MANATEE COUNTY LEGAL NOTICES

MANATEE COUNTY

--- PUBLIC SALES ---

FIRST INSERTION

NOTICE OF RECEIPT OF AN APPLICATION THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT

Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource Permit Application 898140 from KH Woodland Preserve LLC, 4807 PGA Boulevard, Palm Beach Gardens, Florida, 33418. Application Received: 7/09/2024. Proposed activity: Roadway construction. Project name: SMR Offsite. Project Size: 6.03 acres. Location: Sections 33, 34 Township 33 South, Range 19 East and Sections 03, 04 Township 34 South, Range 19 East in Manatee County. Outstanding Florida Water: no. Aquatic Preserve: no.

The application is available for public inspection Monday through Friday at 7601 U.S. Highway 301 North, Tampa, Florida 33637 or through the "Application & Permit Search Tools" function on the District's website www.watermatters.org/permits/. Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the date of this notice. If you wish to be notified of intended agency action or an opportunity to request an administrative hearing regarding the application, you must send a written request referencing the permit application number to the Southwest Florida Water Management District, Regulation Bureau, 7601 U.S. Highway 301 North, Tampa, Florida 33637 or submit your request through the District's website at www.watermatters. org. The District does not discriminate based on disability. Anyone requiring accommodation under the ADA should contact the Regulation Bureau at (813)985-7481 or 1(800)836-0797, TDD only 1(800)231-6103 October 25, 2024 24-01623M

FIRST INSERTION

NOTICE OF PUBLIC MEETING DATES SUMMER WOODS COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of Summer Woods Community Development District will hold a special meeting for November 1, 2024, at 10:00 a.m. and will be held at the Harrison Ranch Clubhouse, located at 5755 Harrison Ranch Blvd., Parrish, FL 34219. The 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 these meetings and workshops may be obtained by contacting the District Office, Rizzetta & Company, Inc., by mail at 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614, or by phone at (813) 533-2950, or by visiting the District's website: www.SummerWoodsCDD.org.

There may be occasions when one or more Supervisors will participate by telephone. At the above location there will be present a speaker telephone so that any person can attend the meeting at the above location and be fully in-formed of the discussions taking place either in person or by telephone communication. Each meeting may be continued in progress without additional notice to a time, date, and location stated on the record.

Any person requiring special accommodations to participate in these meeting is asked to advise the District Office at (239) 936-0913, at least 48 hours before the meetings. 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 District Office.

A person who decides to appeal any decision made at the meeting with respect to any matter considered at the meeting 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 the appeal is to be based.

Matt O'Nolan District Manager October 25, 2024

24-01622M



FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW

Pursuant to F.S. §865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Lavender Moon Publishing, located at 11161 E SR 70, in the City of Lakewood Ranch, County of Manatee, State of FL, 34202, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 18 of October, 2024. JEN'S LIFE COACHING, LLC 11161 E SR 70 Lakewood Ranch, FL 34202 24-01617M October 25, 2024

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW

Pursuant to F.S. §865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Parisi Law & Consulting, located at 7706 Charleston Street, in the City of Bradenton, County of Manatee, State of FL, 34201, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 21 of October, 2024. DOUBLE L ANGEL WORKS, LLC 7706 Charleston Street Bradenton, FL 34201 24-01621M October 25, 2024

FIRST INSERTION

Notice of Self Storage Sale

Please take notice Midgard Self Storage - Bradenton - Lena located at 5246 Lena Rd., Bradenton FL 34211 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storageauctions. com on 11/15/2024 at 1:00PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Jenniefer Taylor unit #2620. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

Oct. 25; Nov. 1, 2024 24-01604M

FIRST INSERTION

Notice of Self Storage Sale Please take notice Hide-Away Storage

- SR70 located at 4660 53rd Ave. E., Bradenton, FL 34203 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www. storage treasures.com on 11/13/2024 at 10:00AM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Monique Graham unit #1033; Wilson Devine unit #6079; Tabaly Gonzalez unit #8038. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See

manager for details. 24-01599M Oct. 25; Nov. 1, 2024

FIRST INSERTION

Notice of Self Storage Sale

Please take notice iStorage 7103 located at 10415 Portal Crossing, Bradenton, FL 34211 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www. storagetreasures.com on 11/13/2024 at 10:00AM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Monica Riskay unit #3047; Mark Nordhausen unit #3123. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

Oct. 25; Nov. 1, 2024 24-01602M

FIRST INSERTION

FIRST INSERTION

Notice of Landowners' Meeting and Election and Meeting of the Board of Supervisors of the **Buckhead Trails Community Development District**

Notice is hereby given to the public and all landowners within the Buckhead Trails Community Development District (the "District"), in Manatee County, Florida, advising that a landowners' meeting will be held for the purpose of electing 3 members of the Board of Supervisors of the District. Immediately following the landowners' meeting there will be convened a meeting of the Board of Supervisors for the purpose of considering certain matters of the Board to include election of certain District officers, and other such business which may properly come before the Board.

> Wednesday, November 20, 2024 Time: 1:00 p.m. The Eaves Bend Amenity Center Place: 4725 Los Robles Court Palmetto, FL 35779

Each landowner may vote in person or authorize a proxy holder to vote in person on their behalf. Proxy forms and instructions relating to landowners' meeting may be obtained upon request at the office of the District Manager located at 2005 Pan Am Circle, Suite 300, Tampa, Florida 33607. A copy of the agenda for these meetings may be obtained from the District Manager at the above address

The landowners' meeting and the Board of Supervisors meeting are open to the public and will be conducted in accordance with the provisions of Florida law. One or both of the meetings may be continued to a date, time, and place to be specified on the record at such meeting. There may be an occasion where one or more supervisors will participate by telephone.

Pursuant to the Americans with Disabilities Act, any person requiring special accommodations to participate in these meetings is asked to contact the District Manager at (813) 873-7300, at least 48 hours before the hearing. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 for aid in contacting the District Manager.

A person who decides to appeal any decision made by at the meeting with respect to any matter considered at the meeting is advised that such 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 the appeal is to be based.

Jayna Cooper, District Manager Oct. 25; Nov. 1, 2024

24-01619M

FIRST INSERTION

NOTICE OF LANDOWNERS' MEETING AND ELECTION AND ORGANIZATIONAL MEETING OF THE BOARD OF SUPERVISORS OF THE DEL WEBB SUNCHASE COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given to the public and all landowners within Del Webb Sunchase Community Development District ("District"), the location of which is generally described as comprising a parcel or parcels of land containing approximately 141.280 acres of land generally located south and east of US 301, north of State Road 62, and west of Keen Road, entirely within Manatee County, Florida advising that a meeting of landowners will be held for the purpose of electing five (5) persons/people to the District's Board of Supervisors ("Board", and individually, "Supervisor"). Immediately following the landowners' meeting, there will be convened an organizational meeting of the Board for the purpose of considering certain matters of the Board to include election of certain District officers, appointment of staff including, but not limited to, manager, attorney and other such business deemed appropriate which may properly come before the Board.

> DATE: November 20, 2024 TIME: PLACE:

Del Webb Bayview, Driftwood Club, Windsor Pearl Social Room 1 8810 Barrier Coast Trail Parrish, Florida 34219

Each landowner may vote in person or by written proxy. Proxy forms may be obtained upon request at the office of the District Manager, c/o Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 ("District Manager's Office"). At said meeting each landowner or his or her proxy shall be entitled to nominate persons for the position of Supervisor and cast one vote per acre of land, or fractional portion thereof, owned by him or her and located within the District for each person to be elected to the position of Supervisor. A fraction of an acre shall be treated as one acre, entitling the landowner to one vote with respect thereto. Platted lots shall be counted individually and rounded up to the nearest whole acre. The acreage of platted lots shall not be aggregated for determining the number of voting units held by a landowner or a landowner's proxy. At the landowners' meeting the landowners shall select a person to serve as the meeting chair and who shall conduct the meeting.

The landowners' meeting and the Board meeting are open to the public and will be conducted in accordance with the provisions of Florida law. One or both of the meetings may be continued to a date, time, and place to be specified on the record at such meeting. A copy of the agenda for these meetings may be obtained from the District Manager's Office. There may be an occasion where one or more supervisors will participate by telephone.

Any person requiring special accommodations to participate in these meetings is asked to contact the District Manager's Office, at least 48 hours before the hearing. 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 District Manager's Office.

A person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that such 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 the appeal is to be based.

District Manager Oct. 25; Nov. 1, 2024 24-01618M

FIRST INSERTION

Notice of Self Storage Sale

Please take notice Hide-Away Storage Lakewood Ranch located at 14710 SR 64 East, Bradenton FL 34212 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storagetreasures.com on 11/13/2024 at 10:00AM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Rich Polese unit #00123; Nicole Lia unit #00228; Edmund Jendrick unit #2178; Mike Lemire unit #A405. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

Oct. 25; Nov. 1, 2024 24-01597M

FIRST INSERTION

Notice of Self Storage Sale

- Lakewood Ranch located at 10810 Internet Pl., Bradenton, FL 34211 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www. storageauctions.com on 11/15/2024 at 1:00PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Muhammad Solomon unit #2135; Herman Ivey unit #4037. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

Oct. 25; Nov. 1, 2024 24-01607M

Notice of Self Storage Sale Please take notice Midgard Self

Please take notice iStorage 7102 located at 8709 Old Tampa Rd., Parrish, FL 34219 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www. storagetreasures.com on 11/13/2024 at 10:00AM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Joevon Johnson unit #1126; Brittany Dragone unit #2058; Savannah Dishman unit #3043; Barrie Hef-fner unit #3046; William Decker unit #7006. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for

Oct. 25; Nov. 1, 2024

FIRST INSERTION

Notice of Self Storage Sale

Please take notice iStorage 7106 located at 1102 53rd Ave. W. Bradenton FL 34207 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www. storagetreasures.com on 11/13/2024 at 10:00AM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Lisa Ortega units #2028, #3101 & #4098; Craig Cobourn unit #3023; Teraina Summers unit #4016; Dana Flores Lopez unit #4043; Hobert Harrison unit #5051; Justin Monroe units #5082 & #5084. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details

Oct. 25; Nov. 1, 2024 24-01603M

FIRST INSERTION

Notice of Self Storage Sale

Please take notice Hide-Away Storage – Palmetto located at 2015 8th Ave.

a sale to sell the property stored at the

Facility by the below Occupants whom are in default at an Auction. The sale

will occur as an online auction via www.

storagetreasures.com on 11/13/2024 at

10:00AM. Unless stated otherwise the

description of the contents are house-

hold goods, furnishings and garage es-

sentials. Joshua D Leduc unit #A022;

Shomira Boyd unit #C005; Tim Stew-

art unit #D019; Nicole Ramsay unit

#E035; Donald Hunter Stewart unit

#H29; Jacob Stephen Pfister unit #J24;

Rodney Leon Waters unit #J46; Troy

Moore unit #K104. This sale may be

withdrawn at any time without notice.

Certain terms and conditions apply. See

FIRST INSERTION

Notice of Self Storage Sale

Please take notice Hide-Away Stor-

age - Ellenton, located at 2900 US 301

N., Ellenton, FL 34222 intends to hold

a sale to sell the property stored at the

Facility by the below Occupants whom

are in default at an Auction. The sale

will occur as an online auction via www.

storagetreasures.com on 11/13/2024 at

10:00AM. Unless stated otherwise the

description of the contents are house-

hold goods, furnishings and garage es-

sentials. Tabaly Gonzalez unit #00101; Samya Holte unit #00128; Mandy M Clifton unit #00338; Lynda Milks unit

#00564: John Walker III unit #00656:

Matt Martel unit #00831; Tavis Scholz

unit #00906; Vicky Kornegay unit

#01301 contents: 1998 CHEV S10 VIN:

1GCCS19X0W8233755; Joe Gavel unit

#LT063. This sale may be withdrawn at

any time without notice. Certain terms

and conditions apply. See manager for

details.

Oct. 25; Nov. 1, 2024

24-01596M

manager for details.

Oct. 25; Nov. 1, 2024

Palmetto FL 34221 intends to hold

FIRST INSERTION

Notice of Self Storage Sale Please take notice Hide-Away Storage

- 32nd Street located at 4305 32nd St. W., Bradenton, FL 34205 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storagetreasures. com on 11/13/2024 at 10:00AM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. David Hall unit #00150; Walter Brown unit #00698; David Lawrence unit #01070; Maksym Timovieew unit #01129; Casandra Green unit #01272; Aaron McGloshen unit #01298; David (Jeff) Lee unit #01652. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See

manager for details. Oct. 25; Nov. 1, 2024 24-01594M

FIRST INSERTION

Notice of Self Storage Sale Please take notice Hide-Away Storage Central located at 3760 Cortez Rd., West Bradenton, FL 34210 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www. storagetreasures.com on 11/13/2024 at 10:00AM. Unless stated otherwise the description of the contents are house-hold goods, furnishings and garage essentials. Dustin Widner unit #00514; Luis Gonzalez unit #00618; Angela B Reid unit #00912; Juan C Rodriguez Jr unit #01089; Elijah David Brown unit #01310; Tony Marsh unit #01414; Patrick A Brown unit #03014; Michael J Kenna unit #04010; Amanda McComas unit #05005; Michael Woodworth Jr unit #LOT5. Certain terms and conditions apply. See manager for details. Oct. 25; Nov. 1, 2024 24-01595M

FIRST INSERTION Notice of Self Storage Sale

Please take notice Midgard Self Storage - Bradenton - SR70 located at 8785 E State Rd 70, Bradenton, FL 34202 intends to hold a sale to sell the property $% \left(x\right) =\left(x\right) +\left(x\right)$ stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storageauctions. com on 11/15/2024 at 1:00PM. Unless stated otherwise the description of the contents are household goods, essentials. furnishings and garage Maria Partocci unit #1229; Beverly Giesler unit #2022; Kendra Karas unit #2224; Shane Hegarty units #454 & #458; Raskwame Wint unit #5004: Neil Toureau unit #7125: Raul Benitez unit #7221. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

Oct. 25; Nov. 1, 2024 24-01606M

FIRST INSERTION

Notice of Self Storage Sale

Please take notice Midgard Self Storage - Bradenton - Manatee located at 2330 Manatee Ave E/ 2305 9th St W Bradenton FL 34208 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www. storageauctions.com on 11/15/2024 at 1:00PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Tanishia Cork unit #A118; Luckenson Joseph units #A144 & #C407; Carol Perry units #C402 & #C487; John Renteria unit #D679; Virginia Rothfuss unit #D682; Judith Courtney unit #E704; Karen Penland unit #MB325. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

24-01605M Oct. 25: Nov. 1, 2024

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 11/08/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 2008 TLIN TV 5CH200R3481152642 . Last Tenants: ANDREW MICHAEL LONG and all unknown parties beneficiaries heirs . Sale to be at NHC-FL 117 LLC DBA ELLEN-TON GARDENS, 7310 US-301 N, ELLENTON, FL 34222. 813-241-8269.

FIRST INSERTION

Please take notice Hide-Away Storage – West located at 8400 Cortez Rd., West Bradenton, FL 34210 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storagetreasures.com on 11/13/2024 at 10:00AM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Sabrina Squire unit ± 00377 ; Jill N Paterson Smith unit #00517: Noah Mose Ransom unit #00527: John Gibbons unit #00532: Mathew Jackson Holmes unit #00542; Jasimine S Steger unit #00619; Natasha Ruiz unit #00639; Frankie Clements unit #00725 contents: 2000 BMW Z3 VIN# 4US-CH9344YLF83611: Paul Caputo unit #01031: Charles Burns unit #01120: Spyros Marinos unit #01404; Christy James unit #01521. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

Notice of Self Storage Sale

Oct. 25; Nov. 1, 2024 24-01600M FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION CASE NO: 2024 CP 2264 IN RE: ESTATE OF

JOHNNY BRENT FITZPATRICK, Deceased. The administration of the estate of Johnny Brent Fitzpatrick, deceased, whose date of death was August 14, 2024, File Number 2022-CP-2264, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton FL 34206. The names and addresses of the personal representa-

tive 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 SER-VICE 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 claim with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME 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 25, 2024.

Personal Representative: Scott Fitzpatrick 2112 Allegheny Way

Lexington, KY 40513 Attorney for Personal Representative: William C. Price, IV 522 12th Street West Bradenton, FL 34205 (941)-747-8001 Florida Bar No. 1003106 Oct. 25; Nov. 1, 2024 24-01628M

FIRST INSERTION

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

File No. 2024-CP-2227 IN RE: ESTATE OF: LARK C. HUNTER Deceased.

The administration of the estate of LARK C. HUNTER, deceased, whose date of death was June 2, 2024; is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth

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 section 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

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 25, 2024. ANDREW S. HUNTER Personal Representative

3304 19th Avenue West Bradenton, Florida 34205 Thomas A. Moselev Attorney for Personal Representative

Email: tom@bradentonattornevatlaw.com Secondary Email: michoeh@ bradentonattornevatlaw.com

Florida Bar No. 0333689 Thomas A. Moseley, Chartered 1724 Manatee Avenue West Bradenton, Florida 34205 Telephone: 941-747-8185 Oct. 25; Nov. 1, 2024 24-01626M FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-001838 IN RE: ESTATE OF DONALD W. SPADE,

Deceased. The administration of the estate of DONALD W. SPADE, deceased, whose date of death was APRIL 24, 2024. is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is P.O. BOX 25400, BRADENTON, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are

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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

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

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

The date of first publication of this notice is: October 25, 2024.

/S/ TAS TIMOTHY A. SPADE Personal Representative 1125 Nuttman Avenue

Decatur, IN 46733-1546 JENNIFER J. HENSLEY, ESQUIRE Attorney for Personal Representative Florida Bar No. 1022202 5190 26th Street West, Suite D Bradenton, FL 34207 Telephone: (941) 755-8583 Oct. 25; Nov. 1, 2024 24-01609M

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-2086

IN RE: ESTATE OF HERMAN FRANCIS BOND aka HERMAN F. BOND, Deceased.

The administration of the estate of HERMAN FRANCIS BOND, also HERMAN F. BOND, deceased, whose date of death was December 9, 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is PO Box 25400, Bradenton, $FL\,34206.$ The names and addresses of the curator and the curator'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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

NOTWITHSTANDING THE TIME PERIOD 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. 732.2211.

The date of first publication of this notice is: October 25, 2024.

Robert D. Hines Curator

1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Robert D. Hines, Esq. Attorney for Curator 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: jrivera@hnh-law.com Oct. 25; Nov. 1, 2024 24-01612M FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION Case No.:

412024CP001672CPAXMA IN RE: ESTATE OF VINCENT D. REALI Deceased.

The administration of the Estate of VINCENT D. REALI, deceased, who died on September 17, 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is the Honorable Diana L. Moreland, 1051 Manatee Avenue W., Bradenton, Florida, 34205. 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.

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

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

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

The date of first publication of this notice is October 25, 2024.

Personal Representative Bari Reali 1323 18th Avenue W.

Bradenton, Florida 34208 Attorney for the Personal Representative Aaron J. Bedy, Esq. Bedy Law, PLLC 13043 West Linebaugh Avenue Tampa, Florida 33626 727-308-0529 Florida Bar No.: 99293 aaron@bedylaw.com 24-01611M Oct. 25: Nov. 1, 2024

FIRST INSERTION

NOTICE TO CREDITORS MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024 CP 2288 **Division Probate** IN RE: ESTATE OF JAMES C. LIDINGTON Deceased.

The administration of the estate of JAMES C. LIDINGTON, deceased, whose date of death was August 20, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, P. O. Box 25400, Bradenton, FL 34205. 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 FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM.

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

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 SEC-TION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is October 25, 2024.

Personal Representative: DIANA HAMPSON 5253 Martingale Lane

Apopka, FL 32712 Attorney for Personal Representative: Rodney D. Gerling, Esq. Florida Bar No. 0554340 Affordable Attorney Gerling Law Group Chartered 6148 State Road 70 East, Bradenton, FL 34203 Telephone: (941) 756-6600 Email: rgerling@gerlinglawgroup.com Oct. 25; Nov. 1, 2024 24-01635M FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration)
IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION Case No. 2024 CP 1962 IN RE: ESTATE OF MARY ANN FAYD'HERBE DE MAUDAVE

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 Mary Ann Fayd'herbe de Maudave, deceased, Case No. 2024 CP 1962 by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205; that the decedent's date of death was December 15, 2022; that the total value of the estate is approximately \$57,000.00, and that the name of those to whom it has been assigned by such order is:

Karen Fayd'herbe de Maudave Johnston

Chantal Fayd'herbe de Maudave 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 WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. 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 25, 2024.

> **Person Giving Notice:** KAREN FAYD'HERBE DE MAUDAVE JOHNSTON

14907 18th Run East Parrish, Florida 34219 Attorney for Person Giving Notice: JENNIFER L. HAMEY (0123046) Jennifer L. Hamey, PA 3815 US Highway 301 N Ellenton, FL 34222 (941) 932-6217 jenniferhamey@gmail.com 24-01631M Oct. 25: Nov. 1, 2024

FIRST INSERTION

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

PROBATE DIVISION File No. 2024-CP-002308 IN RE: ESTATE OF RAYMOND C. ALLEN, JR.,

Deceased.The administration of the estate of RAYMOND C. ALLEN, JR., deceased, whose date of death was December 31, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is PO Box 25400, Bradenton, FL 34206. 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

NOTWITHSTANDING THE TIME PERIOD 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. 732.2211.

The date of first publication of this notice is: October 25, 2024. ALONDA ALLEN

Personal Representative 4183 101st Avenue East Parrish, FL 34219

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: jrivera@hnh-law.com Oct. 25; Nov. 1, 2024 24-01624M FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024 CP 2042 **Division Probate** IN RE: ESTATE OF Deanna G. Keel Doud

Deceased. The administration of the estate of DEANNA G. KEEL DOUD, deceased, whose date of death was August 8, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, P.O. Box 25400, Bradenton, FL 34206. 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is October 25, 2024.

Personal Representative: JEFFREY KEEL N2073 County Road AS Markesan, WI 53946

Attorney for Personal Representative: Rodney D. Gerling, Esq. Florida Bar No. 0554340 Affordable Attorney Gerling Law Group Chartered 6148 State Road 70 East, Bradenton, FL 34203 Telephone: (941) 756-6600 Email:

rgerling@gerlinglawgroup.comOct. 25; Nov. 1, 2024 24-01627M

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024 CP 002353 AX **Division Probate**

IN RE: ESTATE OF

KRISTINE KUNI JOHNSON,

Deceased. The administration of the estate of Kristine Kuni Johnson, deceased, whose date of death was September 6, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, Florida 34206. 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

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 25, 2024.

Personal Representative: Katherine L Smith

Attorney for Personal Representative: Kate Smith Florida Bar No. 0196010 Kate Smith Law 3400 S. Tamiami Trail, Suite 101 Sarasota, FL 34239 Telephone: 941-952-0550 Kate@KateSmithLawFL.com Tammy@KateSmithLawFL.com Oct. 25; Nov. 1, 2024 24-01633M FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR Manatee COUNTY, FLORIDA PROBATE DIVISION File No. 2024 CP 001961 **Division Probate** IN RE: ESTATE OF Lorraine Leeman Deceased.

The administration of the estate of Lorraine Leeman, deceased, whose date of death was 10 July 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, P. O. Box 25400, Bradenton, FL 34205. 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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 25, 2024.

Personal Representative: Meredith Connell 22 Wapping Rd Kingston. MA 02364

Attorney for Personal Representative: Marc H. Feldman Feldman & Roback Email Addresses: mhf@feldmanroback.com Florida Bar No. 276537 3908 26yth St W Bradenton, FL 34205 Telephone: (941) 758-8888 Oct. 25; Nov. 1, 2024

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024 CP 792 AX

Division Probate IN RE: ESTATE OF JANIS M. STRADLEY Deceased. The administration of the estate of

Janis M. Stradley, deceased, whose date of death was January 28, 2024, s pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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 25, 2024.

Personal Representative: Darryl McCullough 3820 Myrtle Street Sarasota, Florida 34235 Attorney for Personal Representative: Ira Stewart Wiesner, Esq.

Attorney Florida Bar Number: 222887 ADVOCATES IN AGING WIESNER SMITH PLLC 328 N Rhodes Avenue Sarasota, FL 34237 Telephone: (941) 365-9900 Fax: (941) 365-4479 $\hbox{E-Mail: sherri@wiesnerlaw.com}$ Secondary E-Mail: rachel@wiesnerlaw.com Oct. 25; Nov. 1, 2024 24-01610M --- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

PROBATE DIVISION CASE NO.: 2024-CP-002187 IN RE: ESTATE OF CECILIA M. GREER A/K/A CECILIA MAE GREER A/K/A CECILIA GREER A/K/A CECILIA MCCOMB GREER, DECEASED.

The administration of the estate of CECILIA M. GREER A/K/A CECILIA MAE GREER A/K/A CECILIA GREER A/K/A CECILIA MCCOMB GREER, deceased, whose date of death was April 4, 2024 is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. 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 THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICA-TION OF THIS NOTICE OR 30 DAYS AFTER THE TME 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 WITH-IN THREEE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLI-CATON OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREV-

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

The date of the first publication of this Notice is October 25, 2024.

Signed on this 23 day of June, 2024.

Personal Representative: JOHN C. GREER, JR. 4004 17th Avenue West

Bradenton, FL 34205 Attorney for Personal Representative: JAMES D. JACKMAN, ESQUIRE Florida Bar No. 521663 JAMES D. JACKMAN, P.A. 5008 Manatee Avenue West, Suite A Bradenton, FL 34209 Telephone: (941) 747-9191 Facsimile: (941) 747-1221 Email: jackman pleadings@gmail.comOct. 25; Nov. 1, 2024 24-01637M

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

MANATEE COUNTY,

FLORIDA

PROBATE DIVISION

File No. 2024-CP-2408

IN RE: ESTATE OF

PATRICIA S. ARNOLD

Deceased.

The administration of the estate of Patricia S. Arnold, deceased, whose

date of death was September 28,

2024, is pending in the Circuit Court

for Manatee County, Florida, Probate

Division, the address of which is 1115

Manatee Avenue West, Bradenton,

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY,

FLORIDAPROBATE DIVISION CASE NO. 2024-CP-002316 IN RE: ESTATE OF ANN REED A/K/A ANN M. REED A/K/A ANN MARIE REED A/K/A ANN MARIE REED DAVIS,

DECEASED.
The administration of the estate of ANN REED A/K/A ANN M. REED A/K/A ANN MARIE REED A/K/A ANN MARIE REED DAVIS, deceased, whose date of death was June 22, 2024 is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. 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 THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE TME 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 WITH-IN THREEE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLI-CATON OF THIS NOTICE.

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

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S

DATE OF DEATH IS BARRED. The date of the first publication of this Notice is October 25, 2024 Signed on this 24 day of September,

Personal Representative: DENNIS H. DAVIS A/K/A DENNIS HERBERT DAVIS, III A/K/A DENNIS H. DAVIS, III

4117 Palma Sola Blvd. Bradenton, FL 34209 Attorney for Personal Representative: JAMES D. JACKMAN, ESQUIRE Florida Bar No. 521663 JAMES D. JACKMAN, P.A. 5008 Manatee Avenue West, Suite A Bradenton, Florida 34209 Telephone: (941) 747-9191 Email: jackmanpleadings@gmail.com Oct. 25; Nov. 1, 2024 24-01638M

Florida 34205. The names and

addresses of the personal representative

and the personal representative's

All creditors of the decedent and oth-

er persons having claims or demands

against decedent's estate on whom a

copy of this notice is required to be

served must file their claims with this

court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME

OF THE FIRST PUBLICATION OF

THIS NOTICE OR 30 DAYS AFTER

THE DATE OF SERVICE OF A COPY

All other creditors of the decedent

OF THIS NOTICE ON THEM.

attorney are set forth below.

FIRST INSERTION

MANATEE COUNTY

NOTICE TO CREDITORS THE CIRCUIT COURT FOR THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY,

FLORIDA PROBATE DIVISION CASE NO.: 2024-CP-002260 IN RE: THE ESTATE OF PEGGY L. COUNTERMAN A/K/A PEGGY COUNTERMAN. DECEASED.

The administration of the estate of PEGGY L. COUNTERMAN A/K/A PEGGY COUNTERMAN, deceased, who died on or before March 3, 2024 is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. 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 THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AF-TER THE TME 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 WITH-IN THREEE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLI-CATON OF THIS NOTICE

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

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

The date of the first publication of this Notice is October 25, 2024 Signed on this 15 day of July, 2024.

Personal Representative: Barbara Gary Clausen (Jul 15, 2024 12:04 EDT) BARBARA G. CLAUSEN A/K/A BARBARA GARY CLAUSEN 4582 Montpelier Pike

Marion, IN 46953 Attorney for Personal Representative: JAMES D. JACKMAN, ESQUIRE Florida Bar No. 521663 JAMES D. JACKMAN, P.A. 5008 Manatee Avenue West, Suite A Bradenton, Florida 34209 Telephone: (941) 747-9191 ${\bf Email: jackmanple adings@gmail.com}$ Oct. 25; Nov. 1, 2024 24-01639M

and other persons having claims or de-

mands against decedent's estate must

file their claims with this court WITH-

IN 3 MONTHS AFTER THE DATE OF

THE FIRST PUBLICATION OF THIS

ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH

IN FLORIDA STATUTES SEC-

TION 733.702 WILL BE FOREVER

NOTWITHSTANDING THE TIME

PERIODS SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENT'S

DATE OF DEATH IS BARRED.

FIRST INSERTION

BARRED.

FIRST INSERTION

NOTICE TO CREDITORS THE CIRCUIT COURT FOR THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY,

FLORIDA PROBATE DIVISION CASE NO.: 2024-CP-001874 IN RE: THE ESTATE OF DAVID AARON COLE A/K/A DAVID A. COLE A/K/A DAVID COLE, DECEASED.

The administration of the estate of DA-VID AARON COLE A/K/A DAVID A. COLE A/K/A DAVID COLE, deceased, whose date of death was August 4, 2023 is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set

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 THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICA-TION OF THIS NOTICE OR 30 DAYS AFTER THE TME OF SER-VICE 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 WITH-IN THREEE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLI-CATON OF THIS NOTICE.

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

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

The date of the first publication of this Notice is October 25, 2024 Signed on this 24 day of July, 2024.

Personal Representative: John D. Cole (Jul 24, 2024 09:12 EDT) JOHN DAVIDSON COLE 4085 Muddy River Lane

Buford, GA 30519 Attorney for Personal Representative: JAMES D. JACKMAN, ESQUIRE Florida Bar No. 521663 JAMES D. JACKMAN, P.A. 5008 Manatee Avenue West, Suite A Bradenton, Florida 34209 Telephone: (941) 747-9191 Email: jackmanpleadings@gmail.com Oct. 25; Nov. 1, 2024 24-01640M

The date of first publication of this

Personal Representative:

John V. Quinlan

3305 Riverview Blvd

Bradenton, Florida 34205

Attorney for Personal Representative:

Stewart & St. Paul Estate Law, PLLC

Alexander A. Stewart, Attorney

1201 6th Avenue West, Suite 100

E-Mail: stewart@sspestatelaw.com

24-01641M

Florida Bar Number: 122110

Bradenton, Florida 34205

Telephone: (941) 217-7654

Oct. 25; Nov. 1, 2024

notice is October 25, 2024.

--- 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 Gator lounge @ package located at 1814 14th St W, in the County of Manatee, in the City of Bradenton, Florida 34205 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Bradenton, Florida, this 22nd day of October, 2024.

PHIL-ER-UP, LLC October 25, 2024

FIRST INSERTION

NOTICE OF PUBLIC MEETING DATES DW BAYVIEW COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of DW Bayview Community Development District will hold a special meeting for November 1, 2024, at 11:00 a.m. and will be held at the at the Driftwood Clubhouse, located at 8810 Barrier Coast Trail, Parrish, Florida $34219. \ \ The meetings are open to the public and will be conducted in accordance$ with the provisions of Florida Law for Community Development Districts. A copy of the agenda for these meetings and workshops may be obtained by contacting the District Office, Rizzetta & Company, Inc., by mail at 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614, or by phone at (813) 533-2950, or by visiting the District's website: www.dwbayviewcdd.org.

There may be occasions when one or more Supervisors will participate by telephone. At the above location there will be present a speaker telephone so that any person can attend the meeting at the above location and be fully informed of the discussions taking place either in person or by telephone communication. Each meeting may be continued in progress without additional notice to a time, date, and location stated

Any person requiring special accommodations to participate in these meeting is asked to advise the District Office at (239) 936-0913, at least 48 hours before the meetings. 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 District Office.

A person who decides to appeal any decision made at the meeting with respect to any matter considered at the meeting 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 the appeal is to be based.

 $Stephanie\, De Luna$ District Manager October 25, 2024

24-01630M

24-01629M

--- **ESTATE** ---

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-2268 IN RE: ESTATE OF ED JANZ a/k/a EDWARD JANZ a/k/a EDWARD E. JANZ,

Deceased. The administration of the Estate of ED JANZ a/k/a EDWARD JANZ a/k/a EDWARD E. JANZ, Deceased, whose $date\,of\,death\,was\,July\,6,2024\,is\,pending$ in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West,

Bradenton, Florida 34205. 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 AF-

TER 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

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

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 270 Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand 272 is made by a creditor as specified under s. 732.2211. Section 13.

The date of first publication of this notice is: October 25, 2024.

JENNY JANZ Personal Representative

6320 Venture Drive, Ste. 104 Lakewood Ranch, Florida 34202 Michael A. Varone, Esq. Attorney for Personal Representative Florida Bar No. 1054398 Najmy Thompson, P.L. 6320 Venture Drive, Suite 104 Lakewood Ranch, FL 34202 Telephone: 941-907-3999 Email: mvar one@najmy thompson.com

Secondary Email: mscott@najmythompson.com 24-01608M Oct. 25; Nov. 1, 2024

FIRST INSERTION

AMENDED NOTICE TO CREDITORS

(Summary Administration) IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-002210 **Division Probate**

IN RE: ESTATE OF ROBIN BOYNTON aka ROBIN MARIE BOYNTON aka ROBIN M. BATTERS 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 ROBIN BOYN-TON aka ROBIN MARIE BOYNTON aka ROBIN M. BATTERS, deceased, File Number 2024-CP-002210, by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West. Bradenton, Florida 34205; that the decedent's date of death was July 8, 2024; that the total value of the estate is \$0.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address BRIAN BOYNTON c/o Jeffrey D. Mytinger 802 11th Street West Bradenton, Florida 34205 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

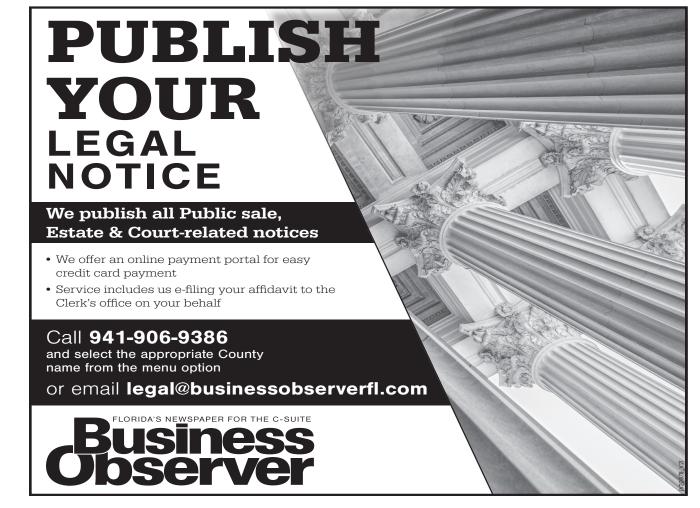
WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOT-WITHSTANDING ANY APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

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

The date of first publication of this Notice is October 25, 2024.

Person Giving Notice: BRIAN BOYNTON c/o Jeffrey D. Mytinger 802 11th Street West

Bradenton, Florida 34205 Attorney for Person Giving Notice: JEFFREY D. MYTINGER Florida Bar Number: 1010340 Blalock Walters, P.A. 802 11th Street West Bradenton, Florida 34205-7734 Telephone: (941) 748-0100 Fax: (941) 745-2093 E-Mail: jmytinger@blalockwalters.com Secondary E-Mail: jmeltzer@blalockwalters.com Alternate Secondary E-Mail: mchapman@blalockwalters.com Oct. 25; Nov. 1, 2024



--- ACTIONS / SALES ---FIRST INSERTION

FIRST INSERTION

NOTICE OF JUDICIAL SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

CASE NO: 2024CA000283AX ORLANDO ASSETS ONE TRUST, Plaintiff(s), v.

OAKS HOLDING 34639 LLC, Defendant(s).

NOTICE IS HEREBY GIVEN that a judicial sale will be made pursuant to an Order or Final Judgment for Partition entered in the above styled cause of action. The Clerk of Court, Angelina Colonnesso, shall sell the following described real property at a public sale online at https://manatee.realforeclose.com/ to the highest bidder or bidders for cash beginning 11:00 a.m. on November 21, 2024: LOT 16, UNIT 9, WOODS OF

WHITFIELD, UNITS 8 & 9, AS PER PLAT THEREOF AS RE-CORDED IN PLAT BOOK 22, PAGES 12 THROUGH 14 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA Parcel Identification Number:

6650212100 Property Address: 904 Cypress Wood Lane, Sarasota, FL 34243 ("Property").

If you are a person with a disability who needs any accommodations in or-der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled 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.

DATED October 21, 2024 PREMIER LAW PLLC 6706 N Nebraska Ave #8386 Tampa, Florida 33604 Phone: 813.545.7310 Email: Premierlawpllc@gmail.com/s/ Derek A. Carrillo, Esq. DEREK A. CARRILLO, ESQ. Florida Bar Number: 111919 Attorney for the Plaintiff Oct. 25; Nov. 1, 2024 24-01625M

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

CASE NO. 2024-CA-000572 GREENSPRING CAPITAL MANAGEMENT, LLC, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS ADMINISTRATOR OF RMH 2023-2 TRUST.

Plaintiff, v.
UNKNOWN BENEFICIARIES, HEIRS, SPOUSES, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF OLIVER J. DESOFI: JENIFER D. DESOFI A/K/A JENNIFER D DESOFI; STEPHEN ROY DESOFI A/K/A ROY DESOFI; KERRI LEE CARTER A/K/A KERRI LEE DESOFI-HANSEN; CONSERVATORY ESTATES HOMEOWNERS ASSOCIATION, INC.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2, Defendants.

TO: Unknown Beneficiaries, Heirs, Spouses, Devisees, Grantees, Creditors, and All Other Parties claiming by, through, under or against the Estate of Oliver J. DeSofi

5101 Estates Circle Sarasota, FL 34243

LAST KNOWN ADDRESS STATED, and any unknown heirs, devisees. grantees, creditors, and other unknown persons claiming by, through, and un-der the above-named Defendant, if deceased or whose last known addresses

are unknown.
YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Manatee County, Florida:

LOT 31, DESOTO LAKES COUN-TRY CLUB COLONY UNIT 5, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGE 40 AND 41. OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLOR-IDA.

Property Address: 5101 Estates Circle Sarasota, FL 34243 has been filed against you and you are

required to serve a copy of your written defenses, if any, to it on Adam G. Schwartz, Esq., the Plaintiff's attorney, whose address is 819 SW Federal Hwy, Suite 301, Stuart, FL 34994, within 30 days, 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.

In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled 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.

DATE: 10/7/2024 Angelina Colonneso CLERK OF THE CIRCUIT COURT

(SEAL) By: Kris Gaffney Deputy Clerk Adam G. Schwartz, Esq., Plaintiff's attorney, 819 SW Federal Hwy Suite 301,

Stuart, FL 34994 Oct. 25; Nov. 1, 2024 24-01613M

NOTICE OF ACTION TERMINATION OF PARENTAL RIGHTS

IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY CASE NO. 2022-DP-343Div. J IN THE INTEREST OF:

I.M.K. DOB: 2/14/2022, MINOR CHILD

TO: Cherokee Barrett, address un-

YOU ARE HEREBY NOTIFIED that the State of Florida, Department of Children and Families, has filed a Petition to terminate your parental rights and permanently commit the following child for adoption: I.M.K. born on 2/14/2022. You are hereby commanded to appear on December 19, 2024, at 10:00 AM before the Honorable Gilbert Smith, Jr. at the Manatee County Judicial Center Courtroom 3A 1051 Manatee Ave. W Bradenton, Fl 34205, for an ADVISORY HEARING.

FAILURE TO PERSONALLY AP-PEAR AT THIS ADVISORY HEAR-ING CONSTITUTES CONSENT TO THE TERMINATION OF PARENTAL RIGHTS OF THIS CHILD (OR CHIL-DREN). IF YOU FAIL TO APPEAR

ON THE DATE AND TIME SPECI-FIED, YOU MAY LOSE ALL LEGAL RIGHTS AS A PARENT TO THE CHILD OR CHILDREN NAMED IN THIS NOTICE.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled 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 as Clerk of said Court and the Seal thereof, this 16 day of OCTOBER, 2024.

Angelina Colonneso, Manatee County Clerk of The Circuit Court Clerk of Court (SEAL) By: C. Hoatland As Deputy Clerk

Oct. 25; Nov. 1, 8, 15, 2024 24-01620M

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT. IN AND FOR MANATEE COUNTY, FLORIDA

CIRCUIT CIVIL DIVISION CASE NO.: 2024-CA-001395 DIVISION: B

HIGH DESERT FINANCIAL LLC, A NEW MEXICO LIMITED LIABILITY COMPANY

Plaintiff, vs. EQUITY TRUST COMPANY CUSTODIAN FBO 200360784 IRA, Defendants. NOTICE IS HEREBY GIVEN, pursu-

ant to an Order of Final Judgement of foreclosure dated August 28, 2024, and entered in Case No.: 2024-CA-001395 of the Circuit Court of the Twelfth Judicial Circuit in and for Manatee County Florida, wherein the property will sell to the highest and best bidder for cash at www.manatee.realforeclose.com, the Clerk's website for on-line auctions at 11:00 a.m. on the 14th day of November, 2024, the following described property as set forth in said Order or Final Judgement, to wit:

(LEGAL DESCRIPTION) LOT 4157 RIVER CLUB SOUTH, SUBPHASE IV, ACCORDING TO THE PLAT THEREOF RE-CORDED IN PLAT BOOK 32, PAGE 85, OF THE PUBLIC RE-

CORDS OF MANATEE COUN-TY, FLORIDA. PARCEL ID: 587644956

The above is to be published in the Business Observer. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens, must file a claim within sixty (60) days after the sale.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled 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. Respectfully Submitted, Charles R. Pinson, Esq. Pinson Law, P.A. 7821 N. Dale Mabry Hwy, Ste 110 Tampa, FL 33614

Phone: (813) 574-7736 Fax: (813) 200-1057 Charles@pinsonlawpa.com Fla. Bar No.: 125279 Attorney for Plaintiff Oct. 25; Nov. 1, 2024

24-01615M

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA.

CASE No. 2024CA001322AX MORTGAGE ASSETS MANAGEMENT, LLC. PLAINTIFF, VS. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNORS, CREDITORS AND TRUSTEES OF THE ESTATE OF JOHN R.LAVELY A/K/A JOHN RICHARD LAVELY (DECEASED), ET AL. DEFENDANT(S).

To: THE UNKNOWN HEIRS, BEN-EFICIARIES, DEVISEES, GRANT-EES, ASSIGNORS, CREDITORS AND TRUSTEES OF THE ESTATE OF JOHN R. LAVELY A/K/A JOHN RICHARD LAVELY (DECEASED) RESIDENCE: UNKNOWN LAST KNOWN ADDRESS:

4424 20th St. W., Bradenton, FL 34207 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Manatee County, Florida:

LOT 10 AND THE SOUTH 1/2 OF LOT 9 OF BAHIA COURT AS PER PLAT THEREOF RECORD-ED IN PLAT BOOK 8, PAGE 96, PUBLIC RECORDS OF MANA-TEE COUNTY, FLORIDA.

has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Tromberg, Morris & Partners, PLLC, attorneys for Plaintiff, whose address is 600 West Hillsboro Boulevard, Suite 600, Deerfield Beach, FL 33441, and file the original with the Clerk of the Court, within 30 days after the first publication of this notice, either before

or immediately thereafter, otherwise a default may be entered against you for the relief demanded in the Complaint.

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

In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled 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.

Angelina Colonneso Clerk of the Circuit Court (SEAL) By: Kris Gaffney Deputy Clerk of the Court

Tromberg, Morris & Partners, PLLC, attorneys for Plaintiff, 600 West Hillsboro Boulevard, Suite 600,

Deerfield Beach, FL33441 Our Case #: 24-000760/2024CA001322AX/PHH

Oct. 25; Nov. 1, 2024

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

CASE NO. 2023CA004998AX U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORATION. MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-EQ1. Plaintiff, v.

DAVID TROUT; UNKNOWN SPOUSE OF DAVID TROUT: UNKNOWN TENANT 1; UNKNOWN TENANT 2; DEUTSCHE BANK NATIONAL TRUST COMPANY, AS INDENTURE TRUSTEE FOR TERWIN MORTGAGE TRUST 2007-3SL ASSET-BACKED SECURITIES, SERIES 2007-3SL Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on January 04, 2024, in this cause, in the Circuit Court of Manatee County, Florida, the office of Angelina "Angel" Colonneso, Clerk of the Circuit Court, shall sell the property situated in Manatee County, Florida, described as:

THE NORTH 1/2 OF LOTS 1, 2 AND 3, BLOCK 9, LESS THE EAST 15 FEET OF LOT 1, PINE-HURST SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORD-ED IN PLAT BOOK 1, PAGE 204, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORI-

a/k/a 1516 75TH ST NW, BRA-DENTON, FL 34209-1068 at public sale, to the highest and best bidder, for cash, online at www. manatee.realforeclose.com, November 13, 2024 beginning at 11:00

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

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this noti-fication if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated at St. Petersburg, Florida this 16th. day of October, 2024. eXL Legal, PLLC Designated Email Address: efiling@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 885130008 Oct. 25; Nov. 1, 2024

SUBSEQUENT INSERTIONS

--- SALES ---

SECOND INSERTION

NOTICE OF FORECLOSURE SALE. IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION: CASE NO .:

412022CA001963CAAXMA NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF RICHARD TRUJILLO; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,

Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), ANGELINA M. COLONNESO as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.manatee.realforeclose.com at, 11:00 AM on the 20 day of November, 2024, the following described property as set forth in said Final Judgment, to

LOT 15, AND LOT 16 LESS THE SOUTH 5 FEET, BLOCK B. MAIN STREET SUBDIVISION TO PALMETTO FLORIDA, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 2, PAGE(S) 152 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORI-

PROPERTY ADDRESS: 1011 16TH ST W, PALMETTO, FL

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled 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.

Dated this 11 day of October 2024. By: /s/ Lindsay Maisonet Lindsay Maisonet, Esq. Bar Number: 93156 Submitted by: De Cubas & Lewis, P.A. PO Box 5026 Fort Lauderdale, FL 33310 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 22-00690 October 18, 25, 2024 24-01580M

--- **ESTATE** ---

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY,

FLORIDA PROBATE DIVISION. File No.: 24-CP-001784 IN RE: ESTATE OF PAUL MICELI Deceased.

The administration of the Estate of Paul Miceli, deceased, whose date of death was February 27, 2024, is pending in the Circuit Court for Manatee County Florida, Probate Division, the address of which is 1115 Manatee Avenue W., Bradenton, Florida 34205. 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 PUBLI-CATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

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 18, 2024.

Personal Representative: Alycia Miceli 67R Village Street, Apt. 2

Marblehead, Massachusetts 01945 Attorney for Personal Representative: Elaine N. McGinnis Florida Bar Number: 725250 324 N. Dale Mabry Highway Suite 100

Tampa, Florida 33609 Telephone: (813) 851-3380 E-Mail: elaine@estatelawtampa.com October 18, 25, 2024 24-01592M



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To publish your legal notice call: 941-906-9386

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

File Number 2024-CP-002125 IN RE: ESTATE OF SABIH KAYAN, Deceased.

The administration of the ESTATE OF SABIH KAYAN, deceased, whose date of death was August 6, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, Florida 34206. 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

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION

File No. 412023CP004272CPAXMA IN RE: ESTATE OF GLORIA VALDEZ, Deceased.

The administration of the estate of GLORIA VALDEZ, Deceased, whose date of death was July 7, 2023, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Ave W, Bradenton, FL 34205. 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREV-ER 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

The date of first publication of this notice is October 18, 2024.

GILBERT VALDEZ. 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) 956-9040 Primary Email: Scott@srblawyers.com Secondary Email: angelica@srblawvers.com 24-01579M October 18, 25, 2024

SECOND INSERTION

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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's 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 speci-fied under s. 732.2211, Florida Statutes. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY. FLORIDAPROBATE DIVISION File No. 2024-CP-002200-AX **Division Probate** IN RE: ESTATE OF JOYCE ANN WELCH CHICK,

Deceased. The administration of the estate of Jovce Ann Welch Chick, deceased, whose date of death was June 5, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, FL 34206. 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

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 SEC-TION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is October 18, 2024.

Regions Bank d/b/a Regions Morgan Keegan Trust, as Personal Representative: By: Joseph D. Lieberman, Vice President 1626 Ringling Blvd., Ste 200

Sarasota, FL 34236 Attorney for Personal Representative: Charla M. Burchett E-Mail Addresses: cburchett@shutts.com cmbcourt@shutts.com Shutts & Bowen LLP 1858 Ringling Blvd., Suite 300 Sarasota, FL 34236 Telephone: (941) 552-3500 October 18, 25, 2024 24-01586M IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED.

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

The date of the first publication of this Notice is 10/18/2024.

> Personal Representative: LARRY GEIMER

c/o 1515 Ringling Blvd., 10th Floor Sarasota, Florida 34236 Attorney for Personal Representative: RICHARD R. GANS Florida Bar No. 0040878 FERGESON SKIPPER, P.A. 1515 Ringling Boulevard, 10th Floor Sarasota, Florida 34236 (941) 957-1900 rgans@fergesonskipper.com services@fergesonskipper.com October 18, 25, 2024 24-01584M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION

FILE NO. 2024 CP 002247 AX **Division PROBATE** IN RE: ESTATE OF JOHN JAMES JOHNSON, SR., ALSO KNOWN AS JOHN J. JOHNSON Deceased.

The administration of the estate of John James Johnson, Sr., also known as John J. Johnson, deceased, whose date of death was August 7, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Manatee County Judicial Center, 1051 Manatee Avenue West, Bradenton, Florida, 34205. 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702WILLBEFOREVERBARRED.

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 18, 2024.

Personal Representative: John J. Johnson, II 8917 Scott Wilson Lane

Odessa, Florida 33556 Attorney for Personal Representative: Stacey Maloney, Esq. Attorney for John J. Johnson, II Florida Bar Number: 1022354 The Law Office of Stacey Maloney, 1990 Main St., Ste. 750 Sarasota, FL 34236 Telephone: (941) 301-8877 E-Mail: stacey@maloneylegalfl.com

October 18, 25, 2024

--- ACTIONS / SALES ---

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL

SUPPORT) IN THE CIRCUIT COURT OF THE

MANATEE COUNTY

TWELFTH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA

Case No.: 23-DR-4110 IN RE THE MARRIAGE OF: SUZE MONTROSE, Petitioner, and ROODY TELCY,

Respondent TO: ROODY TELCY, ADDRESS UN-KNOWN

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on SUZE MONTROSE, whose address is 804 60th Avenue W., Bradenton, FL 34207 on or before 10/24/2024, and file the original with the clerk of this Court at MANATEE County Courthouse, 1115

RE-NOTICE OF FORECLOSURE

SALE IN THE CIRCUIT COURT OF THE

12TH JUDICIAL CIRCUIT, IN AND

FOR MANATEE COUNTY, FLORIDA

CIVIL DIVISION: D

CASE NO.: 2022-CA-002217

CHRISTIANA TRUST AS TRUSTEE

WILMINGTON SAVINGS

FOR PNPMS TRUST I,

ASSIGNEES, LIENORS,

DORLEAN LYTTLE A/K/A

DORLEAN I. LYTTLE, et. al.,

UNKNOWN HEIRS.

Plaintiff, vs.

Defendants.

HEIRS,

CREDITORS,

FUND SOCIETY, FSB, D/B/A

BENEFICIARIES, DEVISEES,

CREDITORS, TRUSTEES AND

ALL OTHERS WHO MAY CLAIM

NOTICE IS HEREBY GIVEN pursuant

to Amended Uniform Final Judgment

of Mortgage Foreclosure entered on

the 25th day of June 2024, in Case No.

2022-CA-002217, of the Circuit Court

of the 12TH Judicial Circuit in and

for Manatee County, Florida, wherein WILMINGTON SAVINGS FUND

SOCIETY, FSB, D/B/A CHRISTIANA

TRUST AS TRUSTEE FOR PNPMS

TRUST I, is the Plaintiff UNKNOWN

DEVISEES, ASSIGNEES, LIENORS,

BENEFICIARIES,

TRUSTEES AND

INTEREST IN THE ESTATE OF

FOURTH INSERTION Manatee Avenue W., Bradenton, FL

34205, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the pe-

The action is asking the court to decide how the following real or personal property should be divided:

804 60th Avenue W., Bradenton, FL 34207 (Single Family Residence) and 608 60th Avenue W., Bradenton, FL 34207 (Single Family Residence Copies of all court documents in this

case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request.

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the addresses on record at the clerk's

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. $\,$

Dated: AUGUST 13, 2024. CLERK OF THE CIRCUIT COURT

Angelina Colonneso Manatee County Clerk of The Circuit Court (SEAL) By: A. Hoatland Deputy Clerk

IF A NONLAWYER HELPED YOU FILL OUT THIS FORM, HE/SHE/ MUST FILL IN THE BLANKS BELOW:

This form was prepared for the: Petitioner

This form was completed with the assistance of: Carlos Frontela Document Preparation Services, LLC 4100 W. Kennedy Blvd., Suite 228 $Tampa,\,FL\,33609,\,813\text{-}777\text{-}8055$ Oct. 4, 11, 18, 25, 2024 24-01529M

SECOND INSERTION

ALL OTHERS WHO MAY CLAIM INTEREST IN THE ESTATE OF DORLEAN LYTTLE A/K/A DORLEAN I. LYTTLE; MICHELLE DEE KOVAC A/K/A MICHELLE KOVAC; DEAN SCOTT LYTTLE; KENNETH DEAN LYTTLE, JR; BRANDY MACWATTERS; MICHAEL MACWATTERS; JENNIFER RICHEY; MARENA RONIN ORTEGA; NCPT-GATHERSBURG, LLC; MV REALTY PBC, LLC; SCOTT VON BORSTEL AND UNKNOWN TENANT #1, are the Defendants. Angelina Colonneso Clerk of this Court shall sell to the highest and best bidder for cash electronically at www.manatee.realforeclose.com, the Clerk's website for on-line auctions at, 11:00 AM on the 6th day of November 2024, the following described property as set forth in said Final Judgment, to

LOT 7, BLOCK B, W.C. JERNI-GAN SUBDIVISION, ACCORD-ING TO THE PLAT THEREOF. AS RECORDED IN PLAT BOOK 2, PAGE 142, OF THE PUB-LIC RECORDS OF MANATEE COUNTY, FLORIDA. 5310 16TH STREET EAST BRA-DENTON, FL 34203

ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITH THE CLERK BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled 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.

Dated this 8th day of October, 2024.

By: /s/ Ian Norych Ian R. Norych, Esq. Bar Number: 56615 DELUCA LAW GROUP, PLLC 2101 NE 26th Street FORT LAUDERDALE, FL 33305 PHONE: (954) 368-1311 | FAX: (954) 200-8649 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 service@delucalawgroup.com

October 18, 25, 2024 24-01575M

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR MANATEE COUNTY CIVIL DIVISION

Case No. 2024CA000875AX NEWREZ LLC DBA SHELLPOINT MORTGAGE SERVICING FKA SPECIALIZED LOAN SERVICING LLC

Plaintiff, vs. STANLEY V TERRYLL A/K/A STANLEY TERRYLL, ANGELA R HART A/K/A ANGELA R TERRYLL, et al. Defendants.

TO: UNKNOWN SPOUSE OF STAN-LEY V TERRYLL A/K/A STANLEY TERRYLL CURRENT RESIDENCE UNKNOWN

LAST KNOWN ADDRESS 4720 LONGFELLOW AVE APT 538 MINNEAPOLIS, MN 55407 You are notified that an action to

foreclose a mortgage on the following property in Manatee County, Florida: LOT 8 AND THE NORTH 48 ½ FEET OF LOT 9, BLOCK 2, OF JOHN FOGARTY SUBDIVI-

SION, ACCORDING TO THE PLAT THEREOF AS RECORD-ED IN PLAT BOOK 1, PAGE 80, PUBLIC RECORDS OF MANA-TEE COUNTY, FLORIDA. commonly known as 118 29TH ST NW,

BRADENTON, FL 34205 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on William Noriega of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, 30 days from the first date of publication, 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 In and for Manatee County:

If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar

Lawyer Referral Service at (800) 342-If you are a person with a disability

who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled 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. Dated: October 15, 2024.

CLERK OF THE COURT Honorable Angelina M. Colonneso 1115 Manatee Avenue West Bradenton, Florida 34205-7803 (COURT SEAL) By: Kris Gaffney Deputy Clerk

William Noriega of Kass Shuler, P.A., plaintiff's attorney, P.O. Box 800, Tampa, Florida 33601, (813) 229-0900 October 18, 25, 2024

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT

JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION CASE NO.:

412024CA001393CAAXMA MORTGAGE ASSETS MANAGEMENT, LLC PLAINTIFF, VS. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF CECILIA GREER A/K/A CECILIA M. GREER A/K/A CECILIA MAE GREER A/K/A CECILIA MCCOMB A/K/A CECILIA MCCOMB GREER A/K/A CECILIA MAE MCCOMB,

ET AL., DEFENDANT(S).

TO: Unknown Heirs, Beneficiaries, Devisees, Assignees, Lienors, Creditors, Trustees and All Others Who May Claim an Interest in The Estate of Cecilia Greer A/K/ A Cecilia M. Greer A/K/A Cecilia Mae Greer A/K/A Cecilia McComb A/K/A Cecilia McComb Greer A/K/A Cecilia Mae McComb Last Known Address: 2207 55th St. W,

Bradenton, FL 34209 Current Residence: UNKNOWN

TO: Unknown Spouse of Cecilia Greer A/K/A Cecilia M. Greer A/K/A Cecilia Mae Greer A/K/A Cecilia McComb A/K/A Cecilia McComb Greer A/K/A

Cecilia Mae McComb Last Known Address: 2207 55th St. W, Bradenton, FL 34209 Current Residence: UNKNOWN

TO: Melanie Owens A/K/A Melanie Ann Last Known Address: 2207 55th St. W. Bradenton, FL 34209

Current Residence: UNKNOWN
YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the fol-

lowing described property:

Lot 1, AMENDED PLAT OF

LAKE O' WOODS, according to the map or plat thereof as recorded in Plat Book 10, Page 86, of the Public Records of Manatee County, Florida.

The West 319.84' of the south 1/4 of Lot 22, WYMAN & BAUM SUBDIVISION, as Plat thereof recorded in Plat Book 1, Page 167, of the Public Records of Manatee County, Florida.

and

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on MILLER, GEORGE & SUGGS, PLLC, Attornev for Plaintiff, whose address is 210 N. University Drive, Suite 900, Coral Springs, FL 33071, at least thirty (30) days after the first publication of this Notice in the The Business Observer, 1970 Main Street, 3rd Floor, Sarasota, FL 34236 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

24-01588M

In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled 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 seal of this Court this 15TH day of October, 2024. ANGELINA COLONNESO

As Clerk of Court (SEAL) By: Kris Gaffney As Deputy Clerk

MILLER, GEORGE & SUGGS, PLLC, Attorney for Plaintiff. 210 N. University Drive, Suite 900, Coral Springs, FL 33071 24-01587M October 18, 25, 2024

LEGAL NOTICE We publish all Public sale,

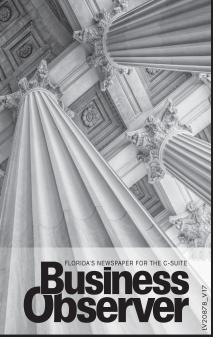
YOUR

PUBLISH

Estate & Court-related notices

• Simply email your notice to

- legal@businessobserverfl.com • 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

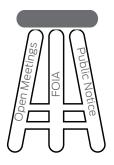




Why Public Notice Should Remain in Newspapers

Along with open meeting and freedom of information laws, public notice is an essential element of the

three-legged stool of government transparency







VS



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

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Independence



Verifiability



Archivability

Publishing notices on the internet is neither cheap nor free



Newspapers remain the primary vehicle

all 50 states



ypes Of Public Notices

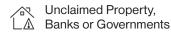
Citizen Participation Notices

Government Meetings $\overline{\ }$ and Hearings

Summaries

Tax Rates





Sales

Commercial Notices



Mortgage Foreclosures



Delinguent Tax Lists. Tax Deed Sales

Government Property



Name Changes Probate Rulings



Divorces and Adoptions



Orders to Appear



Proposed Budgets and

Meeting Minutes or

Agency Proposals

Zoning, Annexation and Land Use Changes

School District Reports

Creation of Special

Tax Districts



Permit and License Applications

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For legal notice listings go to: Legals.BusinessObserverFL.com To publish your legal notice call: 941-906-9386 or Legal@BusinessObserverFL.com