

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION
CASE NO: 24-CC-004938
GULF ATLANTIC CONTRACTING LLC, Plaintiff, v. ANNETTE CLEMONS, JESSICA CLEMONS, LATASHA JOHNSON and, MILTON JOHNSON, Defendants.
TO THE FOLLOWING DEFENDANT: LATASHA JOHNSON
YOU, ALL PARTIES CLAIMING INTEREST BY, THROUGH, UNDER, OR AGAINST MILTON JOHNSON, INDIVIDUALLY, AND ALL PARTIES HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE, OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, ARE HEREBY NOTIFIED that an action to foreclose a lien on the following property in Lee County, Florida:

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT CIVIL COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR LEE COUNTY CIVIL DIVISION
Case No. 36-2024-CA-003061
MASTR ALTERNATIVE LOAN TRUST 2007-1, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE Plaintiff, vs. ARTHUR F HACKETT, UNKNOWN SPOUSE OF ARTHUR F HACKETT, AND UNKNOWN TENANTS/ OWNERS, Defendants.
Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on November 4, 2024, in the Circuit Court of Lee County, Florida, Kevin C. Karnes, Clerk of the Circuit Court, will sell the property situated in Lee County, Florida described as:

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
22-CA-005146
U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCAF ACQUISITION TRUST, Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVEISES, SURVIVING SPOUSE, GRANTEE'S, CARRIAGE HOMES II AT MOODY RIVER ESTATES CONDOMINIUM ASSOCIATION, INC.; THE MOODY RIVER ESTATES COMMUNITY ASSOCIATION, INC.; WARD CROWELL III; SCOTT CROWELL; MICHELLE LEWSADER A/K/A MICHELLE LEWSADER; LEZA ZIEGLER; DEBRA GUYETTE; SEAN JOHNSTON F/K/A SEAN KING; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVEISES, GRANTEES, OR OTHER CLAIMANTS Defendant(s).
NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on August 23, 2024 in Civil Case No. 22-CA-005146, of the Circuit Court of the Judicial Circuit in and for Lee County, Florida, wherein, U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCAF ACQUISITION TRUST is the Plaintiff, and UNKNOWN HEIRS, BENEFICIARIES, DEVEISES, SURVIVING SPOUSE, GRANTEE'S, CARRIAGE HOMES II AT MOODY RIVER ESTATES CONDOMINIUM ASSOCIATION, INC.;

FIRST INSERTION

CLOSED BETWEEN THE BACK LOT LINE OF LOTS 12 AND 13 AND THE TWO EXTENSIONS PREVIOUSLY DESCRIBED CONNECTED BY THE WATER FACE OF THE CONSTRUCTED SEAWALL AMOUNTING TO 744 FEET, MORE OR LESS, ALL IN BLOCK 306, UNIT 7 OF THE CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGE 127 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. and commonly known as: 1312 SE 42ND ST, CAPE CORAL, FL 33904; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, at: www.lee.realforeclose.com on December 5, 2024 at 9:00 A.M.
Any persons 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.
Dated this day of 11/04/2024
Clerk of the Circuit Court
Kevin C. Karnes (SEAL) By: N. Watson Deputy Clerk
Ryan Sutton (813) 229-0900 x Kass Shuler, P.A. 1505 N. Florida Ave. Tampa, FL 33602-2613 ForeclosureService@kasslaw.com 328202/2425353/JLD November 8, 15, 2024 24-04808L

FIRST INSERTION

NOTICE OF ACTION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION
CASE NO: 24-CC-004938
GULF ATLANTIC CONTRACTING LLC, Plaintiff, v. ANNETTE CLEMONS, JESSICA CLEMONS, LATASHA JOHNSON and, MILTON JOHNSON, Defendants.
TO THE FOLLOWING DEFENDANT: JESSICA CLEMONS
YOU, ALL PARTIES CLAIMING INTEREST BY, THROUGH, UNDER, OR AGAINST MILTON JOHNSON, INDIVIDUALLY, AND ALL PARTIES HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE, OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, ARE HEREBY NOTIFIED that an action to foreclose a lien on the following property in Lee County, Florida:

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
24-CA-001379
CITIBANK, N.A., NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE OF COLT 2022-5 TRUST, Plaintiff, vs. EASTGATE FL INVESTMENTS LLC; EDWARD LEVY; YITZHAK NAHEM; CARLOS POINTE BEACH CLUB ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVEISES, GRANTEE'S, OR OTHER CLAIMANTS Defendant(s).
NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on November 2, 2024 in Civil Case No. 24-CA-001379, of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein, CITIBANK, N.A., NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE OF COLT 2022-5 TRUST is the Plaintiff, and EASTGATE FL INVESTMENTS LLC; EDWARD LEVY; YITZHAK NAHEM; CARLOS POINTE BEACH CLUB ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVEISES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
2023 CA 005819
MCLP ASSET COMPANY, INC., Plaintiff, vs. SAGAR PATEL; ANITA PATEL; PROMENADE AT THE FORUM HOMEOWNERS ASSOCIATION, INC.; THE FORUM AT FORT MYERS ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVEISES, GRANTEE'S, OR OTHER CLAIMANTS Defendant(s).
NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on October 7, 2024 in Civil Case No. 2023 CA 005819, of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein, MCLP ASSET COMPANY, INC. is the Plaintiff, and SAGAR PATEL; ANITA PATEL; PROMENADE AT THE FORUM HOMEOWNERS ASSOCIATION, INC.; THE FORUM AT FORT MYERS ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVEISES, GRANTEES, OR OTHER CLAIMANTS are Defendants.
The Clerk of the Court, Kevin C. Karnes will sell to the highest bidder for cash at www.lee.realforeclose.com on December 5, 2024 at 09:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:
LOT 10, OF THE PROMENADE EAST AT THE FORUM, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 82, PAGE(S) 63 THROUGH 70, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
WITNESS my hand and the seal of the court on 11/04/2024.
Kevin C. Karnes, CLERK OF THE COURT (SEAL) N. Watson Deputy Clerk
ALDRIDGE PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue, Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 Primary E-Mail: ServiceMail@aldridgepite.com 1133-3199B November 8, 15, 2024 24-04799L

FIRST INSERTION

NOTICE OF ACTION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION
CASE NO: 24-CC-004938
GULF ATLANTIC CONTRACTING LLC, Plaintiff, v. ANNETTE CLEMONS, JESSICA CLEMONS, LATASHA JOHNSON and, MILTON JOHNSON, Defendants.
TO THE FOLLOWING DEFENDANT: ANNETTE CLEMONS
YOU, ALL PARTIES CLAIMING INTEREST BY, THROUGH, UNDER, OR AGAINST MILTON JOHNSON, INDIVIDUALLY, AND ALL PARTIES HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE, OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, ARE HEREBY NOTIFIED that an action to foreclose a lien on the following property in Lee County, Florida:

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION
CASE NO.: 24-CA-6466
TOWD POINT MORTGAGE TRUST 2020-2, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVEISES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JULIUS G. BALOGH, et al., Defendants.
TO: UNKNOWN HEIRS, BENEFICIARIES, DEVEISES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JULIUS G. BALOGH
YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property: LOT 16, BLOCK B, OF TANGLEWOOD SUBDIVISION, AS RECORDED IN PLAT BOOK 16, PAGE 14, ET SEQ., OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is PO BOX 5026, COR-

FIRST INSERTION

NOTICE OF CIVIL ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 24-CA-005749
OASIS PROPERTIES, LLC, Plaintiff, v. ESTATE OF JENNIE M. ONEBY, ESTATE OF JOHN K. ONEBY, UNKNOWN HEIRS OF JENNIE M. ONEBY, UNKNOWN HEIRS OF JOHN K. ONEBY, DONALD E. PUCHALSKI, as Independent Administrator of the ESTATE OF JENNIE M. ONEBY, MARIE DOBRANSKY, JOSEPH DOBRANSKY, and TDP HOLDINGS, LLC, Defendants.
TO: ESTATE OF JENNIE M. ONEBY c/o DONALD E. PUCHALSKI, as Independent Administrator 311 S. COUNTY FARM ROAD, SUITE C WHEATON, IL 60187 ESTATE OF JOHN K. ONEBY ADDRESS UNKNOWN UNKNOWN HEIRS OF JENNIE M. ONEBY c/o DONALD E. PUCHALSKI, as Independent Administrator 311 S. COUNTY FARM ROAD, SUITE C WHEATON, IL 60187 UNKNOWN HEIRS OF JOHN K. ONEBY ADDRESS UNKNOWN DONALD E. PUCHALSKI As Independent Administrator of the ESTATE OF JENNIE M. ONEBY 311 S. COUNTY FARM ROAD, SUITE C WHEATON, IL 60187 MARIE DOBRANSKY 5454 SLAGER STREET HOLLYWOOD, FL 33021
YOU ARE NOTIFIED that an action to quiet title on the following property in Lee County, Florida: THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN LEE COUNTY, FLORIDA, TO WIT: APN 04-44-27-05-00059.0020 GREENBRIAR UNIT 12, BLK 59 PB 27 PG 19, LOT 2
Commonly known as: 397 Walsh Circle, Lehigh Acres, FL 33972 has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, on or before December 10, 2024, and file the original with the Clerk of this Court, at 2075 Dr Martin Luther King Jr., Blvd., Fort Myers, Florida 33901 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint.
DATED this day of 10/31/2024
Kevin C. Karnes, Clerk of the Circuit Court (SEAL) By: N. Watson As Deputy Clerk
The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, November 8, 15, 22, 29, 2024 24-04786L

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

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA

CASE NO. 23-CA-000022
E2COMPANIES LLC,
Plaintiff, v.
SIMON TUSHA,
Defendant.
Notice is hereby given pursuant to a Final Judgment of Foreclosure filed the 24th day of October, 2024, in the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein STEVEN J. GENZINK is the Plaintiff and SIMON TUSHA is the Defendant. That I will sell to the highest and best bidder for cash beginning at 9:00 AM at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes, on December 19, 2024, the following described property as set forth in said Final Judgment of Foreclosure, to-wit:
Lot 62, PINEHURST ESTATES, according to plat thereof as re-

corded in Plat Book 29, Pages 31 and 32 of the Public Records of Lee County, Florida.
Parcel ID Number: 24-45-24-04-00000.0620
Property Address: 13627 Pine Villa Lane, Fort Myers, Florida 33912

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Section 45.031, Florida Statutes, before the Clerk reports the surplus as unclaimed.
Dated 11/05/2024

Kevin C. Karnes,
Clerk of the Circuit Court
(SEAL) By: N. Watson
Deputy Clerk

Eric D. Molina, Esq.,
P.O. Box 1507,
Fort Myers, Florida 33902-1507
ericmolina@paveselaw.com
jeannefranklin@paveselaw.com
November 8, 15, 2024 24-04826L

FIRST INSERTION

NOTICE OF SALE
PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA.

CIVIL DIVISION
CASE NO. 24-CA-000152
U.S. BANK TRUST NATIONAL
ASSOCIATION, NOT IN ITS
INDIVIDUAL CAPACITY BUT
SOLELY AS OWNER TRUSTEE
FOR VRMTG ASSET TRUST,
Plaintiff, vs.

WALTER BALAN; UNITED
STATES OF AMERICA, ON
BEHALF OF THE SECRETARY
OF HOUSING AND URBAN
DEVELOPMENT; MARY JO
CRAGER F/K/A MARY JO
SUMMERS; UNKNOWN SPOUSE
OF MARY JO CRAGER F/K/A
MARY JO SUMMERS; TED E.
FOWLER, SR.; UNKNOWN
SPOUSE OF TED E. FOWLER,
SR.; UNKNOWN TENANT NO. 1;
UNKNOWN TENANT NO. 2; and
ALL UNKNOWN PARTIES
CLAIMING INTERESTS BY,
THROUGH, UNDER OR AGAINST
A NAMED DEFENDANT TO
THIS ACTION, OR HAVING OR
CLAIMING TO HAVE ANY RIGHT,
TITLE OR INTEREST IN THE
PROPERTY HEREIN DESCRIBED,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated November 4, 2024, and entered in Case No. 24-CA-000152 of the Circuit Court in and for Lee County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST is Plaintiff and WALTER BALAN; UNITED STATES OF AMERICA, ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; MARY JO CRAGER F/K/A MARY JO SUMMERS; UNKNOWN SPOUSE OF MARY JO CRAGER F/K/A MARY JO SUMMERS; TED E. FOWLER, SR.; UNKNOWN SPOUSE OF TED E. FOWLER, SR.; UNKNOWN TEN-

ANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, I will sell to the highest and best bidder for cash on Lee County's Public Auction website, www.lee.realforeclose.com, 9:00 a.m., on December 5, 2024, the following described property as set forth in said Order or Final Judgment, to-wit:
LOTS 21 AND 22, BLOCK 7, UNIT NO. 2, SAN CARLOS PARK SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 10 AT PAGE 128 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.

DATED at Ft. Myers, Florida, on 11/06/2024

KEVIN C. KARNES
As Clerk, Circuit Court
(SEAL) By: N. Watson
As Deputy Clerk

Diaz Anselmo & Associates, P.A.
Attorneys for Plaintiff
P.O. BOX 19519
Fort Lauderdale, FL 33318
Telephone: (954) 564-0071
Service E-mail: answers@dallegal.com
1446-194470 / TM1
November 8, 15, 2024 24-04828L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE
COUNTY FLORIDA
PROBATE DIVISION
File No. 24-CP-003270
PROBATE DIVISION,
JUDGE JAMES R. SHENKO
RE: ESTATE OF
EUGENE E WALKOWIAK

Deceased,

The administration of the estate of Eugene E. Walkowiak, deceased, whose date of death was February 11, 2024, Case number 24-CP-003270, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Probate Division, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

THIS NOTICE ON THEM.

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

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

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

The date of the first publication of this notice is November 8, 2024.

Personal Representative:
Kristy Marohn
2620 NW 5th Pl
Cape Coral, FL 33993

Attorney for Personal Representative:
Michael J. Rich, Esquire
Florida Bar No. 998907
2211 Widman Way #250
Fort Myers, Florida 33901
Telephone (239) 333-0192
richlawoffices@gmail.com
November 8, 15, 2024 24-04829L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA

GENERAL JURISDICTION
DIVISION

Case No. 23-CA-013526
Freedom Mortgage Corporation
Plaintiff, vs.
Rebeca Estevez; Juan C. Vargas
Barrio; Unknown Spouse of Juan C.
Vargas Barrio
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale entered in Case No. 23-CA-013526 of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Lee County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and Rebeca Estevez; Juan C. Vargas Barrio; Unknown Spouse of Juan C. Vargas Barrio are the Defendants, that I will sell to the highest and best bidder for cash by electronic sale at www.lee.realforeclose.com, beginning at 09:00 AM, on the 5th day of December, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 11, BLOCK 79, UNIT 17, GREENBRIAR, SECTION 4, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO PLAT THEREOF, AS RECORDED IN PLAT BOOK 27, PAGE 27, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031.

Dated this day of 11/06/2024

Kevin Karnes
As Clerk of the Court
(SEAL) By: N. Watson
As Deputy Clerk

BROCK & SCOTT, PLLC
2001 NW 64th St, Suite 130
Ft. Lauderdale, FL 33309
Attorney for Plaintiff
File # 23-F02314
November 8, 15, 2024 24-04831L

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA

GENERAL JURISDICTION
DIVISION

Case No. 2022-CA-003502
TOWN OF FORT MYERS BEACH,
FLORIDA,
Plaintiff, v.
DANIA CARBALLO ORTIZ and
DAISY GARCIA,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Default Final Judgment dated September 23, 2024, entered in Civil Case Number 2022-CA-003502 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida in which TOWN OF FORT MYERS BEACH, FLORIDA, is the Plaintiff, and DANIA CARBALLO ORTIZ and DAISY GARCIA, are the Defendant. Kevin C. Karnes as the Clerk of the Circuit Court & Comptroller for Lee County, Florida, will sell to the highest and best bidder, held by electronic sale at <https://www.lee.realforeclose.com/>, on November 21, 2024, at 9:00 AM EST the following described real property as set forth in said Default Final Judgment:

Property Address: 268/270 Nature View Court, Fort Myers Beach, Florida 33931

Legal Description:
Lot 5, BORTON'S SUBDIVISION, according to the map or plat thereof as recorded in Plat Book 30, at Pages 102 and 103, and the Public Records of Lee County, Florida.

STRAP: 20-46-24-W4-01700.0050

Folio ID: 10228578

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

WITNESS my hand and seal of this court this day of 10/30/2024,

Kevin C. Karnes,
Clerk of the Circuit Court
(SEAL) By: N. Watson
Deputy Clerk

November 8, 15, 2024 24-04769L



Are there different types of legal notices?

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

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

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

VIEW NOTICES ONLINE AT
Legals.BusinessObserverFL.com

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



WE SAW THE



Email your Legal Notice

legal@businessobserverfl.com

Deadline Wednesday at noon • Friday Publication

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

Business Observer

PUBLISH YOUR LEGAL NOTICE

Email legal@businessobserverfl.com

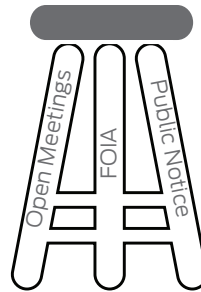
Business Observer

11/8/2024 1:20

11/20/2024 1:20

Why Public Notice Should Remain in Newspapers

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



This is not about “newspapers vs the internet”.

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

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



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

prevent government officials from hiding information

they would prefer the public not to see

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

essential elements of public notice:



Accessibility



Independence

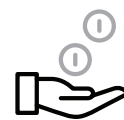


Verifiability



Archivability

Publishing notices on the internet is neither cheap nor free



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



Types Of Public Notices

Citizen Participation Notices

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

Commercial Notices

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

Court Notices

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

Stay Informed, It’s Your Right to Know.

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

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

--- TAX DEEDS ---

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001223
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001360
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001379
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001251
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001273
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001272
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001145
NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001366
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001368
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001146
NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001160
NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001161
NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001231
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001233
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001235
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001238
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001252
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001140
NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

SECOND INSERTION

Notice of Landowners' Meeting and Election and Meeting of the Board of Supervisors of the Brightwater Community Development District
Notice is hereby given to the public and all landowners within the Brightwater Community Development District (the "District"), in Lee 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.

SECOND INSERTION

NOTICE OF FORFEITURE PROCEEDINGS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
Case No.: 24-CA-006641
Judge: Kyle S. Cohen
In RE: FORFEITURE OF Nine Hundred Forty-Nine Thousand, Nine Hundred-and-Nine Dollars (\$949,909.00) in U.S. Currency
Claimant(s): TRAVIS LAMOR HIXON

--- TAX DEEDS ---

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
 Tax Deed #:2024001320
 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 16-978 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 8 BLK 32 PB 252 PG 456 LOT 13 E 1/2 Strap Number 18-44-27-08-00032.013B
 Names in which assessed: MARIO SAENZ, OSCAR BENITEZ
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/17/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
 Oct. 25; Nov. 1, 8, 15, 2024
 24-04562L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
 Tax Deed #:2024001157
 NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 17-122 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 12 REPLT BLK 38 DB 263 PG 360 LOT 20 Strap Number 19-44-27-12-00038.0200
 Names in which assessed: ARTHUR H WICHMANN, ARTHUR HENRY WICHMANN, ARTHUR WICHMANN
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/17/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
 Oct. 25; Nov. 1, 8, 15, 2024
 24-04564L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
 Tax Deed #:2024001125
 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 17-39 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 39 BLK 2755 PB 16 PG 151 LOTS 17 + 18 Strap Number 35-43-23-C2-02755.0170
 Names in which assessed: G W BAKER, GEORGE W BAKER, MARTHA U BAKER
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/17/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
 Oct. 25; Nov. 1, 8, 15, 2024
 24-04566L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
 Tax Deed #:2024001310
 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 20-548 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 9 BLK 57 PB 18 PG 45 LOT 4 Strap Number 15-45-27-09-00057.0040
 Names in which assessed: Y & B INVESTMENTS LLC, Y & B INVESTMENTS, LLC
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/17/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
 Oct. 25; Nov. 1, 8, 15, 2024
 24-04600L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
 Tax Deed #:2024001144
 NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 20-865 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 1 BLK 3 PB 18 PG 54 LOT 4 Strap Number 21-45-27-01-00003.0040
 Names in which assessed: FRANCISCA S GREENING, FRANCISCA SOMERA GREENING
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/17/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
 Oct. 25; Nov. 1, 8, 15, 2024
 24-04603L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
 Tax Deed #:2024001122
 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 54-81 Year of Issuance 2022 Description of Property SIX LAKES COUNTRY CLUB M/H PK OR 1775 PG 4634 LOT 547 Strap Number 33-43-24-01-00000.5470
 Names in which assessed: DAVID H RATLIFF, LINDA N RATLIFF
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/17/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
 Oct. 25; Nov. 1, 8, 15, 2024
 24-04627L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
 Tax Deed #:2024001215
 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 19-401 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 6 BLK 33 PB 18 PG 7 LOT 5 Strap Number 10-45-27-06-00033.0050
 Names in which assessed: TARPON IV, LLC
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/17/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
 Oct. 25; Nov. 1, 8, 15, 2024
 24-04576L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
 Tax Deed #:2024001216
 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 19-405 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 6 BLK 34 PB 18 PG 7 LOT 7 Strap Number 10-45-27-06-00034.0070
 Names in which assessed: TARPON IV, LLC
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/17/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
 Oct. 25; Nov. 1, 8, 15, 2024
 24-04577L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
 Tax Deed #:2024001217
 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 19-414 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 7 BLK 37 PB 18 PG 8 LOT 12 Strap Number 10-45-27-07-00037.0120
 Names in which assessed: TARPON IV, LLC
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/17/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
 Oct. 25; Nov. 1, 8, 15, 2024
 24-04578L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
 Tax Deed #:2024001218
 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 19-497 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 12 BLK 67 PB 18 PG 13 LOT 25 Strap Number 10-45-27-12-00067.0250
 Names in which assessed: TARPON IV, LLC
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/17/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
 Oct. 25; Nov. 1, 8, 15, 2024
 24-04579L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
 Tax Deed #:2024001228
 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 19-575 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 2 BLK 8 PB 15 PG 150 LOT 27 Strap Number 11-45-27-02-00008.0270
 Names in which assessed: TARPON IV, LLC
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/17/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
 Oct. 25; Nov. 1, 8, 15, 2024
 24-04580L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
 Tax Deed #:2024001230
 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 19-578 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 3 BLK 10 PB 15 PG 151 LOT 4 Strap Number 11-45-27-03-00010.0040
 Names in which assessed: TARPON IV, LLC
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/17/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
 Oct. 25; Nov. 1, 8, 15, 2024
 24-04581L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
 Tax Deed #:2024001255
 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 19-925 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 9 BLK 45 PB 15 PG 231 LOT 9 Strap Number 12-45-27-09-00045.0090
 Names in which assessed: MARLEINE CHARLES
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/17/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
 Oct. 25; Nov. 1, 8, 15, 2024
 24-04590L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
 Tax Deed #:2024001257
 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 19-935 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 10 BLK.48 PB 15 PG 232 LOT 15 Strap Number 12-45-27-10-00048.0150
 Names in which assessed: TARPON IV, LLC
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/17/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
 Oct. 25; Nov. 1, 8, 15, 2024
 24-04591L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
 Tax Deed #:2024001258
 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 19-936 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 10 BLK.48 PB 15 PG 232 LOT 16 Strap Number 12-45-27-10-00048.0160
 Names in which assessed: TARPON IV, LLC
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/17/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
 Oct. 25; Nov. 1, 8, 15, 2024
 24-04592L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
 Tax Deed #:2024001259
 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 19-990 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 16 BLK 73 PB 15 PG 238 LOT 10 Strap Number 12-45-27-16-00073.0100
 Names in which assessed: TARPON IV, LLC
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/17/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
 Oct. 25; Nov. 1, 8, 15, 2024
 24-04593L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
 Tax Deed #:2024001260
 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 20-014 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 17 BLK 81 PB 15 PG 239 LOT 17 Strap Number 12-45-27-17-00081.0170
 Names in which assessed: TARPON IV, LLC
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/17/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
 Oct. 25; Nov. 1, 8, 15, 2024
 24-04594L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
 Tax Deed #:2024001282
 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 20-168 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 10 BLK 53 PB 18 PG 28 LOT 12 Strap Number 13-45-27-10-00053.0120
 Names in which assessed: TARPON IV, LLC
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/17/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
 Oct. 25; Nov. 1, 8, 15, 2024
 24-04595L

NOTICE OF CIVIL ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO. 24-CA-5268
BUSINESS PARTNERS ONE LLC, a Florida Limited Liability Company, Plaintiff(s), vs. STEVEN JAMES HERBERT, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF MARDELLA ELIZABETH STANLEY, ALBERT DE SAPIO, ELBA DE SAPIO, HENRY MURPHY and MYRTLE MURPHY, Defendant(s).
 COMES NOW, the Plaintiff, BUSINESS PARTNERS ONE LLC, a Florida Limited Liability Company, by and through the undersigned attorney, and

hereby gives notice that a civil action to: Steven James Herbert, as Personal Representative Of The Estate Of Mardeλλα Elizabeth Stanley 5509 3rd Avenue, Fort Myers, Florida 33907 Albert De Sapio Elba De Sapio 1701 Avenue M, Brooklyn, NY 11230 Henry Murphy Myrtle Murphy 6349 State Route 3061, Wingo, KY 42088 if alive, or if dead, their unknown spouses, widows, widowers, heirs, devisees, creditors, grantees, and all parties having or claiming by, through, under or against them, and any and all persons claiming any right, title,

interest, claim, lien, estate or demand against the Defendant(s) in regards to the following described property in Lee County, Florida: Lot 4, Block 72, Unit 16, Section 12, Township 45 South, Range 27 East, LEHIGH ACRES, according to the map or plat thereof on file in the Office of the Clerk of the Circuit Court, recorded in Plat Book 15, Page 238, Public Records of Lee County, Florida. Parcel Identification Number: 12-45-27-L4-16072.0040 a/k/a: 452 Genova Avenue South, Lehigh Acres, Florida 33974 Lot 14 and 15, Block 2635, Unit 38, CAPE CORAL, according to the plat thereof recorded in Plat Book 16, Pages 87-99, of the

Public Records of Lee County, Florida. Parcel Identification Number: 02-44-23-C4-02635.0140 a/k/a: 937 NW 5th Place, Cape Coral, Florida 33993 Lot 18, Block 33, Unit 9, Section 11, Township 45 South, Range 27 East, LEHIGH ACRES, according to the map or plat thereof on file in the Office of the Clerk of the Circuit Court, recorded in Plat Book 15, Page 159, of the Public Records of Lee County, Florida. Parcel Identification Number: 11-45-27-L2-09033.0180 a/k/a: 1049 Lilac Street East, Lehigh Acres, Florida 33974 Notice is hereby given to each of you that an action to quiet title to the above

described properties has been filed against you and you are required to serve your written defenses on Plaintiff's attorney, JUAN J. PILES, ESQUIRE, whose address is 4905 Chiquita Blvd. S., Suite 103, Cape Coral, Florida 33914, and file the original with the Clerk of the Circuit Court, Lee County, at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, on or before November 27, 2024, or otherwise a default judgment will be entered against you for the relief sought in the Complaint. You must keep the Clerk of the Circuit Court's office notified of your current address. Future papers in this lawsuit will be mailed to the address on record at the Clerk's office. This Notice will be published four

times, once each week for four consecutive weeks, in a newspaper of general circulation published in Lee County, Florida. DATED THIS 18th day of October, 2024. KEVIN C. KARNES Clerk of the Circuit Court (SEAL) By: K. Harris Deputy Clerk JUAN J. PILES, ESQUIRE 4905 Chiquita Boulevard South Suite 103 Cape Coral, Florida 33914 Telephone: (239) 443-5900 Facsimile: (888) 267-9061 Email: jjpiles@esqres.com Oct. 25; Nov. 1, 8, 15, 2024 24-04651L

--- TAX DEEDS ---

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001222
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001242
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001243
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001261
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001262
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001263
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001295
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001296
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001297
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001298
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001299
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001300
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001339
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001340
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001341
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001342
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001343
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2024001344
NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

PUBLISH YOUR LEGAL NOTICE
We publish all Public sale, Estate & Court-related notices
• We offer an online payment portal for easy credit card payment
• Service includes us e-filing your affidavit to the Clerk's office on your behalf
Call 941-906-9386 and select the appropriate County name from the menu option or email legal@businessobserverfl.com