SIDELINES

Bucs hit the road for the playoffs

If Mainland is to repeat as a state football champion, the Buccaneers will have to be road warriors.

The seventh-seeded Bucs (5-5) will travel to No. 2 Tallahassee Lincoln (8-2) for a Region 1-5A quarterfinal 7:30 p.m. on Nov. 15.

If they win, the will play the winner of the Fleming Island-Mosley game on the road.

Seabreeze's Fletcher advances to golf championships

Seabreeze's Riley Fletcher qualified for the Class 2A girls golf tournament Nov. 15-16 at Mission Resort in Howey-in-the-Hills. Fletcher tied for fourth place with an 80 at the Region 2-2A tourney at Dubsdread Golf Course in Orlando.

Father Lopez's Jack Rossheim advanced to the Class 1A boys golf tournament Nov. 12-13 at Mission Resort. He shot 82 on the first day.

Lopez's stellar swim season continues

The Father Lopez girls placed third and the boys were fifth at the Region 1-1A swim championships at Bolles School in Jacksonville. The girls qualified three individuals and two relay teams for state.

Zoe Fulton advanced in the 200-yard individual medley and the 100 breaststroke. Nelanee Fulton qualified in the 200 IM and the 100 butterfly. And Evie Kate Carnathan qualified in the 100 breaststroke. Zoe Fulton broke the team record in the 100 breaststroke with a time of 1:06.40. Carnathan also broke a team record, swimming 54.63 seconds in the 100 freestyle.

The Green Wave also set team records and qualified in the 200 medley relay (1:53.09) and the 400 freestyle relay (3:44.25).

Matt Alvarez qualified in the 100 breaststroke. The Green Wave boys also advanced in the 200 (1:31.74) and 400 freestyle relays (3:23.75), breaking teams records that have been on the books since 2000.

Saterfield commits to Utah State

Matanzas defensive lineman Jackson Saterfield has committed to play at Utah State, where he will join his father, Tyrone Saterfield, who is a defensive analyst with the Aggies.

FPC, Seabreeeze head to state

The Flagler Palm Coast girls cross country team has not advanced to the state championships as a team since 2009. Thanks to a third-place finish at the Region 1-4A meet on Nov. 8 at Cecil Field in Jacksonville, they are headed to the state meet on Saturday, Nov. 16, at Apalachee Regional Park in Tallahassee.

They will be joined by the FPC boys team, which finished seventh at the regional.

Freshman Peyton Cerasi led the FPC girls with a fourth-place finish. Her time of 18:34.6 broke her own school record.

Ari Slaughter ran her second-best time of 19:10.1 to place 14th. Madison Lagard ran a PR time of 19:57 to finish 27th. Cassidy De Young finished 29th with a time of 20:04.2.

Jevin Luna led the FPC boys with a time of 16:38 for 25th place. Brant Tarsitano finished 36th in 16:55.2.

At the Region 1-3A meet on Nov. 7 in Panama City, Matanzas junior Blaine Vogel qualified for state with a time of 16:41.8 to finish 19th.

The Seabreeze boys also qualified for state, placing eighth at the Region 2-3A meet on Nov. 7 at Fred Poppe Park in Palm Bay. Hunter Shuler led the Sandcrabs with a time of 17:39.7 for 30th place.

Seth places 12th at XC nationals

Flagler County's Douglas Seth is an All-American.

The Buddy Taylor Middle School eighth grader who runs for the Imagine Town Center club team, placed 12th out of 325 runners in the 4K race at the Middle School Cross Country National Championships on Nov. 9 in Louisville, Kentucky.

Seth earned All-American honors. His time of 13:33.50 was second-fastest among runners from Florida, which was the winning state team.

On Oct. 26, Seth won the club division in the Florida Youth Runners Association Middle School State Championships. He finished the 3K race with a time of 9:37.82, just shy of his personal record.

Douglas Seth placed 12th in the 4K race at the Middle School Cross Country Nationals. **Courtesy photo**

Find your notices online at: ObserverLocalNews.com, FloridaPublicNotices.com and BusinessObserverFL.com

PUBLIC NOTICES

THURSDAY, NOVEMBER 14, 2024

Additional Public Notices may be accessed on ObserverLocalNews.com and the statewide legal notice website, FloridaPublicNotices.com

VOLUSIA COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 13596 PRDL
Division 10
IN RE: ESTATE OF MARY JO HUGHES
Deceased.

The administration of the estate of Mary Jo Hughes, deceased, whose date of death was January 19, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N. Alabama Avenue, DeLand, FL 32724. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, 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 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 November 14, 2024.

Personal Representative:
Douglas Brian Smith
126 Beechwood Lane
Palm Coast, Florida 32137
Attorney for Personal Representative:
Diane A. Vidal, Attorney
Florida Bar Number: 1008324
CHIUMENTO LAW
145 City Place, Suite 301
Palm Coast, FL 32164
Telephone: (386) 445-8900
Fax: (386) 445-6702
E-Mail: DVidal@legalteamforlife.com
Secondary E-Mail:
Proserv@legalteamforlife.com
November 14, 21, 2024 24-00574I

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA
PROBATE DIVISION
File Number: 2024 13792 PRDL
Division:10
IN RE: ESTATE OF WILLIAM ROSINSKY,
Deceased.

The administration of the Estate of WILLIAM ROSINSKY, Deceased, whose date of death was November 27, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is P.O. Box 6043, Deland, FL 32721. The names and addresses of the Personal Representative for said Estate and the Attorney for said Personal Representative are respectively set forth below.

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

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

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

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The Personal Representative or curator has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Florida Statutes Sections 732.216 - 732.228 applies, or may apply, unless a written demand is made by a creditor as specified under Florida Statutes Section 732.2211.

The date of first publication of this Notice is November 14, 2024.

Personal Representative:
John Rosinsky
623 Harvester Drive
Oakdale, PA 15070
Attorney for Personal Representative:
BARRY A. DIAMOND, #471770
LAW OFFICES OF BARRY A. DIAMOND, P.A.
Coral Springs Professional Campus
5541 N. University Drive, Suite 103
Coral Springs, Florida 33067
Telephone: (954) 752-5000
November 14, 21, 2024 24-00573I

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2023 32900 CICI
ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC,
Plaintiff, vs.
UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JERI MCCOY F/K/A GERALDINE MCCONAHA A/K/A GERALDINE MCCOY, DECEASED, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 26, 2024, and entered in 2023 32900 CICI of the Circuit Court of the SEVENTH Judicial Circuit in and for Volusia County, Florida, wherein ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC is the Plaintiff and UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JERI MCCOY F/K/A GERALDINE MCCONAHA A/K/A GERALDINE MCCOY, DECEASED; ROBERT JACKMAN are the Defendant(s). Laura E. Roth as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.volusia.realforeclose.com, at 11:00 AM, on December 06, 2024, the following described property as set forth in said Final Judgment, to wit:

THE N 1/2 OF LOT 8, BLOCK 10, REPLAT OF UNIT NUMBER ONE HOME ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN MAP BOOK 11, PAGE 64, PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.

Property Address: 607 CEDAR AVE, DAYTONA BEACH, FL 32117

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.

AMERICANS WITH DISABILITIES ACT. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 101 N. Alabama Ave., Ste D-305, Deland, FL 32724, (386) 257-6096. Hearing or voice impaired, please call 711.

Dated this 11 day of November, 2024.
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
By: _\S\Danielle Salem_
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email:
dsalem@raslg.com
23-142125 - NaP
November 14, 21, 2024 24-00578I

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2023 32318 CICI
UNITED WHOLESALE MORTGAGE, LLC,
Plaintiff, vs.
ERIC D. HANSON A/K/A ERIC DAVID HANSON, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 26, 2024, and entered in 2023 32318 CICI of the Circuit Court of the SEVENTH Judicial Circuit in and for Volusia County, Florida, wherein UNITED WHOLESALE MORTGAGE, LLC is the Plaintiff and ERIC D. HANSON A/K/A ERIC DAVID HANSON are the Defendant(s). Laura E. Roth as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.volusia.realforeclose.com, at 11:00 AM, on December 06, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 2, HAWKS' RIDGE ESTATES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 36, PAGES 95 AND 96, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.

Property Address: 703 HAWKS RIDGE RD, PORT ORANGE, FL 32127

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.

AMERICANS WITH DISABILITIES ACT. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 101 N. Alabama Ave., Ste D-305, Deland, FL 32724, (386) 257-6096. Hearing or voice impaired, please call 711.

Dated this 11 day of November, 2024.
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
By: _\S\Danielle Salem_
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email:
dsalem@raslg.com
23-135857 - NaP
November 14, 21, 2024 24-00577I

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 13579 PRDL
Division: PROBATE
IN RE: ESTATE OF ELIZABETH PECORARO-JAMES
Deceased.

The administration of the estate of Elizabeth Pecoraro-James, deceased, whose date of death was June 9, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 North Alabama Avenue, DeLand, FL 32724. 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 ofthis notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

NOTWITHSTANDING THE TIME 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: November 14, 2024.

Personal Representatives:
Joanne Spoto Sulmonte
1104 SW 36th Terrace
Cape Coral, Florida 33914
Neil T. Pecoraro
434 Mason Avenue
Haledon, New Jersey 07508
Barbara M. Pizzolato, Esq.
Attorney for the Personal Representatives
Florida Bar Number : 571 768
8660 College Parkway Suite 400
Fort Myers, Florida 33919
Telephone: (239) 225-7911
Fax: (239) 221-0279
E-Mail: bmp@pizzolatolaw.com
Secondary E-Mail:
rlm@pizzolatolaw.com
November 14, 21, 2024 24-00576I

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-12371 PRDL
Division 10
IN RE: ESTATE OF GARY WILLIAM TOBER,
Deceased.

The administration of the estate of GARY WILLIAM TOBER, deceased, whose date of death was May 30, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is P. O. Box 6043, DeLand, FL 32721-6043. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: NOVEMBER 14, 2024.

Signed on this 11th day of November, 2024..

THERESA ROSE JOHNSON
Personal Representative
5799 Windsor Hill Drive
Port Orange, FL 32128
ROBERT KIT KOREY, ESQUIRE
Attorney for Personal Representative
Florida Bar No. 147787
ROBERT KIT KOREY, P. A.
595 W. Granada Blvd., Suite A
Ormond Beach, FL 32174
Telephone: (386) 677-3431
Email: Kit@koreylawpa.com
Secondary Email:
Michele@koreylawpa.com
November 14, 21, 2024 24-00575I

FIRST INSERTION

NOTICE OF SALE
PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA.
CIVIL DIVISION
CASE NO. 2019 32297 CICI
U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE OF NRZ PASS-THROUGH TRUST XII,
Plaintiff, vs.
RANDY E. RICHARDSON; JOHNNIE E. RICHARDSON; 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 6, 2024, and entered in Case No. 2019 32297 CICI of the Circuit Court in and for Volusia County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE OF NRZ PASS-THROUGH TRUST XII is Plaintiff and RANDY E. RICHARDSON; JOHNNIE E. RICHARDSON; 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, are Defendants, LAURA E. ROTH, Clerk of the Circuit Court, will sell to the highest and best bidder for cash www.volusia.realforeclose.com, 11:00 a.m., on December 11, 2024 , the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 10, BLOCK 45, FAIRWAY, UNIT 2, ACCORDING TO THE PLAT THEREOF, RECORDED IN MAP BOOK 27, PAGES 82 AND 83 OF THE PUBLIC RECORDS OF VOLUSIA 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 DESCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

REQUESTS FOR ACCOMMODATIONS BY PERSONS WITH DISABILITIES

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114, (386) 257-6096, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the appearance is less than 7 days; if you are hearing or voice impaired, call 711.

THESE ARE NOT COURT INFORMATION NUMBERS

SOLICITUD DE ADAPTACIONES PARA PERSONAS CON DISCAPACIDADES

Si usted es una persona con discapacidad que necesita una adaptacin para poder participar en este procedimiento, usted tiene el derecho a que se le proporcione cierta asistencia, sin incurrir en gastos. Comunquese con la Oficina de Administracin Judicial (Court Administration), 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114, (386) 257-6096, con no menos de 7 das de antelacin de su cita de comparecencia ante el juez, o de inmediato al recibir esta notificacin si la cita de comparecencia est dentro de un plazo menos de 7 das; si usted tiene una discapacidad del habla o del odo, llame al 711.

ESTOS NUMEROS TELEFONICOS NO SON PARA OBTENER INFORMACION JUDICIAL

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 11/11/2024.
By: /s/ Sheena M. Diaz
Sheena M. Diaz
Florida Bar No.: 97907
Roy Diaz, Attorney of Record
Florida Bar No. 767700
Diaz Anselmo & Associates, P.A.
Attorneys for Plaintiff
499 NW 70th Ave., Suite 309
Fort Lauderdale, FL 33317
Telephone: (954) 564-0071
Facsimile: (954) 564-9252
Service E-mail: answers@dallegal.com
1491-175068 / TM1
November 14, 21, 2024 24-00579I

SAVE TIME
Email your Legal Notice
legal@observerlocalnews.com

FIRST INSERTION

NOTICE OF ADMINISTRATION
IN THE CIRCUIT COURT, SEVENTH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA
CASE NO.: 2024-13553-PRDL
IN RE: ESTATE OF :
STANLEY MERLE WATTS, JR.,
Deceased.

The administration of the estate of STANLEY MERLE WATTS, JR, deceased, File Number 2024-13553-PRDL, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is Post Office Box 6043, DeLand, FL 32721. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All interested persons who have objections that challenge the validity of the will, the qualifications of the personal representative, venue, or jurisdiction of the court are required to file their objections with this court, WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

Publication of this Notice has begun on November 14, 2024.

Daniel Patrick Michael Watts,
Personal Representative
3370 Tsoro Circle
New Smyrna Beach, FL 32168
ROBERT ROBINS, ESQUIRE
P.O. Box 1649
Daytona Beach, FL 32115
(386) 252-5212
RobertRobinsLaw@hotmail.com
Fla. Bar #356026
Attorney for: Personal Representative
November 14, 21, 2024 24-00569I

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT, SEVENTH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA
CASE NO.: 2024-13553-PRDL
IN RE: ESTATE OF :
STANLEY MERLE WATTS, JR.,
Deceased.

The administration of the estate of STANLEY MERLE WATTS, JR., deceased, whose date of death was September 5, 2024, File Number 2024-13553-PRDL, DIVISION 10, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is Post Office Box 6043, DeLand, Florida 32721. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, and whom have been served a copy of this notice, must file their claims with the Court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE 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 persons having claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, must file their claim 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 14, 2024.

Daniel Patrick Michael Watts,
Personal Representative
3370 Tsoro Circle
New Smyrna Beach, FL 32168
ROBERT ROBINS, ESQUIRE
P.O. Box 1649
Daytona Beach, FL 32115
(386) 252-5212
RobertRobinsLaw@hotmail.com
Fla. Bar #356026
Attorney for: Personal Representative
November 14, 21, 2024 24-00568I

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA
CASE NO.: 2024 11526 CICI
TOWD POINT MORTGAGE TRUST 2017-3, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE,
Plaintiff, vs.
TAKISHA HAWKINS; UNKNOWN SPOUSE OF TAKISHA HAWKINS; WILMINGTON SAVINGS FUND SOCIETY, FSB D/B/A CHRISTIANA TRUST AS TRUSTEE FOR PNPMS TRUST III; RFTA PROPERTIES LLC; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, and ALL OTHER UNKNOWN PARTIES, et.al.,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Amended Final Summary Judgment of Foreclosure (In Rem) dated November 7, 2024 nunc pro tunc to October 23, 2024, entered in Civil Case No.: 2024 11526 CICI of the Circuit Court of the Seventh Judicial Circuit in and for Volusia County, Florida, wherein TOWD POINT MORTGAGE TRUST 2017-3, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, Plaintiff, and TAKISHA HAWKINS; WILMINGTON SAVINGS FUND SOCIETY, FSB D/B/A CHRISTIANA TRUST AS TRUSTEE FOR PNPMS TRUST III; RFTA PROPERTIES LLC, are Defendants.

LAURA E. ROTH, The Clerk of the Circuit Court, will sell to the highest bidder for cash, at www.volusia.realforeclose.com, at 11:00 AM, on the 17th day of January, 2025, the following described real property as set forth in said Judgment, to wit:

SEE EXHIBIT 'A' – LEGAL DESCRIPTION

EXHIBIT 'A'
LEGAL DESCRIPTION

LOT 13, DERBYSHIRE SUBDIVISION, ACCORDING TO THE MAP IN MAP BOOK 25, PAGE 15, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA; BEING ALSO DESCRIBED AS FOLLOWS:

THAT PART OF SECTION 1, TOWNSHIP 15 SOUTH, RANGE 32 EAST MORE PARTICULARLY DESCRIBED AS FOLLOWS: FROM A REFERENCE POINT BEING THE NORTHWEST CORNER OF LOT 17, LEWIS SUBDIVISION, ADDITION NO. 1, AS RECORDED IN MAP BOOK 23, PAGE 206, PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA; RUN N. 89° 50' WEST 25 FEET TO A POINT IN THE CENTER LINE OF LEWIS DRIVE, A 50 FOOT STREET AS SHOWN ON THE SAID PLAT OF LEWIS SUBDIVISION, ADDITION NO. 1; THENCE N 0° 10' EAST ALONG SAID CENTER LINE OF LEWIS DRIVE EXTENDED FOR A DISTANCE OF 16.83 FEET TO THE INTERSECTION WITH THE CENTER LINE OF A 50 FOOT STREET KNOWN AS FIFTH STREET EXTENDED; THENCE N 68° 52' 30" EAST ALONG SAID CENTER LINE FOR A DISTANCE OF 109.41 FEET TO A POINT THEREIN; THENCE N 65° 10' EAST ALONG SAID CENTER LINE FOR A DISTANCE OF 125 FEET TO A POINT THEREIN, BEING THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE N. 25° WEST FOR A DISTANCE OF 110 FEET TO A POINT; THENCE N 65° 10' EAST FOR A DISTANCE OF 125 FEET TO A POINT IN THE CENTER LINE OF A 50 FEET STREET KNOWN AS DERBYSHIRE ROAD EXTENDED: THENCE S 25° EAST ALONG SAID CENTER LINE, FOR A DISTANCE OF 110 FEET TO THE INTERSECTION WITH THE CENTER LINE OF FIFTH STREET EXTENDED, AFORESAID; THENCE S 65° 10' WEST, ALONG SAID CENTER LINE FOR A DISTANCE OF 125 FEET TO THE POINT OF BEGINNING.

If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk before the clerk reports the surplus as unclaimed. If you fail to file a timely 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.

REQUESTS FOR ACCOMMODATIONS BY PERSONS WITH DISABILITIES

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration, 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the appearance is less than 7 days; if you are hearing or voice impaired, call 711.

THESE ARE NOT COURT INFORMATION NUMBERS

SOLICITUD DE ADAPTACIONES PARA PERSONAS CON DISCAPACIDADES Si usted es una persona con discapacidad que necesita una adaptación para poder participar en este procedimiento, usted tiene el derecho a que se le proporcione cierta asistencia, sin incurrir en gastos. Comuníquese con la Oficina de Administración Judicial (Court Administración), 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096, con no menos de 7 días de antelación de su cita de comparecencia ante el juez, o de inmediato alrecibir esta notificación si la cita de comparecencia está dentro de un plazo menos de 7 días; si usted tiene una discapacidad del habla o del oído, llame al 711.

ESTOS NUMEROS TELEFONICOS NO SON PARA OBTENER INFORMACION JUDICIAL

Dated: November 8, 2024
/s/ Brian L. Rosaler
By: Brian L. Rosaler
Florida Bar No.: 0174882.
Attorney for Plaintiff:
Brian L. Rosaler, Esquire
Popkin & Rosaler, P.A.
1701West Hillsboro Boulevard
Suite 400
Deerfield Beach, FL 33442
Telephone: (954) 360-9030
Facsimile: (954) 420-5187
23-50843
November 14, 21, 2024 24-00572I

FIRST INSERTION

NOTICE OF DEFAULT AND FORECLOSURE SALE

WHEREAS, on November 23, 2012, a certain Mortgage was executed by JOANNE WOODS as mortgagor in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC. as mortgagee [and AMERICAN ADVISORS GROUP as lender], and was recorded on January 10, 2013, in Book 6804, Page 3299 [as Instrument No. 2013-005555] in the Office of the Clerk of Court, Volusia County, Florida; and

WHEREAS, the Mortgage was insured by the United States Secretary of Housing and Urban Development (the Secretary) pursuant to the National Housing Act for the purpose of providing single family housing; and

WHEREAS, the Mortgage is now owned by the Secretary, pursuant to an assignment dated September 5, 2018, and recorded on November 5, 2018, in Book 7618, Page 3402, [as Instrument Number 2018222700], in the Office of the Clerk of Court, Volusia County, Florida; and

WHEREAS, a default has been made in the covenants and conditions of the Mortgage in that the Borrower, JOANNE WOODS, has died and the Property is not the principal residence of at least one surviving borrower, and the outstanding balance remains wholly unpaid as of the date of this notice, and no payment has been made sufficient to restore the loan to currency; and

WHEREAS, the entire amount delinquent as of September 25, 2024 is $116,936.02; and

WHEREAS, by virtue of this default, the Secretary has declared the entire amount of the indebtedness secured by the Mortgage to be immediately due and payable;

NOW THEREFORE, pursuant to powers vested in me by the Single Family Mortgage Foreclosure Act of 1994, 12 U.S.C. 3751 et seq., by 24 CFR part 27, subpart B, and by the Secretary's designation of me as Foreclosure Commissioner, recorded on April 18, 2024 in Book 8545, Page 2600 [as Instrument No. 2024075814], in the Office of the Clerk of Court, Volusia County, Florida, notice is hereby given that on December 6, 2024 at 12:00 p.m. local time, all real and personal property at or used in connection with the following described premises ("Property") will be sold at public auction to the highest bidder:

The following described land, situate, lying and being in Volusia County, Florida, to wit:

The Southerly three-fourths and five-tenths (43.5) feet of Lot Seventeen (17) of FRANK W. SAMS' SUBDIVISION according to the map or plat thereof as recorded in Plat Book Four (4), page Thirty (30) of the Public Records of Volusia County, Florida

BEING the same property conveyed to Joanne Woods by Deed from Harry C. Bishop and May T. Bishop, dated July 8, 1974 and recorded July 16, 1974 at Book 1745, Page 1049.

Commonly known as: 431 Sheldon Street, New Smyrna Beach, Florida 32168

The sale will be held at front steps of the Volusia County Clerk of the Circuit Court Courthouse at 101 N. Alabama Ave., Deland, FL 32724.

The Secretary of Housing and Urban Development will bid $120,967.31.

There will be no proration of taxes, rents or other income or liabilities, except that the purchaser will pay, at or before closing, his prorata share of any real estate taxes that have been paid by the Secretary to the date of the Foreclosure sale.

When making their bids, all bidders except the Secretary must submit a deposit totaling $12,096.73 [10% of the Secretary's bid] in the form of a certified check or cashier's check made out to the Secretary of HUD. A deposit need not accompany each oral bid. If the successful bid is oral, a deposit of $12,096.73 must be presented before the bidding is closed. The deposit is nonrefundable. The remainder of the purchase price must be delivered within 30 days of the sale or at such other time as the Secretary may determine for good cause shown, time being of the essence. This amount, like the bid deposits, must be delivered in the form of a certified or cashier's check. If the Secretary is the highest bidder, he need not pay the bid amount in cash. The successful bidder will pay all conveying fees, all real estate and other taxes that are due on or after the delivery date of the remainder of the payment and all other costs associated with the transfer of title. At the conclusion of the sale, the deposits of the unsuccessful bidders will be returned to them.

The Secretary may grant an extension of time within which to deliver the remainder of the payment. All extensions will be for 15-day increments for a fee of $500.00, paid in advance. The extension fee shall be in the form of a certified or cashier's check made payable to the Secretary of HUD. If the high bidder closes the sale prior to the expiration of any extension period, the unused portion of the extension fee shall be applied toward the amount due.

If the high bidder is unable to close the sale within the required period, or within any extensions of time granted by the Secretary, the high bidder may be required to forfeit the cash deposit or, at the election of the foreclosure commissioner after consultation with the HUD representative, will be liable to HUD for any costs incurred as a result of such failure. The Commissioner may, at the direction of the HUD representative, offer the property to the second highest bidder for an amount equal to the highest price offered by that bidder.

There is no right of redemption, or right of possession based upon a right of redemption, in the mortgagor or others subsequent to a foreclosure completed pursuant to the Act. Therefore, the Foreclosure Commissioner will issue a Deed to the purchaser(s) upon receipt of the entire purchase price in accordance with the terms of the sale as provided herein. HUD does not guarantee that the property will be vacant.

The scheduled foreclosure sale shall be cancelled or adjourned if it is established, by documented written application of the mortgagor to the Foreclosure Commissioner not less than 3 days before the date of sale, or otherwise, that the default or defaults upon which the foreclosure is based did not exist at the time of service of this notice of default and foreclosure sale, or all amounts due under the mortgage agreement are tendered to the Foreclosure Commissioner, in the form of a certified or cashier's check payable to the Secretary of HUD, before public auction of the property is completed.

The amount that must be paid if the mortgage is to be reinstated prior to the scheduled sale is $116,936.02 as of September 25, 2024, plus all other amounts that would be due under the mortgage agreement if payments under the mortgage had not been accelerated, advertising costs and postage expenses incurred in giving notice, mileage by the most reasonable road distance for posting notices and for the Foreclosure Commissioner's attendance at the sale, reasonable and customary costs incurred for title and lien record searches, the necessary out-of-pocket costs incurred by the Foreclosure Commissioner for recording documents, a commission for the Foreclosure Commissioner, and all other costs incurred in connection with the foreclosure prior to reinstatement.

Tender of payment by certified or cashier's check or application for cancellation of the foreclosure sale shall be submitted to the address of the Foreclosure Commissioner provided below.

Date: October 30, 2024
Foreclosure Commissioner
Peter E. Lanning, Esq.
eXL Legal, PLLC
12425 28th Street N., Suite 200
St. Petersburg, FL 33716
Telephone (727) 536-4911
Facsimile (727) 536-2755
November 14, 21, 28, 2024 24-00565I

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA
CASE NO. 2024 11238 CICI
DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR HARBORVIEW MORTGAGE LOAN TRUST, MORTGAGE LOAN PASS-THROUGH CERTIFICATES, SERIES 2007-5,
Plaintiff, vs.
UNKNOWN HEIRS OF ROY D. GORSKI A/K/A ROY GORSKI; BARBARA JEAN LEVINS AS TRUSTEE OF THE TRUST AGREEMENT DATED JANUARY 22, 2008; UNKNOWN BENEFICIARIES OF THE TRUST AGREEMENT DATED JANUARY 22, 2008; CITY OF DAYTONA BEACH, FLORIDA; GOODLEAP, LLC F/K/A LOANPAL, LLC; BARBARA JEAN LEVINS;
Defendants

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated November 6, 2024, and entered in Case No. 2024 11238 CICI, of the Circuit Court of the Seventh Judicial Circuit in and for VOLUSIA County, Florida. DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR HARBORVIEW MORTGAGE LOAN TRUST, MORTGAGE LOAN PASS-THROUGH CERTIFICATES, SERIES 2007-5, is Plaintiff, and UNKNOWN HEIRS OF ROY D. GORSKI A/K/A ROY GORSKI; BARBARA JEAN LEVINS AS TRUSTEE OF THE TRUST AGREEMENT DATED JANUARY 22, 2008; UNKNOWN BENEFICIARIES OF THE TRUST AGREEMENT DATED JANUARY 22, 2008; CITY OF DAYTONA BEACH, FLORIDA; GOODLEAP, LLC F/K/A LOANPAL, LLC; BARBARA JEAN LEVINS; are defendants. Laura E. Roth, Clerk of Circuit Court for VOLUSIA, County Florida will sell to the highest and best bidder for cash Via the Internet at www.volusia.realforeclose.com, at 11:00 a.m., on the _11TH_ day of DECEMBER_, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 83, DOUGLAS PARK NO. 3, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 19, PAGE(S) 65, PUBLIC RECORDS OF VOLUSIA 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 Anne Pierce, Court Administration, 101 N. Alabama Avenue, Suite D-305, Deland, Florida 32724 Phone no. 386-626-6561 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.

Si usted es una persona minusválida que necesita algún acomodamiento para poder participar en este procedimiento, usted tiene derecho, sin tener gastos propios, a que se le provea cierta ayuda. Tenga la amabilidad de ponerse en contacto con Anne Pierce, Court Administration, 101 N. Alabama Avenue, Suite D-305, Deland, Florida 32724 Phone no. 386-626-6561 por lo menos 7 días antes de la cita fijada para su comparecencia en los tribunales, o inmediatamente después de recibir esta notificación si el tiempo antes de la comparecencia que se ha programado es menos de 7 días; si usted tiene discapacitación del oído o de la voz, llame al 711.

Si ou se yon moun ki andikape ou enfim ki bezwen akomodasyon pou w ka patisipe nan pwosedi sa, ou kalifye san ou pa gen okenn lajan pou w peye, gen pwovizyon pou jwen kèk èd. Tanpri kontakte Anne Pierce, Court Administration, 101 N. Alabama Avenue, Suite D-305, Deland, Florida 32724 Phone no. 386-626-6561 nan 7 jou anvan dat ou gen randevou pou parèt nan tribinal la, oubyen imedyatman apre ou fin resevwa konvokasyon an si lè ou gen pou w parèt nan tribinal la mwens ke 7 jou; si ou gen pwoblèm pou w tande oubyen pale, rele 711.

Dated this 11th day of November, 2024.
VAN NESS LAW FIRM, PLC
1239 E. Newport Center Drive, Suite 110
Deerfield Beach, Florida 33442
Ph: (954) 571-2031
PRIMARY EMAIL:
Pleadings@vanlawfl.com
/s/ Mark Elia
Mark C. Elia, Esq.
Florida Bar #: 695734
PHH19467-24/sap
November 14, 21, 2024 24-00580I

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 2024 12269 CIDL
U.S. BANK NATIONAL ASSOCIATION,
Plaintiff, vs.
DARREN NEALY; FLORIDA HOUSING FINANCE CORPORATION; UNITED STATES OF AMERICA ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN SPOUSE OF DARREN NEALY; 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), LAURA E. ROTH as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.volusia.realforeclose.com at, 11:00 AM on the 17 day of December, 2024, the following described property as set forth in said Final Judgment, to wit:

LOTS 24, 25, 26 AND THE NORTH 11 FEET OF LOT 27, BLOCK B, STETSON HIGHLANDS, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 10, PAGE 118, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.

PROPERTY ADDRESS: 521 S DEXTER AVE, DELAND, FL 32720

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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance.

To request such an accommodation, please contact Court Administration in advance of the date the service is needed:

Court Administration
125 E. Orange Ave., Ste. 300
Daytona Beach, FL 32114
(386) 257-6096

Hearing or voice impaired, please call 711.

Dated this 8 day of November 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
24-02007
November 14, 21, 2024 24-00570I

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 2023 12073 CIDL
Freedom Mortgage Corporation,
Plaintiff, vs.
UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OF CATHERINE THECKLA VELARDI AKA CATHY VELARDI, DECEASED, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2023 12073 CIDL of the Circuit Court of the SEVENTH Judicial Circuit, in and for Volusia County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and CATHERINE MANIGAULT AKA CATHERINE VELARDI MANIGAULT, AS KNOWN HEIR OF CATHERINE THECKLA VELARDI AKA CATHY VELARDI, DECEASED; UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OF CATHERINE THECKLA VELARDI AKA CATHY VELARDI, DECEASED; LUIGI VELARDI, AS KNOWN HEIR OF CATHERINE THECKLA VELARDI AKA CATHY VELARDI, DECEASED; SOLAR MOSAIC, INC.; DELTONA WOODS COMMUNITY ASSOCIATION. INC; UNKNOWN SPOUSE OF LUIGI VELARDI are the Defendants, that Laura Roth, Volusia County Clerk of Court will sell to the highest and best bidder for cash at, www.volusia.realforeclose.com, beginning at 11:00 AM on the 9th day of January, 2025, the following described property as set forth in said Final Judgment, to wit:

LOT 63, DELTONA WOODS UNIT 2, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN MAP BOOK 43, PAGE 172 THROUGH 176, INCLUSIVE, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA

TAX ID: 810517000630

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.

REQUESTS FOR ACCOMODATIONS BY PERSONS WITH DISABILTIES If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at not cost to you, to the provision of certain assistance. Please contact Court Administration, 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the appearance is less than 7 days;if you are hearing or voice impaired, call 711.

THESE ARE NOT COURT INFORMATION NUMBERS

SOLICITUD DE ADAPTACIONES PARA PERSONAS CON DISCAPACIDADES

Si usted es una persona con discapacidad que necesita una adaptación para poder participar en este procedimiento, usted tiene el derecho a que se le proporcione cierta asistencia, sinincurrir en gastos. Comuníquese con la Oficina de Administración Judicial (Court Administración), 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096, con no menos de 7 días de antelación de su cita de comparecencia ante el juez, o de inmediato al recibir esta notificación si la cita de comparecencia está dentro de un plazo menos de 7 días; si usted tiene una discapacidad del habla o del oído, llame al 711.

ESTOS NUMEROS TELEFONICOS NO SON PARA OBTENER INFORMACION JUDICIAL

Dated this 8th day of November, 2024.
BROCK & SCOTT, PLLC
Attorney for Plaintiff
4919 Memorial Hwy, Suite 135
Tampa, FL 33634
Phone: (954) 618-6955
Fax: (954) 618-6954
FLCourtDocs@brockandscott.com
By /s/Justin J. Kelley
Justin J. Kelley, Esq.
Florida Bar No. 32106
File # 23-F01774
November 14, 21, 2024 24-00571I

FIRST INSERTION

NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 2023 31905 CICI
CARRINGTON MORTGAGE SERVICES LLC,
Plaintiff, vs.
JOYCE A. BUSCH AKA JOYCE BUSCH, et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated October 16, 2024, and entered in Case No. 2023 31905 CICI of the Circuit Court of the Seventh Judicial Circuit in and for Volusia County, Florida in which Carrington Mortgage Services LLC, is the Plaintiff and Joyce A. Busch aka Joyce Busch, United States of America Acting through Secretary of Housing and Urban Development, Volusia County Clerk of the Circuit Court, The Orchard, Phase I, Homeowner's Association, Inc., are defendants, the Volusia County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at electronically/online at http://www.volusia.realforeclose.com, Volusia County, Florida at 11:00AM EST on the December 4, 2024 the following described property as set forth in said Final Judgment of Foreclosure:

LOT 46, THE ORCHARD - PHASE I, ACCORDING TO THE MAP AS RECORDED IN MAP BOOK 44, PAGE 14, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.

A/K/A 166 DESKIN DR SOUTH DAYTONA FL 32119

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.

ATTENTION PERSONS WITH DISABILITIES:

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration, 125 E. Orange Ave., St. 300, Daytona Beach, FL 32114, 386-257-6096, within 2 days of your receipt of this notice. If you are hearing impaired, call 1-800-955-8771; if you are voice impaired, call 1-800-955-8770.

THIS IS NOT A COURT INFORMATION LINE. To file response please contact Volusia County Clerk of Court, 101 N. Alabama Ave., DeLand, Fl 32724, Tel: (386) 736-5907.

Dated this 6 day of November, 2024.
ALBERTELLI LAW
P. O. Box 23028
Tampa, FL 33623
Tel: (813) 221-4743
Fax: (813) 221-9171
eService: servealaw@albertellilaw.com
By: /s/ Nathan Gryglewicz
Florida Bar #762121
Nathan Gryglewicz, Esq.
CT - 23-004293
November 14, 21, 2024 24-00566I

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 13898 PRDL
IN RE: ESTATE OF ALBERTA LOUISE BRANDENBURG, Deceased.

The administration of the estate of ALBERTA LOUISE BRANDENBURG, deceased, whose date of death was July 30, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is Po Box 6043, DeLand, FL 32721-6043. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is: November 14, 2024.

ALBERT THOMAS
Personal Representative
2300 East Graves Avenue, Suite 2350
Cypress
Orange City, FL 32763
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
November 14, 21, 2024 24-00567I

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 11/22/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1981 FLEE HS FLFL2110A & FLFL2110B . Last Tenants: GARY ALLEN MCKINLEY and all unknown parties beneficiaries heirs . Sale to be at MHC PICKWICK LLC, 4500 S CLYDE MORRIS BLVD, PORT ORANGE, FL 32129. 813-282-5925.

Nov. 7/14 24-00151V

SUBSEQUENT INSERTIONS

THIRD INSERTION

NOTICE OF SUSPENSION

To: JAMES M. WALSH, III
Case No: CD202408443/D 3233105

A Notice of Suspension to suspend your license and eligibility for licensure has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708, Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law.

Oct. 31; Nov. 7, 14, 21, 2024 24-00549I

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 11/22/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1990 NOMA TV 1SN900R21LJ000274 . Last Tenants: BRUCE EDWARD FEENER and all unknown parties beneficiaries heirs . Sale to be at MHC ROSE BAY LLC DBA ROSE BAY RV RESORT, 5200 SOUTH NOVA ROAD, PORT ORANGE, FL 32127. 813-282-6754.

Nov. 7/14 24-00148V

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 11/22/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1981 AMI TV 9PE0529B1012031 . Last Tenants: BARBARA DAVIS AND ERIC LEE TUTEN and all unknown parties beneficiaries heirs . Sale to be at MHC ROSE BAY LLC DBA ROSE BAY RV RESORT, 5200 SOUTH NOVA ROAD, PORT ORANGE, FL 32127. 813-282-6754.

Nov. 7/14 24-00149V

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 13865 PRDL
IN RE: ESTATE OF
BLANCA RUTH MORENO a/k/a BLANCA MORENO,
Deceased.

The administration of the Estate of Blanca Ruth Moreno a/k/a Blanca Moreno, deceased, whose date of death was March 13, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is P.O. Box 6043, Deland, Florida 32721. The names and addresses of the Personal Representative and the Personal Representative's Attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is November 7, 2024.

Personal Representative:
Gabriela Gonzalez
13117 SW 248th Street, Apt. 308
Homestead, Florida 33032
Attorney for Personal Representative:
Ashly Mae Guernaccini, Attorney
Florida Bar Number: 1022329
314 S. Missouri Avenue, Suite 201
Clearwater, Florida 33756
Telephone: (727) 477-2255
Fax: (727) 234-8024
E-Mail: ashly@atcauselaw.com
Secondary E-Mail:
Ashley.cribbis@atcauselaw.com
November 7, 14, 2024 24-00564I

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 13636 PRDL
IN RE: ESTATE OF
CARMEN B. MORALES,
Deceased.

The administration of the estate of CARMEN B. MORALES, deceased, whose date of death was June 2, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is PO Box 6043, DeLand, FL 32721-6043. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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.

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: November 7, 2024.

STANLEY GERARD MORALES
Personal Representative
5 Country Club Drive
Ormond Beach, FL 32176
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
November 7, 14, 2024 24-00562I

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 12230 PRDL
Division 10
IN RE: ESTATE OF
JOSEPH SARGENTI
Deceased.

The administration of the estate of Joseph Sargenti, deceased, whose date of death was March 25, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is P.O. Box 6043, DeLand, FL 32721. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is November 7, 2024.

Personal Representative:
Elizabeth Ann Sargenti
727 Mosaic Boulevard
Daytona Beach, Florida 32127
Attorney for Personal Representative:
Rodolfo Suarez Jr. Esq., Attorney
Florida Bar Number: 013201
9100 South Dadeland Blvd, Suite 1620
Miami, Florida 33156
Telephone: 305-448-4244
E-Mail: rudy@suarezlawyers.com
Secondary E-Mail:
eca@suarezlawyers.com
November 7, 14, 2024 24-00555I

SECOND INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT
IN AND FOR VOLUSIA COUNTY, FLORIDA
CASE NO.: 2020 10998 CIDL
DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2007-1 NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2007-1,
Plaintiff, vs.
INEZ C. BRACY A/K/A INEZ CHRISTINE BRACY A/K/A INEZ BRACY EL; UNKNOWN SPOUSE OF INEZ C. BRACY A/K/A INEZ CHRISTINE BRACY A/K/A INEZ BRACEY EL; VICTORIA GARDENS HOMEOWNERS ASSOCIATION, INC.; V.P. HOMEOWNERS ASSOCIATION, INC.; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR NOVASTAR MORTGAGE, INC.; INEZ CHRISTINE BRACY NON-COMBATIVE, NON-BELLIGERENT, NON-ADVERSE PRIVATE FOUNDATION,
Defendant(s).

NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Summary Final Judgment of Foreclosure dated August 14, 2024, and entered in Case No. 2020 10998 CIDL of the Circuit Court of the 7TH Judicial Circuit in and for Volusia County, Florida, wherein Deutsche Bank National Trust Company, as Trustee for NovaStar Mortgage Funding Trust, Series 2007-1 NovaStar Home Equity Loan Asset-Backed Certificates, Series 2007-1, is Plaintiff and Inez C. Bracy A/K/A Inez Christine Bracy A/K/A Inez Bracy El; Unknown Spouse of Inez C. Bracy A/K/A Inez Christine Bracy A/K/A Inez Bracey El; Victoria Gardens Homeowners Association, Inc. V.P.; Homeowners Association, Inc.; Mortgage Electronic Registration Systems, Inc., As Nominee For Novastar Mortgage, Inc.; Inez Christine Bracy Non-Combative, Non-Belligerent, Non-Adverse Private Foundation, are Defendants, the Office of the Clerk, Volusia County Clerk of the Court will sell via online auction at www.volusia.realforeclose.com at 11:00 a.m. on the 12th day of December, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 288, VICTORIA PARK INCREMENT TWO NORTHEAST, ACCORDING TO THE PLAT THEREOF AS RECORDED IN MAP BOOK 50, PAGES 111 THROUGH 114, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA

Property Address: 902 Heron Pt Cir, Deland, Florida 32724

and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mortgage.

Any person claiming an interest in the surplus funds from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim 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 Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114, (386) 257-6096 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated: 10/20/2024
McCabe, Weisberg & Conway, LLC
By: Craig Stein
Craig Stein, Esq.
Fl Bar No. 0120464
McCabe, Weisberg & Conway, LLC
3222 Commerce Place, Suite A
West Palm Beach, Florida, 33407
Telephone: (561) 713-1400
Email: FLpleadings@mwc-law.com
File No: 20-401152
November 7, 14, 2024 24-00557I

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-13709-PRDL
IN RE: ESTATE OF
ROBERT GARY CONNORS
Deceased.

The administration of the estate of ROBERT GARY CONNORS, deceased, whose date of death was June 22, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 North Alabama Avenue, DeLand, Florida 32724. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The 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 Florida Statute Sections 732.216- 732.228, applies, or may apply, unless a written demand is made by a creditor as specified under Florida Statutes section 732.2211.

The date of first publication of this notice is November 7, 2024.

Personal Representative:
/s/ MICHELE P. CONNORS
970 John Anderson Drive
Ormond Beach, Florida 32176
Attorney for Personal Representative:
/s/ Regina Rabitaille, Esquire
E-mail Addresses:
regina.rabitaille@nelsonmullins.com,
chris.perez@nelsonmullins.com
Florida Bar No. 86469
Nelson Mullins Riley & Scarborough LLP
390 North Orange Avenue, Suite 1400
Orlando, Florida 32801
Telephone: (407) 669-4209
November 7, 14, 2024 24-00560I

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT
IN AND FOR VOLUSIA COUNTY, FLORIDA
PROBATE DIVISION
FILE NO.: 2024 11995 PRDL
DIVISION: 10
IN RE: ESTATE OF
WILLIAM CHRISTOPHER COONS,
Deceased.

The administration of the Estate of William Christopher Coons, deceased, whose date of death was June 4, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N. Alabama Ave, DeLand, FL 32724. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

A Personal Representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in 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 November 7, 2024.

Personal Representative:
Bonnie Novel
c/o: Bennett Jacobs & Adams, P.A.
P.O. Box 3300
Tampa, Florida 33601
Attorney for Personal Representative:
Linda Muralt, Esquire
Florida Bar No.: 0031129
Bennett Jacobs & Adams, P.A.
Post Office Box 3300
Tampa, Florida 33601
Telephone: (813) 272-1400
Facsimile: (866) 844-4703
E-mail: LMuralt@bja-law.com
November 7, 14, 2024 24-00561I

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT, SEVENTH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA
PROBATE DIVISION
FILE NO.: 2024 13478 PRDL
DIVISION: 10
IN RE: ESTATE OF
MARY J. DOOLITTLE,
Deceased.

The administration of the estate of MARY J. DOOLITTLE, deceased, whose date of death was July 21, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is Post Office Box 6043, Deland, FL 32721. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is November 7, 2024.

/s/ Michael F. Buchanan
Personal Representative
2345 Route 228
Odessa, NY 14869
/s/ FRED B. SHARE, ESQUIRE
Florida Bar No. 256765
1092 Ridgewood Avenue
Holly Hill, FL 32117
Telephone: (386) 253-1030
Fax: (386) 248-2425
E-Mail: fredshare@cfl.rr.com
2nd E-Mail: brobins@cfl.rr.com
Attorney for Personal Representative
November 7, 14, 2024 24-00563I

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT, SEVENTH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA
PROBATE DIVISION
FILE NO.: 2024 13245 PRDL
DIVISION: 10
IN RE: ESTATE OF
PHYLLIS BONITA TAYLOR
a/k/a PHYLLIS THOMAS TAYLOR,
Deceased.

The administration of the estate of PHYLLIS BONITA TAYLOR a/k/a PHYLLIS THOMAS TAYLOR, deceased, whose date of death was May 13, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is Post Office Box 6043, DeLand, FL 32721. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is November 7, 2024.

/s/ Clifford Taylor III
Personal Representative
14344 Nottingham Way Circle
Orlando, FL 32828
/s/ FRED B. SHARE, ESQUIRE
Florida Bar No. 256765
1092 Ridgewood Avenue
Holly Hill, FL 32117
Telephone: (386) 253-1030
Fax: (386) 248-2425
E-Mail: fredshare@cfl.rr.com
2nd E-Mail: brobins@cfl.rr.com
Attorney for Personal Representative
November 7, 14, 2024 24-00556I

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 11/22/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1971 RAMA HS RF392AE & RF392BE . Last Tenants: ROBERT E HOGAN, ESTATE OF ROBERT E HOGAN AND ALL UNKNOWN PARTIES, BENEFICIARIES, HEIRS, SUCCESSORS, AND ASSIGNS OF ROBERT E HOGAN. Sale to be at COLONIAL COLONY INC DBA COLONIAL COLONY SOUTH, 1275 BEVILLE ROAD, DAYTONA BEACH, FL 32119. 813-241-8269.

Nov. 7/14 24-00147V

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 13744 PRDL
Division 10
IN RE: ESTATE OF
LOIS SEALANDER WARD,
s LOIS S. WARD
Deceased.

The administration of the estate of Lois Sealander Ward, also known as Lois S. Ward, deceased, whose date of death was August 15, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is Post Office Box 6043, DeLand, FL 32721. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is: November 7, 2024.

Personal Representative:
Linda Moedinger
c/o Legacy Law Associates, P.L.
313 S. Palmetto Ave.
Daytona Beach, FL 32114
Attorney for Personal Representative:
Robert M. Holland, Attorney
Florida Bar Number: 938998
Legacy Law Associates, P.L.
313 S. Palmetto Ave.
Daytona Beach, FL 32114
Telephone: (386) 252-2531
Fax: (386) 868-5371
E-Mail: holland@legacylaw313.com
Secondary E-Mail:
linda@legacylaw313.com
November 7, 14, 2024 24-00559I

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 13755 PRDL
Division 10
IN RE: ESTATE OF
MAVIS FRANKEL GREEN,
aka MAVIS F. GREEN
Deceased.

The administration of the estate of Mavis Frankel Green, also known as Mavis F. Green, deceased, whose date of death was June 24, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is Post Office Box 6043, DeLand, FL 32721. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is: November 7, 2024.

Personal Representative:
Shira Balzer
c/o Legacy Law Associates, P.L.
313 S. Palmetto Ave.
Daytona Beach, FL 32114
Attorney for Personal Representative:
Edward A. Dimayuga, Attorney
Florida Bar Number: 50634
Legacy Law Associates, P.L.
313 S. Palmetto Ave.
Daytona Beach, FL 32114
Telephone: (386) 252-2531
Fax: (386) 868-5371
E-Mail: ed@legacylaw313.com
Secondary E-Mail:
paralegal@legacylaw313.com
November 7, 14, 2024 24-00558I

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 11/22/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 2004 DUTM TV 47CFDWT284P609783 . Last Tenants: MELISSA ANN HUDSON and all unknown parties beneficiaries heirs . Sale to be at MHC ROSE BAY LLC DBA ROSE BAY RV RESORT, 5200 SOUTH NOVA ROAD, PORT ORANGE, FL 32127. 813-282-6754.

Nov. 7/14 24-00150V

peekers' place

You're only cheating yourself.

This week's Crossword answers

A	B	A	C	K			W	A	R	L	O	C	K			C	A	P	E	R
R	U	L	I	N	G		I	C	E	B	L	U	E		M	O	D	U	L	E
G	R	E	G	O	R		D	E	S	S	E	R	T		A	V	E	R	S	E
O	P	E	N	W	A	T	E	R				L	O	O	S	E	L	E	A	F
			A	N	N	A			E	T	A			R	E	N	E			
A	T	A			D	O	U	B	L	E	C	L	I	C	K			P	A	C
L	I	T	H	O	S		S	A	I	N	T	E	D		E	L	T	O	R	O
L	A	T	I	N	O		A	M	A	S	S	E	S		L	O	O	T	E	R
O	R	I	G	I	N	S								M	A	R	Y	A	N	N
Y	A	C	H	T		R	O	M	A		C	O	A	L		E	S	S	A	Y
	S	A	G			A	C	I	D		H	A	R	K			O	H	S	
			R	C	A		A	N	D		A	T	T		A	W	L			
S	O	G	O	O	D		N	A	S		R	B	I		N	O	D	E	A	L
C	L	O	U	D	S		A	R	S		I	R	S		A	R	I	A	N	A
A	L	I	N	E			D	E	A	D	S	E	A			N	E	S	T	S
M	I	N	D		B	E	A	T	L	E	M	A	N	I	A		R	Y	E	S
P	E	G		B	R	A		S	T	E	A	D		N	F	L		T	S	O
		S	T	E	E	R	S						O	C	T	O	P	I		
M	A	T	U	R	E		A	R	M	S	P	A	N		E	S	I	G	N	S
E	R	A	S	E	D		W	E	S	T	E	L	M		R	E	P	E	A	T
T	I	G	H	T			S	Y	N	A	P	S	E			S	E	R	B	S

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This week's Celebrity Cipher answers

Puzzle One Solution:
"Reading was a big thing ... books were a big thing. But the things that stick out were the newspapers." James Earl Jones

Puzzle Two Solution:
"I always think authority figures or my boss is going to think something I do is funny, and usually they don't." Jimmy Kimmel

Puzzle Three Solution:
"The biggest thing that I learned growing up, and even now, is if it's right, it's worth it." Josh Duhamel

This week's Sudoku answers

5	2	8	6	9	7	3	4	1
6	1	7	3	4	8	9	5	2
4	9	3	2	5	1	8	7	6
9	5	4	7	1	6	2	8	3
1	8	6	4	2	3	7	9	5
3	7	2	9	8	5	6	1	4
2	6	9	1	7	4	5	3	8
8	3	1	5	6	9	4	2	7
7	4	5	8	3	2	1	6	9

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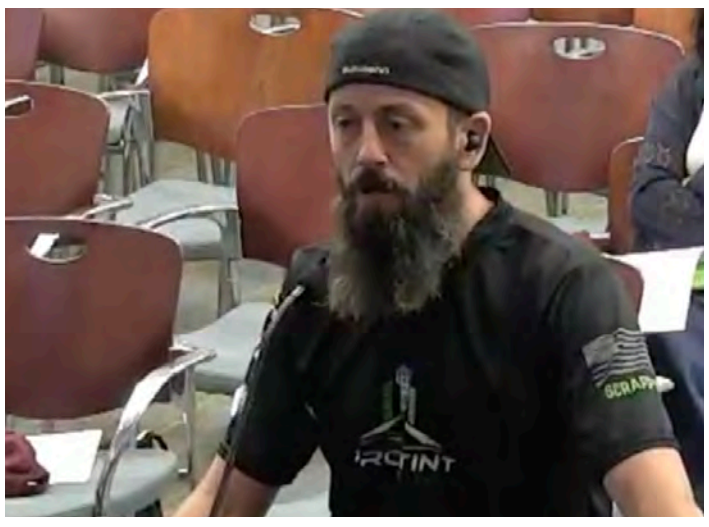
Free dirt? 'Real solutions' needed on drainage

New program would limit each resident to 5 cubic yards of dirt per resident and residents would also be required to move and place the dirt themselves.

SIERRA WILLIAMS
STAFF WRITER



Palm Coast resident Jeremy Davis is one of many residents who says he has drainage issues because a neighboring home was built higher than his own. **Image screenshot from Palm Coast City Council livestream**

> *"That's not going to help me. This is a waste of my time."*
>
> JEREMY DAVIS, Palm Coast resident

Palm Coast could use repurposed dirt to help city residents struggling with drainage issues.

The idea stems from the city's Residential Drainage Advisory Committee, which established in February by the Palm Coast City Council. The committee was formed in response to an outcry from Palm Coast residents who said neighboring new build homes that were built higher than their own was causing flooding on their properties.

The dirt would be cleaned, screened surplus dirt from various city projects, which can then be used by residents "to make improvements on their private properties," city documents state.

"We're not certain that there's going to be a big demand for this, but at least we wanted to put the ask through to you," Donna Stancel said, the committee chair.

This program would limit each resident to 5 cubic yards of dirt. Deputy Stormwater Director Lynn Stevens said that amount of dirt could easily be loaded into the back of a pickup truck for transport.

Residents would also be required to move the dirt themselves, both transporting it to their homes and placing it in their yards, Stevens said. And if they need machinery to place the dirt, those residents would be required to get a city permit for regrading. A lot regrading permit could cost $82, according to the city's website.

The committee's proposed solution is not one-size fits-all, Stancel acknowledged. For one, the dirt would legally have to be available to all Palm Coast residents, not just residents with these specific drainage issues.

FREE DIRT

Surplus Dirt Availability: A maximum of 5 cubic yards of dirt will be available per household.
Pickup Location: Dirt can be collected from the city's dirt screening operation on North Old Kings Road.
Pickup Schedule: Residents will be able to pick up dirt on specific dates and times, to be announced soon.
Eligibility: Palm Coast residents can use the dirt to make improvements on their private properties.

She said the committee is still working on other potential solutions for residents who have drainage problems because of neighboring lots.

In the fall of 2023, residents banded together to ask the council for a building moratorium until the situation was resolved. A moratorium proposed by council member Theresa Carli Pontieri was shot down, but Vice Mayor Ed Danko later proposed the advisory committee to begin brainstorming solutions to help impacted residents.

At the same time, the city's building and stormwater departments made several changes to the city's technical manual. Previously, the city did not have a height limit on how high the new, infill-lot homes could be built, just that they had to be a minimum of 12 inches above the crown of the road.

The technical manual also did not have any regulation about how much higher than a neighboring home the new build could be. Since November 2023, the city has updated its technical manual: New homes cannot be more than 22 inches above the crown of the road, and there can be no more than a 10-inch height difference between the floor elevation of neighboring homes.

Ideally, the change to the requirements will prevent this from happening again, Stevens said in the Nov. 12 meeting. But the updates do not help residents who already had neighboring homes built higher than their own.

Some Palm Coast residents in attendance at the council meeting said that amount of dirt would not be enough.

"I'm telling you right now, this is not going to work," resident Celia Pugliese said.

P Section resident Jeremy Davis has been one of the council's most vocal critics on how the council and city has responded to residents' drainage issues. He has told his story multiple times: Ahouse was built in the empty lot next to his at a much higher height and since then, he said he has had water coming on to his property and even in his home that was never there before.

Davis called the 5 cubic yards offered "hilarious."

"That's not going to help me," Davis said. "This is a waste of my time."

Davis said it would be equally unfair for residents like himself to be required to pay for a permit to fix a problem caused by city staff and builders approving a home built higher than existing homes.

"Come up with real solutions," Davis said.

While the council agreed this was a good first step, Danko said he hopes the committee continues looking for more solutions.

"I think some of these homes are going to require a much bigger fix," Danko said. "An expensive fix, probably, but we just can't let people hang out there."

Stancel and Stevens said the committee has been working on educating residents on what programs are available to help homeowners, like the county's and city's Community Development Block Grant programs. These programs do have limited funding, though, as well as income and other restrictions.

"We're still looking for other solutions, but this is what we have so far," Stancel said.

BRIEFS

Palm Coast Starlight Parade returns Dec. 14

The Starlight Parade is returning to Palm Coast after a four-year hiatus on Saturday, Dec. 14.

The parade — originally canceled because of COVID pandemic restrictions and canceled again in 2023 because of weather conditions — will begin at 6 p.m. in Central Park in Town Center, a city press release said. The parade will travel through Central Avenue, Park Street, Lake Avenue and Bulldog Drive.

"Families, friends, and neighbors are invited to come together to experience the joy and excitement that this beloved parade has brought to Palm Coast for nearly two decades," the press release said.

The 2024 theme is "Winter Wonderland," and will transform the parade into a magical holiday celebration filled with community spirit, vibrant floats, and seasonal cheer.

Though the parade will not begin until 6 p.m., the city will have a multitude of pre-parade activities at Central Park beginning at 3 p.m. Residents will be able to enjoy food trucks, entertainment, and family-friendly activities, including photos with Santa inside Santa's Village.

The line for photos with Santa will close at 5 p.m.

To participate, visit www.palmcoast.gov/events/home/details/starlight-parade. It is free to register and the deadline is Wednesday, Dec. 2.

FIRST INSERTION

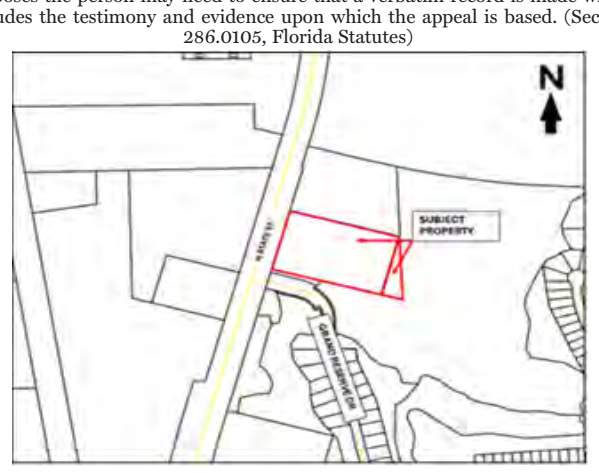
NOTICE OF PUBLIC MEETING
CITY OF BUNNELL, FLORIDA

NOTICE IS HEREBY GIVEN THAT THE CITY OF BUNNELL, FLORIDA will hold a Public Hearing as authorized by law at 7:00 P.M. on the 25th day of November 2024, for the purpose of Second and Final Reading of Ordinance 2024-24 before the City Commission, in the Chambers Meeting Room of the Flagler County Government Services Building (GSB) located at 1769 East Moody Blvd, Bunnell, Florida 32110.

ORDINANCE 2024-24

AN ORDINANCE OF THE CITY OF BUNNELL, FLORIDA AMENDING THE CITY OF BUNNELL 2035 COMPREHENSIVE PLAN, AS PREVIOUSLY AMENDED; PROVIDING FOR THE SMALL-SCALE AMENDMENT TO THE FUTURE LAND USE MAP IN THE FUTURE LAND USE ELEMENT OF THE CITY OF BUNNELL 2035 COMPREHENSIVE PLAN RELATIVE TO CERTAIN REAL PROPERTY CONTAINING 5.63± ACRES, OWNED BY HAMBY CONTRACTING INC., BEARING PARCEL IDS: 03-12-30-0650-00110-0011 AND 03-12-30-0650-00110-0030 LOCATED APPROXIMATELY 40± FEET NORTH OF GRAND RESERVE DRIVE IN THE CITY OF BUNNELL LIMITS FROM FLAGLER COUNTY "AGRICULTURE & TIMBERLANDS" AND CITY OF BUNNELL "SINGLE FAMILY-LOW DENSITY (SF-L)" DESIGNATIONS TO CITY OF BUNNELL "INDUSTRIAL (IND)" DESIGNATION; PROVIDING FOR LEGISLATIVE FINDINGS AND INTENT; PROVIDING FOR ASSIGNMENT OF THE LAND USE DESIGNATION FOR THE PROPERTY; PROVIDING FOR SERVERABILITY; PROVIDING FOR RATIFICATION OF PRIOR ACTS OF THE CITY; PROVIDING FOR THE ADOPTION OF MAPS BY REFERENCE; PROVIDING FOR CONFLICTS; PROVIDING FOR CODIFICATION AND DIRECTIONS TO THE CODE CODIFIER AND PROVIDING FOR AN EFFECTIVE DATE.

ALL INTERESTED PERSONS ARE INVITED TO PARTICIPATE as may be legally permitted on the day of the meeting. Instructions on how to participate by electronic or other means, if legally permitted, would be found on the City of Bunnell's website at www.bunnellcity.us on the homepage. The public is advised to check the City's website for up-to-date information on any changes to the manner in which the meeting will be held and the location. The failure of a person to appear during said hearing and comment on or object to the Ordinance, either in person or in writing, might preclude the ability of such person to contest the Ordinance at a later date. A copy of all pertinent information regarding this proposed ordinance can be obtained at the office of the Bunnell Customer Service Office, 604 E. Moody Blvd. Unit 6, Bunnell, FL 32110. Persons with disabilities needing assistance to attend this proceeding should contact the Bunnell City Clerk at (386) 437-7500 x 5 at least 48-business hours prior to the meeting.
NOTICE: If a person decides to appeal any decision made by the City Commission on this matter a recording of the proceeding may be needed and for such purposes the person may need to ensure that a verbatim record is made which includes the testimony and evidence upon which the appeal is based. (Section 286.0105, Florida Statutes)



Nov. 14 24-00432F

FIRST INSERTION

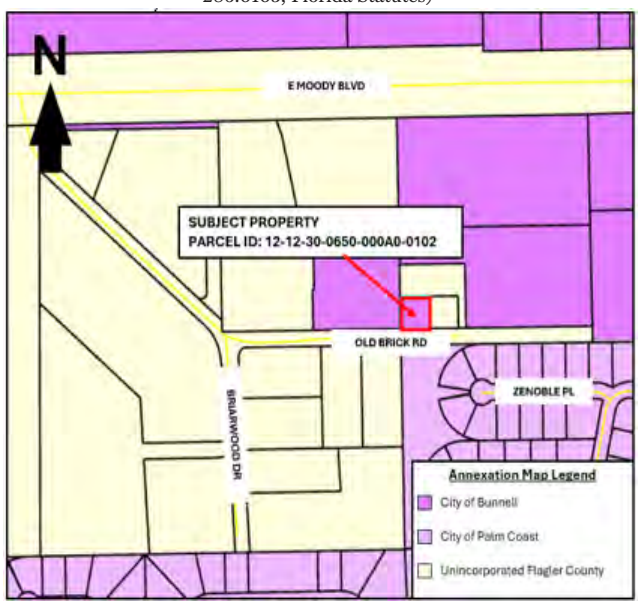
NOTICE OF PUBLIC MEETING
CITY OF BUNNELL, FLORIDA

NOTICE IS HEREBY GIVEN THAT THE CITY OF BUNNELL, FLORIDA will hold a Public Hearing as authorized by law at 7:00 P.M. on the 25th day of November 2024, for the purpose of Second and Final Reading of Ordinance 2024-22, before the City Commission, in the Chambers Meeting Room of the Flagler County Government Services Building (GSB) located at 1769 East Moody Blvd, Bunnell, Florida 32110.

ORDINANCE 2024-22

AN ORDINANCE OF THE CITY OF BUNNELL, FLORIDA, ANNEXING BY VOLUNTARY PETITION CERTAIN REAL PROPERTY TOTALING 0.23± ACRES LOCATED AT 325 OLD BRICK ROAD, BEARING PARCEL ID: 12-12-30-0650-000A0-0102 WHICH IS CONTIGUOUS TO THE CITY OF BUNNELL IN ACCORDANCE WITH THE VOLUNTARY ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA STATUTES, AND OTHER CONTROLLING LAW; REDFINING THE BOUNDARIES OF THE CITY OF BUNNELL TO INCLUDE SAID PROPERTY; PROVIDING FOR LEGISLATIVE FINDINGS; PROVIDING FOR CONDITIONS; DIRECTING THE CITY CLERK TO RECORD THE ORIDNANCE WITH THE CLERK OF THE CIRCUIT COURT, WITH THE CHIEF ADMINSTRATIVE OFFICE OF FLAGLER COUNTY AND WITH THE DEPARTMENT OF STATE; PROVIDING FOR LEGAL DESCRIPTION AND A MAP; REPEALING ALL ORDINANCES IN CONFLICT HEREWITH; PROVIDING FOR SEVERABILITY; PROVIDING FOR NON-CODIFICATION AND THE TAKING OF ADMINISTRATIVE ACTIONS AND PROVIDING FOR AN EFFECTIVE DATE.

ALL INTERESTED PERSONS ARE INVITED TO PARTICIPATE as may be legally permitted on the day of the meeting. Instructions on how to participate by electronic or other means, if legally permitted, would be found on the City of Bunnell's website at www.bunnellcity.us on the homepage. The public is advised to check the City's website for up-to-date information on any changes to the manner in which the meeting will be held and the location. The failure of a person to appear during said hearing and comment on or object to the proposed Ordinance, either in person or in writing, might preclude the ability of such person to contest the Ordinance at a later date. A copy of all pertinent information this ordinance can be obtained at the office of the Bunnell Customer Service Office, 604 E. Moody Blvd. Unit 6, Bunnell, FL 32110. Persons with disabilities needing assistance to attend this proceeding should contact the Bunnell City Clerk at (386) 437-7500 x 5 at least 48-business hours prior to the meeting.
NOTICE: If a person decides to appeal any decision made by the City Commission on this matter a recording of the proceeding may be needed and for such purposes the person may need to ensure that a verbatim record is made which includes the testimony and evidence upon which the appeal is based. (Section 286.0105, Florida Statutes)



Nov. 14/21 24-00426F

FIRST INSERTION

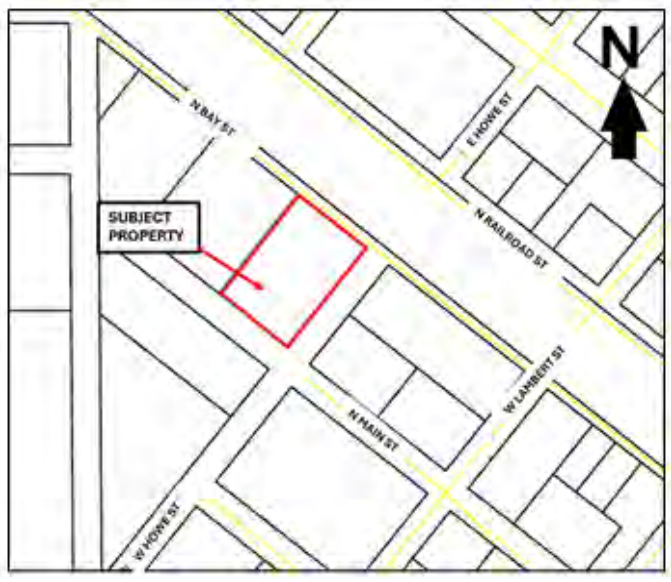
NOTICE OF PUBLIC MEETING
CITY OF BUNNELL, FLORIDA

NOTICE IS HEREBY GIVEN THAT THE CITY OF BUNNELL, FLORIDA will hold a Public Hearing as authorized by law at 7:00 P.M. on the 25th day of November 2024, for the purpose of Second and Final Reading of Ordinance 2024-23 before the City Commission, in the Chambers Meeting Room of the Flagler County Government Services Building (GSB) located at 1769 East Moody Blvd, Bunnell, Florida 32110.

ORDINANCE 2024-23

AN ORDINANCE OF THE CITY OF BUNNELL, FLORIDA AMENDING THE CITY OF BUNNELL 2035 COMPREHENSIVE PLAN, AS PREVIOUSLY AMENDED; PROVIDING FOR THE SMALL-SCALE AMENDMENT TO THE FUTURE LAND USE MAP IN THE FUTURE LAND USE ELEMENT OF THE CITY OF BUNNELL 2035 COMPREHENSIVE PLAN RELATIVE TO CERTAIN REAL PROPERTY CONTAINING 0.76± ACRES, OWNED BY RANDALL AND PENELOPE BUCKLES, BEARING PARCEL ID: 10-12-30-0850-02500-0040 LOCATED AT 305 NORTH BAY STREET IN THE CITY OF BUNNELL LIMITS FROM THE "SINGLE FAMILY-LOW DENSITY (SF-L)" DESIGNATION TO THE "INDUSTRIAL (IND)" DESIGNATION; PROVIDING FOR LEGISLATIVE FINDINGS AND INTENT; PROVIDING FOR ASSIGNMENT OF THE LAND USE DESIGNATION FOR THE PROPERTY; PROVIDING FOR SERVERABILITY; PROVIDING FOR RATIFICATION OF PRIOR ACTS OF THE CITY; PROVIDING FOR THE ADOPTION OF MAPS BY REFERENCE; PROVIDING FOR CONFLICTS; PROVIDING FOR CODIFICATION AND DIRECTIONS TO THE CODE CODIFIER AND PROVIDING FOR AN EFFECTIVE DATE.

ALL INTERESTED PERSONS ARE INVITED TO PARTICIPATE as may be legally permitted on the day of the meeting. Instructions on how to participate by electronic or other means, if legally permitted, would be found on the City of Bunnell's website at www.bunnellcity.us on the homepage. The public is advised to check the City's website for up-to-date information on any changes to the manner in which the meeting will be held and the location. The failure of a person to appear during said hearing and comment on or object to the Ordinance, either in person or in writing, might preclude the ability of such person to contest the Ordinance at a later date. A copy of all pertinent information regarding this proposed ordiance can be obtained at the office of the Bunnell Customer Service Office, 604 E. Moody Blvd. Unit 6, Bunnell, FL 32110. Persons with disabilities needing assistance to attend this proceeding should contact the Bunnell City Clerk at (386) 437-7500 x 5 at least 48-business hours prior to the meeting.
NOTICE: If a person decides to appeal any decision made by the City Commission on this matter a recording of the proceeding may be needed and for such purposes the person may need to ensure that a verbatim record is made which includes the testimony and evidence upon which the appeal is based. (Section 286.0105, Florida Statutes)



Nov. 14 24-00431F

FIRST INSERTION

NOTICE OF PUBLIC MEETING
CITY OF BUNNELL, FLORIDA

NOTICE IS HEREBY GIVEN THAT THE CITY OF BUNNELL, FLORIDA will hold a Public Hearing as authorized by law at 7:00 P.M. on the 25th day of November 2024, for the purpose of Second and Final Reading of Ordinance 2024-25 before the City Commission, in the Chambers Meeting Room of the Flagler County Government Services Building (GSB) located at 1769 East Moody Blvd, Bunnell, Florida 32110.

ORDINANCE 2024-25

AN ORDINANCE OF THE CITY OF BUNNELL, FLORIDA PROVIDING FOR THE REZONING OF CERTAIN REAL PROPERTY CONTAINING 5.63± ACRES, OWNED BY HAMBY CONTRACTING INC., BEARING PARCEL ID: 03-12-30-0650-00110-0011 AND 03-12-30-0650-00110-0030 LOCATED APPROXIMATELY 40± FEET NORTH OF GRAND RESERVE DRIVE IN THE CITY OF BUNNELL LIMITS FROM FLAGLER COUNTY "AC, AGRICULTURAL DISTRICT" AND CITY OF BUNNELL "PUD, PLANNED UNIT DEVELOPMENT" TO CITY OF BUNNELL "L-1, LIGHT INDUSTRIAL DISTRICT"; PROVIDING FOR LEGISLATIVE FINDINGS AND INTENT; PROVIDING FOR THE TAKING OF IMPLEMENTING ADMINISTRATIVE ACTIONS; PROVIDING FOR THE ADOPTION OF MAPS BY REFERENCE; REPEALING ALL CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY; PROVIDING FOR NON-CODIFICATION AND PROVIDING FOR AN EFFECTIVE DATE.

ALL INTERESTED PERSONS ARE INVITED TO PARTICIPATE as may be legally permitted on the day of the meeting. Instructions on how to participate by electronic or other means, if legally permitted, would be found on the City of Bunnell's website at www.bunnellcity.us on the homepage. The public is advised to check the City's website for up-to-date information on any changes to the manner in which the meeting will be held and the location. The failure of a person to appear during said hearing and comment on or object to the Ordinance, either in person or in writing, might preclude the ability of such person to contest the Ordinance at a later date. A copy of all pertinent information regarding this proposed ordiance can be obtained at the office of the Bunnell Customer Service Office, 604 E. Moody Blvd. Unit 6, Bunnell, FL 32110. Persons with disabilities needing assistance to attend this proceeding should contact the Bunnell City Clerk at (386) 437-7500 x 5 at least 48-business hours prior to the meeting.
NOTICE: If a person decides to appeal any decision made by the City Commission on this matter a recording of the proceeding may be needed and for such purposes the person may need to ensure that a verbatim record is made which includes the testimony and evidence upon which the appeal is based. (Section 286.0105, Florida Statutes)

Nov. 14 24-00433F

FLAGLER COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 2022 CA 000361
Wells Fargo Bank, N.A.,
Plaintiff, vs.
Edward L. Stark, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2022 CA 000361 of the Circuit Court of the SEVENTH Judicial Circuit, in and for Flagler County, Florida, wherein Wells Fargo Bank, N.A. is the Plaintiff and Edward L. Stark; Leslie M. Baker are the Defendants, that Tom Bexley, Flagler County Clerk of Court will sell to the highest and best bidder for cash at, www.flagler.realforeclose.com, beginning at 11:00 AM on the 6th day of December, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 17, SAM BROWN SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT AT BOOK 8, PAGE 1, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.

TAX ID: 14-12-30-5750-00000-0170

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration , 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114; (386) 257-6096 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired call 711.

Dated this 8th day of November, 2024.
BROCK & SCOTT, PLLC
Attorney for Plaintiff
4919 Memorial Hwy, Suite 135
Tampa, FL 33634
Phone: (954) 618-6955
Fax: (954) 618-6954
FLCourtDocs@brockandscott.com
By /s/Justin J. Kelley
Justin J. Kelley, Esq.
Florida Bar No. 32106
File # 22-F00750
November 14, 21, 2024 24-00270G

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of Kensington at Old Kings Senior Living located West of the intersection of Old Kings Road and Hidden Lakes Drive, in the County of Flagler in the City of Palm Coast, Florida 32137 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Orange, Florida, this 1st day of November, 2024.
Kensington at Old Kings Road Partners, Ltd.
November 14, 2024 24-00269G

FIRST INSERTION

NOTICE OF MEETING DATE CHANGE TOWN CENTER AT PALM COAST COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors (“**Board**”) of the Town Center at Palm Coast Community Development District (“**District**”) **scheduled for Friday, November 15, 2024 at 10:00 a.m. has been rescheduled to Friday, December 6, 2024 at 10:00 a.m.** at the Hilton Garden Inn Palm Coast/Town Center, located at 55 Town Center Boulevard, Palm Coast, Florida 32164.

There may be occasions when one or more Supervisors will participate via telephone. Any interested person can attend the meetings at the above location and be fully informed of the discussions taking place. The meetings may be continued to a date, time and location to be specified on the record at the meetings without additional publication of notice.

Any person requiring special accommodations at these meetings because of a disability or physical impairment should contact the District Office at (954) 603-0033 at least 48 hours prior to the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service at 7-1-1, or 800-955-8771 (TTY)/800-955-8770 (Voice), for aid in contacting the District Office.

Each person who decides to appeal any action taken by the Board at these meetings is advised that person will need a record of the proceedings and accordingly, the person may need to ensure a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.
Bob Koncar
District Manager
Nov. 14 24-00437F

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 Dryer Vent Cleaning of Palm Coast LLC, located at 389 Palm Coast Prkw SW Suite 4, in the City of Palm Coast, County of Flagler, State of FL, 32137, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 7 of November, 2024.
DVC OF PC LLC
389 Palm Coast Prkw SW Suite 4
Palm Coast, FL 32137
Nov. 14 24-00436F

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 11/29/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1998 COAC TV 1TC2B3372W3001580 . Last Tenants: RACHEL LYNETTE HOLTON AND DEWEY THOMAS HOLTON III and all unknown parties beneficiaries heirs . Sale to be at MHC BULOW PLANTATION LLC, 3345 OLD KINGS RD, FLAGLER BEACH, FL 32136. 813-282-6754.
Nov. 14/21 24-00440F

FIRST INSERTION

Notice Under Fictitious Name Law
According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Colton Senior Care Advisors located at 34 Claridge Court North, in the City of Palm Coast, Flagler County, FL 32137 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 12th day of November, 2024
Scott Colton
Nov. 14 24-00439F

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2018 CA 000256
U.S. BANK NATIONAL ASSOCIATION,
Plaintiff, vs.
ANNEKE DILLARD TURNER, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated March 28, 2019, and entered in 2018 CA 000256 of the Circuit Court of the SEVENTH Judicial Circuit in and for Flagler County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and ANNEKE DILLARD TURNER; UNKNOWN SPOUSE OF ANNEKE DILLARD TURNER; JAMES KUYKENDALL; CARLYN KUYKENDALL ; FLORIDA HOUSING FINANCE CORPORATION are the Defendant(s). TOM W. BEXLEY as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at https://flagler.realforeclose.com, at 11:00 AM, on December 06, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 3, OF BLOCK 47, OF PALM COAST, MAP OF PINE GROVE, SECTION 28, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN MAP BOOK 9, PAGE 51, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.
Property Address: 21 PORT ROYAL DR, PALM COAST, FL 32164

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

IMPORTANT

AMERICANS WITH DISABILITIES ACT. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 101 N. Alabama Ave., Ste D-305, Deland, FL 32724, (386) 257-6096. Hearing or voice impaired, please call 711.

Dated this 11 day of November, 2024.
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
By: \S\Danielle Salem
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email: dsalem@raslg.com
18-151107 - RaO
November 14, 21, 2024 24-00272G

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 11/29/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 2003 SKYO TV 1SL900R283F000388 . Last Tenants: ADAM ELI JUSTUS AKA AMANDA ELIZABETH JUSTUS, AND ANNALEISA SIOBHAN CARRIGAN JUERGENS and all unknown parties beneficiaries heirs . Sale to be at MHC BULOW PLANTATION LLC, 3345 OLD KINGS RD, FLAGLER BEACH, FL 32136. 813-282-6754.
Nov. 14/21 24-00443F

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 11/29/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1988 HYLI TV 19LBA02R9JA861177 . Last Tenants: KEVIN ROBERT BEDNARCHICK AND ROBERT CARL FLYNN and all unknown parties beneficiaries heirs . Sale to be at MHC BULOW PLANTATION LLC, 3345 OLD KINGS RD, FLAGLER BEACH, FL 32136. 813-282-6754.
Nov. 14/21 24-00442F

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 11/29/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1995 TERS TV 1EA4D3925S1465496 . Last Tenants: SUZANNE CLAIRE MORELLI AND ARNOLD DAVID POLK JR and all unknown parties beneficiaries heirs . Sale to be at MHC BULOW PLANTATION LLC, 3345 OLD KINGS RD, FLAGLER BEACH, FL 32136. 813-282-6754.
Nov. 14/21 24-00441F

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 000588
Div:48
IN RE: ESTATE OF CHARLES JOSEPH BENNETT Deceased.

The administration of the estate of CHARLES JOSEPH BENNETT, Deceased, whose date of death was February 28, 2024, is pending in the Circuit Court for FLAGLER County, Florida, Probate Division, the address of which is 1769 E. Moody Blvd. Bunnell, FL 32110. The names and addresses of the personal representative and the personal representative’s attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is November 7, 2024.

DAVID BONNER,
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
Fax: (305) 945-2905
Primary Email: Scott@srblawyers.com
Secondary Email: angelica@srblawyers.com
November 7, 14, 2024 24-00266G

OFFICIAL COURT HOUSE WEBSITES:

FLAGLER COUNTY
flaglerclerk.com

VOLUSIA COUNTY
clerk.org

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR FLAGLER COUNTY, FLORIDA
FILE # 2024 CP 000638
PROBATE, DIVISION # 48
IN RE: ESTATE OF MAYNARD LEROY VANCE, JR. a/k/a MAYNARD L. VANCE, JR., Deceased.

The administration of the estate of MAYNARD LEROY VANCE, JR. a/k/a MAYNARD L. VANCE, JR., deceased, File Number 2024 CP 000638, is pending in the Circuit Court for Flagler, County, Florida, Probate Division, the address of which is 1769 E Moody Blvd Building #1, Bunnell, FL 32110. The name and addresses of the personal representative and the personal representative’s attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent’s estate, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is 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 DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO 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 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, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211, Florida Statutes. [Fl. Prob. R. 5.241]

The date of first publication of this Notice is November 7, 2024.

SONJA HUBBARD
Personal Representative
37 Rosebud Lane, Brewer, Maine 04412
Lyle Hitchens,
Attorney for Personal Representative
729 Terrace Ave. Unit 1,
Daytona Beach, FL 32114
Bar # 0147370,
Ph 386-307-0508
November 7, 14, 2024 24-00267G

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **LB-AMNIA 14 LB-AMNIA 14 SB MUNI CUST FOR** the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s) and year of issuance, the description of the property, and the names in which it is assessed are as follows:

Certificate No:2022 / 191
Year of Issuance:2022
Description of Property:
Block 23, Lot 4 of Daytona North Subdivision, according to the Plat thereof, as recorded in Plat Book 10, at Pages 1-15, of the Public Records of Flagler County, Florida.
Name in which assessed:
Angela H. Hall, Ashley Partlan, Barry M. Heath, Brandon Berwick, Brandy Walker, Candace L. Hall, Carole Escobedo, Devon M. Hall, George R. Hall Jr., Jody Matney, Nancy Valencia, Olivia A. Hall, Pamela Hall, Thomas Berwick Jr.

All of said property being in the County of Flagler, State of Florida.

Unless such certificate or certificates shall be redeemed according to law the property described in such certificate or certificate(s) will be sold to the highest bidder via an electronic auction accessible from https://flaglerclerk.com/TaxDeedAuction on the 10th day of December, 2024 at 9 a.m.

Tom Bexley
Clerk of the Circuit Court & Comptroller of Flagler County, FL
By: Tiffani Smith, Deputy Clerk
File # 24-047 TDC
Oct. 31, Nov. 7/14/21 24-00341F

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE 7th JUDICIAL CIRCUIT, IN AND FOR FLAGLER COUNTY, FLORIDA
PROBATE DIVISION 48
File # 2024 CP 525
IN RE: THE ESTATE OF DEBRA HORNE PETERSON Deceased.

The administration of the Estate of Debra Horne Peterson, Deceased, whose date of death was September 3, 2018, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is Kim C. Hammond Justice Center, 1769 E. Moody Blvd, Bldg 1, Bunnell, Florida 32110. The name and address 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 the 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 DATE OF 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 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 SECION 733.702 OF THE FLORIDA STATUTES 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 first publication of this notice is November 7, 2024.

The Personal Representative is Holly Cangialosi, 11 Peyton Place, Palm Coast, FL 32164
/s/ Stacy Geiger STACY GEIGER, ESQ.
Florida Bar Number: 0015711
Geiger Law, PLLC
Post Office Box 352951
Palm Coast, FL 32135
(386) 264-6937 telephone
stacygeigeresq@yahoo.com
November 7, 14, 2024 24-00268G

THIRD INSERTION

NOTICE OF INTENT TO USE UNIFORM METHOD OF COLLECTING NON-AD VALOREM ASSESSMENTS

Flagler County, Florida (the “County”) hereby provides notice, pursuant to section 197.3632(3)(a), Florida Statutes, of its intent to use the uniform method of collecting non-ad valorem special assessments to fund the following:

-Beach renourishment services, facilities, and programs in the unincorporated area of the County, including for construction and maintenance of beach dune systems.

These assessments will commence in the Fiscal Year beginning on October 1, 2025, and continue year to year until discontinued by the County. The County will consider the adoption of resolutions electing to use the uniform method of collecting such assessments authorized by section 197.3632, Florida Statutes, at a public hearing to be held at 9:00 a.m., or as soon thereafter as possible, on December 2, 2024, in the Board Chambers, 1769 East Moody Blvd., Bldg. 2, Bunnell, Florida. Such resolutions will state the need for the levy and will contain a legal description of the boundaries of the real property subject to the levy. Copies of the proposed form of the resolution, which contains the legal description of the real property subject to the levy, are on file and available for inspection at the Office of the County Administrator located at 1769 E. Moody Boulevard, Building 2, Florida, between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday. All interested persons are invited to attend.

In the event any person decides to appeal any decision by the County with respect to any matter relating to the consideration of the resolution at the above-referenced public hearing, a record of the proceeding may be needed and in such an event, such person may need to ensure that a verbatim record of the public hearing is made, which record includes the testimony and evidence on which the appeal is to be based. In accordance with the Americans with Disabilities Act, persons needing a special accommodation or an interpreter to participate in this proceeding should contact the Flagler County Administration Office at (386) 313-4001, at least 48 hours prior to the date of the hearing.

Oct. 31,
Nov. 7/14/21/28 24-00425F

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT, IN AND FOR FLAGLER COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 000545
DIVISION: 48
IN RE: ESTATE OF JAMES WAYNE ROBEAUX, a/k/a WAYNE ROBEAUX, a/k/a J. WAYNE ROBEAUX, a/k/a JAMES W. ROBEAUX, Deceased.
REBECCA ROBEAUX, Petitioner,
vs.
REBECCA ROBEAUX, Respondent.

The administration of the estate of JAMES WAYNE ROBEAUX, also known as WAYNE ROBEAUX, also known as J. WAYNE ROBEAUX, also known as JAMES W. ROBEAUX, deceased, whose date of death was April 21, 2024, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 E. Moody Blvd., Bldg. 1, Kim C. Hammond Justice Center, Bunnell, Florida 32110. The names and addresses of the personal representative and the personal representative’s attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is: November 14, 2024.

REBECCA ROBEAUX
Personal Representative
2906 Janet Street
Benton, Arkansas 72015
Erik P. Shuman, Esq.
Attorney for Personal Representative
Florida Bar No. 990681
Gray-Robinson, P.A.
P.O. Box 1870
Melbourne, FL 32902
Telephone: (321) 727-8100
Email: erik.shuman@gray-robinson.com
Secondary Email: barbara.shuman@gray-robinson.com
November 14, 21, 2024 24-00271G

SAVE TIME
Email your Legal Notice
legal@palmcoastobserver.com

peekers’ place

You’re only cheating yourself.

This week’s Crossword answers

A	B	A	C	K			W	A	R	L	O	C	K			C	A	P	E	R
R	U	L	I	N	G		I	C	E	B	L	U	E		M	O	D	U	L	E
G	R	E	G	O	R		D	E	S	S	E	R	T		A	V	E	R	S	E
O	P	E	N	W	A	T	E	R				L	O	O	S	E	L	E	A	F
			A	N	N	A			E	T	A			R	E	N	E			
A	T	A			D	O	U	B	L	E	C	L	I	C	K			P	A	C
L	I	T	H	O	S		S	A	I	N	T	E	D		E	L	T	O	R	O
L	A	T	I	N	O		A	M	A	S	S	E	S		L	O	O	T	E	R
O	R	I	G	I	N	S								M	A	R	Y	A	N	N
Y	A	C	H	T		R	O	M	A		C	O	A	L		E	S	S	A	Y
	S	A	G			A	C	I	D		H	A	R	K			O	H	S	
			R	C	A		A	N	D		A	T	T		A	W	L			
S	O	G	O	O	D		N	A	S		R	B	I		N	O	D	E	A	L
C	L	O	U	D	S		A	R	S		I	R	S		A	R	I	A	N	A
A	L	I	N	E			D	E	A	D	S	E	A			N	E	S	T	S
M	I	N	D		B	E	A	T	L	E	M	A	N	I	A		R	Y	E	S
P	E	G		B	R	A		S	T	E	A	D		N	F	L		T	S	O
		S	T	E	E	R	S						O	C	T	O	P	I		
M	A	T	U	R	E		A	R	M	S	P	A	N		E	S	I	G	N	S
E	R	A	S	E	D		W	E	S	T	E	L	M		R	E	P	E	A	T
T	I	G	H	T			S	Y	N	A	P	S	E			S	E	R	B	S

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This week’s Celebrity Cipher answers

Puzzle One Solution:
“Reading was a big thing ... books were a big thing. But the things that stick out were the newspapers.” James Earl Jones

Puzzle Two Solution:
“I always think authority figures or my boss is going to think something I do is funny, and usually they don’t.” Jimmy Kimmel

Puzzle Three Solution:
“The biggest thing that I learned growing up, and even now, is if it’s right, it’s worth it.” Josh Duhamel

This week’s Sudoku answers

5	2	8	6	9	7	3	4	1
6	1	7	3	4	8	9	5	2
4	9	3	2	5	1	8	7	6
9	5	4	7	1	6	2	8	3
1	8	6	4	2	3	7	9	5
3	7	2	9	8	5	6	1	4
2	6	9	1	7	4	5	3	8
8	3	1	5	6	9	4	2	7
7	4	5	8	3	2	1	6	9

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