

## HILLSBOROUGH COUNTY LEGAL NOTICES

### --- PUBLIC SALES ---

#### FIRST INSERTION

##### Notice of Special Meeting

###### Bahia Lakes Community Development District

A special meeting of the Board of Supervisors of Bahia Lakes Community Development District will be held on Thursday, November 21, 2024, at 7:45 p.m. at the Southshore Regional Library at 15816 Beth Shields Way, Ruskin, Florida 33573-4903. The meeting may be continued to a date, time, and place to be specified on the record at the meeting. A copy of the agenda for the meeting can be obtained from the District Office at 2700 S Falkenburg Road Riverview, FL 33578 or by phone at 813-533-2950.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law. There may be occasions when one or more Board Supervisors or staff members will participate by telephone. At the above location will be present a speaker telephone so that any Board Supervisor or staff member can attend the meeting and be fully informed of the discussions taking place either in person or by telephone communication. The meeting may be continued in progress without additional notice to a time, date, and location stated on the record.

Any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (813) 533-2950, at least 48 hours before the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

A person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that the person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is based.

Ruben Durand  
District Manager  
November 15, 2024

24-03350H

#### FIRST INSERTION

##### PANTHER TRACE II COMMUNITY DEVELOPMENT DISTRICT NOTICE OF BOARD OF SUPERVISORS MEETING AND NOTICE OF AUDIT COMMITTEE MEETING

The Audit Review Committee for the Panther Trace II Community Development District ("District") will hold an audit review committee meeting on Monday, November 25, 2024 at 6:30 p.m., at the Panther Trace II Clubhouse located at 11518 Newgate Crest Drive, Riverview, FL 33579. At the meeting, the Audit Review Committee will review, discuss and approve the selection of an auditor for the District. The audit committee meeting will be held in conjunction with the regular meeting of the District's Board of Supervisors, which regular meeting will be held at the same date, time and location as the audit review committee meeting.

The meetings are open to the public and will be conducted in accordance with provisions of Florida law for community development districts. A copy of the agenda for the meetings may be obtained from the District Manager, at the office of Vesta District Services, located at 250 International Parkway, Suite 208, Lake Mary, Florida 32746. The meetings may be continued to a date, time, and place to be specified on the record at the meetings.

There may be occasions when one or more Supervisors will participate by telephone. At the above location will be present a speaker telephone so that any Board Supervisor or Staff Member can attend the meetings at the above location and be fully informed of the discussions taking place either in person or by telephone communication.

Any person requiring special accommodations to participate in these meetings is asked to advise the District Office at (321) 263-0132, at least 48 hours before the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, who can aid you in contacting the District Office.

A person who decides to appeal any action taken at the meetings is advised that this same person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Kyle Darin  
District Manager  
November 15, 2024

24-03362H

#### FIRST INSERTION

##### Public Notice

Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource permit application number 896505 from 9180 Oakhurst Rd, LLC., South of Hillsborough Avenue in Tampa, FL. Application received June 12, 2024. Proposed activity: Construction of a 2,180 SF medical dental office on a 0.4-acre property. Project name: Smile Group Dental Office. Project size: 0.4 Acres. Location: Section(s) 19 Township 28, Range 17, in Hillsborough County. Outstanding Florida Water: No. Aquatic preserve: No]. The application is available for public inspection Monday through Friday at Tampa Service Office, 7601 Highway 301 North, Tampa, FL 33637-6759. Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the date of this notice. If you wish to be notified of intended agency action or an opportunity to request an administrative hearing regarding the application, you must send a written request referencing the permit application number to the Southwest Florida Water Management District, Regulatory Support Bureau, 2379 Broad Street, Brooksville, FL 34604-6899 or submit your request through the District's website at www.watmatters.org. The District does not discriminate based on disability. Any one requiring accommodation under the ADA should contact the Regulation Performance Management Department at (352)796-7211 or 1(800)423-1476, TDD only 1(800)231-6103.

November 15, 2024

24-03378H

#### 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 Hongniu USA located at 11201 S. US Highway 41, FL in the City of Gibsonton, Hillsborough County, FL 33534 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.  
Nelson Rengifo  
November 15, 2024

24-03398H

#### 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 Yale Fraser Properties located at 17407 Bridge Hill Ct Suite A in the City of Tampa, Hillsborough County, FL 33647 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.  
Liberty Capital Group, LLC  
November 15, 2024

24-03397H

#### FIRST INSERTION

##### Fictitious Name Notice

Notice Is Hereby Given that Implant Dentistry Associates of Tampa, P.A., 10150 Highland Manor Dr., Ste 145, Tampa, FL 33610, desiring to engage in business under the fictitious name of ClearChoice Tampa, with its principal place of business in the State of Florida in the County of Hillsborough will file an Application for Registration of Fictitious Name with the Florida Department of State.

November 15, 2024

24-03366H

#### FIRST INSERTION

##### NOTICE UNDER FICTITIOUS NAME LAW

NOTICE IS HEREBY GIVEN that SUNSHINE ANALYTICS LLC, desiring to engage in business under the fictitious name of MaxU located at 1820 West Hills Avenue., in the County of Hillsborough, City of Tampa, Florida 33606, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida, pursuant to Section 865.09 of the Florida Statutes.

Dated at Tampa, Florida, this 11th day of November, 2024.  
November 15, 2024

24-03373H

#### FIRST INSERTION

##### NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that Jamal Azzam / CEDARZ FL LLC will engage in business under the fictitious name FIX N SHINE, with a physical address 8021 CITRUS PARK TOWN CENTER MALL TAMPA, FL 33626, with a mailing address 334 E Lake Rd, 380 Tampa, Florida 34685, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

November 15, 2024

#### FIRST INSERTION

##### Fictitious Name Notice

Notice Is Hereby Given that Implant Dentistry Associates of Tampa, P.A., 10150 Highland Manor Dr., Ste 145, Tampa, FL 33610, desiring to engage in business under the fictitious name of ClearChoice Dental Implant Center, with its principal place of business in the State of Florida in the County of Hillsborough will file an Application for Registration of Fictitious Name with the Florida Department of State.

November 15, 2024

24-03365H

#### 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 Snacktech Essentials located at 1813 e 21st ave in the City of Tampa, Hillsborough County, FL 33605 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 6th day of November, 2024.  
Jose arismendi bencosme  
November 15, 2024

24-03353H

#### 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 Enlightened Florida located at 1211 Tech Blvd Suite 110 in the City of Tampa, Hillsborough County, FL 33619 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.  
Enlightened Community Group Inc  
November 15, 2024

24-03380H

#### FIRST INSERTION

##### Public Notice

I the under Fernando Ortiz trustee for Land Trust eFo07012024-101-10-PMA-Col\_CIR3591-Paid in Full do give notice, Private Land: 18-32-19-20L-000000-00840.2

Notice issued 09/06/2024 Now Reissued Undisputed 10/29/2024 additional time granted over thirty days "THISDAY" Private Trust Deed# eFo07012024-101-10-PMA-Col\_CIR3591-Paid in Full (Mortgage# 28918113021) Correction of Record: Florida Case # 24-CA-001121 is NOW A PRIVATE TRUST DEED (all matters settled in full) PRIVATE LAND: 1715 1<sup>st</sup> Street SW, Ruskin, Florida 00000-9998

Verification proof of service issued by mail due to NO RESPONSE-by AGREEMENT of ALL third-party claimants (verification provided in packages attachment A on court record): Which includes NFM, Inc. dba NFM Lending/Lending and/or MERS and FHA through the Secretary of Housing and Urban Development their successors and/or assigns, as their interest may appear Loan #28918113021, inclusive of third-party debt collector PENNYMACLOAN SERVICING, LLC and Attorney of Record For said PENNYMAC. Now for the record includes United States Treasury.

Posting for PAYMENT Case 24-CA-001121 and NOTICE for POSTING with the court was REFUSED, therefore Public Notice issued on public record and 2<sup>nd</sup> Public Notice now completes undisputed process to comply as PAID IN FULL 24-CA-001121 verification: Completed.

NOTICE TO VACATE (without any form of valid service, no mailings, no right of response to all validations issued section 4 above is fraud upon the court), COURT Case 24-CA-001121 held private hearing with NO PROOF OF SERVICE to Trust nor Chavez/ Campos, there by Sale posting for January -2025 is VOID.

whereby the Circuit Court Case # 24-CA-001121 is Paid In Ful. Fact, there was NO OUTSTANDING DEBT DUE based on Insured Claim.

The Plaintiff PENN is REQUIRED to provide PROOF no Insurance Payment was issued to NFM, Inc dba NFM Lending. PENN is now liable

for violations of Fair Debt Collections Act, Article III, Right of Due Process, and continued fraud upon the court. Continued actions are violations of [18 USC Sec. 1519 & Sec. 1611]. We have a "Right of Refusal," and a "Right of Return of our issued Insurance Policy," and "Right of Return of "2nd payment issued in September in Good faith." Payment has been issued to TREASURY which has to be RETURNED within 3(three) days of receipt of bond package (4pm is the deadline on the third day for receipt of Reimbursement). All other parties documented on said proof of service are WITNESS inclusive of the court/a request for securities on said LOAN #s by NFM, Inc. and PENN have been requested and investigated for securities fraud. The Court is moved to VACATE the sale listed for January 2025 without prejudice.

VIOLATIONS due to any form of non-compliance

Use of All Caps is Considered a misnomer/identity theft-all cap is registered Entity

Agreed/by UPDATE NOTICE issued with "PMA" Any action is here by Declared, Certified, and Stated, posted, approached, involving any form of POSTINGS, any form of citations, tickets, confiscations, kidnappings, any form of detainment, impoundment, illegal claims or search, and secure of any of our PRIVATE PROPERTY, any form of use of our Registered Assume names of USPTO Trademark is considered identity theft, theft of our dignity, violation of our God given inalienable/alienable rights. Constitutional Rights, by any peace officer, police officer, sheriff, public officer, attorney court or any other Government public servant or employee will be considered a willful act to deprive our constitutionally protected rights by deprivation of our rights an act of peonage, trespass upon the Estate, are in violation agreed by PMABY acquiescence, will be enforced by mutual agreement in your personal capacity, you have been noticed- warned-warned A lien will be placed on all matters at issued (property unit Case etc) for return

of tender of payment insured and issued in good faith.

ALL SALES by the court on this property is VOID as a matter of law: proper tender of payment has been issued to indenture trustee to settle all matters in full. Any force by sheriff/ or government entities or continued actions by the court any other parties are liable for PMA @\$25,000.00 retainer and \$2,500.00 per hour from date of payment, any unlawful event (SALE), all parties will be liable by PMA as agreed THREE-DAY NOTICE or receipt, as agreed contract fees as follows:

IN FACT : a 'Private PMA,' which has been issued to All Government Agents and employees for notice in advance in good faith, have accepted and acknowledged, liability. \*Note: a PMA itself, a private membership association (oneon one) and operates as a trust, an un-incorporated association, where NO STATE, NO COURT, NO LAW, and no other entity can make any laws impairing the obligation of said contract, you have been properly warned.

AGREEMENT by PENN by continued actions without evidence owed to Trust \$25,000.00 Retainer plus \$2,500.00 per day as of 10/30/2024 against each party involved with the unlawful sale or theft of land, as AGREED

NO-ONE, no person, no entity, no commercial entity, no Government Agents/Employees...etc... can no longer claim beneficial interest without the benefactor the true owner's permission of use, failure to comply -all are in acceptance of said PMA.

Land Trust eFo07012024-101 is the Benefactor/Secured party/de Jure Verification of all evidence documented oath and affirm. the facts as true and correct that all the information in these statements of facts are the whole truth and nothing but undisputed before god, given for a patent right

Public Posting: Federal Court/ State Court/CIRCUIT Court/PUBLIC NEWS Feeds  
November 15, 2024

24-03392H

#### FIRST INSERTION

##### Fictitious Name Notice

Notice is hereby given that INTELE-MIND, LLLL, OWNER, desiring to engage in business under the fictitious name of MINDVANTAGE 360 located at 20014 LOMOND RD., TAMPA, FLORIDA 33647 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

November 15, 2024

24-03367H

#### 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 Daniel Min, CPA located at 10810 Boyette Rd #2642 in the City of Riverview, Hillsborough County, FL 33568 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 11th day of November, 2024.  
DMCO, LLC  
November 15, 2024

24-03370H

#### FIRST INSERTION

##### NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that John Manuel will engage in business under the fictitious name SHAKE-DOWN STREET FOOD, with a physical address 9630 GREYNA GREEN DR TAMPA, FL 33626, with a mailing address 9630 GREYNA GREEN DR TAMPA, FL 33626, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

November 15, 2024

24-03396H

#### FIRST INSERTION

##### Fictitious Name Notice

Notice is hereby given that (BARCELONA BAYSHORE, LLC), desiring to engage in business under the fictitious name of (BARCELONA WINE BAR) located at (2907 W BAY BLVD 33629) intends to register the said name in (HILLSBOROUGH) county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

November 15, 2024

24-03357H

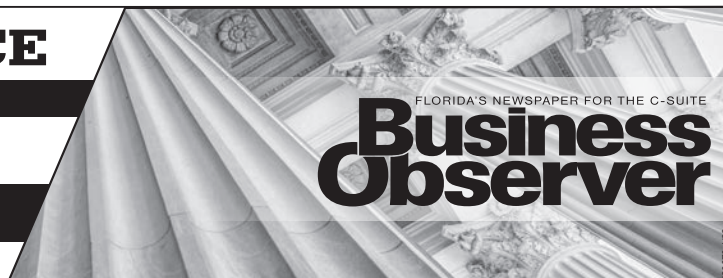
## PUBLISH YOUR LEGAL NOTICE

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

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

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

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





## --- PUBLIC SALES ---

## 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 Pioneer Pulmonology, Critical Care & Sleep Medicine located at 13067 N. TELECOM PARKWAY in the City of Tampa, Hillsborough County, FL 33637 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.  
PIONEER CRITICAL CARE, LLC  
November 15, 2024 24-03391H

## 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 Pro Business Centers- Lecanto located at 17407 Bridge Hill Ct Suite A in the City of Tampa, Hillsborough County, FL 33647 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 8th day of November, 2024.  
SSBC Lecanto, LLC  
November 15, 2024 24-03358H

## FIRST INSERTION

**Fictitious Name Notice**

Notice is hereby given that INTELMIND LLLP, OWNER, desiring to engage in business under the fictitious name of PRECISE MIND REPORTS located at 20014 LOMOND RD., TAMPA, FLORIDA 33647 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

November 15, 2024 24-03368H

## 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 Your Claim Hero Public Adjusters located at 3903 Northdale Blvd, Ste 100e, in the City of Tampa, Hillsborough County, FL 33624 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.  
Your Claim Hero, LLC  
Joseph Soifer  
November 15, 2024 24-03399H

## FIRST INSERTION

**Fictitious Name Notice**

Notice is hereby given that BLUE CAUSEWAY, LLC, OWNER, desiring to engage in business under the fictitious name of RIO PALMA located at 180 FOUNTAIN PARKWAY N, ST PETERSBURG, FLORIDA 33716 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

November 15, 2024 24-03369H

## 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 Genesis of Tampa located at 3707 W Carmen Street in the City of Tampa, Hillsborough County, FL 33609 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.  
FL-Murphy Auto Group-G, Inc.  
Michael D. Murphy, President  
November 15, 2024 24-03386H

## FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Mobox located at 9225 Bay Plaza Blvd Suite #417 in the County of Hillsborough, in the City of Tampa, Florida 33619 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Tampa, Florida, this 7th day of November, 2024.  
TRANX SOLUTIONS LLC  
November 15, 2024 24-03351H

## FIRST INSERTION

**NOTICE OF PUBLIC SALE:**

Tampa Bay Auto Experts, INC gives Notice of Foreclosure of Lien and intent to sell these vehicles on 12/17/2024 08:30 AM at 5715 W LINEBAUGH AVE , TAMPA, FL 33624 pursuant to subsection 713.78 of the Florida Statutes.

5TDZZ3DC6KS990039  
2019 TOYOTA SIENNA  
5TENX22N86Z223966  
2006 TOYOTA TACOMA  
1NXBU4EE5AZ217610  
2010 TOYOTA COROLLA BASE/S/LE/XLE  
November 15, 2024 24-03374H

## FIRST INSERTION

**NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)**

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
Case No.: 24-DR-14273  
Division: CP

**Perla L. Vega Ventura, Petitioner, and Robi F. Feurtado Arnemann, Respondent,**  
TO: Robi F. Feurtado Arnemann UNKNOWN

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Perla L. Vega Ventura, whose address is 9414 CHANNING HILL DR SUNCITY CENTER FL 33573 on or before 12/12/2024, and file the original with the clerk of this Court at 800 EAST TWIGGS ST TAMPA FL 33602 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

The action is asking the court to decide how the following real or personal property should be divided: NONE

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

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

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

Dated: 11/6/2024

CINDY STUART  
CLERK OF THE CIRCUIT COURT (SEAL) By: Isha Tirado-Baker  
Deputy Clerk  
Hillsborough County Courthouse  
800 E. Twiggs St.  
Tampa, FL 33602

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

This form was prepared for the Petitioner.

This form was completed with the assistance of: YRCIA MERCADO YM NONLAWYER SERVICES  
6412 N UNIVERSITY DR STE 120  
TAMARAC, FL 33321  
9549934528  
Nov. 15, 22, 29; Dec. 6, 2024

24-03381H

## FIRST INSERTION

**NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION Case No.: 24-CP-003406 Probate Division IN RE: ESTATE OF MOLLY JOYCE LOPRESTI, Deceased.**

The administration of the estate of MOLLY JOYCE LOPRESTI, deceased, whose date of death was September 7, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is George Edgecomb Courthouse, 800 Twiggs Street, Probate, Guardianship, and Trust 2nd Floor, Room 206, Tampa, Florida 33602. The names and addresses of the Personal Representative and 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 the first publication of this Notice is: November 15, 2024.

**Personal Representative:**

**Josephine LoPresti**  
7609 S. Fitzgerald St.  
Tampa, FL 33616

Attorney for Personal Representative:

By: /s/ Melissa Thalji  
Melissa Thalji, Esquire  
Florida Bar No.: 1744467  
P.O. Box 341499  
Tampa, Florida 33694  
(813) 282-9330 (telephone)  
(813) 282-8648 (facsimile)  
Notice of Primary Email:  
service@floridacl.com  
November 15, 22, 2024 24-03349H

## FIRST INSERTION

**NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT, THIRTEENTH JUDICIAL CIRCUIT, STATE OF FLORIDA, IN AND FOR HILLSBOROUGH COUNTY PROBATE DIVISION FILE NO.: 2024-CP-001501 DIVISION: B****IN RE: ESTATE OF ELLEN LEE MILLER Deceased.**

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of ELLEN LEE MILLER, deceased, File No. 2024-CP-001501 by the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Room 206, Tampa, Florida 33602.; that the decedent's death was on JANUARY 23, 2024; that the total value of the estate is \$1.14 [not including exempt homestead] and that the names and addresses of those to whom it has been assigned by such order are:

CYNTHIA R. MILLER  
4016 Porter Rd  
Lithia, FL 33547  
MICHAEL B. MILLER  
1416 51st Ave NE  
St. Petersburg, FL 33703

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and other persons having claims or demands against decedent's estate, other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE. ALL CLAIMS OR DEMANDS NOT SO FILED 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 15, 2024.  
Person Giving Notice:  
MICHAEL B. MILLER  
1416 51st Ave NE  
St. Petersburg, FL 33703  
November 15, 22, 2024 24-03389H

## --- ESTATE ---

## FIRST INSERTION

**NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No.: 24-CP-003081 Division: A IN RE: ESTATE OF CHERYL LAMB NEW Deceased.**

The administration of the estate of CHERYL LAMB NEW, deceased, whose date of death was August 5, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs St., Tampa, FL 33602. 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. 732.221, 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 15, 2024.

Attorney for Personal Representative:  
Melinda L. Budzynski, Attorney  
Florida Bar Number: 97831  
11256 Boyette Rd.  
Riverview, FL 33569  
Telephone: (813) 850-0025  
Fax: (813) 850-0040  
E-Mail: mindy@summerfieldlaw.com  
November 15, 22, 2024 24-03376H

## FIRST INSERTION

**NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-3371 IN RE: ESTATE OF DANA R. PEACOCK Deceased.**

If you have been served with a copy of this notice and you have any claim or demand against the decedent's estate, even if that claim is unmaturing, contingent, or unliquidated, you must file your claim with the court ON OR BEFORE THE LATER OF A DATE THAT IS 3 MONTHS AFTER THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER YOU RECEIVE A COPY OF THIS NOTICE.

All other creditors of the decedent and other persons who have claims or demands against the decedent's estate, including unmaturing, contingent, or unliquidated claims, must file their claims with the court, ON OR BEFORE THE DATE THAT IS 3 MONTHS AFTER THE FIRST PUBLICATION OF THIS NOTICE.

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

EVEN IF A CLAIM IS NOT BARRED BY THE LIMITATIONS DESCRIBED ABOVE, ALL CLAIMS THAT HAVE NOT BEEN FILED WILL BE BARRED TWO YEARS AFTER DECEDENT'S DEATH.

The case number and decedent's name are: DANA R. PEACOCK, File Number 2024-CP-3371.

The address of the court where this probate is pending is: Circuit Court for Hillsborough County, Florida, 800 E. Twiggs St., Tampa, FL, 33602.

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. 732.221.

Date of death of the decedent is: July 18th, 2023.

The date of first publication of this notice is: November 15, 2024

The second week of publication is: November 22, 2024

**Personal Representative(s): Preston S. Ray.**

Attorney for the representative(s):  
By: /s/Matthew T. Morrison  
Matthew T. Morrison, Esquire  
Florida Bar No. 1005203  
5121 S. Lakeland Dr, Suite 2  
Lakeland, Florida 33813  
November 15, 22, 2024 24-03384H

## FIRST INSERTION

**NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION Case No.: 2024-CP-003584 IN RE: ESTATE OF CHARLES ROBERT STIEB Deceased.**

The administration of the estate of Charles Robert Stieb, deceased, whose date of death was October 3, 2024, is pending in the Circuit Court for HILLSBOROUGH County, Florida, Probate Division, the address of which is 800 E. Twiggs St, Tampa, FL 33602. 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. 732.221, 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

## FIRST INSERTION

**NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-3621 IN RE: ESTATE OF DARLENE DOROTHY SCHNOOR, A/K/A DARLENE D. SCHNOOR Deceased.**

The administration of the estate of Darlene Dorothy Schnoor, a/k/a Darlene D. Schnoor, deceased, whose date of death was June 21, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is George E. Edgecomb Courthouse, Room 101, 800 E. Twiggs Street, Tampa, Florida 33602. 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. 732.221, 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.

## FIRST INSERTION

**NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-003524 IN RE: ESTATE OF DON A. PAULEY, aka DONALD A. PAULEY Deceased.**

The administration of the estate of DON A. PAULEY, also known as DONALD A. PAULEY, deceased, whose date of death was September 23, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, FL 33601. 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. 732.221.

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 15, 2024.

**CAROL PAULEY**

**Personal Representative**  
4662 Copper Lane  
Plant City, FL 33566  
Robert D. Hines, Esq.  
Attorney for Personal Representative  
Florida Bar No. 0413550  
Hines Norman Hines, P.L.  
1312 W. Fletcher Avenue, Ste. B  
Tampa, Florida 33612  
Telephone: 813-265-0100  
Email: rhines@hnh-law.com  
Secondary Email:  
jrvera@hnh-law.com  
November 15, 22, 2024 24-03390H

## FIRST INSERTION

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 15, 2024.

**Personal Representatives:**

**Connie J. Paul**  
2035 Oakside Rd.  
Toledo, Ohio 43615  
**Cynthia Blaze**  
6924 Perivale Park Rd  
Toledo, OH 43617

Attorney for Personal Representative:  
SPINKS LAW FIRM  
/s/ T. Edmund Spinks  
T. Edmund Spinks, Esq.  
Fla Bar No. 0423947  
2801 W. Busch Blvd.  
Ste 200  
Tampa, FL 33618  
Phn: 813-651-1233  
Email: ed@spinkslawfirm.com  
November 15, 22, 2024 24-03394H

## FIRST INSERTION

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 15, 2024.

**Personal Representative:**

**Dana L. Schnoor**  
14603 Sassandra Drive  
Odessa, Florida 33556  
Attorney for Personal Representative:  
Brian P. Buchert  
Florida Bar Number: 55477  
3249 W. Cypress Street, Ste. A  
Tampa, Florida 33607  
Telephone: (813) 434-0570  
Fax: (813) 422-7837  
E-Mail:  
BBuchert@BuchertLawOffice.com  
November 15, 22, 2024 24-03404H

OFFICIAL  
COURTHOUSE  
WEBSITES

manateeclerk.com  
sarasotaclerk.com  
charlotteclerk.com  
leeclerk.org  
collierclerk.com  
hillsclerk.com  
pascoclerk.com  
mypinellasclerk.gov  
polkcountyclerk.net  
myorangeclerk.com



--- ESTATE ---

**FIRST INSERTION**  
**NOTICE TO CREDITORS**  
 IN THE CIRCUIT COURT,  
 THIRTEENTH JUDICIAL CIRCUIT,  
 STATE OF FLORIDA, IN AND FOR  
 HILLSBOROUGH COUNTY  
 PROBATE DIVISION  
**FILE NO.: 2024-CP-003427**  
**DIVISION: A**  
**IN RE: ESTATE OF**  
**DIANNE HARRINGTON**  
**Deceased.**

The administration of the estate of DIANNE HARRINGTON, deceased, whose date of death was September 20, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division; File No. 2024-CP-003427; the address of which is 800 E. Twiggs Street, Room 206, Tampa, Florida 33602.

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 unmaturing, contingent or liquidated claims, and who have been served a copy of this notice, must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (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, including unmaturing, contingent or unliquidated claims, must file their claims with this court WITHIN THREE 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 FIRST PUBLICATION OF THIS NOTICE IS November 15, 2024.

**Petitioner**  
**TABITHA HARRINGTON**  
**GOFORTH**  
 200 2nd St SW  
 Taylorsville, NC 28681  
 Attorneys for Petitioner  
 D. Michael Lins, Esquire  
 Florida Bar No. 435899  
 J. Michael Lins, Esquire  
 Florida Bar No.: 1011033  
 LINS LAW GROUP, P.A.  
 14497 N. Dale Mabry Hwy.,  
 Suite 160-N  
 Tampa, FL 33618  
 Ph. (813) 386-5768  
 Primary E-mail:  
 mike@linslawgroup.com  
 Secondary E-Mail:  
 kris@linslawgroup.com  
 November 15, 22, 2024 24-03383H

**FIRST INSERTION**  
**NOTICE TO CREDITORS**  
 IN THE CIRCUIT COURT FOR  
 HILLSBOROUGH COUNTY,  
 FLORIDA  
 PROBATE DIVISION  
**File No. 24-CP-003317**  
**Division A**  
**IN RE: ESTATE OF**  
**JANE LOUISE ALFRIEND A/K/A**  
**JANE L. ALFRIEND A/K/A**  
**JANE ALFRIEND,**  
**Deceased.**

The administration of the estate of Jane Louise Alfried a/k/a Jane L. Alfried a/k/a Jane Alfried, deceased, whose date of death was August 30, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, Florida 33601-1110. 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. 732.221, 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 15, 2024.  
**Personal Representative:**  
**Susan Louise Anderson**  
 173 Lakeview Way  
 Oldsmar, Florida 34677  
 Attorney for the representative:  
 Linda S. Paingold, Esquire  
 Florida Bar Number: 011542  
 5334 Van Dyke Road  
 Lutz, Florida 33558  
 Telephone: (813) 963-7705  
 Fax: (888) 673-0072  
 E-Mail: linda@tampabayelderlaw.com  
 November 15, 22, 2024 24-03385H

**FIRST INSERTION**  
**NOTICE TO CREDITORS**  
 IN THE CIRCUIT COURT FOR  
 HILLSBOROUGH COUNTY,  
 FLORIDA  
 PROBATE DIVISION  
**File No. 2024-CP000642**  
**Division B**  
**IN RE: ESTATE OF**  
**VICKIE CONNER**  
**Deceased.**

The administration of the estate of VICKIE CONNER, deceased, whose date of death was December 28, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. 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. 732.221, 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 15, 2024.  
**Personal Representative:**  
**Keith Jackson, Jr.**  
 1417 E. Yukon Street  
 Tampa, Florida 33604  
 Attorney for Personal Representative:  
 Daniel de Paz, Attorney  
 Florida Bar Number: 108866  
 136 4th St. N., Suite 2213  
 St. Petersburg, Florida 33701  
 Telephone: (813) 367-9856  
 Fax: (813) 901-4856  
 E-Mail: daniel@depaz.law  
 Secondary E-Mail:  
 e-service@depaz.law  
 November 15, 22, 2024 24-03364H

**FIRST INSERTION**  
**NOTICE TO CREDITORS**  
 IN THE CIRCUIT COURT FOR  
 HILLSBOROUGH COUNTY,  
 FLORIDA  
 PROBATE DIVISION  
**File No. 2024-CP-3404**  
**IN RE: ESTATE OF**  
**GIOVANNI SOTO**  
**Deceased.**

The administration of the estate of Giovanni Soto, deceased, whose date of death was August 13, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs St, Tampa, FL 33602. 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. 732.221, 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 15, 2024.  
**Personal Representative:**  
**Milagros Rodriguez Vargas**  
 1917 W. Saint Joseph St  
 Tampa, Florida 33607  
 Attorney for Personal Representative:  
 Albert Stickley III, Esquire  
 Attorney  
 Florida Bar Number: 0051605  
 737 S. Indiana Avenue, Suite A  
 Englewood, Florida 34223  
 Telephone: (941) 474-5506  
 Fax: (941) 474-5507  
 E-Mail: aj@stickleylaw.com  
 Secondary E-Mail:  
 skyelar@stickleylaw.com  
 November 15, 22, 2024 24-03361H

**FIRST INSERTION**  
**Notice to Creditors**  
 IN THE CIRCUIT COURT FOR  
 HILLSBOROUGH COUNTY  
 FLORIDA  
 PROBATE DIVISION  
**File Number: (24-CP-002548)**  
**IN RE: ESTATE OF**  
**Susan Fischer Collins**  
**Deceased.**

The administration of the estate of Susan Fischer Collins, deceased, File Number: 24-CP-002548, whose date of death was June 15, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs St., Room 442- Edgecomb Courthouse, Tampa, FL 33602. 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.

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 732.221.

The date of first publication of this notice is: 11/15/2024.  
**Personal Representative**  
**Christopher Collins**  
 345 Bayshore Boulevard, Unit 1905,  
 Tampa, FL 33606  
 (908)403-4024  
 Attorney for Personal Representative  
 Jamie Tasker, Esq.  
 1002859  
 Tasker Law Group LLC  
 6090 River Trace Road,  
 Tampa, FL 33617  
 (813) 347-6165  
 jamie@taskerlaw.com  
 November 15, 22, 2024 24-03359H

**FIRST INSERTION**  
**NOTICE TO CREDITORS**  
 IN THE CIRCUIT COURT FOR  
 HILLSBOROUGH COUNTY,  
 FLORIDA  
 PROBATE DIVISION  
**File No. 24-CP-003434**  
**IN RE: ESTATE OF**  
**EDWARD SADLER,**  
**Deceased.**

The administration of the estate of EDWARD SADLER, deceased, whose date of death was June 15, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 3360, Tampa, FL 33601. 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. 732.221, 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 15, 2024  
 Signed on this 29th day of October, 2024.  
**SONYA M. WOOD**  
**Personal Representative**  
 14494 Silversmith Circle  
 Spring Hill, FL 34609  
 Rebecca C. Bell  
 Attorney for Personal Representative  
 Florida Bar No. 0223440  
 Delzer, Coulter & Bell, P.A.  
 7920 U.S. Highway 19  
 Port Richey, FL 34668  
 Telephone: (727) 848-3404  
 Email: rebecca@delzercoulter.com  
 November 15, 22, 2024 24-03360H

**FIRST INSERTION**  
**NOTICE TO CREDITORS**  
 IN THE CIRCUIT COURT FOR  
 HILLSBOROUGH COUNTY,  
 FLORIDA  
 PROBATE DIVISION  
**File No. 24-CP-002223**  
**Division A**  
**IN RE: ESTATE OF**  
**PATRICIA L. ROHLF**  
**Deceased.**

The administration of the estate of Patricia L. Rohlf, deceased, whose date of death was April 19, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Second Floor, Tampa, Florida 33602. 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. 732.221, 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 15, 2024.  
**Personal Representative:**  
**Gary Cohen**  
 3435 Bayshore Blvd., #600  
 Tampa, Florida 44629  
 Attorney for Personal Representative:  
 LESLIE J. BARNETT, Attorney  
 Florida Bar Number: 133310  
 GUNSTER, YOAKLEY & STEWART  
 401 E. Jackson Street, Suite 1500  
 Tampa, Florida 33602  
 Telephone: (813) 228-9080  
 Fax: (813) 228-6739  
 E-Mail: LBarnett@gunster.com  
 Secondary E-Mail:  
 JDurant@gunster.com  
 ACTIVE:24384144.1  
 November 15, 22, 2024 24-03377H

**FIRST INSERTION**  
**NOTICE TO CREDITORS**  
 IN THE CIRCUIT COURT FOR  
 HILLSBOROUGH COUNTY,  
 FLORIDA  
 PROBATE DIVISION  
**File No. 24-CP-002879**  
**Division A**  
**IN RE: ESTATE OF**  
**MARTHA LEE JONES,**  
**aka MARTHA L. JONES**  
**aka MARTHA LEE GIDDENS**  
**JONES**  
**Deceased.**

The administration of the estate of MARTHA LEE JONES, also known as MARTHA L. JONES, ALSO KNOWN AS MARTHA LEE GIDDENS JONES, deceased, whose date of death was April 28, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601. 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

**FIRST INSERTION**  
**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. 732.221, 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 15, 2024.  
**TELESFORE VALLE VARGAS PEREZ**  
**Personal Representative**  
 P.O. Box 9248  
 Tampa, FL 33674  
 Robert D. Hines, Esq.  
 Attorney for Personal Representative  
 Florida Bar No. 413550  
 Ryne E. Hart, Esq.  
 Florida Bar No. 1011330  
 Hines Norman Hines, P.L.  
 315 S. Hyde Park Ave  
 Tampa, FL 33606  
 Telephone: 813-251-8659  
 Email: rhines@hnh-law.com  
 Secondary Email:  
 rhart@hnh-law.com  
 November 15, 22, 2024 24-03403H

**FIRST INSERTION**  
**NOTICE TO CREDITORS**  
 IN THE CIRCUIT COURT FOR  
 HILLSBOROUGH COUNTY,  
 FLORIDA  
 PROBATE DIVISION  
**Case No. 24-CP-002821**  
**Division A**  
**IN RE: ESTATE OF**  
**CHRISTOS MATTHEW PERAKIS**  
**a/k/a CHRISTO MATTHEW**  
**PERAKIS**  
**Deceased.**

The administration of the estate of Christos Matthew Perakis a/k/a Christo Matthew Perakis, deceased, whose date of death was July 27, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 315 Court Street, Rm 106, Clearwater, FL 33756 Attn: Probate Division. 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. 732.221, 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 15, 2024.  
**Personal Representative:**  
 /s/ **Leon Panteleos**  
**Leon Panteleos**  
 560 Aquidneck Ave  
 Middletown, Rhode Island 02842  
 Attorney for Personal Representative:  
 /s/ Spiro J. Verras  
 Spiro J. Verras, Esq.  
 Florida Bar Number: 479240  
 Verras Law, P.A.  
 31640 US Highway 19 N, Suite 4  
 Palm Harbor, Florida 34684  
 Telephone: (727) 493-2900  
 Fax: (888) 908-5750  
 Email: spiro@verras-law.com  
 Secondary Email:  
 contact@verras-law.com  
 November 15, 22, 2024 24-03393H

**SAVE TIME**

Email your Legal Notice  
 legal@businessobserverfl.com  
 Deadline Wednesday at noon  
 Friday Publication

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**Business Observer**



--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL ACTION

CASE NO.: 2024-CA-004641 DLC MORTGAGES III, LLC, Plaintiff, vs. THE UNKNOWN SPOUSE, HEIRS, DEVISEES, BENEFICIARIES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF LEONARD CLINE, DECEASED, et al, Defendants.

TO: THE UNKNOWN SPOUSE, HEIRS, DEVISEES, BENEFICIARIES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF LEONARD CLINE, DECEASED

Who's last known residence(s) is: 1224 Valley Forge Blvd, Sun City Center, FL 33573 And ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSE, HEIRS, HEIRS OF THE NAMED DEFENDANTS, DEVISEES, GRANTEEES, BENEFICIARIES OR OTHER CLAIMANTS

Who's last known residence(s) is/are: Unknown

YOU ARE HEREBY required to file your answer or written defenses, if any, in the above proceeding with the Clerk of this Court, and to serve a copy thereof upon Plaintiff's attorney, Damian G. Waldman, Esq., Law Offices of Damian G. Waldman, P.A., PO Box 5162, Largo, FL 33779, telephone (727) 538-4160, facsimile (727) 240-4972, or email to service@dwaldmanlaw.com, within thirty (30) days of the first publication of this Notice in the Business Observer or by November 6, 2024, the nature of this proceeding being a suit for foreclosure of mortgage against the following described property, to wit:

LOT 2, BLOCK B-F, A REPLAT

OF A PORTION OF BLOCK B-F DEL WEBB'S SUN CITY UNIT NO. 9, ACCORDING TO THE MAP OF PLAT THEREOF AS RECORDED IN PLAT BOOK 39, PAGE 51, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. PARCEL IDENTIFICATION NUMBER: 161222-0000U-12-32-19-1XN-BF0000-00002.0 A/K/A 1224 VALLEY FORGE BLVD., SUN CITY CENTER, FLORIDA 33573

If you fail to file your response or answer, if any, in the above proceeding with the Clerk of this Court, and to serve a copy thereof upon the Plaintiff's attorney, Damian G. Waldman, Esq., Law Offices of Damian G. Waldman, P.A., PO Box 5162, Largo, FL 33779, telephone (727) 538-4160, facsimile (727) 240-4972, or email to service@dwaldmanlaw.com, within thirty (30) days of the first publication of this Notice in the Business Observer, a default will be entered against you for the relief demanded in the Complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED at Hillsborough County this 1st day of October, 2024.

CINDY STUART CLERK OF COURT & COMPTROLLER Clerk of the Circuit Court (SEAL) By Mustafa Divan Deputy Clerk

Damian G. Waldman, Esq., Law Offices of Damian G. Waldman, P.A., PO Box 5162, Largo, FL 33779, telephone (727) 538-4160, facsimile (727) 240-4972, service@dwaldmanlaw.com November 15, 22, 2024 24-03371H

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CASE NO.: 22-CA-006204 LAKEVIEW LOAN SERVICING, LLC., Plaintiff, vs. KOMIEL M. OLIVER; ANTWANETTE HARDNETT; TAUSHIA OLIVER; KYLE LEE; TAUKEA M. OLIVER; CALVIN R. THOMAS A/K/A CALVIN K. THOMAS, A MINOR CHILD, IN THE CARE OF; HILLSBOROUGH COUNTY, FLORIDA; CITY OF TAMPA, FLORIDA; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIMANTS

Defendant(s). NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on July 23, 2024 in Civil Case No. 22-CA-006204, of the Circuit Court of the Judicial Circuit in and for Hillsborough County, Florida, wherein, LAKEVIEW LOAN SERVICING, LLC, is the Plaintiff, and KOMIEL M. OLIVER; ANTWANETTE HARDNETT; TAUSHIA OLIVER; KYLE LEE; TAUKEA M. OLIVER; CALVIN R. THOMAS A/K/A CALVIN K. THOMAS, A MINOR CHILD, IN THE CARE OF; HILLSBOROUGH COUNTY, FLORIDA; CITY OF TAMPA, FLORIDA; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Cindy Stuart will sell to the highest bidder for cash at www.hillsborough.realforeclose.com on December 10, 2024 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

THE EAST 142.23 FEET OF LOT 8, BLOCK 7, NORTH TAMPA HEIGHTS SUBDIVISION, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 3, PAGE 73, IN THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA, LESS THE SOUTH 220 FEET THEREOF.

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.

IMPORTANT AMERICANS WITH DISABILITIES ACT: 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 the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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. ALDRIDGE PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 By: /s/ John J. Cullaro Jr. FBN: 0066699 2024.11.08 11:03:52-05'00' FBN: 66699 Primary E-Mail: ServiceMail@aldridgepite.com 1184-1546B November 15, 22, 2024 24-03372H

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CASE NO.: 19-CA-005356 WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST, Plaintiff, v. ERIC E. HOOD, ET AL., Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order dated October 14th, 2024 entered in Civil Case No. 19-CA-005356 in the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST, Plaintiff and ERIC E. HOOD; UNKNOWN SPOUSE OF ERIC E. HOOD; SOUTH POINTE OF TAMPA HOMEOWNERS ASSOCIATION, INC.; THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS SUCCESSOR TRUSTEE TO JPMORGAN CHASE BANK, N.A., AS TRUSTEE ON BEHALF OF THE CERTIFICATEHOLDERS OF THE CWHQ INC., CWHQ REVOLVING HOME EQUITY LOAN TRUST, SERIES 2006-E; UNKNOWN TENANT #1 N/K/A TRACI HOCK are defendants, Cindy Stuart, Clerk of Court, will sell the property at public sale at www.hillsborough.realforeclose.com beginning at 10:00 AM on December 12, 2024 the following described property as set forth in said Final Judgment, to-wit-:

LOT 75, BLOCK 6, SOUTH POINTE PHASE 10 & 11, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 93, PAGE 18 OF

THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. Property Address: 12806 Early Run Lane, Riverview, Florida 33578

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

THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

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 at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Phone: (954) 370-9970 Fax: (954) 252-4571 Service E-mail: flrealprop@kelleykronenberg.com /s/ Jordan Shealy Jordan Shealy, Esq. FBN: 1039538 File No: SF19013-JMV November 15, 22, 2024 24-03346H

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45

IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CASE NO.: 2008-CA-004323 U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF THE IGLOO SERIES IV TRUST, Plaintiff, v. JEFFREY SHIOLENO; HOLLY SHIOLENO AKA HOLLY WALL SHIOLENO AKA HOLLY LEE WALL; et al, Defendants.

NOTICE IS HEREBY GIVEN that pursuant to an Order Resetting Foreclosure Sale entered on October 18, 2024 and entered in Case No. 08-CA-004323 in the Circuit Court of the 13TH Judicial Circuit in and for Hillsborough County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE OF THE BUNGALOW SERIES III TRUST is the Plaintiff, and JEFFREY SCOTT SHIOLENO AND HOLLY SHIOLENO, are the Defendants. The Clerk of the Court, Cindy Stuart, will sell to the highest bidder for cash at https://hillsborough.realforeclose.com, on December 23, 2024 at 10:00 a.m., the following described real property as set forth in said Final Judgment, to wit:

THE EAST 60 FEET OF THE WEST 180 FEET OF THE SOUTH 140 FEET OF LOT 11, HESPERIDES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 2, PAGE 84, OF THE PUBLIC RE-

CORDS OF HILLSBOROUGH COUNTY, FLORIDA.

and commonly known as: 5105 W CLEVELAND STREET, TAMPA, FL 33609 (the "Property").

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE. IMPORTANT

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 the Court's ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of the court on November 8, 2024. GHIDOTTI | BERGER LLP Attorneys for Plaintiff 10800 Biscayne Blvd., Suite 201 Miami, FL 33161 Telephone: (305) 501-2808 Facsimile: (954) 780-5578 By: /s/ Tara Rosenfeld Tara Rosenfeld, Esq. Florida Bar No. 59454 fcpleadings@ghidottiberger.com November 15, 22, 2024 24-03363H

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45, FLORIDA STATUTES

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CASE NO.: 24-CA-001606 SOUTHWEST BAY HOMEOWNERS' ASSOCIATION, INC., Plaintiff, vs. ANITA B. PERRY, et al., Defendant(s).

Notice is given that pursuant to the Final Judgment of Foreclosure dated 10/17/2024, in Case No.: 24-CA-001606 of the Circuit Court in and for Hillsborough County, Florida, wherein SOUTHWEST BAY HOMEOWNERS' ASSOCIATION, INC., is the Plaintiff and ANITA B. PERRY, et al., is/are the Defendant(s). The Clerk of Court will sell to the highest and best bidder for cash at 10:00 a.m., at https://www.hillsborough.realforeclose.com, in accordance with Section 45.031, Florida Statutes, on 12/16/2024, the following described property set forth in the Final Judgment of Foreclosure: Lot 38, Block 1, Forest Brooke Phase 1A, according to the map or plat thereof, recorded in Plat Book 130, Pages 11 through 17,

inclusive, Public Records of Hillsborough 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 ACCOMMODATIONS IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT MEDIATION & DIVERSION SERVICES, 800 E. TWIGGS ST. ROOM 208, TAMPA, FL, 33602, TELEPHONE 272-5644 WITHIN 2 WORKING DAYS OF YOUR RECEIPT OF THIS MEDIATION CONFORMANCE NOTICE; IF YOU ARE HEARING IMPAIRED CALL 1-800-955-8771; IF YOU ARE VOICE IMPAIRED, AND CALL-1-800-955-8770. DATED: November 7, 2024

By: /s/ Jennifer L. Davis Jennifer L. Davis, Esquire Florida Bar No.: 879681 ARIAS BOSINGER, PLLC 280 W. Canton Avenue, Suite 330 Winter Park, Florida 32789 (407) 636-2549 November 15, 22, 2024 24-03356H

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR HILLSBOROUGH COUNTY GENERAL JURISDICTION DIVISION

CASE NO. 24-CA-001188 MIDFIRST BANK, Plaintiff, vs. ILEANA ENCARNACION-ZEGARRA A/K/A ILEANA ENCARNACION ZEGARRA, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered August 01, 2024 in Civil Case No. 24-CA-001188 of the Circuit Court of the THIRTEENTH JUDICIAL CIRCUIT in and for Hillsborough County, Tampa, Florida, wherein MIDFIRST BANK is Plaintiff and Ileana Encarnacion-Zegarra a/k/a Ileana Encarnacion Zegarra, et al., are Defendants, the Clerk of Court, CINDY STUART, will sell to the highest and best bidder for cash electronically at www.Hillsborough.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 16th day of December, 2024 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: Lot 04, in Block 02, of WYNN-MERE EAST PHASE 1, according to the Plat thereof, as record-

ed in Plat Book 125, Page 198, of the Public Records of Hillsborough 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 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 within 2 working days of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602.

By: /s/ Robyn Katz Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 225 East Robinson Street, Suite 155 Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 146803

McCalla Raymer Leibert Pierce, LLC 110 SE 6th Street, Suite 2400 Fort Lauderdale, FL 33301 AccountsPayable@mccalla.com Counsel of Plaintiff 24-09048FL November 15, 22, 2024 24-03402H

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR HILLSBOROUGH COUNTY CIVIL DIVISION

Case No. 29-2024-CA-005094 Division A US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST Plaintiff, vs. ANTHONY CIMINO, et al, Defendants.

TO: UNKNOWN SPOUSE OF ANTHONY CIMINO BELIEVED TO BE AVOIDING SERVICE OF PROCESS AT THE ADDRESS OF: 3061 SUTTON WOODS DR PLANT CITY, FL 33566 ANTHONY CIMINO BELIEVED TO BE AVOIDING SERVICE OF PROCESS AT THE ADDRESS OF: 3061 SUTTON WOODS DR PLANT CITY, FL 33566 UNKNOWN TENANTS/OWNERS 1 BELIEVED TO BE AVOIDING SERVICE OF PROCESS AT THE ADDRESS OF: 3061 SUTTON WOODS DR PLANT CITY, FL 33566

You are notified that an action to foreclose a mortgage on the following property in Hillsborough County, Florida:

LOT 2, IN BLOCK 2, WALDEN LAKE UNIT 23, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 80, PAGE 23 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

commonly known as 3061 SUTTON WOODS DR, PLANT CITY, FL 33566 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on William Noriega of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800,

Tampa, Florida 33601, (813) 229-0900, on or before 11-21-24, (or 30 days from the first date of publication, whichever is later) and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint.

AMERICANS WITH DISABILITY 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 the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org. Dated: October 16, 2024.

CLERK OF THE COURT Honorable Cindy Stuart 800 Twiggs Street, Room 530 Tampa, Florida 33602 (SEAL) By: Catherine Castillo Deputy Clerk

William Noriega of Kass Shuler, P.A., plaintiff's attorney, P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, 328202/2425991/wlp November 15, 22, 2024 24-03344H

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR HILLSBOROUGH COUNTY GENERAL JURISDICTION DIVISION

CASE NO. 22-CA-005382 THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2006-22, Plaintiff, vs. KAREN WILTON HUTCHINSON A/K/A KAREN M. WILTON, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered October 25, 2024 in Civil Case No. 22-CA-005382 of the Circuit Court of the THIRTEENTH JUDICIAL CIRCUIT in and for Hillsborough County, Tampa, Florida, wherein THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2006-22 is Plaintiff and Karen Wilton Hutchinson a/k/a Karen M. Wilton, et al., are Defendants, the Clerk of Court, CINDY STUART, will sell to the highest and best bidder for cash electronically at www.Hillsborough.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 2nd

day of December, 2024 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 31, Block 3, North Lakes - Section E, Unit 1, according to the map or plat thereof as recorded in Plat Book 51, Page 89, of the Public Records of Hillsborough 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 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 within 2 working days of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602.

By: /s/ Robyn Katz Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 225 East Robinson Street, Suite 155 Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 146803 23-07789FL November 15, 22, 2024 24-03347H

What makes public notices in newspapers superior to other forms of notices?

Public notices in newspapers are serendipitous. When readers page through a newspaper, they will find important public notice information they otherwise would not find anywhere else.

Rarely do consumers specifically search online for public notices.



--- ACTIONS / SALES ---

FIRST INSERTION

**RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA.**  
 CIVIL DIVISION  
**CASE NO. 24-CA-001809**  
**DIVISION: E**  
**RF -Section I**  
**REPUBLIC BANK & TRUST COMPANY, Plaintiff, vs. THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF DEREK H. BLAIR, DECEASED; SWEETWATER CONDOMINIUM ASSOCIATION, INC.; 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 September 18, 2024 and an Order Resetting Sale dated October 31, 2024 and entered in Case No. 24-CA-001809 of the Circuit Court in and for Hillsborough County, Florida, wherein REPUBLIC BANK & TRUST COMPANY is Plaintiff and THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UN-

DER OR AGAINST THE ESTATE OF DEREK H. BLAIR, DECEASED; SWEETWATER CONDOMINIUM ASSOCIATION, INC.; 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, CINDY STUART, Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at <http://www.hillsborough.realforeclose.com>, 10:00 a.m., on December 4, 2024, the following described property as set forth in said Order or Final Judgment, to-wit:  
 UNIT 2-16 OF SWEETWATER TOWNHOMES CONDOMIN-

IUM PHASE TWO, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORD BOOK 4292, PAGE 283, AND AS AMENDED, AND AS PER PLAT THEREOF RECORDED IN CONDOMINIUM BOOK 7, PAGE 18, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.  
 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF

THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.  
 Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.  
 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. TO REQUEST SUCH AN ACCOMMODATION, PLEASE CONTACT THE ADMINISTRATIVE OFFICE OF THE COURTS WITHIN TWO WORKING DAYS OF THE DATE THE SERVICE IS NEEDED: COMPLETE THE REQUEST FOR ACCOMMODATIONS

FORM AND SUBMIT TO 800 E. TWIGGS STREET, ROOM 604 TAMPA, FL 33602. IF YOU ARE HEARING IMPAIRED, CALL 1-800-955-8771, VOICE IMPAIRED, CALL 1-800-955-8770 OR EMAIL ADA@FLJUD13.ORG.  
 DATED 11/5/2024  
 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  
 7236-199599 / TM1  
 November 15, 22, 2024 24-03355H

FIRST INSERTION

**NOTICE OF ACTION IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR HILLSBOROUGH COUNTY, FLORIDA**  
**CASE NO. 24-CC-46778**  
**SOUTH FORK III COMMUNITY ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. MEIYI LI and ANY UNKNOWN OCCUPANTS IN POSSESSION, Defendants.**  
 TO: MEIYI LI  
 YOU ARE NOTIFIED that an action to enforce and foreclose a Claim of Lien for homeowners assessments and to foreclose any claims which are inferior to the right, title and interest of the Plaintiff, SOUTH FORK III COMMUNITY ASSOCIATION, INC., herein in the following described property:  
 Lot 174, SOUTH FORK TRACT V PHASE 2, according to the Plat thereof as recorded in Plat Book 137, Page 104, of the Public Records of Hillsborough County, Florida and any subsequent amendments to the aforesaid. With the following street address: 13352 Willow Bluestar Loop, Riverview, FL 33579  
 has been filed against you and you are required to serve a copy of your written defenses, if any, on Stephan C. Nikoloff, Esquire, of Greenberg Nikoloff, P.A., whose address is 1964 Bayshore Blvd., Dunedin, FL, 34698, on or before a date

which is within thirty (30) days after the first publication of this Notice in the Business Observer, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.  
 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 at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.  
 WITNESS my hand and the seal of this Court on 10/24/2024  
 CINDY STUART  
 CLERK AND COMP TROLLER (SEAL) By: Catherine Castillo  
 Deputy Clerk  
 Greenberg Nikoloff, P.A.  
 1964 Bayshore Blvd., Suite A  
 Dunedin, FL 34698  
 (727) 738-1100  
 November 15, 22, 2024 24-03345H

**NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA**  
**CASE NO.: 24-CA-006001**  
**MCLP ASSET COMPANY, INC, Plaintiff, vs. DAVIN CLAY JOSEPH A/K/A DAVIN C. CLAY A/K/A DAVIN JOSEPH; et al., Defendant(s).**  
 TO: Davin Clay Joseph a/k/a Davin C. Clay a/k/a Davin Joseph  
 Last Known Residence: 17912 Bimini Isle Ct Tampa, FL 33647  
 TO: Unknown Spouse of Davin Clay Joseph a/k/a Davin C. Clay a/k/a Davin Last Known Residence: 17912 Bimini Isle Ct Tampa, FL 33647  
 TO: Unknown Tenant #1  
 Last Known Residence: 17912 Bimini Isle Ct Tampa, FL 33647  
 TO: Unknown Tenant #2  
 Last Known Residence: 17912 Bimini Isle Ct Tampa, FL 33647  
 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in HILLSBOROUGH COUNTY, Florida:  
 LOT 15, BLOCK 1, CORY LAKE ISLES - PHASE 2, UNIT 1, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 81, PAGE 11, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA  
 has been filed against you and you are required to serve a copy of your written

defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484, on or before December 3, 2024, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.  
 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 at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.  
 Dated on October 29, 2024.  
 As Clerk of the Court (SEAL) By: Mustafa Divan  
 ALDRIDGE PITE, LLP,  
 Plaintiff's attorney,  
 5300 West Atlantic Avenue  
 Suite 303  
 Delray Beach, FL 33484  
 1092-13480B  
 Ref# 9308  
 November 15, 22, 2024 24-03400H

FIRST INSERTION

**NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA**  
 CIVIL DIVISION  
**CASE NO.: 23-CA-012406**  
**CASSANDRA FRANKLIN and MARY F. JACKSON Plaintiffs, vs. RUDY FRANKLIN AND LATOYA FRANKLIN, as husband and wife, Defendants,**  
 NOTICE IS HEREBY GIVEN that pursuant to an Amended Agreed Order to Set Property for Sale at Public Auction, dated October 31, 2024, and entered in case # 23-CA-012406 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, wherein CASSANDRA FRANKLIN and MARY F. JACKSON are the Plaintiffs, and RUDY FRANKLIN AND LATOYA FRANKLIN, as husband and wife, are the Defendants. The Hillsborough County Clerk of the Circuit Court will sell the subject property at public sale with a minimum first auction bid of at least Fifty Thousand Dollars (\$50,000.00) to the highest bidder for cash on December 2, 2024, at 10:00 A.M. after having first given notice as required by Section 45.031, Florida Statutes. The judicial sale will be conducted online at <http://www.hillsborough.realforeclose.com>.  
 The subject property is described as set forth in the said Order, to-wit:  
 Lot 15, Block 11, Forest Brooke Phase 3C, according to the map or plat thereof as recorded in Plat Book 139, Pages 9 through 13, Public Records of Hillsborough County, Florida.

Parcel ID: 078932-2194  
 Physical Address: 17038 Wave Tressle Pl, Wimauma, FL 33598  
 IF YOU ARE A 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, YOU MUST FILE A CLAIM WITH THE CLERK OF COURT BEFORE OR NO LATER THAN THE DATE 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 THE RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.  
 IMPORTANT: 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 the Court's ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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 7th day of November 2024.  
 By: Stephen K. Hachey,  
 FLORIDA BAR NO.: 15322  
 Law Offices of Stephen K. Hachey, P.A.  
 Attorney for Plaintiff  
 10521 Bloomingdale Ridge Drive  
 Riverview Florida 33578  
 November 15, 22, 2024 24-03348H

FIRST INSERTION

**NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA**  
**CASE NO. 23-CA-008931**  
**LIMA ONE CAPITAL, LLC Plaintiff, v. SARAH WILSON KOMOLL; CHRISTOPHER CHARLES WILSON A/K/A CHRISTOPHER WILSON; WILSON HOME REALTY LLC, A FLORIDA LIMITED LIABILITY COMPANY; 2200 E BIRD ST LLC, A FLORIDA LIMITED LIABILITY COMPANY; UNKNOWN TENANT 1 N/K/A CHRISTINA RODRIGUEZ; UNKNOWN TENANT 2; UNKNOWN TENANT 3 N/K/A MALCOLM BELL; UNKNOWN TENANT 4; UNKNOWN TENANT 5 N/K/A JON MARTINEZ; UNKNOWN TENANT 6; UNKNOWN TENANT 7 N/K/A BRANDON AUGUSTIN; UNKNOWN TENANT 8 N/K/A BRANDON WALKER; 706 PENNSYLVANIA LLC, A FLORIDA LIMITED LIABILITY COMPANY; CITY OF TAMPA, FLORIDA, A MUNICIPAL CORPORATION; HELPING HAND INVESTMENTS, LLC, A FLORIDA LIMITED LIABILITY COMPANY; PATRON PROPERTIES TAMPA, LLC, A FLORIDA LIMITED LIABILITY COMPANY; PHOENIX CONSTRUCTION GROUP LLC; KEITH SAVAGE; COREY STEINER**  
**Defendants.**  
 Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on January 19, 2024, in this cause, in the Circuit Court of Hillsborough County, Florida, the office of Cindy Stuart, Clerk of the Circuit Court, shall sell the property situated in Hillsborough County, Florida, described as:  
 LOT 173, LESS THE SOUTH 20.00 FEET THEREOF, AND ALL OF LOTS 174 & 175, KATHRYN PARK, ACCORDING TO THE MAP OR PLAT THERE-

OF AS RECORDED IN PLAT BOOK 23, PAGE 56, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.  
 a/k/a 2200 E BIRD ST, TAMPA, FL 33604-3519  
 at public sale, to the highest and best bidder, for cash, online at <http://www.hillsborough.realforeclose.com>, on December 10, 2024 beginning at 10:00 AM.  
 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. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed by contacting: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602 Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771; Voice impaired: 1-800-955-8770; or e-mail: ADA@fljud13.org  
 Dated at St. Petersburg, Florida this 12th. day of November, 2024.  
 eXL Legal, PLLC  
 Designated Email Address: [efiling@exllegal.com](mailto:efiling@exllegal.com)  
 12425 28th Street North, Suite 200  
 St. Petersburg, FL 33716  
 Telephone No. (727) 536-4911  
 Attorney for the Plaintiff  
 /s/ Isabel López Rivera  
 Isabel López Rivera  
 FL Bar: 1015906  
 eXL Legal, PLLC  
 12425 28TH ST NORTH, STE. 200  
 ST. PETERSBURG, FL 33716-1826  
 EFILING@EXLEGAL.COM  
 1000008565  
 November 15, 22, 2024 24-03401H

FIRST INSERTION

**NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA**  
 CIVIL DIVISION  
**CASE NO.: 24-CA-005811**  
**SECTION # RF**  
**LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. TWANDA ELOISE BRADLEY A/K/A TWANDA BRADLEY; GTE FEDERAL CREDIT UNION DBA GTE FINANCIAL; 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), CINDY STUART as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at [www.hillsborough.realforeclose.com](http://www.hillsborough.realforeclose.com), the Clerk's website for on-line auctions at 10:00 AM on the 15 day of January, 2025, the following described property as set forth in said Final Judgment, to wit:  
 LOT 6, BLOCK 5, GOOD'S ADDITION TO TAMPA, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 7, PAGE 45, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.  
 PROPERTY ADDRESS: 301 E SELMA AVE, TAMPA, FL 33603  
 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 the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQs for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org  
 Dated this 12 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](mailto:eservice@decubaslewis.com)  
 24-02127  
 November 15, 22, 2024 24-03382H

FIRST INSERTION

**NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA**  
 GENERAL JURISDICTION DIVISION  
**CASE NO. 23-CA-000182**  
**DLJ MORTGAGE CAPITAL, INC., Plaintiff, vs. DAVID FEARNOW AND JENNIFER FEARNOW, et al. Defendant(s).**  
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 27, 2024, and entered in 23-CA-000182 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein DLJ MORTGAGE CAPITAL, INC. is the Plaintiff and DAVID FEARNOW; JENNIFER FEARNOW; CARROLLWOOD VILLAGE HOMEOWNERS ASSOCIATION, INC. are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at [www.hillsborough.realforeclose.com](http://www.hillsborough.realforeclose.com), at 10:00 AM, on December 03, 2024, the following described property as set forth in said Final Judgment, to wit:  
 LOT 15, BLOCK 2, COUNTRY CLUB VILLAGE AT CARROLLWOOD, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 55, PAGE 47 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.  
 Property Address: 14517 NETTLE CREEK RD, TAMPA, FL 33624  
 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 DISABILITY 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 the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQs for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, email: ADA@fljud13.org  
 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: [fmail@raslg.com](mailto:fmail@raslg.com)  
 By: /s/ Danielle Salem  
 Danielle Salem, Esquire  
 Florida Bar No. 0058248  
 Communication Email: [dsalem@raslg.com](mailto:dsalem@raslg.com)  
 19-360945 - EuE  
 November 15, 22, 2024 24-03375H

**SAVE TIME**

Email your Legal Notice  
[legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)  
 Deadline Wednesday at noon  
 Friday Publication

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

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

11/20/2024, 13:33



# PUBLISH YOUR LEGAL NOTICE

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

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

Call **941-906-9386** and select the appropriate County name from the menu option or email **legal@businessobserverfl.com**

--- ACTIONS / SALES ---

FIRST INSERTION

**AMENDED NOTICE OF ACTION - CONSTRUCTIVE SERVICE**  
 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
 GENERAL JURISDICTION DIVISION

Case No. 24-CA-005915  
**Deutsche Bank National Trust Company, as Trustee for ABFC 2005-WF1 Trust, ABFC Asset-Backed Certificates, Series 2005-WF1 Plaintiff, vs. Connie Tucker; Unknown Spouse of Connie Tucker; Herbert Floyd, Jr.; Unknown Spouse of Herbert Floyd, Jr.; Pallas Floyd; Unknown Spouse of Pallas Floyd; Steven Floyd; Unknown Spouse of Steven Floyd; City of Tampa, Florida Defendants.**

TO: Steven Floyd and Unknown Spouse of Steven Floyd  
 Last Known Address: 5032 Brook Acres Cir, Tampa, FL 33610

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Hillsborough County, Florida:

LOT 46, EASTERN HEIGHTS SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 29, PAGE 6, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Julie York, Esquire, Brock & Scott, PLLC, the Plaintiff's attorney, whose address is 4919 Memorial Hwy, Suite 135, Tampa, FL

33634, within thirty (30) days of the first date of publication on or before December 9, 2024, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS

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 at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

DATED on November 7, 2024.  
 Cindy Stuart  
 As Clerk of the Court  
 (SEAL) By /s/ Mustafa Divan  
 As Deputy Clerk

Julie York, Esquire  
 Brock & Scott, PLLC  
 the Plaintiff's attorney  
 4919 Memorial Hwy, Suite 135,  
 Tampa, FL 33634  
 File # 18-F02955  
 November 15, 22, 2024 24-03388H

FIRST INSERTION

**NOTICE OF ACTION**  
 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
 CIVIL DIVISION

CASE NO.: 2024-CA-008403  
 DIVISION: C

**BELAUT PIERRE, Plaintiff, vs. KETTY PIERRE RAMEAU, ANNICK RATON, DARNELL RAMEAU, SOLEILA RAMEAU, JOLINA RAMEAU, AND SAMUEL RAMEAU. Defendants.**

NOTICE is hereby given that a civil action commenced on October 22, 2024, and is now pending as case number 2024-CA-008403 in the Circuit Court in the State of Florida, County of Hillsborough.

The name of the unserved party to the action is:  
 Samuel Rameau  
 1608 W. Papago Street,  
 Phoenix, AZ 85007

and the nature of the proceeding is a partition on Real Property - Non-Homestead \$1 - \$50,000 or less.

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

Each defendant is required to serve written defenses to the Complaint on plaintiff's attorney, Stephen K. Hachey, Esq., whose address is 10521 Bloomingdale Ridge Drive, Riverview, FL 33578, on or before the 30th day after the first publication of this Notice, and to file the original of the defenses with the clerk of this court either before service on plaintiff's attorney or immediately thereafter. If a defendant fails to do so, a default will be entered against that defendant for the relief demanded in the complaint or petition.

WITNESS my hand and the seal of said court at Hillsborough County, Florida on the 12 day of November 2024.

Cindy Stuart  
 AS CLERK OF THE COURT  
 (SEAL) BY Isha Tirado-Baker  
 As Deputy Clerk  
 Hillsborough County Courthouse  
 800 E. Twiggs St.  
 Tampa, FL 33602

/s/ Stephen K. Hachey  
 Stephen K. Hachey, Esq.  
 Florida Bar No.: 15322  
 10521 Bloomingdale Ridge Drive  
 Riverview, FL 33578  
 Phone: 813-549-0096  
 E-service: eservice@hacheylawpa.com  
 November 15, 22, 2024 24-03387H

## Q&A

### Q How much do legal notices cost?

A The price for notices in the printed newspaper must include all costs for publishing the ad in print, on the newspaper's website and to [www.floridapublicnotices.com](http://www.floridapublicnotices.com).

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

**VIEW NOTICES ONLINE AT**  
[Legals.BusinessObserverFL.com](http://Legals.BusinessObserverFL.com)

To publish your legal notice email:  
[legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)



SUBSEQUENT INSERTIONS

--- PUBLIC SALES / ESTATES ---

SECOND INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on November 23, 2024, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:30 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storage-treasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

**PUBLIC STORAGE # 08750, 16217 N Dale Mabry Hwy, Tampa, FL 33618, (813) 280-4814**  
**Time: 09:30 AM**  
**Sale to be held at www.storage-treasures.com.**

1004 - Miller, Maranda; 1007 - Portalatin, Edmarie; 1026 - Walker, Anayah; 1027 - Talavera, Ashley; 1037 - Smith, Patti; 1072 - Horn, Jennifer; 1105 - Talavera, Ashley; 1108 - Paulino, Rafael; 1131 - Raaheim, Felix; 2002 - Perez, Alejandra; 2023 - Ward, Dylan; 2071 - Roberts, Ashlynn; 2072 - Fecht, Daniel; 2091 - Roberts, Ashlynn; 2111 - Nalezynski, Tarsha; 2147 - DE ARMOND, KATHERINE; 2167 - Nonnenberg, Janae; 3013 - Flowers, Chris; 3054 - Pryor, LaTrell; 3062 - Brown, Scott; 3064 - Amariles, Nelson; 3093 - Hernandez, Walter; 3138 - Brookins, Tynsha; 3186 - Corwin, Scott

**PUBLIC STORAGE # 25523, 16415 N Dale Mabry Hwy, Tampa, FL 33618, (813) 773-6473**  
**Time: 11:00 AM**  
**Sale to be held at www.storage-treasures.com.**

1056 - Dang, Thinh; 1112 - Corley, Tyondre; 1137 - Hernandez, Luriam; 1149 - DeArmas, Anastasia; A019 - Pantelides, Mitchell; A040 - Franz, Mary; A075 - kay, Melissa; A078 - Brooks, Jason; C357 - KNIGHT, AROYRI; D405 - Sirmans, Parris; D406 - harris, franklin; D448 - Malone, Cynthia; F620 - Knight, Michelle; F625 - Floyd, Kodi; F627 - OConner, Donald; F641 - Shobola, Kenneth; RV07 - BLAYLOCK, Fred

**PUBLIC STORAGE # 25525, 8324 Gunn Hwy, Tampa, FL 33626, (813) 291-2016**  
**Time: 11:15 AM**  
**Sale to be held at www.storage-treasures.com.**

0112 - Yaddof, Corey; 0141 - Richardson, Michael; 1096 - Lopez, Ernest; 1214 - Woodard, Ila; 1335 - Brewer, David; 205 - Garcia, Wilmer; 266 - LUCAS, LAINEY; 701 - Dalton, Colette; 730 - OQUENDO, Jennifer; 780 - Desmond, John; 854 - Tozian, Terry; 865 - Romans, Ainsworth; 881 - Bhunia, Anurita; 885 - Encinosa, Chezney

Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080.  
 November 8, 15, 2024 24-03284H

SECOND INSERTION

**NOTICE TO CREDITORS**  
 IN THE CIRCUIT COURT FOR  
 HILLSBOROUGH COUNTY,  
 FLORIDA PROBATE DIVISION  
 File No. 24-CP-002398  
 Division A  
 IN RE: ESTATE OF  
 ANDRE WRIGHT  
 Deceased.

The administration of the estate of ANDRE WRIGHT, deceased, whose date of death was December 2, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 East Twigg Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent

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

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

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

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

**Veronica L. Wright**  
**Personal Representative**  
 826 Broadway  
 Dunedin, Florida 34698

G. Andrew Gracy  
 Attorney  
 Florida Bar No. 570451  
 Peebles & Gracy, P.A.  
 826 Broadway  
 Dunedin, Florida 34698  
 Telephone: (727) 736-1411  
 Fax: (727) 734-0701  
 email: Andrew@peeblesandgracy.com  
 November 8, 15, 2024 24-03306H

SECOND INSERTION

**NOTICE TO CREDITORS**  
 IN THE CIRCUIT COURT FOR  
 HILLSBOROUGH COUNTY,  
 FLORIDA  
 PROBATE DIVISION  
 File No. 24-CP-003306  
 IN RE: ESTATE OF  
 RUTH MILDRED BORTER,  
 aka RUTH M. BORTER  
 Deceased.

The administration of the estate of RUTH MILDRED BORTER, aka RUTH M. BORTER, deceased, whose date of death was August 28, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, FL 33601. 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 de-

mands 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 8, 2024.

**CRAIG L. BORTER**  
**Personal Representative**  
 3425 Valley Ranch Dr.  
 Lutz, FL 33548

Christopher H. Norman  
 Florida Bar No. 821462  
 Ashley G. Friedrich  
 Florida Bar No. 1007955  
 Attorneys for Personal Representative  
 Hines Norman Hines, PL  
 315 South Hyde Park Avenue  
 Tampa, FL 33606  
 Telephone: 813-251-8659  
 Email: cnorman@hnh-law.com  
 Secondary Email:  
 afriedrich@hnh-law.com  
 November 8, 15, 2024 24-03280H

SECOND INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on November 24, 2024, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:30 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storage-treasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

**PUBLIC STORAGE # 08747, 1302 W Kennedy Blvd, Tampa, FL 33606, (813) 435-9424**  
**Time: 09:30 AM**  
**Sale to be held at www.storage-treasures.com.**

1041 - James, reginold; 1058 - Moore, Talik; 2005 - Ovalles, Jennier; 5031 - Webb, Laura; 5051 - Edwards, Alex; 6008 - Hudson, Kyle; 6026 - Holloway, Marshall; 6043 - garcia, Yesferon; 6059 - Bryant, Maurice; 7063 - Barnett, Tasheba; 7077 - Bacoat, Sherise; 7092 - Broomall, Alistair; 8033 - AquaBlue Business Solutions Dobson, Tina

**PUBLIC STORAGE # 08756, 6286 W Waters Ave, Tampa, FL 33634, (813) 658-5627**  
**Time: 09:45 AM**  
**Sale to be held at www.storage-treasures.com.**

0402 - Rodriguez, Emmanuel; 0714 - pedroni, Paulo; 0802 - Way, Bernetta; 0822 - erisan, Seibert; 1231 - BERRIOS, ELYZABETH; 1338 - Woods, Marilyn; 1438 - Gordon-Lynch, Carla Lesley-Ann; 1444 - Stanley, Tiffany; 1446 - Kerr, Allison; 1528 - Santiago, Margaret; 1536 - thompson, Shakya; 1541 - Rios, Julio; 1544 - boss, jeffrey; 7003 - Coats, Ronald; 9010 - Cooper Family Inc Cooper, Dailan

**PUBLIC STORAGE # 20104, 9210 Lazy Lane, Tampa, FL 33614, (813) 658-5824**  
**Time: 10:00 AM**  
**Sale to be held at www.storage-treasures.com.**

B045 - Palacio, Jairo; B081 - De Armond, Katherine; B116 - Gray, Klyer; B132 - Rodriguez, Auris; C007 - sheffield, allynson; C031 - ACR Investment of Nort America LLC Castillo, Angel; C035 - Salomon, Gustavo; D005 - Rivera Torres, Pedro; E022 - Valerio, Fany ventura; E049 - Blake, Krystall; E052 - Rivera, Ailin; E067 - GORDON, Jacqueline; E090 - Martin, Jeron; F005 - Spooner, Bernard; F017 - Nellon, Laquetta; F019 - Keller, Sarene; F059 - Del Castillo, Luis; G095 - Jimenez, Angel; G100 - Aviles, Bluetie; H032 - valero, luis; H043 - Juarez, Adolfo; H057 - Lewis, Jay; H069 - Crittenden, Antuane; J009 - Villatoro, Guillermo; J026 - Ricks, Darren; K071 - Satcher Jr, Benjamin

**PUBLIC STORAGE # 20135, 8230 N Dale Mabry Hwy, Tampa, FL 33614, (813) 773-6681**  
**Time: 10:15 AM**  
**Sale to be held at www.storage-treasures.com.**

1058 - Duncan, Brenda; 1066 - Fergus, Shyanka; 1227 - Paulino, Rafael; 1231 - Paulino, Rafael; 1247 - Paulino, Rafael; 1263 - Matala, Marie; 1318 - Moore, Taylor; 1355 - Gonzalez, Haydee; 1378 - White, Nicole; 1401 - Thompson, Porchae; 2022 - Duncan, Shannon; 2044 - Paulino, Rafael; 2085 - Frey, Deana; 2087 - Martinez, Belmarie; 2115 - Villegas, Yulima; 2215 - Crank, Melissa; 2253 - DE ARMOND, KATHERINE; 2268 - White, Omar; 2289 - Williams, Lamont; 2296 - Amiel, Nichole; 2325 - DE ARMOND, KATHERINE; 2390 - Bautista, Salvador; 2414 - Chery, Gabriel; 3027 - Montes, Edna; 3057 - Voguish Boards LLC Delgado, Nicolas; 3059 - Gordon, Tammy; 3064 - sconiars, Johniela; 3125 - Davis, Kendon; 3145 - Manning, Susan; 3245 - burgos, rafael; 3264 - Burgos, Rafael; 3301 - The R Taylor Law Firm Taylor Jr, Robert; 3305 - DE ARMOND, KATHERINE; 3327 - DE ARMOND, KATHERINE; 3376 - Mack, Katrina; 3380 - sanchez, Alan; 3392 - Lersundy, Carlos; B151 - Johnson, Ray; D099 - APPLE, JEFFREY; D103 - Felder, Ishakia; E022 - Jackson, Sandra; E036 - Meginnis, Terrance; E097 - Wilks, Kenneth; F095 - Rush, Kelsey; F096 - ruiz, jose; F100 - Ferrell, Cecil; F103 - Melendez pizarro, Jose; F110 - martinez, osmar; F112 - Rodriguez, Passion; F114 - Smith, Natalie; F159 - Delez, Jannette

**PUBLIC STORAGE # 20152, 11810 N Nebraska Ave, Tampa, FL 33612, (813) 670-3137**  
**Time: 10:30 AM**  
**Sale to be held at www.storage-treasures.com.**

A002 - Brown, Laura; A026 - Shutt, Martin; A045 - woods, Shanese; A046 - vargas, nelson; A053 - Jackson, Julian; A055 - Chavez, Chavon; A060 - Deris, James; B013 - nelson, teresa; B021 - Byrnes, Denise; B029 - Goldsmith, Annie; B047 - Huff, Thaddeus; B051 - Judge, Adrian; B053 - Kelly, Mary; B061 - Lambert, Ryan; B072 - Fryer, Gloria; B077 - Robinson, Marve; C026 - starks, Brayle; C031 - Bain, Shirley; C035 - Dixon, Deanna; C045 - hamilton, Alexia; C048 - Driscoll, Shaneene; C056 - julian, ronald; C070 - Castillo, Orlando; C121 - Howard, Waitinesha; C141 - Moreta Garcias, Ruddy; D004 - Smith, Chisa; D005 - wammock, Halle; D009 - Barrington, Phillip; D020 - Forero, Olga Patricia; D022 - Carpenter- Cason, Gail; D049 - Demarais, Steevenson; D063B - Broadnax, Steve; D088 - Williams, Natasha; D100 - mellema, tara; D133 - Smith, Darrell; E032 - Thomas, Riki; E037 - rivera, Azelia; E042 - Hunter, Michael D; E060 - Haren, Ashley; E075 - ford, Isaiah; E080 - flint, Breanna

**PUBLIC STORAGE # 20180, 8421 W Hillsborough Ave, Tampa, FL 33615, (813) 720-7985**  
**Time: 10:45 AM**  
**Sale to be held at www.storage-treasures.com.**

1010 - Morales, Marlene; 1012 - Giroux, Christina; 1021 - Weaver, Elise; 1081 - Sullivan, Ulonda; 1141 - Torres, Gisela; 1145 - Church, Cheyenne; A009 - Brown, Kimberly; A015 - zimmerman, Rashad; B005 - Cazares, Vicki; D001 - JOSEPH, LATRICIA; D008 - Rodriguez, Caridad; D022 - Simeon, Sophie; D039 - strickland, Bill; D040 - Wilkins, Brian; D050 - Blair, Eddie; D079 - strickland, Bill; D084 - J and B Family Capital TORO ARIAS, JUAN; F016 - Sudney, Brian; F043 - serkez, Mark

**PUBLIC STORAGE # 20609, 5014 S Dale Mabry Hwy, Tampa, FL 33611, (813) 291-2473**  
**Time: 11:00 AM**  
**Sale to be held at www.storage-treasures.com.**

A003 - Mustard, Lewis; A014 - Hannoche, Peter; A026 - Qarles, John; A039 - fain, Gregory; B004 - Shear, Julia; B020 - Decorum Tile & Stone Washburn, Steven; B057 - Holladay, Lynn; B073 - Delva, Wisly; C026 - Fisher, Misty; C030 - Garza, Ricardo; C062 - Decorum Tile & Stone LLC Washburn, Steve; D035 - Ingram, T'Keyah; D059 - theodore, rau; D062 - Washburn, Steven; E003 - Milwaukeee tool Tollefson, Tyler; E009 - Byerd, Paris; E034 - Moore, Marie; E104 - Lowe, Brie; E117 - Lowe, Brie; E160 - Reed, Floyd; F006 - Milwaukeee tool Tollefson, Tyler; G004 - Schumacher, Chandler; G007 - Miguel, Dwight; G028 - Edwards, Jena; G030 - Marquez, Leydi Laura; G067 - BROXTON, HERMAN; G120 - Mitchell, Thomas

**PUBLIC STORAGE # 23119, 13611 N 15th Street, Tampa, FL 33613, (813) 773-6466**  
**Time: 11:15 AM**  
**Sale to be held at www.storage-treasures.com.**

A016 - myers, Jeffrey; A022 - Johnson, Amya; A023 - Jackson, Sandra; A036 - Yarns, Sophia; A055 - overall, Mark; A057 - Nadeem, Sayyed; A058 - jernigan, sharae; B006 - Cobbs, Denise; B035 - Vazquez, Pedro; B058 - Thomas, Nicole; C002 - mccooy, olaudah; C003 - Pennywell, Tracy; C005 - Fleur, Minette St; C007 - Dupree, Dathan; C012 - velazquez, Alicia; C013 - Bradshaw, Rico; D002 - meduffie, Lamecia; F011 - Dixon, Makisha; F020 - Raiford, Eukiela Daniels; G037 - Williams, Tony; G044 - Long, Shenita; G051 - crespo, Isabel; G082 - Carter, Andre; H005 - Galindo, Jennifer; H009 - jacobs, marcus; H014 - Gomez, Sara; H024 - Myers-Dudoit, Tiana; H042 - Petty, Ciera; H045 - Pearson, Candis; H062 - young-lindsey, Chevon; H068 - Goldring, Tonya; H070 - murillo, sandy; H080 - Cuellar, Dayluisa; H087 - Larson, Tyler; I021 - Bradley, Tonisha; I070 - Mazrah, Amir; J036 - kates, Damajae; J076 - seymour, Jeffery; J080 - Bleus, Skyy; K005 - Perez-Cruz, Anibal; K029 - lavar, Joel

**PUBLIC STORAGE # 25723, 10402 30th Street, Tampa, FL 33612, (813) 379-9182**  
**Time: 11:30 AM**  
**Sale to be held at www.storage-treasures.com.**

0114 - Soler, Yojaira; 0122 - Williams, Jalyne; 0246 - Escoriza, George; 0254 - Anderson, Chantel; 0332 - Camon, Keshia; 0340 - Norton, Andy; 0344 - Faison, Ayanna; 0348 - Devaughn, Andre; 0351 - Gardiner, Leela; 0402 - Jackson, Eugene; 0413 - Johnson, Trevon; 0424 - Hunter, Jayde; 0449 - Owens, Verlon; 0453 - Boutwell, Natalie; 0456 - Bshop, Donnya; 0458 - Ortiz, Joemar; 0460 - Osuji, Nddi; 0519 - Barnes, Natalie; 0539 - Harris, Lisa; 1021 - Solomon, Cynthia; 1025 - Proctor, Lashawnda; 1044 - Christian, Adrienne; 1065 - neloms, Tillman; 1133 - Jenkins, Destiny; 1165 - Grandberry, Reese; 1188 - Millan, Shana; 1189 - droll, Shantel; 1222 - Bailey, Tanya; 1252 - Hamilton, Precious; 1269 - Baca, Greg; 1304 - Noisette, Brandii; 1311 - McEwan-Anamoah, Jyotri; 1381 - Mathis, Shawn; 1400 - Rodas, Yalexia; 1439 - Hoyte, Robert; 1457 - Ndiaye, Magnette; 1485 - mathis, laronda; 1500 - Reese, Michelle; 1528 - Bynum, Alexis

**PUBLIC STORAGE # 25818, 8003 N Dale Mabry Hwy, Tampa, FL 33614, (813) 302-7129**  
**Time: 11:45 AM**  
**Sale to be held at www.storage-treasures.com.**

0114 - Oliveira, Jusclan; 0149 - Carr, Mark; 0161 - Andrews, Dominique; 0217 - Mellema, Duane; 0319 - Stephens, Yolanda; 0340 - hesham, zeina; 0411 - Diaz, Georgina; 0420 - McDuffie, Carmen; 0422 - Guzman, Jessy; 0426 - Escalante, Rodolfo; 0427 - Jackson, Kee; 0436 - Miller, Lauri; 0565 - Jones Jr., Demetrius; 0624 - Collazo, Angel; 0625 - Diaz, Jennifer; 0660 - Haladay, Stephen; 0668 - Serrano, Elizabeth; 0680 - Ordenez, Damaris; 0708B - Perez, Joshua; 0808 - Wilson, Henry; 0816 - Pryor, Dayna

**PUBLIC STORAGE # 25859, 3413 W Hillsborough Ave, Tampa, FL 33614, (813) 379-9139**  
**Time: 12:00 PM**  
**Sale to be held at www.storage-treasures.com.**

A0203 - Rodriguez, Christian; A0238 - Murphy, Hakeem; A0269 - Camble, Richard; A0289 - cotera, Alyssa; A0410 - Price, Chaltisa; A0419 - Milton, Gayle; A0451 - Rivera, Clarisol; A0477 - Mcduffy, Shylayah; A0495 - Carlson, Alexander; A0532 - Simmons, MiKila; A0546 - Contreras, alfredo; C0635 - Simpson, Tamera; C0660 - Mannella, Michael; C0710 - Campbell, Leroy; C0715 - Velazquez, Benraimel; C0734 - Gonzalez, Estrella; C0738 - Villegas, Fransisco

**PUBLIC STORAGE # 26596, 8354 W Hillsborough Ave, Tampa, FL 33615, (813) 393-1832**  
**Time: 12:15 PM**  
**Sale to be held at www.storage-treasures.com.**

1027 - Emerson, Tayler; 1028 - Aguayo, Ruben A; 1126 - Smith, Brittanica; 1254 - Vega, Elaine; 1404 - Kelley, Regina; 1410 - Smith, Bree; 1560 - cott, Marshall; 1568 - Petit, Alberto; 2011 - Dalton, Scottie; 2056 - Carter, Jennifer; 2073 - langston, sharrod; 2079 - Ziedenweber, Sara; 2089 - mejias, miriam ashley; 2093 - Walsh, Joseph; 2097 - cott, Marshall; 2150 - POTOCHNEY, ROBERT; 2173 - Jackson, Andrea; 3010 - merediglo, Richard; 3014 - tomljanovich, Joseph; 3023 - brasileiro, michael; 3035 - Bostie, Marquise; 4101 - LaVoie, Lara; 4103 - hogg, Paul; 4115 - igles, Shalia; 5114 - Miranda, Nelson; 5504 - De Los Santos, Ysmael; 5505 - Turner-Sarjeant, Shinnel-Marie Shurlan; 5510 - Griffith, Suzanne

**PUBLIC STORAGE # 27408, 4625 W Gandy Blvd, Tampa, FL 33611, (813) 666-2471**  
**Time: 12:30 PM**  
**Sale to be held at www.storage-treasures.com.**

1088 - Ngouh, Lionel; 2011 - Bennett, Shana; 2162 - Sussman, Terri; 3004 - Hatchett, Raymond; 4000 - Gardner, Taraneka; 4028 - Chatman, Ashley; 4033 - McPhelin, Mark; 4037 - Maxim, Melissa; 4050 - Watkins, Lindsey; 4066 - Flanagan, Erin; 5018 - Eason, Dominique; 5040 - wojtylak, Michael; 5049 - Reed, Alexandra; 5052 - Brent, Hoza; 5074 - Perry, Teondre; 5099 - Ford, Mark; 5103 - Garcia, Franческа; 5141 - caldwell, kristin; 5154 - stoltz, Travis; 5170 - Dawson, Nicole; 5207 - Bundy, Josie

**PUBLIC STORAGE # 29149, 7803 W Waters Ave, Tampa, FL 33615, (813) 670-3098**  
**Time: 12:45 PM**  
**Sale to be held at www.storage-treasures.com.**

1039 - Bradford, Ashley; 1150 - Weaver, Roger; 1165 - RILEY, JOHN; 1204 - Britton, Allen; 2079 - RIVERA, EDGARDO; 2223 - Hemingway, Thomas; 2245 - MCCORMICK, MICHAEL; 2359 - Wardlaw, Janay; 2376 - Greene, Kevonna; C005 - MUJICA, EDUARDO; C022 - Shulk, Timothy

Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080.  
 November 8, 15, 2024 24-03286H

PUBLISH YOUR LEGAL NOTICE

Call 941-906-9386

and select the appropriate County name from the menu option

or email legal@businessobserverfl.com

FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business Observer

LV20878\_V2B



--- PUBLIC SALES ---

SECOND INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on November 26, 2024, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:45 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

PUBLIC STORAGE # 22125, 2100 US Highway 301 N, Palmetto, FL 34221, (941) 212-4690 Time: 09:45 AM
Sale to be held at www.storagetreasures.com.
0070 - Moore, Troy; 0121 - Ufit Career Advocate Services Shelley, Larrielle; 0147 - Williams, Melody Frazier; 0156 - Casas, Hugo; 0163 - Castellanos, Wagner Alexis; 0185 - Rumph, Shawnta; 0315 - Lenz, John; 0547 - Baity, Tiara; 1150 - Wagner, Paul; 2017 - Rausch, Carrie; 2024 - Benjamin, Dexter; 2026 - Benjamin, Dexter; 2167 - Waiters, Leslie; 2248 - Picciano, John; 3007 - Picciano, John; 3063 - Galloway, William; 3076 - Barger, Paul; 3090 - Colon, Vivian; 3228 - Tolson, Tiffany; 4046 - Ibarra, Margarita; 4122 - Ross, Jessica; 4169 - Hillery, Jennifer; 4177 - Mccullough, Sherease; 4227 - Prindeville, Sean; 4249 - Johnson, Shane
PUBLIC STORAGE # 25803, 3009 53rd Ave E, Bradenton, FL 34203, (941) 217-7078 Time: 10:45 AM
Sale to be held at www.storagetreasures.com.
0126 - saint-cyr, Zabdi; 0210 - Attilus, Jean; 0214 - Bryant, Martha; 0311 - Frisch, George; 0455 - Salinas, Izabel Eva; 0459 - Santell, Yajaira; 0478 - Daniels, Derrik; 0479 - baker, Bruce; 0485 - Sannon, Fabiola; 0493 - Kelly, Justin; 0518 - Streckert, Beverly; 0532 - Davis, Shavondra; 0563 - Acquisto, Brandon; 0603 - Mclendon, Katie; 0635 - Smith, Yashay; 0664 - Carroll, Michael; 0725 - Denali Transports, LLC George, Frisch; 0817 - Pristine Professional Pool Services Rouse, Ian; 0818 - bumgardner, kayla; 0849 - Yacin, Charlene; 2058 - Odom, Bridgett; 2098 - Berger, Richard
PUBLIC STORAGE # 25948, 6801 Cortez Road W, Bradenton, FL 34210, (941) 217-7531 Time: 11:00 AM
Sale to be held at www.storagetreasures.com.
A06CC - Tucker, Alisha; B25 - Warrick, Jamale; C09 - carpenito, patricia; C26 - Ramsey, Christopher; C28 - Menchaca, Miren; C28CC - hill, Brittany; D31 - Washington, Dorothy; E01CC - Doback, Mark; E25CC - Schellenberger, Harmony; E26CC - Adkins, Kenneth; E40CC - Coleman, Hassan; G07CC - Sable, Michael; G32 - Russell, Jennifer; G35 - Lehoe, Shaun; J12CC - ware, joyce; K30 - wills, Kezia; K37 - Cooper, Nicole
PUBLIC STORAGE # 27137, 6500 Manatee Ave W, Bradenton, FL 34209, (941) 867-9430 Time: 11:30 AM
Sale to be held at www.storagetreasures.com.
1037 - Carpenter, Teila; 1221 - Heath, Krista; 1408 - Tindal, Jessica; 2009 - Winkfield, Mario; 2202 - Rodman, Shakeitha; 2301 - Marshall, Valerie; 2339 - Cobb, Richard; 3001 - Redden, Tracie; 3162 - Internicola, Taylor
PUBLIC STORAGE # 27251, 920 Cortez Road W, Bradenton, FL 34207, (941) 217-7473 Time: 12:30 PM
Sale to be held at www.storagetreasures.com.
A031 - scienti, Nick; A044 - Adderley, Dorette; A052 - Luna, Rubi; A053 - bontrager, Timothy; A067 - Maxwell, Hermeana; A072 - Deshawn, Laqulyon; A075 - Helmes, Richard; A079 - McFarland, Kelsey; B010 - Gray, Bradley; B011 - Malave, michael; B015 - Platte, Dwayne; B022 - Morris, Stephen; B039 - Murrell, Latisha; B049 - Taylor, Sheila; B050 - Cameron, Sandy; C013 - Williams, Elroy; C020 - Weyh, April; C022 - Black, Vivian C; C074 - Morris, Katrina; C090 - Cole, Mark; C096 - Bradshaw, Tracie; D026 - Steele, Steven; D044 - Gatling, Troy; D062 - Ramirez, Orlando; D065 - Gargiulo, Marilyn J; E001 - Salazar, Perla; F014 - Woods, Paula; F027 - Ducho, Lori; F047 - Fuller, Chevonda; F051 - Williams, Tona; G006 - Swigger, Kendall; G007 - Rafferty, Danielle; G010 - Dyer, David; G016 - Jackson, Dallas; G034 - Cristifaro, Dustin; G052 - McNear, Stacie; H004 - Lopez, Jenac; H047 - richardson, Latisha; H049 - Bynum, James; J021 - Underwood, Emily; J039 - Settles, Abreal; K013 - Hilliard, Amanda; K022 - Adams, Annie
PUBLIC STORAGE # 77875, 6015 26th St W, Bradenton, FL 34207, (941) 290-5339 Time: 01:15 PM
Sale to be held at www.storagetreasures.com.
0103 - jurado, ruby; 0113 - Santamaria, Adriana; 0133 - Shuler, Samantha; 0139 - hall, Fayth; 0207 - Juan Ortiz, Juna; 0255 - Haifley, Shannon; 0279 - Reyes, Brianna; 0326 - Lovett, Audra; 1003 - CastroSanchez, Clemente; 1112 - Stephens, Tom; 1147 - Spears, Cierra; 2011 - Pola, Naneshca; 2063 - Mafaro, Nicole; 2078 - Wright, Jokiera; 2079 - Habib, Michael P; 2081 - Smith, Duclan; 2098 - Taylor, Kevin; 2145 - Montgomery, Charlie; 3043 - Manfredonia, John
Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080.
November 8, 15, 2024 24-03299H

SECOND INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on November 26, 2024, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:30 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

PUBLIC STORAGE # 08735, 1010 W Lumsden Road, Brandon, FL 33511, (813) 358-1830 Time: 09:30 AM
Sale to be held at www.storagetreasures.com.
0009 - Baker, Chenea; 0040 - Crews, Sabria; 0206 - Baker, Antonio; 0226 - Rodriguez, Alina; 0234 - WILLIAMS, TONJA; 0236 - Harris, Gemile; 0298 - Williams, Gabrielle; 0331 - Acevedo, Mark; 1027 - Gordon, Rashard; 1060 - Walker, Alante; 1067 - Local transport corp McElroy, Vince; 2034 - Martin, Maurice; 2048 - Nunez, Gina; 3006 - Silva, Danilo; 3014 - Sanchez, Jackelinne; 3050 - Hargrove, Carlette; 3052 - Williams, Nathaniel; 3060 - Jenkins, Herbert; 4001 - Montague, Eula; 4004 - Nazaire, Louis; 5003 - Epping, Michelle; 9058 - Baraybar, Myriam
PUBLIC STORAGE # 22136, 1035 Starwood Ave, Valrico, FL 33596, (813) 643-1949 Time: 10:00 AM
Sale to be held at www.storagetreasures.com.
0105 - Robinson, Ocotryia; 0293 - White, Scott; 0313 - Springs, Dave; 0405406 - Rodriguez, Darilys; 0452453 - Charpentier, Amy; 0537 - Smiley, Jerome; 0702 - Anderson, Christopher; 206364 - Yeshion, Sarah; 2079 - Charpentier, Amy; 2138 - Alvarnaz, Amanda
PUBLIC STORAGE # 22137, 12704 S US Highway 41, Gibsonton, FL 33534, (813) 341-7867 Time: 10:15 AM
Sale to be held at www.storagetreasures.com.
01005 - Royal, Teryana; 01095 - Bright, Alex; 01171 - Edwards, Taverse; 02009 - Byrd, Faustina; 02019 - Daye, Natae; 02031 - Rhone, Kortney; 02043 - Bradley, Fredrea; 02052 - Henry, Erica; 02076 - Barr, Christopher; 02079 - Bright, Therese; 02114 - Rivera, William; 02122 - Hudson, Dave; 02172 - Fort, Karla; 02228 - Harris, Shareka; 03002 - Symonds, Raymond; 03004 - Bell, Brittany; 03051 - Rush, Taquisha; 03068 - scott, Kalise; 03110 - Rivera, Maria; 03260 - Moux, Gabriella; 03275 - Ross, Victoria L.; 03296 - MCRAE, WADE; 07003 - Dominique, Yrvens; 07018 - Campbell, Brittany; 07028 - Maskrey, Ronald; 08003 - Prescott, Herman; 08005 - Hartung, Rick; 08006 - Weller, Shaun; 09022 - Fleurival, Jeremiah; 13004 - Quintana, Enrique; 13111 - Williams, Jessica
PUBLIC STORAGE # 25858, 18191 E Meadow Rd, Tampa, FL 33647, (813) 513-9752 Time: 10:30 AM
Sale to be held at www.storagetreasures.com.
0106 - Rao, Adarlen; 0202 - Lewis, Bernadette D; 0301 - Pomales, Ivelis; 0321 - Francis, Naveen; 0336 - kinsey, Emily; 0404 - Carrillo, Evelyn; 0434 - AIC STRATEGIES Rao, Adarlen; 0446 - Barrett, Jacqueline; 1003 - Leverett, Valerie; 1032 - Wilson, Denster; 2023 - Daglo, Edem; 2024 - Lovett, LaMonica; 2026 - Peoples, Detreanna; 2044 - MARCUS, GREGORY; 3016 - Paul, Jeanne; 3056 - Burrows, Alicia; 3075 - Hernandez, Michael; 3103 - Leon, Robert; 3110 - Weinberger, Genae; 3175 - Ayesh, Ibtisam; 3234 - Rodriguez, Linda; 3235 - cruz, Anthony; RV12 - Poff, Junior
PUBLIC STORAGE # 27104, 7308 E Fowler Ave, Temple Terrace, FL 33617, (813) 755-4277 Time: 11:15 AM
Sale to be held at www.storagetreasures.com.
1016 - Tillman, Khadijah; 1028 - Stribling, Shalita; 1036 - Castillo, Steven; 1038 - Cartagena-Cruz, Marlyn; 1072 - Haley, Franklin; 1113 - Robinson, Tomika A; 1143 - Acosta, Suramys; 1159 - Griffin, Yolanda; 1172 - Parker, Annette; 1174 - mode-louissaint, Olguine; 2005 - Borseth, Deanna Fay; 2008 - Axon, Sharhonda; 2044 - Deris, James; 2075 - Tyson, Arkeem; 2083 - Green, Angela; 2100 - Long, Shenita; 2133 - Vazquez, Edelis; 2144 - Carver, Allyson; 2181 - Spruell, Distinee; 2182 - Anderson, Equanzic; 3029 - Reyes, Ada; 3030 - Wilson, Jerry; 3084 - Allen, Quincy; 3091 - Marin, Yariza; 3113 - Lindsey, Anthony; 3124 - Dallas, Velisha; 3135 - barnett, Chelsey; 3138 - Harris, Latalitsey; 3184 - Millovitch, Laurel; 3190 - Parker, Stephen; 3194 - Clark, Jazmin
PUBLIC STORAGE # 25430, 1351 West Brandon Blvd, Brandon, FL 33511, (813) 259-7479 Time: 11:45 AM
Sale to be held at www.storagetreasures.com.
A072 - Ramjit, Adam; B020 - Green, Joanne; B032 - Larkin, Robert; B083 - Flores, DigMarie Lozada; C023 - Thomas, Straneshia; C032 - Williams, Brittany; C047 - Gonzalez - Yague, Milagros; C053 - cobb, monye; C100 - Schwartz, Evan; C104 - Denmark, Sue; C114 - Curry, Natia; C118 - Davis, Shelby; D062 - Sackie, Deenia; D090 - Denomme, Cora; D102 - Moss, Kateara; E015 - Gibson, Angela; 1027 - Paratore, Lisa; 1057 - Hillhouse, Debra; J008 - Abraham, Neilham; J015 - Mathis, Dorrice; J017 - Byrd, Pippi; J026 - Smith, Desiree; J039 - hansley, Tammie; J048 - Bodden, Brianna; J059 - Fairweather, Meleta; J073 - Lewis, Vashon; J115 - Mickens, Ciara; J145 - harvey, Jessica; K008 - Parker, Christopher; K018 - Jones, April; K019 - Mack, Adam; Egdargo; K025 - Moreno, Naomi; K031 - Carter, Gerai; K035 - Johnson, Lakeitha; K057 - Muex, Gwen; L025 - Peoples, Janice; L064 - Foster, Dorinda; P004 - Guck, Owen
PUBLIC STORAGE # 25597, 1155 Providence Road, Brandon, FL 33511, (813) 666-1721 Time: 12:00 PM
Sale to be held at www.storagetreasures.com.
0013 - Dantzler, Tonja; 0081 - Hall, Keith; 0114 - Rodriguez, Hector; 0234 - Gray, Reginald; 0235 - The Creative Cohort Singleton, Jay; 0259 - Griffith, Jaimiyah; 0270 - Watson, Dionna; 0276 - Rodriguez, Hector; 0330 - Outlaw, Carl; 0336 - Sackel, Brianna; 0338 - Harris, Miaudre; 0350 - Ohara, Tamesha; 0362 - mcswain, Michael; 0391 - Miller, Noelle; 0403 - Philon, Lamont; 0441 - Daiels, Angela; 1024 - Marshall, Michael; 0451 - black, alfred; 0464 - Killeen, Ashlee; 0515 - Norrington, Lesley; 0532 - Gaines, Orey; 0650 - Colon, Jessica; 0651 - Gourley, Tammy; 0681 - Brown, Terri; 0707 - Kitchen, Shajuana; 0730 - farr, Latvia; 0738 - Hill, Martha; 0770 - Forty, Faith; 0774 - Hopkins, Jennifer; 0780 - Seals, Latonja Rochella; 0786 - hendry, Regenie; 0803 - Parker, Nhhija; 0831 - Coringrato, Albert; 0835 - Lewis, Cynthia; 0840 - Geddes, Dowan; 0842 - Charles, Chimere; 0845 - Parrott, Kelly; 0857J - Simon, Sade; 0881 - Creaser, Brandon; 0884 - Payne, Cedricka; 0885 - Cargile, Jeffery; 0932 - Huewit, Marcus; 1004 - Williams, Tracie; 1006 - Rivera, Kristina
PUBLIC STORAGE # 25503, 1007 E Brandon Blvd, Brandon, FL 33511, (813) 302-1897 Time: 12:15 PM
Sale to be held at www.storagetreasures.com.
1003 - Acosta, Milagros; 1018 - Bellamy, Emmanuel; 1020 - Tavaliccio, Daniel; 1142 - Bedward, Kimanie; 1173 - Carnegie, Reginald; 1175 - Huffman, Jonathan; 118 - Allende, Benito; 1192 - Fanning, Carla; 1236 - Diaz, Melany; 1242 - Kachel, McKenzie; 1247 - Brewton, Vonteka; 1249 - Forgie, Charissa; 1251 - Resetar, Andrea; 1258 - Fulton, Keith; 1275 - Chavez, Ashley; 1292 - Bartley, Joshua S; 1321 - Kinney, Nekeyla; 1359 - SnaX Vending LLC Toussaint, Evans; 1381 - Turner, Jessica; 1396 - Quarles, Angela; 1415 - Cole, Carranda; 1450 - SnaX Vending LLC Toussaint, Evans; 1461 - Barrera, Pricella; 1480 - Hill, Joyce; 1486 - Resetar, Andrea; 1490 - Newberry, Taleah; 2009 - Buhrow, Barbara; 278 - salters, Nakia; 320 - Paulino, Johanna; 329 - Nichols, Jennifer; 407 - Walker, Ethan; 411 - Rivera, Cecylia; 429 - Small, Micheala; 467 - Lewis, Marcus; 479 - Bowie, Tyrell; 528 - Abraham, Neilham; 539 - clark, Ashley; 565 - Check, Daniel; 569 - Forgie, Lawrence; 625 - Chumenti, Zoe; 672 - Epps, Callisto; 692 - Spencer, Jordan; 737 - Young, Patrice; 738 - Chancey, Jimmy; 804 - Ballard, Purette; 820 - Damico, Nelson; 849 - Graham, Jasmine; 949 - Mccall, Dexture; 951 - Forgie, Lawrence; 967 - Johnson, Briana
PUBLIC STORAGE # 20121, 6940 N 56th Street, Tampa, FL 33617, (813) 670-3132 Time: 12:45 PM
Sale to be held at www.storagetreasures.com.
A008 - Henderson, Yvonne; A014 - irineo, Christopher; A026 - Hester, Dominique; A033 - ricketts, Sandra; A044 - Mills, Richard; A045 - Rashad, Hasante; B012 - Leonard, Colette; B015 - QUIDDING, MONICA; B022 - Holmes, Sirbaron; B028 - Battle, Shakur Moore; C002 - Monroe, Tameka; C003 - Parker, Roderick; C022 - Civil, Cergo; C024 - salas, Joann; C027 - davis, jean; C033 - House, Kenise; C034 - jackson, george; C038 - sampson, Mario; C043 - Hegg, Angelina; C056 - Brown, Israel; E001 - Knight, Shaquua; E029 - willis, Talaya; E030 - Neal, Twanda; E039 - Hunter, Jon; E046 - Leonard, Isa-Ali; E052 - Johnson, demetrius; E068 - Hawkins, Komanitha; E073 - anderson, moses; E143 - Miranda, Yalitzia; E154 - Daniels, Maggie; E157 - JOHNSON, irashia; E169 - Ashley, Michael; E184 - Overstreet, Richara; E186 - Maddox, Jennifer M; E199 - Heitzinger, Karl; F013 - Guerline, Mode; F019 - King, Shelia; F027 - Williams, Ryan; F034 - Betney, Courtney; F035 - Johnson, Diana; F036 - Mathis, Dedrick; F050 - Mini Jay's LLC Jones, Atuaneisha; F060 - linot, Jean; G013 - Clark, Robert; G016 - Robinson, Lola; G023 - smith, Jazmin; G025 - Smith, Tracy; G034 - Fasion, Dorothy; G054 - Louis, Arnold; G071 - Hamed, Salah; G072 - Briggs, Vilena; G074 - Mode, Olguine; H008 - Thomas, Destiny; H010 - Newell, Zoica; H051 - Mills, Charles; H060 - Burnett, Sequita; H062 - Davis, Harold; J018 - hicks, spencer; J024 - Jackson, Roshawnda; J029 - hughes, Damenon; J049 - Outlaw, Chelsie; J051 - kelley, jonquitte; J059 - Toole, Kayla
Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080.
November 8, 15, 2024 24-03300H

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-003367 IN RE: ESTATE OF JUSTIN SCOTT BUTLER, Deceased.

The administration of the estate of JUSTIN SCOTT BUTLER, deceased, whose date of death was JULY 29, 2024, is pending in the Circuit Court for HILLSBOROUGH County, Florida, Probate Division, the address of which is George Edgecomb Courthouse, 800 E. Twiggs St. Tampa, FL 33602. 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 8, 2024.

/s/ RMB Rachel Marie Butler RACHEL MARIE BUTLER Personal Representative 13092 Willow Grove Drive, Riverview, FL 33579 /S/ JH Jennifer J. Hensley JENNIFER J. HENSLEY, ESQUIRE Attorney for Personal Representative Email: Jen@JenHensleyLaw.com Email: Lisa@JenHensleyLaw.com Florida Bar No. 1022202 5190 26th Street West, Suite D Bradenton, FL 34207 Telephone: (941) 755-8583 November 8, 15, 2024 24-03289H

SECOND INSERTION

Notice to Creditors

In the Circuit Court for Hillsborough County, Florida, Probate Division, at 800 E. Twiggs St., Room 204, Tampa, FL 33602. Docket File Number: 24-CP-000639 In the Estate of John D. Westley, deceased.

The date of first publication of this Notice is November 8, 2024

Pursuant to Fla. Prob. R. 5.241 and Fla. Stat. § 733.2121, 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.

The Co-Personal Representatives have no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in 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.

The Co-Personal Representatives are Nancy W. Hultman, at 3482 Cromwell Trail, Rosemount, MN 55068, and Kathleen A. Olsen, at 698 Bridle Ridge Road, Eagan, MN 55123.

The Co-Personal Representatives are represented by BC Davenport, LLC, and attorney, Alexander M. Hagstrom (Florida Bar No. 1045121), who is a Florida resident and can be reached at the Office of BC Davenport, LLC, 105 5th Ave. S., Ste. 375 Minneapolis, MN 55401.

November 8, 15, 2024 24-03285H

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION Case No. 23-CP-003904 Division: B IN RE: ESTATE OF THOMAS WAYNE LOVETT, Deceased.

The administration of the estate of THOMAS WAYNE LOVETT, deceased, Case No. 23-CP-003904 is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. The names and addresses of the Personal Representatives and the Personal Representative's attorney are set forth below.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. The date of first publication of this notice is November 8, 2024.

/s/ Lorie D Byrd LORIE DENIECE BYRD, Personal Representative 1107 Hardwood Dr Valrico, FL 33596

/s/ Derek T. Matthews, Esquire Derek T. Matthews, Esquire Florida Bar No.: 1000992 David H. Page, Esquire Florida Bar No.: 1049323 Kaitlyn M. Norris, Esquire Fla. Bar No.: 1044518 Matthews Law & Associates, P.A. 1091 E Brandon Blvd Brandon, FL 33511 813/588-5305 Email: dmatthews@matthewslawpa.com and denise@matthewslawpa.com Attorneys for Personal Representative November 8, 15, 2024 24-03341H

THIRD INSERTION

Public Notice

Effective November 22, 2024, Scott Whittier, MD, will no longer be providing care at Specialists for Health. For questions or copies of medical records contact: Specialists for Health-Supportive Care 5130 Sunforest Drive Tampa, FL 33634 Phone: 1-855-893-2298 Fax: 1-866-214-6824 November 1, 8, 15, 22, 2024 24-03240H

SAVE TIME Email your Legal Notice legal@businessobserverfl.com • Deadline Wednesday at noon • Friday Publication



--- TAX DEEDS ---

THIRD INSERTION  
NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 1593620000 File No.: 2024-797  
Certificate No.: 2022 / 13095  
Year of Issuance: 2022  
Description of Property:  
FLORENCE VILLA LOT 178 LESS LOT BEG AT NE COR OF LOT 178 & RUN S TO SE COR WLY ALONG S BDRY OF SAID LOT TO SW COR & NELY IN A STRAIGHT LINE TO BEG PLAT BK / PG : 14 / 1 SEC - TWP - RGE : 10 - 29 - 19  
Name(s) in which assessed:  
GRACE A HERNAIZ SANCHEZ  
ROBERT M HERNAIZ MAURICE D HERNAIZ DARSHAN HERNAIZ VANESSA LUGO GRACE A HERNAIZ SANCHEZ

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

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/12/2024) on line via the internet at www.hillsborough.realtaxdeed.com.

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 the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 10/25/2024

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Travis Hubbard, Deputy Clerk  
November 1, 8, 15, 22, 2024  
24-03227H

THIRD INSERTION  
NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0822390200 File No.: 2024-799  
Certificate No.: 2022 / 8390  
Year of Issuance: 2022  
Description of Property:  
TRACT DESC AS COM AT INTRS E BDRY OF SE 1/4 OF NE 1/4 WITH S R/W OF US HWY 92 THN N 87 DEG 01 MIN 10 SEC W 16.36 FT CONT N 87 DEG 03 MIN 02 SEC W 635.84 FT FOR POB CONT W 35.25 FT MOL THN S 350 FT THN E 35.25 FT MOL THN N 350 FT TO POB  
SEC - TWP - RGE : 26 - 28 - 21  
Name(s) in which assessed:  
HORLANDO ARTEAGA

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

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/12/2024) on line via the internet at www.hillsborough.realtaxdeed.com.

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 the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 10/25/2024

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Travis Hubbard, Deputy Clerk  
November 1, 8, 15, 22, 2024  
24-03228H

FOURTH INSERTION

**NOTICE OF ACTION**  
**Divorce By Publication**  
IN THE THIRTEENTH JUDICIAL CIRCUIT COURT OF FLORIDA IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
FAMILY LAW DIVISION  
CASE NO.: 24-DR-012962  
DIVISION: D

SHERINE MAHMOUD, Petitioner/Wife, And TAMER SABRY ABDELHAMID HUSSIN, TO: AMER SABRY ABDELHAMID HUSSIN Last Known Address: Block 5 Street 5, 22A Salonia, Kuwait  
YOU ARE NOTIFIED that an action for the dissolution of marriage has been filed by your wife, SHERINE MAHMOUD. You are required to serve a copy of your written objections if any,

THIRD INSERTION  
NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0032740000 File No.: 2024-793  
Certificate No.: 2019 / 267 Year of Issuance: 2019  
Description of Property:  
TOWN OF CITRUS PARK LOT 5 BLOCK 28  
PLAT BK / PG : 1 / 130  
SEC - TWP - RGE : 02 - 28 - 17  
Name(s) in which assessed:  
STAMATINA SAGONIAS BERK AYDIN/TRUSTEE STAMATINA SAGONIAS (CO-TRUSTEE)  
THE SAGONIAS REVOCABLE LIVING TRUST DATED AUGUST 24TH 2017  
BERK AYDIN (CO-TRUSTEE)  
THE SAGONIAS REVOCABLE LIVING TRUST DATED AUGUST 24TH 2017

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

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/12/2024) on line via the internet at www.hillsborough.realtaxdeed.com.

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 the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 10/25/2024

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Travis Hubbard, Deputy Clerk  
November 1, 8, 15, 22, 2024  
24-03223H

THIRD INSERTION  
NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 2055570000 File No.: 2024-805  
Certificate No.: 2022 / 15596  
Year of Issuance: 2022  
Description of Property:  
ENGLISH'S ADDITION TO PLANT CITY HEIGHTS LOT 6 BLOCK 2  
PLAT BK / PG : 3 / 77  
SEC - TWP - RGE : 20 - 28 - 22  
Name(s) in which assessed:  
FRANCES A HARDEE TRUSTEE  
THE FRANCIS A HARDEE REVOCABLE LIVING TRUST DATED APRIL 19, 2016

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

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/12/2024) on line via the internet at www.hillsborough.realtaxdeed.com.

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 the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 10/25/2024

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Travis Hubbard, Deputy Clerk  
November 1, 8, 15, 22, 2024  
24-03232H

THIRD INSERTION  
NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0857340100 File No.: 2024-800  
Certificate No.: 2022 / 8708 Year of Issuance: 2022  
Description of Property:  
IRVINE HEIGHTS LOT 2  
PLAT BK / PG : 24 / 66  
SEC - TWP - RGE : 20 - 29 - 21  
Name(s) in which assessed:  
MARVIN J WILLIAMS  
All of said property being in the County of Hillsborough, State of Florida.  
Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/12/2024) on line via the internet at www.hillsborough.realtaxdeed.com.  
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 the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.  
Dated 10/25/2024  
Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Travis Hubbard, Deputy Clerk  
November 1, 8, 15, 22, 2024  
24-03229H

THIRD INSERTION  
NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 1706480000 File No.: 2024-804  
Certificate No.: 2022 / 13594  
Year of Issuance: 2022  
Description of Property:  
POWHATAN HEIGHTS BLOCK 1 LOTS 5 AND 6  
PLAT BK / PG : 12 / 77  
SEC - TWP - RGE : 31 - 28 - 19  
Name(s) in which assessed:  
GUERRAN ALLY  
All of said property being in the County of Hillsborough, State of Florida.  
Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/12/2024) on line via the internet at www.hillsborough.realtaxdeed.com.

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 the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 10/25/2024

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Travis Hubbard, Deputy Clerk  
November 1, 8, 15, 22, 2024  
24-03231H

THIRD INSERTION  
NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0665957290 File No.: 2024-792  
Certificate No.: 2022 / 6528 Year of Issuance: 2022  
Description of Property:  
ABBEY TRACE PHASE 2 LOT 10 BLOCK 1  
SEC - TWP - RGE : 12 - 29 - 20  
Name(s) in which assessed:  
CONFIDENTIAL  
All of said property being in the County of Hillsborough, State of Florida.  
Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/12/2024) on line via the internet at www.hillsborough.realtaxdeed.com.

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 the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 10/25/2024

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Travis Hubbard, Deputy Clerk  
November 1, 8, 15, 22, 2024  
24-03222H

THIRD INSERTION  
NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0857340100 File No.: 2024-800  
Certificate No.: 2022 / 8708 Year of Issuance: 2022  
Description of Property:  
IRVINE HEIGHTS LOT 2  
PLAT BK / PG : 24 / 66  
SEC - TWP - RGE : 20 - 29 - 21  
Name(s) in which assessed:  
MARVIN J WILLIAMS  
All of said property being in the County of Hillsborough, State of Florida.  
Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/12/2024) on line via the internet at www.hillsborough.realtaxdeed.com.  
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 the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.  
Dated 10/25/2024  
Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Travis Hubbard, Deputy Clerk  
November 1, 8, 15, 22, 2024  
24-03229H

THIRD INSERTION  
NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0906350000 File No.: 2024-801  
Certificate No.: 2022 / 9331 Year of Issuance: 2022  
Description of Property:  
LOT BEG AT INTERS OF E LINE OF W 1/4 OF NE 1/4 OF NW 1/4 & N LINE OF SR 600 & RUN N 150 FT WLY 60 FT S 150 FT AND ELY 60 FT TO BEG SEC - TWP - RGE : 26 - 28 - 22  
Name(s) in which assessed:  
MANUEL REYNOSO SANDOVAL MANUEL REYNOSO SANDOVAL

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

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/12/2024) on line via the internet at www.hillsborough.realtaxdeed.com.

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 the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 10/25/2024

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Travis Hubbard, Deputy Clerk  
November 1, 8, 15, 22, 2024  
24-03230H

THIRD INSERTION  
NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 1021370100 File No.: 2024-795  
Certificate No.: 2022 / 10137  
Year of Issuance: 2022  
Description of Property:  
WATROUS COURT REVISED LOT 4 BLOCK 2  
PLAT BK / PG : 24 / 9  
SEC - TWP - RGE : 26 - 28 - 18  
Name(s) in which assessed:  
MCMILLAN SONS AND ASSOCIATES INC  
All of said property being in the County of Hillsborough, State of Florida.  
Unless such certificate shall be re-

deemed according to law, the property described in such certificate will be sold to the highest bidder on (12/12/2024) on line via the internet at www.hillsborough.realtaxdeed.com.

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 the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 10/25/2024

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Travis Hubbard, Deputy Clerk  
November 1, 8, 15, 22, 2024  
24-03225H

SECOND INSERTION  
NOTICE OF PUBLIC SALE

U-Stor Tampa East will be held on or thereafter the dates in 2024 and times indicated below, at www.storage-treasures.com, to satisfy the self storage lien. Units contain general household goods. All sales are final. Management reserves the right to withdraw any unit from the sale or refuse any offer of bid. Payment by CARD ONLY, unless otherwise arranged.

U-Stor, (Tampa East) 4810 North 56th St. Tampa, FL 33610 on Wednesday November 20, 2024 @ 10:00 AM.  
A-3 Riki Johnson Rickwalt  
B-8 Valerie Mitchell  
M-13 Vitani Davis  
N-11 Casey Bisbee  
O-5 DeAndre Turner  
November 8, 15, 2024 24-03319H

THIRD INSERTION  
NOTICE OF ACTION FOR TERMINATION OF PARENTAL RIGHTS

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
UNIFIED FAMILY COURT  
CASE NUMBER: 24-DR-010504  
IN RE: THE MATTER OF THE TERMINATION OF PARENTAL RIGHTS FOR THE PROPOSED ADOPTION OF A MINOR CHILD PEIGHTYN JO NICKELL  
DOB: 10/28/2012  
TO/PARA/A: STEVIE M. FINLEY (DOB: November 5, 1991 943 Maple Avenue Dayton, KY 41074  
Physical Description: White Female, weight: 150lb; height: 5' 10"; Red Hair; Blue Eyes;  
You are hereby notified that a Petition for Termination of Parental Rights pending adoption has been filed in the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida for the child currently known as PEIGHTYN JO. NICKELL, born October 28, 2012, in Edgewood, Kenton County, Kentucky. This Petition requests the Court to waive your consent to adoption under a claim of abandonment. You are hereby notified that you must file a written response to the Petition for Termination of Paren-

THIRD INSERTION  
NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0811220125 File No.: 2024-794  
Certificate No.: 2021 / 7835 Year of Issuance: 2021  
Description of Property:  
TR COM 400 FT S AND 100 FT W OF NE COR OF E 1/2 OF NE 1/4 OF SW 1/4 THN W 100 FT THN S 46.46 FT  
FT MOL THN E 100 FT THN N 46.46 FT MOL TO POB  
SEC - TWP - RGE : 13 - 28 - 21  
Name(s) in which assessed:  
CHRISTINA WALTERS

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

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/12/2024) on line via the internet at www.hillsborough.realtaxdeed.com.

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 the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 10/25/2024

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Travis Hubbard, Deputy Clerk  
November 1, 8, 15, 22, 2024  
24-03224H

THIRD INSERTION  
NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
CASE NO.: 24-CC-04496:

ALLY BANK, Plaintiff, VS. HABANERO FISHERMAN INC, MAUKEL RAMOS; et al., Defendant(s).  
TO: Maykel Ramos  
Last Known Residence: 8413 N Armenia Ave Apt 1018 Tampa, FL 33604  
YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Hillsborough County, Florida:  
2020 Ford Explorer  
VIN 1FMSK7DH4LGB39289  
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484, on or before November 22, 2024, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint or petition.  
Dated on October 17, 2024.  
As Clerk of the Court (SEAL) By: Mustafa Divan As Deputy Clerk

ALDRIDGE PITE, LLP  
Plaintiff's attorney,  
5300 West Atlantic Avenue Suite 303  
Delray Beach, FL 33484  
1693-201B  
Ref# 9582  
Nov. 1, 8, 15, 22, 2024 24-03190H

SECOND INSERTION  
Notice of Public Sale

U-Stor Linebaugh aka United Mini Self Storage will be held on or thereafter the date in 2024 and time indicated below, at the location listed below, to satisfy the self storage lien. Units contain general household goods. All sales are final. Management reserves the right to withdraw any unit from the sale or refuse any offer of bid. Payment by CASH ONLY, unless otherwise arranged.

U-Stor Linebaugh, aka United Mini Storage, 5002 W. Linebaugh Ave., Tampa, FL 33624 on Wednesday, November 27, 2024 after 10:00 AM  
104 Eldridge Askins  
AC61 Margo D. Campbell  
182 Matthew Grimes  
165 Kyle Harrell  
216 Eduardo Santos  
November 8, 15, 2024 24-03291H

THIRD INSERTION  
THE PETITION WITH THE COURT AND TO APPEAR AT THIS HEARING CONSTITUTES GROUNDS UPON WHICH THE COURT SHALL END ANY PARENTAL RIGHTS YOU MAY HAVE OR ASSERT REGARDING THE MINOR CHILD.

THE STATE OF FLORIDA  
TO EACH SHERIFF OF THE STATE: You are commanded to serve this summons and a copy of the petition/complaint in this lawsuit on the above-named person.  
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 the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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: OCT 22 2024  
CINDY STUART  
CLERK OF THE CIRCUIT COURT (SEAL) By: /s/ Jessica Saladin Deputy Clerk

Jared M. Loper, P.A.  
1515 4th Street N.  
St. Petersburg, FL 33704  
Nov. 1, 8, 15, 22, 2024 24-03277H

THIRD INSERTION  
WARNING: UNDER SECTION 63.089, FLORIDA STATUTES, FAILURE TO TIMELY FILE A WRITTEN RESPONSE TO THIS NOTICE AND

deemed according to law, the property described in such certificate will be sold to the highest bidder on (12/12/2024) on line via the internet at www.hillsborough.realtaxdeed.com.  
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 the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.  
Dated 10/25/2024  
Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Travis Hubbard, Deputy Clerk  
November 1, 8, 15, 22, 2024  
24-03226H

THIRD INSERTION  
NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 1559910000 File No.: 2024-796  
Certificate No.: 2022 / 12782  
Year of Issuance: 2022  
Description of Property:  
PROGRESO LOT 7 BLOCK 4  
PLAT BK / PG : 4 / 54  
SEC - TWP - RGE : 05 - 29 - 19  
Name(s) in which assessed:  
AHMED MOHAMED ABDEL-MALEK AHMED  
All of said property being in the County of Hillsborough, State of Florida.  
Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/12/2024) on line via the internet at www.hillsborough.realtaxdeed.com.

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 the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 10/25/2024

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Travis Hubbard, Deputy Clerk  
November 1, 8, 15, 22, 2024  
24-03226H

--- ACTIONS ---

THIRD INSERTION  
NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
CASE NO.: 24-CC-04496:

ALLY BANK, Plaintiff, VS. HABANERO FISHERMAN INC, MAUKEL RAMOS; et al., Defendant(s).  
TO: Maykel Ramos  
Last Known Residence: 8413 N Armenia Ave Apt 1018 Tampa, FL 33604  
YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Hillsborough County, Florida:  
2020 Ford Explorer  
VIN 1FMSK7DH4LGB39289  
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484, on or before November 22, 2024, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint or petition.  
Dated on October 17, 2024.  
As Clerk of the Court (SEAL) By: Mustafa Divan As Deputy Clerk

ALDRIDGE PITE, LLP  
Plaintiff's attorney,  
5300 West Atlantic Avenue Suite 303  
Delray Beach, FL 33484  
1693-201B  
Ref# 9582  
Nov. 1, 8, 15, 22, 2024 24-03190H

SECOND INSERTION  
Notice of Public Sale

U-Stor Linebaugh aka United Mini Self Storage will be held on or thereafter the date in 2024 and time indicated below, at the location listed below, to satisfy the self storage lien. Units contain general household goods. All sales are final. Management reserves the right to withdraw any unit from the sale or refuse any offer of bid. Payment by CASH ONLY, unless otherwise arranged.

U-Stor Linebaugh, aka United Mini Storage, 5002 W. Linebaugh Ave., Tampa, FL 33624 on Wednesday, November 27, 2024 after 10:00 AM  
104 Eldridge Askins  
AC61 Margo D. Campbell  
182 Matthew Grimes  
165 Kyle Harrell  
216 Eduardo Santos  
November 8, 15, 2024 24-03291H

THIRD INSERTION  
THE PETITION WITH THE COURT AND TO APPEAR AT THIS HEARING CONSTITUTES GROUNDS UPON WHICH THE COURT SHALL END ANY PARENTAL RIGHTS YOU MAY HAVE OR ASSERT REGARDING THE MINOR CHILD.

THE STATE OF FL



## --- ESTATE ---

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 24-CP-003443  
Division B  
IN RE: ESTATE OF  
BERYL ANITA WALKER  
Deceased.

The administration of the estate of Beryl Anita Walker, deceased, whose date of death was October 13, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is George Edgecomb Courthouse, 800 E Twiggs Street, Tampa, Florida 33602. 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 8, 2024

**Personal Representative:**

/s/ Anichia L. Allen

Anichia LaShawn Allen

764 Isleton Dr.

Brandon, Florida 33511

Attorney for Personal Representative:

/s/ Brian P. Buchert

Brian P. Buchert

Florida Bar Number: 55477

3249 W. Cypress Street, Ste. A

Tampa, Florida 33607

Telephone: (813) 434-0570

Fax: (813) 422-7837

E-Mail:

BBuchert@BuchertLawOffice.com

November 8, 15, 2024 24-03281H

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 24-CP-003402  
Division A  
IN RE: ESTATE OF  
WILLIAM EDWARD PENSMITH  
A/K/A WILLIAM E. PENSMITH,  
Deceased.

The administration of the estate of William Edward Pensmith a/k/a William E. Pensmith, deceased, whose date of death was June 12, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, Florida 33601-1110. 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 8, 2024.

**Personal Representative:**

/s/ Rita M. Pensmith

Rita M. Pensmith

755 Louise Lane

The Villages, Florida 32163

Attorney for Personal Representative:

/s/ Linda S. Faingold, Esquire

Linda S. Faingold, Esquire

Florida Bar Number: 011542

5334 Van Dyke Road

Lutz, Florida 33558

Telephone: (813) 963-7705

Fax: (888) 673-0072

E-Mail: linda@tampabayelderlaw.com

November 8, 15, 2024 24-03329H

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE  
13TH JUDICIAL CIRCUIT IN AND  
FOR HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 24-CP-003372  
IN RE: ESTATE OF  
CURTIS LAWAN HEYWARD,  
Deceased.

The administration of the estate of CURTIS LAWAN HEYWARD, Deceased, whose date of death was June 22, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E Twiggs, T. Tampa, FL 33602. 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 8, 2024.

**TYLYDIA HEYWARD,****Personal Representative:**

Attorney for Personal Representative:

Scott R. Bugay, Esquire

Florida Bar No. 5207

Cititcenter, Suite P600

290 NW 165 Street

Miami FL 33169

Telephone: (305) 956-9040

Fax: (305) 945-2905

Primary Email:

Scott@srblawyers.com

Secondary

Email: angelica@srblawyers.com

November 8, 15, 2024 24-03307H

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 24-CP-003426  
Division A  
IN RE: ESTATE OF  
RODNEY LEON MEDLEY,  
Deceased.

The administration of the estate of Rodney Medley, deceased, whose date of death was October 3, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. 1110, Tampa, Florida 33601-1110. 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 8, 2024.

**Personal Representative:**

/s/ Rodney L. Medley

Rodney L. Medley

89 Champion Street

Carthage, New York 13619

Attorney for Personal Representative:

Linda S. Faingold, Esquire

Florida Bar Number: 011542

5334 Van Dyke Road

Lutz, Florida 33558

Telephone: (813) 963-7705

Fax: (888) 673-0072

E-Mail: linda@tampabayelderlaw.com

November 8, 15, 2024 24-03335H

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No.: 24-CP-003066  
IN RE: ESTATE OF  
JUDITH LYNN GALLAGHER  
Deceased.

The administration of the estate of JUDITH LYNN GALLAGHER, deceased, whose date of death was June 9, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, FL 33602. 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 8, 2024.

**Personal Representative:**

/s/ David Wesley Gallagher

DAVID WESLEY GALLAGHER

5153 Maplebrook Way

Wesley Chapel, FL 33544

Attorney for Personal Representative:

Angela M. Torney, Esq.

Attorney for Petitioner

Florida Bar Number: 1010466

1070 Bloomingdale Avenue

Valrico, Florida 33596

Telephone: 813-445-8178

E-Mail: angela@acemavenlegal.com

November 8, 15, 2024 24-03318H

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 24-CP-003155  
Division: B  
IN RE: ESTATE OF  
JAMES M. TAGUER  
Deceased.

The administration of the estate of JAMES M. TAGUER, deceased, whose date of death was July 8, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. TWIGGS STREET, TAMPA, FLORIDA 33602. 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 8, 2024.

**Personal Representative:**

/s/ Linda D. Taguer

LINDA D. TAGUER

10810 ROUNDVIEW LANE

TAMPA, FLORIDA 33624

Attorney for Personal Representative:

/s/ Edwin Randolph

EDWIN P. RANDOLPH, ESQUIRE

Attorney

Florida Bar Number: 0017900

5008 W. LINEBAUGH AVENUE

SUITE 19

TAMPA, FLORIDA 33624

Telephone: (813) 514-1343

Fax: (813) 514-4852

E-Mail: attyrandolph@gmail.com

Secondary E-Mail:

efiling@edwinrandolphlaw.com

November 8, 15, 2024 24-03340H

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 24-CP-002464  
Division A  
IN RE: ESTATE OF  
MARIE-LOUISE PARMA,  
aka MARIE LOUISE PARMA  
Deceased.

The administration of the estate of MARIE-LOUISE PARMA, also known as MARIE LOUISE PARMA, deceased, whose date of death was June 28, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601. 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 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 8, 2024.

**NANCY CARAVAN****Personal Representative**

2410 Sifield Greens Way

Sun City Center, FL 33573

James P. Hines, Jr., Esq.

Attorney for Personal Representative

Florida Bar No. 61492

Ryne E. Hartt, Esq.

Florida Bar No. 1011330

Hines Norman Hines, P.L.

315 S. Hyde Park Ave

Tampa, FL 33606

Telephone: 813-251-8659

Email: jhinesjr@hnh-law.com

Secondary Email:

rhartt@hnh-law.com

November 8, 15, 2024 24-03317H

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 2023-CP-002793  
Division B  
IN RE: ESTATE OF  
JOSEPH E. ZAVESKY, JR.  
Deceased.

The administration of the estate of JOSEPH E. ZAVESKY, JR., deceased, whose date of death was July 13, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 Twiggs Street, Tampa, Florida 33602. 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 8, 2024.

**Personal Representative:**

/s/ Betsy Leslie

BETSY LESLIE

Tampa Bay Fiduciary

6848 East Fowler Avenue

Temple Terrace, Florida 33617

Attorney for Personal Representative:

ERICA K. SMITH ROODHOUSE

Attorney

Florida Bar Number: 42337

LEGACY PROTECTION LAWYERS,

LLP

100 Second Avenue South, Suite 900

St. Petersburg, FL 33701

Telephone: (727) 471-5868

E-Mail:

erica@legacyprotectionlawyers.com

Secondary E-Mail:

karen@legacyprotectionlawyers.com

November 8, 15, 2024 24-03336H

## SECOND INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
CIVIL DIVISION  
CASE NO. 24-CA-006794  
DIVISION:  
RF - Section 1

**U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS OWNER TRUSTEE FOR CITIGROUP MORTGAGE LOAN TRUST 2023-RP2, Plaintiff, vs. THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING**



## --- ACTIONS / SALES ---

## SECOND INSERTION

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
GENERAL JURISDICTION  
DIVISION

**CASE NO. 24-CA-001676**  
**GROW FINANCIAL FEDERAL**  
**CREDIT UNION,**  
**Plaintiff, vs.**  
**SHERRON LIS A/K/A SHERRON**  
**A. LIS AND WILLIAM KENNETH**  
**REUBENS, JR., et al.**  
**Defendant(s).**  
NOTICE IS HEREBY GIVEN pursuant to an Amended Final Judgment of Foreclosure dated September 24, 2024, and entered in 24-CA-001676 of the Circuit Court of the THIRTEENTH JUDICIAL Circuit in and for Hillsborough County, Florida, wherein GROW FINANCIAL FEDERAL CREDIT UNION is the Plaintiff and SHERRON LIS A/K/A SHERRON A. LIS; WILLIAM KEN-

NETH REUBENS, JR.; UNKNOWN SPOUSE OF WILLIAM KENNETH REUBENS, JR. N/N/A JENNIFER REUBENS; PEBBLE CREEK HOMEOWNERS ASSOCIATION OF HILLSBOROUGH COUNTY, INC. are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, at 10:00 AM, on November 25, 2024, the following described property as set forth in said Final Judgment, to wit:  
LOT 62, BLOCK 2, PEBBLE CREEK VILLAGE UNIT NO. 6, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 60, PAGE(S) 38, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.  
Property Address: 9716 CYPRESS SHADOW AVE, TAMPA, FL 33647  
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 DISABILITY**  
**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 the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts

ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, email: ADA@fljud13.org

Dated this 3 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  
24-180282 - NaC  
November 8, 15, 2024 24-03315H

## SECOND INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
**CASE NO.: 24-CC-04811**

**ALLY BANK,**  
**Plaintiff, vs.**  
**JOSHUA J. HEIPLE et al.,**  
**Defendant(s).**  
TO: Joshua J. Heiple  
Last Known Residence: 714 Eagle Lane  
Apollo Beach, FL 33572  
YOU ARE NOTIFIED that an action for Replevin of personal property and breach of contract damages on the following personal property in Hillsborough County, Florida:  
2020 Ram 3500 VIN  
3C63RRRL5L260745  
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484, on or before December 6, 2024, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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 at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.  
Dated on October 31, 2024.

As Clerk of the Court  
(SEAL) By: Mustafa Divan  
As Deputy Clerk

ALDRIDGE PITE, LLP,  
Plaintiff's attorney,  
5300 West Atlantic Avenue  
Suite 303  
Delray Beach, FL 33484  
1693-200B  
Ref# 9714  
November 8, 15, 22, 29, 2024  
24-03327H

## SECOND INSERTION

**CLERK'S NOTICE OF SALE**  
**UNDER F.S. CHAPTER 45**  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT,  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA

Case No. 23-CA-002420  
Honorable Judge: WOLFE  
PLANET HOME LENDING, LLC  
Plaintiff,  
vs.  
NORMAN MAHONEY; UNKNOWN SPOUSE OF NORMAN MAHONEY; MV REALTY PBC, LLC; DISCOVER BANK; HILLSBOROUGH COUNTY CLERK OF COURT; UNKNOWN TENANT OCCUPANT #1; UNKNOWN TENANT OCCUPANT #2; Defendant(s).  
NOTICE IS GIVEN that, in accordance with the Unopposed Order on Motion to Reschedule Foreclosure Sale dated October 29, 2024, in the above-styled cause, Cindy Stuart, as the Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at www.hillsborough.realforeclose.com at 10:00 A.M. on January 27, 2025 the following described property:  
LOT 4, BLOCK 9, TIMBERLANE SUBDIVISION-UNIT NO. 4, ACCORDING TO THE PLAT THEREOF, RECORDED

IN PLAT BOOK 52, PAGE 64, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.  
PARCEL ID # A0052315990  
COMMONLY KNOWN AS:  
7901 Timberlane West Dr., Tampa, FL 33615  
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.  
Respectfully submitted this October 30, 2024  
/s/Matthew T. Wasinger  
Matthew T. Wasinger, Esquire  
Wasinger Law Office, PLLC  
605 E. Robinson, Suite 730  
Orlando, FL 32801  
(407) 308-0991  
Fla. Bar No.: 0057873  
Attorney for Plaintiff  
mattw@wasingerlawoffice.com  
November 8, 15, 2024 24-03304P

## SECOND INSERTION

**NOTICE OF FORECLOSURE SALE**  
**PURSUANT TO CHAPTER 45**  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
**CASE NO.: 24-CA-002137**

**ARC HOME LLC,**  
**Plaintiff, vs.**  
**TIMOTHY M. SMITH;**  
**CHUTINUTH P. SMITH;**  
**BLOOMINGDALE VILLAGE**  
**HOMEOWNER'S ASSOCIATION,**  
**INC.; ANY AND ALL UNKNOWN**  
**PARTIES CLAIMING BY,**  
**THROUGH, UNDER AND**  
**AGAINST THE HEREIN NAMED**  
**INDIVIDUAL DEFENDANT(S)**  
**WHO ARE NOT KNOWN TO BE**  
**DEAD OR ALIVE, WHETHER**  
**SAID UNKNOWN PARTIES MAY**  
**CLAIM AN INTEREST AS SPOU-**  
**SES, HEIRS, DEVISEES, GRANT-**  
**EES, OR OTHER CLAIMANTS**  
**Defendant(s).**

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on October 28, 2024 in Civil Case No. 24-CA-002137, of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein, ARC HOME LLC is the Plaintiff, and TIMOTHY M. SMITH; CHUTINUTH P. SMITH; BLOOMINGDALE VILLAGE HOMEOWNER'S ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.  
The Clerk of the Court, Cindy Stuart will sell to the highest bidder for cash at www.hillsborough.realforeclose.com

on December 4, 2024 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 1, BLOCK 3, BLOOMINGDALE SECTION "AA/GG" UNIT 1, PHASE 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 77, PAGE 21, OF THE PUBLIC RECORDS OF HILLSBOROUGH 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.

**IMPORTANT**  
**AMERICANS WITH DISABILITIES**  
**ACT:** 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 the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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 4th day of November, 2024.  
ALDRIDGE PITE, LLP  
Attorney for Plaintiff  
5300 West Atlantic Avenue  
Suite 303  
Delray Beach, FL 33484  
Telephone: 561-392-6391  
Facsimile: 561-392-6965  
By: John J Cullaro  
2024.11.04 08:47:02-05'00'  
FBN: 66699  
Primary E-Mail:  
ServiceMail@aldridgepite.com  
1184-2180B  
November 8, 15, 2024 24-03325H

## SECOND INSERTION

**RE-NOTICE OF SALE**  
**PURSUANT TO CHAPTER 45**  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
GENERAL JURISDICTION  
DIVISION

CASE NO. 20-CA-007931  
DIVISION: J  
RF-Section II  
TOWD POINT MORTGAGE TRUST  
2018-6, U.S. BANK NATIONAL  
ASSOCIATION, AS INDENTURE  
TRUSTEE,  
Plaintiff, vs.  
REDBRICK FINANCIAL GROUP  
INC.; AQUA FINANCE, INC.;  
THE UNKNOWN SPOUSES,  
HEIRS, DEVISEES,  
GRANTEES, CREDITORS,  
AND ALL OTHER PARTIES  
CLAIMING BY, THROUGH, UNDER  
OR AGAINST THE ESTATE OF  
WALTER KITSCHKE, DECEASED;  
CREIGHTON BEDFORD REED;  
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 June 3, 2024 and an Order Resetting Sale dated October 24, 2024 and entered in Case No. 20-CA-007931 of the Circuit Court in and for Hillsborough County, Florida, wherein TOWD POINT MORTGAGE TRUST 2018-6, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE is Plaintiff and REDBRICK FINANCIAL GROUP INC.; AQUA FINANCE, INC.; THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF WALTER KITSCHKE, DECEASED; CREIGHTON BEDFORD REED; 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, CINDY STUART, Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at http://www.hillsborough.realforeclose.com, 10:00 a.m., on January 23, 2025

, the following described property as set forth in said Order or Final Judgment, to-wit:

THE EAST 5 FEET OF LOT 9 AND ALL OF LOT 10 AND THE WEST 1/2 OF LOT 11, BLOCK 5, OF SPEEDWAY PARK, UNIT NO. 1, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 18, PAGE 15A, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN 1975 CRIM MOBILE HOME, VEHICLE ID #2657714 AND TITLE #10701074

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

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. TO REQUEST SUCH AN ACCOMMODATION, PLEASE CONTACT THE ADMINISTRATIVE OFFICE OF THE COURTS WITHIN TWO WORKING DAYS OF THE DATE THE SERVICE IS NEEDED: COMPLETE THE REQUEST FOR ACCOMMODATIONS FORM AND SUBMIT TO 800 E. TWIGGS STREET, ROOM 604 TAMPA, FL 33602. IF YOU ARE HEARING IMPAIRED, CALL 1-800-955-8771, VOICE IMPAIRED, CALL 1-800-955-8770 OR EMAIL ADA@FLJUD13.ORG.

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 October 30, 2024.

By: /s/ Ian Dolan  
Ian C. Dolan  
Florida Bar No.: 757071  
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  
1162-174327 / SR4  
November 8, 15, 2024 24-03305P

## SECOND INSERTION

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE  
13TH JUDICIAL CIRCUIT, IN AND  
FOR HILLSBOROUGH COUNTY,  
FLORIDA.

CIVIL DIVISION: I  
**CASE NO.: 24-CA-003508**  
**SECTION # RF**  
**U.S. BANK NATIONAL**  
**ASSOCIATION, AS TRUSTEE,**  
**LEHMAN XS TRUST MORTGAGE**  
**PASS-THROUGH CERTIFICATES,**  
**SERIES 2006-4N,**  
**Plaintiff, vs.**  
**BRIAN J. FORTE; MONTREUX**  
**AND STILLWATER MASTER**  
**ASSOCIATION INC.; STILLWATER**  
**PROPERTY OWNERS**  
**ASSOCIATION INC.; CYNTHIA**  
**C. FORTE A/K/A CYNTHIA**  
**FORTE; 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), CINDY STUART as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.hillsborough.realforeclose.com, the Clerk's website for on-line auctions at, 10:00 AM on the 09 day of January, 2025, the following described property as set forth in said Final Judgment, to wit:

LOT 38, STILLWATER PHASE I, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 84, PAGE 8, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.  
PROPERTY ADDRESS: 7725 STILL LAKES DR, ODESSA, FL 33556

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 the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated this 30 day of October 2024.  
By: /s/ Lindsay Maisonet  
Lindsay Maisonet, Esq.  
Bar Number: 93156

Submitted by:  
De Cubas & Lewis, P.A.  
PO Box 5026  
Fort Lauderdale, FL 33310  
Telephone: (954) 453-0365  
Facsimile: (954) 771-6052  
Toll Free: 1-800-441-2438  
DESIGNATED PRIMARY E-MAIL  
FOR SERVICE PURSUANT TO FLA.  
R. JUD.  
ADMIN 2.516  
eservice@decubaslewis.com  
24-01046  
November 8, 15, 2024 24-03279H

## SECOND INSERTION

**RE-NOTICE OF FORECLOSURE**  
**SALE**

IN THE CIRCUIT COURT OF THE  
13TH JUDICIAL CIRCUIT, IN AND  
FOR HILLSBOROUGH COUNTY,  
FLORIDA  
CIVIL DIVISION  
**CASE NO. 18-CA-007385**

**WILMINGTON SAVINGS FUND**  
**SOCIETY, FSB, AS TRUSTEE OF**  
**STANWICH MORTGAGE LOAN**  
**TRUST F,**  
**Plaintiff, vs.**  
**ALL UNKNOWN HEIRS,**  
**CREDITORS, DEVISEES,**  
**BENEFICIARIES, GRANTEES,**  
**ASSIGNEES, LIENORS,**  
**TRUSTEES AND ALL OTHER**  
**PARTIES CLAIMING AN**  
**INTEREST BY, THROUGH,**  
**UNDER OR AGAINST THE**  
**ESTATE OF JOLANDA**  
**WARREN, DECEASED;**  
**DOMINIQUE DUNCAN-WALKER;**  
**PORTFOLIO RECOVERY**  
**ASSOCIATES, LLC ASSIGNEE OF**  
**CITIBANK, N.A. /THE HOME**  
**DEPOT; TANGLEWOOD**  
**PRESERVE HOMEOWNER'S**  
**ASSOCIATION, INC.; UNKNOWN**  
**PERSON(S) IN POSSESSION OF**  
**THE SUBJECT PROPERTY;**  
**DARREL DUNCAN A/K/A**  
**DARRELL DUNCAN A/K/A DAR-**  
**RYL DUNCAN; UNKNOWN**  
**SPOUSE OF DARREL DUNCAN**  
**A/K/A DARRELL DUNCAN A/K/A**  
**DARRYL DUNCAN; AMERICAN**  
**HOMES 4 RENT PROPERTIES**  
**SEVEN, LLC.,**  
**Defendant(s)**

NOTICE IS HEREBY GIVEN pursuant to an Order Rescheduling Foreclosure Sale filed September 30, 2024 and entered in Case No. 18-CA-007385, of the Circuit Court of the 13th Judicial Circuit in and for HILLSBOROUGH County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH MORTGAGE LOAN TRUST F is Plaintiff and ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF JOLANDA WARREN, DECEASED; DOMINIQUE DUNCAN-WALKER; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; DARREL DUNCAN A/K/A DARRELL DUN-

CAN A/K/A DARRYL DUNCAN; UNKNOWN SPOUSE OF DARREL DUNCAN A/K/A DARRELL DUNCAN A/K/A DARRYL DUNCAN; PORTFOLIO RECOVERY ASSOCIATES, LLC ASSIGNEE OF CITIBANK, N.A. /THE HOME DEPOT; TANGLEWOOD PRESERVE HOMEOWNER'S ASSOCIATION, INC.; AMERICAN HOMES 4 RENT PROPERTIES SEVEN, LLC.; are defendants. CINDY STUART, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.HILLSBOROUGH.REALFORECLOSE.COM, at 10:00 A.M. on December 5, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 19, BLOCK 10 OF TANGLEWOOD PRESERVE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 107, PAGE(S) 254, OF THE PUBLIC RECORDS OF HILLSBOROUGH 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.

This notice is provided pursuant to Administrative Order No. 2.065. 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 the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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 5th day of November 2024.

Marc Granger, Esq.  
Bar. No.: 146870  
Kahane & Associates, P.A.  
1619 NW 136th Avenue, Suite D-220  
Sunrise, Florida 33323  
Telephone: (954) 382-3486  
Telefacsimile: (954) 382-5380  
Designated service email:  
notice@kahaneandassociates.com  
File No.: 18-01243 CMS  
V6.20190626  
November 8, 15, 2024 24-03339H

## SECOND INSERTION

**NOTICE OF SALE**  
IN THE COUNTY COURT IN AND  
FOR HILLSBOROUGH COUNTY,  
FLORIDA

CIVIL DIVISION  
**CASE NO.: 2014-CC-036459**  
**HERITAGE ISLES GOLF AND**  
**COUNTRY CLUB COMMUNITY**  
**ASSOCIATION, INC.,**  
**Plaintiff, vs.**  
**HISHAM ABUARAM,**  
**Defendant(s).**

NOTICE IS HEREBY GIVEN that, pursuant to the Amended Final Judgment of Foreclosure entered in this cause on October 29, 2024, by the Circuit Court of Hillsborough County, Florida, the property described as:  
Lot 5, Block 24, HERITAGE ISLES PHASE 1C, a subdivision according to the plat thereof as recorded in Plat Book 86, Page 94, of the Public Records of Hillsborough County, Florida, and more commonly known as 18111 Emerald Bay St., Tampa, Florida 33647 (hereinafter "Property").  
will be sold to the highest bidder for cash at public sale by the Hillsborough County Clerk of Court, electronically online at www.hillsborough.realforeclose.com at 10:00 A.M. on December 20, 2024.

Any person claiming an interest in the surplus from the sale, if any, other

than the property owner as of the date of the lis pendens must file a claim within sixty (60) days after the sale.

**IMPORTANT**  
**AMERICANS WITH DISABILITY**  
**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 the Court's ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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 5th day of November 2024.

s Tiffany M. Love  
Tiffany M. Love Esq.  
Florida Bar No.: 92884  
Tiffany.Love@arlaw.com  
ADAMS AND REESE LLP  
100 N. Tampa Street, Suite 4000  
Tampa, FL 33602  
Telephone: (813) 227-5541  
Facsimile: (813) 227-5641  
Attorneys for Plaintiff  
November 8, 15, 2024 24-03333H



## --- ACTIONS / SALES ---

## SECOND INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
CIVIL DIVISION  
CASE NO.: 24-CA-008515  
DIVISION: D

**LISA RUMBOLD,**  
Plaintiff, vs.  
**NORTH TAMPA LAND COMPANY,**  
a dissolved Florida corporation,  
the unknown assigns, successors in  
interest, trustees or any other party  
claiming by, through, under Or  
against North Tampa Land Company,  
Defendant.

To: NORTH TAMPA LAND COM-  
PANY, and as to any and all unknown  
parties of named defendant, whether  
said unknown parties may claim an in-  
terest as assignees, successors in inter-  
est, trustees or any other party: Address  
Unknown

YOU ARE HEREBY NOTIFIED that  
an action for Quiet Title covering the  
following real and personal property  
described as follows, to wit:

East North Tampa, Lots 5 & 6,

Block 12, of the Public Records of  
Hillsborough County, Florida.  
has been filed against you and you are  
required to file a copy of your written  
defenses, if any, to it on DHW Law, P.A.,  
24714 State Road 54, Lutz, FL 33559  
and file the original with the Clerk of  
the above styled Court on or before  
December 1, 2024, or 30 days from the  
first publication, otherwise a Judgment  
may be entered against you for the relief  
demanded in the Complaint.

THIS NOTICE WILL BE PUB-  
LISHED ONCE PER WEEK FOR  
FOUR (4) CONSECUTIVE WEEKS.

WITNESS my hand and seal of said  
Court on the 29 day of OCTOBER,  
2024.

CINDY STUART  
CLERK OF THE CIRCUIT COURT  
(SEAL) BY: Isha Tirado-Baker  
Deputy Clerk  
Hillsborough County Courthouse  
800 E. Twiggs St.  
Tampa, FL 33602

DHW Law, P.A.,  
24714 State Road 54,  
Lutz, FL 33559  
Nov. 8, 15, 22, 29, 2024 24-03278H

## SECOND INSERTION

**RE-NOTICE OF FORECLOSURE  
SALE**  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT,  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
CASE NO. 18-CA-005352  
DIVISION: K  
RF - II

**HSBC BANK USA, N.A., AS  
INDENTURE TRUSTEE FOR THE  
REGISTERED NOTEHOLDERS OF  
RENAISSANCE HOME EQUITY  
LOAN TRUST 2007-2,**  
Plaintiff, vs.  
**UNKNOWN HEIRS OF  
ELIZABETH EDWARDS; ET AL.**  
Defendants

NOTICE IS HEREBY GIVEN pursuant  
to an Order Rescheduling the Fore-  
closure Sale dated October 30 2024, and  
entered in Case No. 18-CA-005352,  
of the Circuit Court of the Thirteenth  
Judicial Circuit in and for HILLS-  
BOROUGH County, Florida. HSBC  
BANK USA, N.A., AS INDENTURE  
TRUSTEE FOR THE REGISTERED  
NOTEHOLDERS OF RENAISSANCE  
HOME EQUITY LOAN TRUST 2007-2  
(hereafter "Plaintiff"), is Plaintiff and  
UNKNOWN HEIRS OF ELIZABETH  
EDWARDS; RICHARD E. EDWARDS,  
III; CLIFTON EDWARDS, JR.; JONA-  
THAN EUGENE FENNEL; CAV-  
ALRY PORTFOLIO SERVICES, LLC,  
are defendants. Cindy Stuart, Clerk  
of the Circuit Court for HILLSBOR-  
OUGH, County Florida will sell to the  
highest and best bidder for cash via the  
Internet at <http://www.hillsborough.leadforeclose.com>  
at 10:00 a.m., on the  
6TH day of DECEMBER, 2024, the fol-  
lowing described property as set forth  
in the most recent amended final judg-  
ment, to wit:

ALL THAT CERTAIN PARCEL  
OF LAND LYING AND BEING  
IN THE COUNTY OF HILLS-  
BOROUGH, AND STATE OF  
FLORIDA, MORE PARTICU-  
LARLY DESCRIBED AS FOL-  
LOWS, TO WIT: LOT 35 OF  
SULTANA GLADE SUBDIVI-  
SION ACCORDING TO THE  
PLAT THEREOF RECORDED  
IN PLAT BOOK 35, AT PAGE  
68, OF THE PUBLIC RE-  
CORDS OF HILLSBOROUGH  
COUNTY, FLORIDA.

BEING KNOWN AS 4210 EAST  
GROVE STREET, TAMPA, FL  
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 The Administrative Office of the  
Court ADA Coordinator, 800 E. Twiggs  
Street Tampa FL 33602, 813-272-7040;  
Hearing Impaired 1-800-955-8771;  
Voice Impaired 1-800-955-8770, email:  
ADA@fjud13.org, at least 7 days before  
your scheduled court appearance, or  
immediately upon receiving this notifi-  
cation 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 proced-  
imiento, usted tiene derecho, sin tener  
gastos propios, a que se le provea cierta  
ayuda. Tenga la amabilidad de pon-  
erse en contacto con Administrative  
Office of the Court ADA Coordinator,  
800E. Twiggs Street Tampa FL33602,  
813-272-7040; Discapacidad Auditiva  
1-800-955-8771, Discapacidad de la  
Voz 1-800-955-8770, email: ADA@  
fjud13.org 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 discapacidad visual o de  
la voz, llame al 711.

Si ou se yon moun ki 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 kek ed. Tanpri kontakte Ad-  
ministrative Office of the Court ADA Co-  
ordinator, 800 E. Twiggs Street Tampa  
FL 33602, 813-272-7040; Moun ki gen  
pwoblèm pou tande 1-800-955-8771;  
Vwa ki gen pwoblèm 1-800-955-8770;  
email: ADA@fjud13.org nan 7 jou an-  
van dat ou gen randevou pou parèt nan  
tribinal la, oubyen imedyatman apre ou  
fin resewva 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.

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.  
Bar Number: 695734  
PHH4771-17/sap  
November 8, 15, 2024 24-03342H

## SECOND INSERTION

**LAST KNOWN ADDRESS**  
5100 BURCHETTE RD UNIT 2802  
TAMPA, FL 33647

You are notified that an action to  
foreclose a mortgage on the follow-  
ing property in Hillsborough County,  
Florida:

UNIT 2802, FAIRCREST III, A  
CONDOMINIUM, ACCORD-  
ING TO THE DECLARA-  
TION OF CONDOMINIUM  
RECORDED IN O.R. 5269,  
PAGE 570, AND ANY AMEND-  
MENTS MADE THERETO,  
OF THE PUBLIC RECORDS  
OF HILLSBOROUGH COUN-  
TY, FLORIDA, TOGETHER  
WITH AN UNDIVIDED IN-  
TEREST IN THE COMMON  
ELEMENTS APPURTENANT  
THERETO.

commonly known as 5100 BUR-  
CHETTE RD, UNIT 2802, TAMPA, FL  
33647 has been filed against you and  
you are required to serve a copy of your  
written defenses, if any, to it on William

Noriega of Kass Shuler, P.A., plaintiff's  
attorney, whose address is P.O. Box 800,  
Tampa, Florida 33601, (813) 229-0900,  
on or before December 2, 2024, (or 30  
days from the first date of publication,  
whichever is later) and file the original  
with the Clerk of this Court either be-  
fore service on the Plaintiff's attorney or  
immediately thereafter; otherwise, a  
default will be entered against you for  
the relief demanded in the Complaint.

AMERICANS WITH DISABILITY  
ACT If you are a person with a dis-  
ability 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 re-  
quest such an accommodation, please  
contact the Administrative Office of the  
Court as far in advance as possible, but  
preferably at least (7) days before your  
scheduled court appearance or other  
court activity of the date the service is  
needed: Complete the Request for Ac-  
commodations Form and submit to 800

E. Twiggs Street, Room 604 Tampa, FL  
33602. Please review FAQs for answers  
to many questions. You may contact  
the Administrative Office of the Courts  
ADA Coordinator by letter, telephone  
or e-mail: Administrative Office of  
the Courts, Attention: ADA Coordina-  
tor, 800 E. Twiggs Street, Tampa, FL  
33602, Phone: 813-272-7040, Hear-  
ing Impaired: 1-800-955-8771, Voice  
impaired: 1-800-955-8770, e-mail:  
ADA@fjud13.org.

Dated: October 24, 2024.

CLERK OF THE COURT  
Honorable Cindy Stuart  
800 Twiggs Street, Room 530  
Tampa, Florida 33602  
(SEAL) By: Mustafa Divan  
Deputy Clerk

William Noriega of Kass Shuler, P.A.,  
plaintiff's attorney,  
P.O. Box 800,  
Tampa, Florida 33601,  
(813) 229-0900,  
246300/2424730/and  
November 8, 15, 2024 24-03328H

## SECOND INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
CIVIL DIVISION  
Division: I  
Case No: 24-CA-007110

VOAZ, LLC, a Florida limited liability  
company,  
Plaintiff, v.

FUZION PROJECT, INC., as  
TRUSTEE OF THE WOODLAWN  
LAND TRUST DATED AUGUST  
26, 2022, a Florida corporation,  
ALEXANDER RODRIGUEZ  
MARTIN a/k/a ALEXANDER  
RODRIGUEZ, FLORIDA  
DEPARTMENT OF REVENUE,  
JENNIFER Y. FIGUEROA ROJAS,  
CIRAS, LLC, an Ohio limited liability

company, and HILLSBOROUGH  
COUNTY CLERK OF COURT,  
Defendants.

To the following Defendant(s):  
FUZION PROJECT, INC.  
ALEXANDER RODRIGUEZ MAR-  
TIN a/k/a ALEXANDER RODRI-  
GUEZ

YOU ARE HEREBY NOTIFIED that  
an action for Foreclosure on the follow-  
ing properties in Hillsborough County,  
Florida:

PARCEL 1  
THE WEST 50 FEET OF THE  
EAST 100 FEET OF THE  
NORTH 1/2 OF LOT 2, BLOCK  
14, FAIR GROUND FARMS,  
AS PER PLAT THEREOF RE-  
CORDED IN PLAT BOOK 8,  
PAGE 34, OF THE PUBLIC RE-  
CORDS OF HILLSBOROUGH

COUNTY, FLORIDA.

PARCEL 2  
THE EAST 86 FEET OF THE  
EAST 238 FEET OF LOT 3,  
BLOCK 11, FAIR GROUND  
FARMS, EXCEPT THE NORTH  
10 FEET OF THE WEST 86  
FEET OF THE EAST 238 FEET,  
ACCORDING TO THE PLAT  
THEREOF RECORDED IN  
PLAT BOOK 8, PAGE 34, OF  
THE PUBLIC RECORDS OF  
HILLSBOROUGH COUNTY,  
FLORIDA.

has been filed against you and you are  
required to serve a copy of your written  
defenses, if any, to it on Frank Charles  
Miranda, PA, Attorney for Plaintiff,  
whose address is: 3226 W. Cypress St.,  
Tampa, FL 33607, a date which is with-  
in thirty (30) days after the first publi-

cation of this Notice in the BUSINESS  
OBSERVER, file the original with the  
Clerk of this Court either before ser-  
vice to Plaintiff's attorney or immedi-  
ately thereafter. This notice is provided  
pursuant to Administrative Order No.  
2.065.

Dated: 10/29/2024

CINDY STUART,  
as Clerk of the Court,  
Hillsborough County  
By Isha Tirado-Baker  
As Deputy Clerk  
Hillsborough County  
Courthouse  
800 E. Twiggs St.  
Tampa, FL 33602

Frank Charles Miranda, PA  
3226 W. Cypress St.,  
Tampa, FL 33607,  
November 8, 15, 2024 24-03303P

## SECOND INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT  
IN AND FOR HILLSBOROUGH  
COUNTY FLORIDA  
CIVIL DIVISION  
CASE NO.: 24-CA-007909  
DIVISION: A

**LLACG COMMUNITY  
INVESTMENT FUND,**  
Plaintiff, v.  
**MARTHA HERNANDEZ  
MOREJON, et al.,**  
Defendants.

TO: UNKNOWN SPOUSE, BENEFI-  
CIARY AND HEIRS OF ESTATE OF  
ISABEL BORGES ARCIA A/K/A ISA-  
BEL ARCIA

Last Known Address: Unknown  
YOU ARE HEREBY NOTIFIED that  
an action to foreclosure a mortgage on  
the following property located in Hills-  
borough County, Florida:

Lot 29, Block 1, Edgewater Vil-  
lage, Unit I, according to the plat  
thereof as recorded in Plat Book  
58, Page(s) 65, Public Records of  
Hillsborough County, Florida,  
including the buildings, appur-  
tenances, and fixture located  
thereon.

Property Address: 148 Lookout  
Dr., Apollo Beach, FL 33572 (the  
"Property").

filed against you and you are required  
to serve a copy of your written defenses,  
if any, to it on HARRIS S. HOWARD,  
ESQ., of HOWARD LAW, Plaintiff's  
attorney, whose address is 4755 Tech-  
nology Way, Suite 104 Boca Raton, FL  
33431 on or before December 6, 2024  
(no later than 30 days from the date of  
the first publication of this Notice of  
Action) and file the original with the  
Clerk of this Court either before service  
on Plaintiff's attorney or immediately

thereafter; otherwise a default will be  
entered against you for the relief de-  
manded in the Complaint or petition  
filed herein.

IF YOU ARE A PERSON WITH  
A DISABILITY WHO NEEDS ANY  
ACCOMMODATION IN ORDER TO  
PARTICIPATE IN THIS PROCEED-  
ING, YOU ARE ENTITLED, AT NO  
COST TO YOU, TO THE PROVI-  
SION OF CERTAIN ASSISTANCE.  
TO REQUEST SUCH AN ACCOM-  
MODATION, PLEASE CONTACT  
THE ADMINISTRATIVE OFFICE OF  
THE COURTS WITHIN TWO WORK-  
ING DAYS OF THE DATE THE SER-  
VICE IS NEEDED: COMPLETE THE  
REQUEST FOR ACCOMMODA-  
TIONS FORM AND SUBMIT TO  
800 E. TWIGGS STREET, ROOM  
604 TAMPA, FL 33602. IF YOU ARE  
HEARING IMPAIRED, CALL 1-800-  
955-8771, VOICE IMPAIRED, CALL

1-800-955-8770 OR EMAIL ADA@  
FLJUD13.ORG.

WITNESS my hand and seal of this  
Court at Hillsborough, Florida on this  
31 day of October, 2024.

CINDY STUART  
HILLSBOROUGH CLERK  
OF COURT  
HILLSBOROUGH COUNTY  
CLERK OF  
COURT  
(SEAL) By: Isha Tirado-Baker  
Deputy Clerk  
Hillsborough County Courthouse  
800 E. Twiggs St.  
Tampa, FL 33602

HARRIS S. HOWARD, ESQ.,  
of HOWARD LAW,  
Plaintiff's attorney, 4755  
Technology Way, Suite 104  
Boca Raton, FL 33431  
November 8, 15, 2024 24-03324H

## SECOND INSERTION

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
GENERAL JURISDICTION  
DIVISION  
CASE NO. 23-CA-012769

**U.S. BANK TRUST NATIONAL  
ASSOCIATION, NOT IN ITS  
INDIVIDUAL CAPACITY BUT  
SOLELY AS OWNER TRUSTEE  
FOR RCF 2 ACQUISITION TRUST,  
Plaintiff, vs.  
DARREL L. DURBIN AND  
PRISCILLA A. DURBIN, et al.**  
Defendant(s).

NOTICE IS HEREBY GIVEN pursu-  
ant to a Final Judgment of Foreclosure  
dated August 09, 2024, and entered in  
23-CA-012769 of the Circuit Court of  
the THIRTEENTH Judicial Circuit in  
and for Hillsborough County, Florida,  
wherein U.S. BANK TRUST NATION-  
AL ASSOCIATION, NOT IN ITS IN-  
DIVIDUAL CAPACITY BUT SOLELY  
AS OWNER TRUSTEE FOR RCF 2  
ACQUISITION TRUST is the Plaintiff  
and DARREL L. DURBIN; PRISCIL-  
LA A. DURBIN; STATE OF FLORI-  
DA, DEPARTMENT OF REVENUE  
are the Defendant(s). Cindy Stuart  
is the Clerk of the Circuit Court and  
will sell to the highest and best bidder  
for cash at [www.hillsborough.leadforeclose.com](http://www.hillsborough.leadforeclose.com),  
at 10:00 AM, on November 27, 2024,  
the following described property as set  
forth in said Final Judgment, to wit:

THE EAST 125 FEET OF LOT  
6, BLOCK 4 AND THE WEST  
72 FEET OF THE SOUTH  
140 FEET OF LOT 7, BLOCK  
4 REVISED PLAT OF BYARS  
RIVERVIEW ACRES AS RE-  
CORDED IN PLAT BOOK 33,  
PAGE 4, OF THE PUBLIC RE-  
CORDS OF HILLSBOROUGH  
COUNTY, FLORIDA.  
Property Address: 9716 LOR-  
RAYNE RD, RIVERVIEW, FL  
33569

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 ac-  
cordance with Florida Statutes, Section  
45.031.

## IMPORTANT

AMERICANS WITH DISABILITY  
ACT: If you are a person with a dis-  
ability 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 re-  
quest such an accommodation, please  
contact the Administrative Office of the  
Court as far in advance as possible, but  
preferably at least (7) days before your  
scheduled court appearance or other  
court activity of the date the service is  
needed: Complete the Request for Ac-  
commodations Form and submit to 800  
E. Twiggs Street, Room 604 Tampa, FL  
33602. Please review FAQs for answers  
to many questions. You may contact  
the Administrative Office of the Courts  
ADA Coordinator by letter, telephone  
or e-mail: Administrative Office of  
the Courts, Attention: ADA Coordina-  
tor, 800 E. Twiggs Street, Tampa, FL  
33602, Phone: 813-272-7040, Hearing  
impaired: 1-800-955-8771, Voice im-  
paired: 1-800-955-8770, email: ADA@  
fjud13.org

Dated this 3 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: fmail@raslg.com  
By: /S/ Danielle Salem  
Danielle Salem, Esquire  
Florida Bar No. 0058248  
Communication Email:  
dsalem@raslg.com  
22-064243 - NaC  
November 8, 15, 2024 24-03316H

## SECOND INSERTION

**NOTICE OF ACTION -  
CONSTRUCTIVE SERVICE**  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
GENERAL JURISDICTION  
DIVISION  
CASE NO. 24-CA-008144

**COMPU-LINK CORPORATION,  
DBA CELINK,**  
Plaintiff, vs.  
**THE UNKNOWN HEIRS,  
BENEFICIARIES, DEVISEES,  
GRANTEES, ASSIGNEES,  
LIENORS, CREDITORS,  
TRUSTEES AND ALL OTHERS  
WHO MAY CLAIM AN  
INTEREST IN THE ESTATE OF  
SANDRA F. WILLIAMS,  
DECEASED, et. al.**  
Defendant(s).

TO: THE UNKNOWN HEIRS, BENE-  
FICIARIES, DEVISEES, GRANTEEES,  
ASSIGNEES, LIENORS, CREDITORS,  
TRUSTEES AND ALL OTHERS WHO  
MAY CLAIM AN INTEREST IN THE  
ESTATE OF SANDRA F. WILLIAMS,  
DECEASED,  
whose residence is unknown if he/she/  
they be living; and if he/she/they be  
dead, the unknown defendants who  
may be spouses, heirs, devisees, grant-  
ees, assignees, lienors, creditors, trust-  
ees, and all parties claiming an interest  
by, through, under or against the De-  
fendants, who are not known to be dead  
or alive, and all parties having or claim-  
ing to have any right, title or interest in  
the property described in the mortgage  
being foreclosed herein.

YOU ARE HEREBY NOTIFIED that  
an action to foreclose a mortgage on the  
following property:  
LOT 35, BLOCK 8, SANSON  
PARK, UNIT NO. 2, A SUBDI-  
VISION AS PER PLAT THERE-  
OF RECORDED IN PLAT  
BOOK 38, PAGE(S) 20, OF  
THE PUBLIC RECORDS OF  
HILLSBOROUGH COUNTY,

FLORIDA.

has been filed against you and you are  
required to serve a copy of your writ-  
ten defenses, if any, to it on counsel  
for Plaintiff, whose address is 6409  
Congress Ave., Suite 100, Boca Raton,  
Florida 33487 on or before December 9,  
2024/(30 days from Date of First Pub-  
lication of this Notice) and file the ori-  
ginal with the clerk of this court either  
before service on Plaintiff's attorney  
or immediately thereafter; otherwise a  
default will be entered against you for  
the relief demanded in the complaint or  
petition filed herein.

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 at least 7 days before  
your scheduled court appearance, or  
immediately upon receiving a notifica-  
tion of a scheduled court proceeding if  
the time before the scheduled appear-  
ance is less than 7 days. Complete the  
Request for Accommodations Form and  
submit to 800 E. Twiggs Street, Room  
604, Tampa, FL 33602. ADA Coordina-  
tion Help Line (813) 272-7040; Hear-  
ing Impaired Line 1-800-955-8771;  
Voice Impaired Line 1-800-955-8770.

THIS NOTICE SHALL BE PUB-  
LISHED ONCE A WEEK FOR TWO  
(2) CONSECUTIVE WEEKS.  
WITNESS my hand and the seal of  
this Court at County, Florida, this 1st  
day of November, 2024

CLERK OF THE CIRCUIT COURT  
(SEAL) BY: Mustafa Divan  
DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND  
SCHNEID, PL  
ATTORNEY FOR PLAINTIFF  
6409 Congress Ave., Suite 100  
Boca Raton, FL 33487  
PRIMARY EMAIL: fmail@raslg.com  
24-229564  
November 8, 15, 2024 24-03314H

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