Public Notices

Business Observer

SARASOTA PAGES 17-23
MANATEE PAGES 24-28
CHARLOTTE PAGES 29-32

SARASOTA COUNTY LEGAL NOTICES

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 5620 NC
Division Probate
IN RE: ESTATE OF AMY MICHELLE BILLINGS
Deceased.

The administration of the estate of Amy Michelle Billings, deceased, whose date of death was July 15, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2002 Ringling Blvd., Sarasota, FL 34237. 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 December 6, 2024.

Personal Representative:
DocuSigned by:
/s/ Betty Billings
Betty Billings
6231 Chalgrove Circle
Sarasota, Florida 34241
Attorney for Personal Representative:
/s/ Christopher D. Smith, Esq.
Christopher D. Smith, Esq., Attorney
Florida Bar Number: 0605433
1561 Lakefront Dr Unit 204
SARASOTA, FL 34240
Telephone: (941) 202-2222
Fax: (941) 907-3040
E-Mail: smith@chrissmith.com
Secondary E-Mail:
catherine@chrissmith.com
December 6, 13, 2024 24-02311S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-CP-5837-NC
Division Probate
IN RE: ESTATE OF PATRICE GUARNERI HAYES
Deceased.

The administration of the estate of Patrice Guarneri Hayes, deceased, whose date of death was March 21, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230. 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 December 6, 2024.

Personal Representative:
Joel W. Smith
c/o Boyer & Boyer, P.A.
46 N Washington Blvd, Ste 21
Sarasota, FL 34236
Attorney for Personal Representative:
Andrew R. Boyer, Esq.
Florida Bar Number: 35409
BOYER & BOYER, P.A.
46 N Washington Blvd, Ste 21
Sarasota, FL 34236
Telephone: (941) 365-2304
Fax: (941) 364-9896
Email: aboyer@boyerboyer.com
Secondary Email:
service@boyerboyer.com
December 6, 13, 2024 24-02313S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 005645 NC
Division Probate
IN RE: ESTATE OF GEOVANY HERNANDEZ HERNANDEZ
Deceased.

The administration of the estate of Geovany Hernandez Hernandez, deceased, whose date of death was May 16, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34236. 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 December 6, 2024.

Personal Representative:
Ilcy M. Hernandez Hernandez
1810 31st Street
Sarasota, Florida 34234
Attorney for Personal Representative:
Kate Smith
Attorney
Florida Bar Number: 0196010
3400 S. Tamiami Trail, Suite 101
Sarasota, FL 34239
Telephone: (941) 952-0550
Fax: (941) 952-0551
E-Mail: Kate@KateSmithLawFL.com
Secondary E-Mail:
Tammy@KateSmithLawFL.com
December 6, 13, 2024 24-02314S

--- PUBLIC SALES ---

FIRST INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on December 21, 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 10:15 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 # 77571, 2485 Luther Rd, Punta Gorda, FL 33983, (941) 270-3547
Time: 10:15 AM
Sale to be held at www.storagetreasures.com.
A109 - Bonner, Keysha; B110 - val, roselene; B192 - Burke, Jovonie; B196 - Rimes, Ashton; C101 - Campbell, Detroit; C114 - Bush, Carrie; C115 - Cronin, James; C219 - Dimmitt, Sherri; E108 - Bowersox, Liza; E125 - Whitaker, Robert; E130 - Santiago, Angelique; E133 - Foos, Cassidy; F103 - Gonyea, Jayvon

PUBLIC STORAGE # 25445, 1120 US Hwy 41 ByPass S, Venice, FL 34285, (941) 786-0632
Time: 10:30 AM
Sale to be held at www.storagetreasures.com.
B005 - Stillwagon, Linda; B032 - Daily, Jimmy; B038 - Munson, Jed; B061 - Gassert, Catherine Alanko; C048 - Murray, Peter; F001 - manreza, Yoandry amaya; GA16 - Burrell, John; GC11 - Clune, Richard; GD03 - Bonura, Josephine; GD27 - Clune, Richard

PUBLIC STORAGE # 26656, 3500 Laurel Rd E, North Venice, FL 34275, (941) 800-2108
Time: 10:45 AM
Sale to be held at www.storagetreasures.com.
2175 - Pelletier, Clayton; 2255 - Ginger, Magan

PUBLIC STORAGE # 00125, 490 Jacaranda Blvd, Venice, FL 34292, (941) 275-9592
Time: 11:00 AM
Sale to be held at www.storagetreasures.com.
1010 - Polimeni, Mary; 1143 - dawson, Shelby; 1145 - Hardy, Howard; 1147 - Shelton, Crystal; 1163 - Jennings, Jeffrey; 2019 - Walker, David; 2093 - Hardy, Howard; 2218 - downing, augustus; 2235 - Leithleiter, John; 3066 - Deptula, Maygin; 3097 - Grimes, Michael; 3130 - Silva, Sherilynne; 3174 - Tambley, Helberts

PUBLIC STORAGE # 22124, 660 S Tamiami Trl, Osprey, FL 34229, (941) 918-0932
Time: 11:15 AM
Sale to be held at www.storagetreasures.com.
1024 - Miller, Jaimee

PUBLIC STORAGE # 21005, 6133 S Tamiami Trail, Sarasota, FL 34231, (941) 316-6542
Time: 11:30 AM
Sale to be held at www.storagetreasures.com.
1015 - Barton, Dave; 1050 - Sykes, Julie; 2129 - Screaming Goat Taqueria Parker, Harold; 3008 - R & Z Vincenzo LLC Falcon, Maria; 3085 - Wiggins, Sharon; 3095 - Hostetler, Laurie

PUBLIC STORAGE # 29209, 4550 Clark Rd, Sarasota, FL 34233, (941) 328-3541
Time: 11:45 AM
Sale to be held at www.storagetreasures.com.
C174 - Snyder, Cindy; D199 - CERRONE, ANGELO; E221 - Morales, Leo; E593 - Pidwell, John; E616 - Kennedy, Hailie; E626A - proffitt, Amanda

PUBLIC STORAGE # 25854, 4050 Bee Ridge Rd, Sarasota, FL 34233, (941) 328-8654
Time: 12:00 PM
Sale to be held at www.storagetreasures.com.
1301 - Rainski, Earl; 2330 - Hobbs, Tonya; 2420 - Lutz, Brent C; 2519 - Hobbs, Tonya; 2534 - Raymond, Christian; 2601 - Canneto, Anthony; 2807 - Hobbs, Tonya; 2813 - Hobbs, Tonya; 6009 - Nazario, Nathaniel

PUBLIC STORAGE # 25855, 1169 N Beneva Rd, Sarasota, FL 34232, (941) 413-0819
Time: 12:15 PM
Sale to be held at www.storagetreasures.com.
1014 - robinson, Mark; 3001 - Shelly, Slitzer; 3008 - Mckinney, Zackary; 4008 - Serrano, Gianna; 4109 - Parvu, Jason; 5002 - ross, Christopher; 6028 - Hyman, Linda; 6034 - Hilliard, Blake; 6042 - Martinez, Stephanie; 6062 - Hilliard, Blake; 6106 - Louis, Alexis; 6109 - Stanford, Jeannine; 7003 - Mihajlov, Milos; 7027 - litke, benjamin; 7032 - Galup, Meshel; 7309 - Reeves, Jessica; 9004 - Lassen, Coleman; 9102 - storey, William craig jr; 9125 - Dorociak, Rich

PUBLIC STORAGE # 77638, 6415 Initiative Blvd, Sarasota, FL 34240, (941) 259-6580
Time: 12:30 PM
Sale to be held at www.storagetreasures.com.
116 - Gamble, Douglas; 2157 - Extended Family Homecare LLC Torres, Brenda; 2816 - Lengyel, Adam; 2913 - Barton, Paula; 3133 - JOHNSON, MARTIN; 3174 - Zevallos, David; 3328 - Brown, Cosette; 3720 - Truka, Mark

PUBLIC STORAGE # 25949, 5425 N Washington Blvd, Sarasota, FL 34234, (941) 413-0887
Time: 01:00 PM
Sale to be held at www.storagetreasures.com.
1072 - Thomas, Donald; 1167 - Bryant, Gwen p.; 1178 - Higdon, Dianne; 1226 - Mayo, Michael; B23 - Thompson, Alexia; B28B29 - Gamble, Greg; B31 - Falkner, Markendrick; B48 - robinson, Mark; C11 - Ates, Mianeyja; C37 - cantrell, Michael; C40 - Hudson, Angela; CC02 - Smith, Rod; D39 - Sanders, Wilbur; D48 - suarez, jorge; F17 - Hope Emerging From Submerging Guthrie, Crystal; F28 - Perry, Veronica; F46 - Walker, Ernest; F57 - Dixon, James; G15 - Steen, Yancy; G31 - Thomas, Samuel; G39 - gaskill, Danielle; H11 - Jackson, Marcus; H23 - Churchill Gamble Enterrpises LLC Churchill, Ken; L05 - Troupe, Deion; XX10 - Martinez Ramirez, Juan; XX19 - Oliver, Dannika; XX24 - Downer, Labertha; XX27 - Cory, Joan

PUBLIC STORAGE # 00130, 9408 SR 64, Bradenton, FL 34212, (941) 867-7942
Time: 01:15 PM
Sale to be held at www.storagetreasures.com.
1002 - Sisk, Jeffrey; 1110 - Zyburski, Thomas; 1508 - Sisk, Jeffrey; 2606 - Mitchell, Lakira; 3006 - Sisk, Jeffrey; 3008 - Sisk, Jeffrey; 3009 - Sisk, Jeffrey; 3603 - Britto, Loni

PUBLIC STORAGE # 77920, 4451 Cattlemen Rd, Sarasota, FL 34233, (941) 263-4407
Time: 01:30 PM
Sale to be held at www.storagetreasures.com.
1120 - Huddleston, Tara

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.
December 6, 13, 2024 24-02283S

FIRST INSERTION

FICTITIOUS NAME NOTICE

Notice is hereby given that Sundream HVAC, LLC., desiring to engage in business under the fictitious name of "Greater Bay Plumbing" located in Sarasota County, Florida, intends to register the said name with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
December 6, 2024 24-02296S

FIRST INSERTION

FICTITIOUS NAME NOTICE

Notice Is Hereby Given that Sarasota Doctors Hospital, Inc., 901 US Highway 41 Bypass S., Venice, FL 34285, desiring to engage in business under the fictitious name of HCA Florida Venice Doctors Emergency, with its principal place of business in the State of Florida in the County of Sarasota will file an Application for Registration of Fictitious Name with the Florida Department of State.
December 6, 2024 24-02294S

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 Homeschool STEAM located at 2840 Proctor Road in the City of Sarasota, Sarasota County, FL 34231 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 20th day of November, 2024.
STEAMventure, Inc.
Monica Encarnacion
December 6, 2024 24-02280S

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 Courtyard Modern Development located at 6222 Tower Lane Unit A8 in the City of Sarasota, Sarasota County, FL 34240 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 4th day of December, 2024.
Thomas P. Hemingway
December 6, 2024 24-02315S

FIRST INSERTION

NOTICE OF PUBLIC SALE

County Towing & Recovery Inc gives notice and intent to sell, for nonpayment/enforcement FL Statute 713.78 towing & storage fees the following vehicle on 12/23/2024 at 8:30 AM at 1378 Koltenborn Rd, North Port, FL 34288 Sarasota County FL. Said Company reserves the right to accept or reject any and all bids.

2019 TOYT
VIN# 4T1B11HK0KU761684
December 6, 2024 24-02281S

FIRST INSERTION

NOTICE OF PUBLIC SALE

Landlord notice and intent to sell, for nonpayment of storage fees per FL Statutes 715.104, 715.106, & 715.109 by Victor James Bodewald for the following vehicle on 12/20/2024 at 8:30AM at 7560 Fairway Woods Dr Apt 305, Sarasota, FL 34238. Said Landlord reserves the right to accept or reject any and all bids.

2010 CHEV
VIN# 1GC3KVBG8AF156980
December 6, 13, 2024 24-02282S

FIRST INSERTION

NOTICE OF PUBLIC SALE

The following personal property of MICHAEL QUINN, ANNE QUINN and DOROTHY QUINN, will, on December 18, 2024, at 10:00 a.m., at 5643 Halifax Drive, Lot 435, Sarasota, Sarasota County, Florida 34233; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

1984 ELDO MOBILE HOME,
VIN: 06634A,
TITLE NO.: 0042203901, and
VIN: 06634B,
TITLE NO.: 0042203905
and all other personal property located therein
and
2002 CHEV IMPALA,
VIN: 2G1WH55K529381470,
TITLE NO.: 0086315392
and all other personal property located therein

PREPARED BY:
J. Matthew Bobo
Lutz, Bobo & Telfair, P.A.
2 North Tamiami Trail, Suite 500
Sarasota, Florida 34236
(PO#3226-1020)
December 6, 13, 2024 24-02288S

FIRST INSERTION

PUBLIC NOTICE

Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource Permit Application number 905452 from Old Bradenton Road, LLC, 8470 Enterprise Circle, Suite 201, Lakewood Ranch, FL 34202. Application received: October 30, 2024. Proposed activity: 13-Lot Subdivision. Project name: The Sanctuary. Project size: 4.81+/- Ac. Location: Section(s) 12, Township 36 South, Range 17 East, in Sarasota 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. Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the date of this notice. If you wish to be notified of intended agency action or an opportunity to request an administrative hearing regarding the application, you must send a written request referencing the permit application number to the Southwest Florida Water Management District, Regulation Performance Management Department, 2379 Broad Street, Brooksville, FL 34604-6899 or submit your request through the District's website at www.watermatters.org. The District does not discriminate based on disability. Anyone requiring accommodation under the ADA should contact the Regulation Performance Management Department at (352)796-7211 or 1(800)423-1476, TDD only 1(800)231-6103.
December 6, 2024 24-02310S

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice Smart Stop Self Storage located at 1027 N Washington Blvd, Sarasota, FL 34236 intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 12/30/2024 at 2:30 PM. Contents include personal property along with the described belongings to those individuals listed below:

Unit 2207 Walter Dobson Tools, electronics, totes, art

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

Please contact the property with any questions (941) 893-1782.
December 6, 13, 2024 24-02284S

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
- Simply email your notice to legal@businessobserverfl.com

FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer
LV20878_V5

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 005690 NC
Division PROBATE
IN RE: ESTATE OF BRADFORD C. FORSBERG A/K/A BRADFORD CARL FORSBERG Deceased.

The administration of the estate of BRADFORD C. FORSBERG A/K/A BRADFORD CARL FORSBERG, deceased, whose date of death was October 22, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230-3079. 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 December 6, 2024.

Personal Representative:
ANNETTE Z.P. ROSS
871 Venetia Bay Blvd., Suite 300B
Venice, FL 34285
Attorney for Personal Representative:
MADELINE ROSS MOJICA, ESQUIRE
Attorney for Personal Representative
Florida Bar Number: 0127609
LAW OFFICE OF
ANNETTE Z.P. ROSS, PL
871 Venetia Bay Blvd., Ste. 300B
Venice, FL 34285
Telephone: (941) 480-1948
Fax: (941) 480-9277
E-Mail: madeline@arosslawfirm.com
Secondary E-Mail:
shawn@arosslawfirm.com
December 6, 13, 2024 24-02308S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 005521 NC
Division: Probate
IN RE: ESTATE OF BEVERLY B. BARISH Deceased.

The administration of the estate of Beverly B. Barish, deceased, whose date of death was September 2, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main St., Sarasota, FL 34237. 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 December 6, 2024.

Personal Representative:
Gary Remmen
c/o Ledbetter Law Group
229 Pensacola Rd.
Venice, FL 34285
Attorney for Personal Representative:
Ledbetter Law Group
Steven W. Ledbetter, Esq.,
FL Bar No. 41345
Email: steve@LedbetterLawFL.com
Callie W. Cowan, Esq.,
FL Bar No. 57893
Email: callie@LedbetterLawFL.com
Jada W. Terreros, Esq.,
FL Bar No. 1032584
Email: jada@LedbetterLawFL.com
229 Pensacola Road
Venice, Florida 34285
Tel: (941) 256-3965
Fax: (941) 866-7514
2nd Email:
probate@LedbetterLawFL.com
December 6, 13, 2024 24-02305S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-CP-004596-NC
Division Probate
IN RE: ESTATE OF RONALD M. RUDIO A/K/A RONALD MICHEL RUDIO Deceased.

The administration of the estate of RONALD M. RUDIO a/k/a RONALD MICHEL RUDIO, deceased, whose date of death was January 31, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. 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.

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 December 6, 2024.

Personal Representatives:
CHRISTIAN C. RUDIO
c/o Jenna Kyle Meltzer
802 11th Street West
Bradenton, FL 34205
CARA J. RUDIO
c/o Jenna Kyle Meltzer
802 11th Street West
Bradenton, FL 34205
Attorney for Personal Representative:
JENNA KYLE MELTZER
Attorney
Florida Bar Number: 1028517
Blalock Walters, P.A.
802 11th Street West
Bradenton, Florida 34205-7734
Telephone: (941) 748-0100
E-Mail: jmeltzer@blalockwalters.com
Secondary E-Mail:
jschembri@blalockwalters.com
Alternate Secondary E-Mail:
mchapman@blalockwalters.com
December 6, 13, 2024 24-02298S

FIRST INSERTION

AMENDED NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR Sarasota COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 005291
IN RE: ESTATE OF Frans van Hoogstraten, a/k/a Franciscus Henricus van Hoogstraten, Deceased.

The administration of the estate of Frans van Hoogstraten, deceased, whose date of death was June 10th, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. 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 December 6, 2024.

Andrew W Rosin
P.O. Address:
1966 Hillview Street,
Sarasota, FL 34239
Personal Representative
ANDREW W. ROSIN, P.A.
Attorneys for Personal Representative
1966 HILLVIEW STREET
SARASOTA, FL 34239
Telephone: (941) 359-2604
Florida Bar No. 0598305
Email Addresses:
arosin@rosinlawfirm.com
December 6, 13, 2024 24-02301S

FIRST INSERTION

NOTICE TO CREDITORS OF ANCILLARY ADMINISTRATION
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No.: 2024 CP 4506 NC
Division: Probate
IN RE: ESTATE OF GARY WILLIAM ROSCOE, Deceased.

The ancillary administration of the Estate of Gary William Roscoe, deceased, whose date of death was March 6, 2022, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2002 Ringling Blvd., Sarasota, Florida 34237. 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 December 6, 2024

Personal Representative:
Mary M. Veader
c/o Knowles, Bouziane & Shaffer PLLC
2812 Manatee Ave. W.
Bradenton, Florida 34205
Attorney for Personal Representative:
William Shaffer, Esq
Attorney for Petitioner
Florida Bar Number: 65952
Knowles, Bouziane & Shaffer PLLC
2812 Manatee Ave. W.
Bradenton, Florida 34205
Telephone: (941) 404-4940
E-Mail: will@bandslaw.com
December 6, 13, 2024 24-02306S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 005325 NC
Division Probate
IN RE: ESTATE OF WILLIAM KEITH HUTSON Deceased.

The administration of the estate of William Keith Hutson, deceased, whose date of death was January 19, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main St, Rm. 102, or Post Office Box 3079, Sarasota, FL 34230. 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 December 6, 2024.

Personal Representative:
Laurie M. Oatsvall
3648 Aloha Dr
Sarasota, FL 34232
Attorney for Personal Representative:
Marc H. Feldman
Feldman & Roback
Email Addresses:
mhf@feldmanroback.com
Florida Bar No. 276537
3908 26th St W
Bradenton, FL 34205
Telephone: (941) 758-8888
December 6, 13, 2024 24-02290S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File Number 2024 CP 5426 NC
IN RE: ESTATE OF FREDERICK H.L. FUNG, Deceased.

The administration of the ESTATE OF FREDERICK H.L. FUNG, deceased, whose date of death was September 13, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230. 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 the first publication of this Notice is December 6, 2024.

Personal Representative:
KAREN DANTE
c/o 1515 Ringling Blvd., 10th Floor
Sarasota, Florida 34236
Attorney for Personal Representative:
RICHARD R. GANS
Florida Bar No. 0040878
FERGESON SKIPPER, P.A.
1515 Ringling Boulevard, 10th Floor
Sarasota, Florida 34236
(941) 957-1900
rgans@fergesonskipper.com
services@fergesonskipper.com
December 6, 13, 2024 24-02303S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-CP-005270 NC
Division: PROBATE
IN RE: ESTATE OF MALCOM OLIVER RADCLIFFE, JR. A/K/A MALCOM O. RADCLIFFE, JR., A/K/A MALCOM O. RADCLIFFE, Deceased.

The administration of the estate of Malcom Oliver Radcliffe, Jr., a/k/a Malcom O. Radcliffe, Jr., a/k/a Malcom O. Radcliffe, deceased, whose date of death was October 31, 2023, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. 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 December 6, 2024.

Personal Representative:
Mark A. Radcliffe
8837 Calumet Blvd.
Port Charlotte, FL 33981
Attorney for Personal Representative:
Cheyenne R. Young
Florida Bar Number: 0515299
Wotitzky, Wotitzky, Ross & Young, P.A.
1107 W. Marion Avenue, #111
Punta Gorda, FL 33950
Telephone: (941) 639-2171
Fax: (941) 639-8617
E-Mail: cyoung@wotitzkylaw.com
Secondary E-Mail:
jackie@wotitzkylaw.com
December 6, 13, 2024 24-02309S

FIRST INSERTION

NOTICE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CASE NUMBER: 2024 CP 005378 NC
IN RE: THE ESTATE OF GLORIA DEAN MAGGI
TO: UNKNOWN HEIRS

You are hereby notified that LORI A WELLBAUM, has deposited the sum of $52,199.29 with the Clerk of the Circuit Court, Sarasota County, Florida, pursuant to §733.816, Florida Statutes. The sum represents the remaining assets of GLORIA DEAN MAGGI, now deceased.

You are further notified that said funds, less costs of publication and clerk's fee, shall escheat to the Treasurer of the State of Florida, unless a claimant entitled to said funds shall, within ten (10) years from the date of the deposit with the treasurer obtain an order of the court directing payment to said claimant.

Dated: November 22, 2024
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
(SEAL)
Deputy Clerk
Dec. 6, 2024; Jan. 3, 2025
24-02286S

FIRST INSERTION

Notice of Self Storage Sale

Please take notice Prime Storage - Nokomis located at 225 N. Tamiami Trail Nokomis FL 34275 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storagetreasures.com on 12/23/2024 at 12:00PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Jim Oathout unit #00236; Paul P Roberts units #00255 & #00303; Karen Kirsch unit #00489; Ricardo Solomon unit #1110. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

December 6, 13, 2024 24-02285S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File Number 2024-CP-005684 NC
IN RE: ESTATE OF MICHAEL V. CORRIGAN, Deceased.

The administration of the ESTATE OF MICHAEL V. CORRIGAN, deceased, whose date of death was October 28, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230. The names and addresses of the personal representatives and the personal representatives' 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 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 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 SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

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

The date of the first publication of this Notice is December 6, 2024.

Personal Representatives:
JAMES A. NOLAN
c/o 1515 Ringling Blvd., 10th Floor
Sarasota, Florida 34236
RICHARD R. GANS
c/o 1515 Ringling Blvd., 10th Floor
Sarasota, Florida 34236
Attorney for Personal Representatives:
RICHARD R. GANS
Florida Bar No. 0040878
FERGESON SKIPPER, P.A.
1515 Ringling Boulevard, 10th Floor
Sarasota, Florida 34236
(941) 957-1900
rgans@fergesonskipper.com
services@fergesonskipper.com
December 6, 13, 2024 24-02297S

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-CP-005525-NC
IN RE: ESTATE OF
KARAM D. SKAFF,
Deceased.

The administration of the estate of KARAM D. SKAFF, deceased, whose date of death was August 22, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is December 6, 2024.

Personal Representative:
JONATHAN K. SKAFF
1 Mayfield Ct.
Carlisle, PA 17013
Attorney for Personal Representative:
LORENZO A. FERNANDEZ
Florida Bar No. 1039984
Williams Parker Harrison
Dietz & Getzen
50 Central Avenue, Eighth Floor
Sarasota, FL 34236
Telephone: 941-366-4800
Designation of Email
Addresses for service:
Primary:
lfernandez@williamsparker.com
Secondary:
mbussiere@williamsparker.com
December 6, 13, 2024 24-02291S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024CP005283NC
Division Probate
IN RE: ESTATE OF
MARY JANE DIERKES
Deceased.

The administration of the estate of Mary Jane Dierkes, deceased, whose date of death was December 26, 2023, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, Florida 34230-3079. 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 December 6, 2024.

Personal Representative:
Lon M. Martin
20900 W. 52nd Street
Shawnee, Kansas 66218
Attorney for Personal Representative:
Robert George Willman, Esq.
Attorney
Florida Bar Number: 0352713
ROBERT GEORGE WILLMAN, PA
PO Box 50123
SARASOTA, FL 34232
Telephone: (941) 365-7532
Fax: call for
E-Mail: willmanrg@gmail.com
Secondary E-Mail:
Willmanrg@aol.com
December 6, 13, 2024 24-02292S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2024 CP 4693 NC
IN RE: ESTATE OF
LOUISE B. MELEHAN,
Deceased.

The administration of the estate of LOUISE B. MELEHAN, deceased, whose date of death was July 7, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Probate Court, P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is December 6, 2024.

Personal Representative:
DANIEL MELEHAN
4633 Chalmers Drive
Nashville, TN 37215
Attorney for Personal Representative:
LORENZO A. FERNANDEZ
Florida Bar No. 1039984
Williams Parker Harrison
Dietz & Getzen
50 Central Avenue, Eighth Floor
Sarasota, FL 34236
Telephone: 941-366-4800
Designation of Email
Addresses for service:
Primary:
lfernandez@williamsparker.com
Secondary:spark@williamsparker.com
December 6, 13, 2024 24-02295S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
UNC: 582024CP005118XXXANC
REF: 2024 CP 005118 NC
IN RE: ESTATE OF
SHERYLANNE S. LILLIE,
Deceased.

The administration of the estate of SHERYLANNE S. LILLIE, Deceased, whose date of death was April 6, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, File No. 2024 CP 005118 NC, the address of which is: 2000 Main Street, Sarasota Florida 34237. 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, who have claims or demands against decedent's estate, including unmatured, contingent, or unliquidated 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 the decedent's estate, including unmatured, contingent, or unliquidated claims, must file their claims with this Court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS 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.

A PERSONAL REPRESENTATIVE OR CURATOR HAS NO DUTY TO DISCOVER WHETHER ANY PROPERTY HELD AT THE TIME OF THE DECEDENT'S DEATH BY THE DECEDENT OR THE DECEDENT'S SURVIVING SPOUSE IS PROPERTY TO WHICH THE FLORIDA UNIFORM DISPOSITION OF COMMUNITY PROPERTY RIGHTS AT DEATH ACT AS DESCRIBED IN SS. 732.216-732.228, APPLIES, OR MAY APPLY, UNLESS A WRITTEN DEMAND IS MADE BY A CREDITOR AS SPECIFIED UNDER S. 732.2211.

THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS: December 6, 2024

Personal Representatives:
MICHAEL J. LILLIE JR &
GARY R. LILLIE
514 Broadway
Vineland, New Jersey 08360
Attorney for Personal Representative:
DAVID W. FOSTER, of FOSTER AND FOSTER ATTORNEYS, P.A.
2111 Dr. Martin Luther King Jr. Street
North St. Petersburg, Florida 33704
Telephone: (727) 822-2013
December 6, 13, 2024 24-02299S

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
File No. 2024CP005907NC
Division PROBATE
IN RE: ESTATE OF
RUTH L. STRAUSS
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 RUTH L. STRAUSS, deceased, File Number 2024CP005907NC, by the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230; that the decedent's date of death was November 4, 2024; that the total value of the estate is $21,000.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
JOSHUA STRAUSS 1735 Vista Loop SW Tumwater, Washington 98512
PATRICIA DEPREE, as trustee of the Ruth L. Strauss 5th Amended & Restated Trust dated 12/13/18 866 Molly Circle Sarasota, FL 34232

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

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

The date of first publication of this Notice is December 6, 2024.

Person Giving Notice:
PATRICIA DEPREE
866 Molly CIrcle
Sarasota, FL 34232
Attorney for Person Giving Notice
JONATHAN T. ANDERSON, Attorney
Florida Bar Number: 0188530
WOOD, SEITL & ANDERSON, P.A.
3665 Bee Ridge Road, Suite # 300
Sarasota, FL 34233
Telephone: (941) 954-5772
Fax: (941) 925-9164
E-Mail: jonathan@wsa-law.com
December 6, 13, 2024 24-02304S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-CP-5381-NC
Division Probate
IN RE: ESTATE OF
MARY NASTAN Deceased.

The administration of the estate of MARY NASTAN, deceased, whose date of death was August 2, 2024, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230. The names and addresses of the personal representatives and the personal representatives' 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 December 6, 2024.

Personal Representatives:
ROBERT JOHN NASTAN
6033 Southern Hills Drive
Windsor, Colorado 80550
RICHARD GEORGE NASTAN
11808 Marsh Head Road
Sarasota, Florida 34240
Attorney for Personal Representatives:
BRADEN H. SHARRER, Attorney
Florida Bar Number: 0084674
FARR LAW FIRM P.A.
237 Nokomis Avenue South
Venice, FL 34285
Telephone: (941) 488-7751
Fax: (941) 497-7636
E-Mail: bsharrer@farr.com
Secondary E-Mail: tweiss@farr.com
December 6, 13, 2024 24-02307S

Q&A

Are there different types of legal notices?

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

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

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

Are internet-only legal notices sufficient?

No. While the internet is clearly a useful resource, websites should not be used as the sole source of a legal notice.

Websites, whether controlled by a government body or a private firm, are not independent, archived, readily available or independently verified.

Newspaper legal notices fulfills all of those standards.

How much do legal notices cost?

The price for notices in the printed newspaper must include all costs for publishing the ad in print, on the newspaper's website and to www.floridapublicnotices.com.

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

VIEW NOTICES ONLINE AT Legals.BusinessObserverFL.com
To publish your legal notice email: legal@businessobserverfl.com

LV8237_V37

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION
IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CASE NO. 2024 CC 004572 NC
HIDDEN LAKE VILLAGE OF SARASOTA, INC., a Florida not-for-profit corporation,
Plaintiff, vs.
TODD DOWNING, IF LIVING, and IF DECEASED, THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES, OR OTHERS CLAIMING BY, THROUGH OR UNDER TODD DOWNING, DECEASED; PERSONAL REPRESENTATIVE OF THE ESTATE OF TODD DOWNING; TENANT OR OCCUPANT #1, AS UNKNOWN TENANT OR OCCUPANT IN POSSESSION; and TENANT OR OCCUPANT #2, AS UNKNOWN TENANT OR OCCUPANT IN POSSESSION,
Defendants.

TO: TODD DOWNING, IF LIVING, and IF DECEASED, THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES, OR OTHERS CLAIMING BY, THROUGH OR UNDER TODD DOWNING, DECEASED; PERSONAL REPRESENTATIVE OF THE ESTATE OF TODD DOWNING; TENANT OR OCCUPANT #1, AS UNKNOWN TENANT OR OCCUPANT IN POSSESSION; and TENANT OR OCCUPANT #2, AS UNKNOWN TENANT OR OCCUPANT IN POSSESSION.

The property herein described is as follows:

Unit 2704-C, HIDDEN LAKE VILLAGE CONDOMINIUM, according to the Declaration of Condominium thereof as recorded in Official Records Book 1368, Page 1482 through 1546, inclusive, as thereafter amended, and as per Plat thereof recorded in Condominium Book 14, Pages 16, 16A through 16H, inclusive, as thereafter amended, of the Public Records of Sarasota County, Florida, together with an undivided interest in the common elements.

With an address of 2704 Hidden Lake Boulevard, Unit C, Sarasota, FL 34237.

YOU ARE HEREBY NOTIFIED that a Complaint to foreclose a Claim of Lien has been filed and commenced in this court by the Plaintiff, HIDDEN LAKE VILLAGE OF SARASOTA, INC., and you are required to serve a copy of your written defenses, if any, to it on Michelle A. Rowe, Esquire, attorney for Plaintiff, whose address is 2033 Main Street, Suite 403, Sarasota, Florida 34237, and file the original with the clerk of the above-styled court within thirty (30) days from the first date of publication; otherwise a default will be entered against you for the relief prayed for 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 the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of said court at Sarasota, Sarasota County, Florida on this 25 day of November, 2024.

KAREN E. RUSHING
Clerk of the Court
(SEAL) By: Glen Kopinsky
As Deputy Clerk

Attorney for Plaintiff:
HIDDEN LAKE VILLAGE OF SARASOTA, INC.
Michelle A. Rowe, Esquire
The Law Offices of Lobeck & Rowe, P.A.
2033 Main Street, Suite 403
Sarasota, FL 34237
(941) 955-5622
Primary: mrowe@lobeckrowe.com
Secondary: dnolf@lobeckrowe.com
December 6, 13, 2024 24-02287S

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2024 CA 001679 NC
DEUTSCHE BANK NATIONAL TRUST COMPANY, AS INDENTURE TRUSTEE FOR AMERICAN HOME MORTGAGE INVESTMENT TRUST 2007-A,
Plaintiff, vs.
CASTLEHEAD, LLC, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated November 14, 2024, and entered in 2024 CA 001679 NC of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS INDENTURE TRUSTEE FOR AMERICAN HOME MORTGAGE INVESTMENT TRUST 2007-A is the Plaintiff and CASTLEHEAD, LLC; MARQUEE EN VILLE CONDOMINIUM ASSOCIATION, INC.; ANTHONY G. HALL A/K/A ANTHONY HALL are the Defendant(s). Karen Rushing as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.sarasota.realforeclose.com, at 09:00 AM, on January 07, 2025, the following described property as set forth in said Final Judgment, to wit:

UNIT 129-E, MARQUEE EN VILLE CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS INSTRUMENT NO. 2006002268 AND AS AMENDED AND AS PER PLAT THEREOF RECORDED IN CONDOMINIUM PLAT BOOK 38 PAGE 47, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

Property Address: 235 COCOANUT AVE #129E, SARASOTA, FL 34236

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.

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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 3 day of December, 2024.
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
By: \S\Danielle Salem
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email: dsalem@raslg.com
23-112796 - NaC
December 6, 13, 2024 24-02312S

SAVE TIME
E-mail your Legal Notice
legal@businessobserverfl.com
LV10237

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 2020 CC 001867 NC
THE MEADOWS COMMUNITY ASSOCIATION, INC., a Florida not-for-profit corporation,
Plaintiff, vs.
MELANIE D. HADDOCK, et al.
Defendants.

NOTICE IS HEREBY GIVEN that pursuant to the Order Granting Motion to Reschedule Foreclosure Sale dated November 22, 2024, and entered in Case No. 2020CC001867NC of the County Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida, the Clerk of the Court, Karen E. Rushing, will publicly sell to the highest and best bidder for cash at www.sarasota.realforeclose.com beginning at 9:00 AM on January 6, 2025, the following described property as set forth in the Amended Final Judgment of Lien Foreclosure:

LOT 15, DEVONSHIRE PLACE, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 35, PAGES 23, 23A THROUGH 23D, OR THE PUBLIC RECORDS OF SARASOTA 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 of the Court 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 25 day of November 2024.
NAJMY THOMPSON, P.L.
Kari L. Martin, Esq.
Florida Bar No. 092862
1401 8th Avenue West
Bradenton, Florida 34205
Telephone: (941) 748-2216
Facsimile: (941) 748-2218
Service Email:
service.KM@najmythompson.com
Correspondence only:
kmartin@najmythompson.com
Secondary:
abaker@najmythompson.com
Attorney for Plaintiff
December 6, 13, 2024 24-02300S

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA
CASE NO.: 2024 CA 000968 NC
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR BUNGALOW SERIES IV TRUST,
Plaintiff, v.
ROBERTA B. WILLIAMS, et al,
Defendant(s).

NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment in Foreclosure entered on November 14, 2024 and entered in Case No. 2024 CA 000968 NC in the Circuit Court of the 12th Judicial Circuit in and for Sarasota County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR BUNGALOW SERIES IV TRUST is the Plaintiff and ROBERTA B. WILLIAMS, is the Defendant. The Clerk of the Court, Karen E. Rushing, will sell to the highest bidder for cash at https://sarasota.realforeclose.com, on January 13, 2025 at 9:00 a.m., the following described real property as set forth in said Final Judgment, to wit:

LOT 28, BLOCK 1727, THIRTY-SIXTH ADDITION TO PORT CHARLOTTE SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 16, PAGES 3 AND 3A THROUGH 3M OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

and commonly known as: 7530 LAMPLIGHTER AVENUE, NORTH PORT, FL 34287 (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.

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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of the court on November 27, 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/Christophal Hellewell
Christophal Hellewell, Esq.
Florida Bar No. 114230
fcpleadings@ghidottiberger.com
December 6, 13, 2024 24-02293S

FIRST INSERTION

NOTICE OF ACTION CONSTRUCTIVE SERVICE
IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CIVIL DIVISION
Case No.: 24CC005384SC
JOCKEY CLUB OF NORTH PORT PROPERTY OWNERS' ASSOCIATION, INC., a Florida not-for-profit corporation,
Plaintiff, vs.
CRYSTALYN J. AMUNDSEN; JONAH H. MARTINEZ; his/her/their devisees, grantees, creditors, and all other parties claiming by, through, under or against them and all unknown natural persons, if alive and if not known to be dead or alive, their several and respective spouses, heirs, devisees grantees, and creditors or other parties claiming by, through, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described; UNKNOWN TENANT #1 and UNKNOWN TENANT #2,
Defendants.

TO: CRYSTALYN J. AMUNDSEN; JONAH H. MARTINEZ; his/her/their devisees, grantees, creditors, and all other parties claiming by, through, under or against them and all unknown natural persons, if alive and if not known to be dead or alive, their several and respective spouses, heirs, devisees grantees, and creditors or other parties claiming by, through, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described.

YOU ARE HEREBY NOTIFIED that an action for foreclosure in connection with the following described property in Sarasota County, Florida:

LOT 46, BLOCK 2609, 52ND ADDITION TO PORT CHARLOTTE SUBDIVISION, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGES 13 OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

Commonly Known As: 2673 Greendale Road, North Port, FL 34287

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Ernest W. Sturges, Jr., Esq., Plaintiff's attorney whose address is Goldman, Tiseo & Sturges, P.A.,701 JC Center Court, Suite 3, Port Charlotte, Florida 33954, thirty (30) days after the first publication date, 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 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of this Court November 26, 2024.

KAREN E. RUSHING,
CLERK OF COURT
(SEAL) By: Glen Kopinsky
Deputy Clerk

ERNEST W. STURGES, JR., Esq.
GOLDMAN, TISEO & STURGES, P.A.
701 JC Center Court, Suite 3
Port Charlotte, FL 33954
esturges@gtslawfirm.com
aelias@gtslawfirm.com
Ph: 941-625-6666
December 6, 13, 2024 24-02289S

SUBSEQUENT INSERTIONS

--- PUBLIC SALES ---

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

Extra Space Storage
3000 S Tamiami Trail
Venice Fl 34293
12/19/2024 10:00 AM
Richard Ford
Tools furniture
Jorge Holloway
bags of clothes, computer

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the property.

Nov. 29; Dec. 6, 2024 24-02266S

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

997 Center Road Venice, Fl. 34292, 12/19/24 at 10:00 A.M.
Lucas Seibert
furniture
Victoria Porter
Furniture. And boxes
Keith Ripich
Household Goods/Furniture, TV/Stereo Equipment

The auction will be listed and advertised on www.storagetreasures.com Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

Nov. 29; Dec. 6, 2024 24-02270S

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

4029 Bee Ridge Rd. Sarasota, Fl, 34233 12/19/2024 @10:00AM
Teresa Rickman
Personal Items

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the property.

Nov. 29; Dec. 6, 2024 24-02277S

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

Life Storage 2201 Fruitville Rd. Sarasota, FL 34237, 12/19/2024 10:00AM
Salvador Diazverson Jr
Office Furn/Machines/Equip, Acct. Records/Sales Samples
Jose Olmeda
luggage and a backpack holding clothing

The auction will be listed and advertised on www.storagetreasures.com Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

Nov. 29; Dec. 6, 2024 24-02272S

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a online auction to sell personal property described below belonging to those individuals listed below at the location indicated:

2255 N. Washington Blvd. Sarasota, FL. 34234
December 19th, 2024 at 10:00AM.
Sebastian Torres
Bed furniture, 2 small TVs, queen bed frame, and mattress.
Veronica Perry
Furniture, Bed frames, and boxes
Shamyra Wilson
Boxes

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the property.

Nov. 29; Dec. 6, 2024 24-02246S

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

5005 Englewood road Venice , Fl 34293 ,12/19/2024, 10:30 AM
Kelley DeRoche-Household Goods/Furniture

The auction will be listed and advertised on www.storagetreasures.com Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

Nov. 29; Dec. 6, 2024 24-02271S

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

5109 Fruitville Rd, Sarasota FL 34232 on 12/19/24 at 10am
Garrett Sennott
house hold goods , boxes
Scott Allen
Household Goods/Furniture

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the property.

Nov. 29; Dec. 6, 2024 24-02264S

SECOND INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice Smart Stop Self Storage located at 1027 N Washington Blvd, Sarasota, FL 34236 intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 12/19/2024 at 2:30 PM. Contents include personal property along with the described belongings to those individuals listed below:

Unit 1161	**Pennie Robinson**	**Boxes, Totes**
Unit 2209	**Zach Neuf**	**Boxes, Electronics, Furniture**
Unit 2230	**Michael Marcel**	**Furniture, Clothes**
Unit 4005	**Shane Wheeler**	**Boxes, Furniture, Outdoors Equipment**

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

Please contact the property with any questions (941) 893-1782.

Nov. 29; Dec. 6, 2024 24-02265S

Q&A
LV18237_V13
Who benefits from legal notices?
You do. Legal notices are required because a government body or corporation wants to take action that can affect individuals and the public at large.
When the government is about to change your life, or your property or assets are about to be taken, public notices in newspapers serve to alert those affected.

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF SALE UNDER F.S. CHAPTER 45
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA
Case No.: 2024 CA 002456 NC
GREENSPRING CAPITAL MANAGEMENT, LLC, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS ADMINISTRATOR OF RMH 2023-2 TRUST,
Plaintiff, vs.
ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST ESTHER H. WELLS, ASHLEY PLACE HOMEOWNER'S ASSOCIATION, INC., WATERFORD MASTER OWNERS ASSOCIATION, INC., CITY OF VENICE, SCOTT WILLIAM WELLS, JAN A. WELLS,
Defendants.

NOTICE IS GIVEN that, in accordance with the Final Judgment of Mortgage Foreclosure entered on November 21, 2024 in the above-styled case, Karen E. Rushing, Sarasota County Clerk of the Circuit Court, will sell to the highest and best bidder for cash, at Electronic Auction held at www.sarasota.realforeclose.com, on January 6, 2025 at 9:00 a.m., the following described property:

Lot 2, ASHLEY PLACE, according to the map or plat thereof as recorded in Plat Book 34, Page 6, Public Records of Sarasota County, Florida.

Property Address: 1803 Ashley Drive, Venice, Florida 34292.

If you are a subordinate lien holder claiming a right to funds remaining after sale, if any, you must file a claim with the clerk no later than the date that the clerk reports the funds 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 25th day of November 2024.

LAW FIRM OF
GARY M. SINGER, P.A.
Counsel for Plaintiff
12 S.E. 7th Street, Suite 820
Fort Lauderdale, FL 33301
Telephone: (954) 851-1448
Facsimile: (954) 252-2189
service@garysingerlaw.com
singer@garysingerlaw.com
By: /s/ Gary M. Singer
Gary M. Singer, Esq.
Florida Bar No. 544906
Nov. 29; Dec. 6, 2024 24-02276S

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CIVIL DIVISION
CASE NUMBER: 2024 CA 003955 SC
MICHAEL GAUTIER, an individual, MARC HOWARD and LORE PORTER As Co-Trustees of the Frank Prell Revocable Trust dated March 22, 2023,
Plaintiffs, vs.
ALESIO DEVELOPMENT, LLC, a Florida limited liability company, COAST CONCRETE COMPANY, LLC, a Florida limited liability company, JENNIFER BUCKMASTER, an individual, and JODY BUCKMASTER, an individual,
Defendants.

NOTICE is hereby given pursuant to the Final Judgment entered in the above noted case that Karen Rushing, Clerk of the Circuit Court, will sell the following property in Sarasota County, Florida, described as:

Lot 18, Block 24, Second Addition to North Port Charlotte Estates, a subdivision according to the plat thereof recorded in Plat Book 19, page 44, of the Public Records of Sarasota County Florida.

PROPERTY COMMONLY KNOWN AS: 3188 Tropicaire Blvd., North Port FL 34286

PARCEL ID Number 0939012418

At public sale, to the highest and best bidder for cash, via the internet: www.sarasota.realforeclose.com at 9:00 a.m. on the 30th day of December 2024. The highest bidder shall immediately post with the Clerk, a deposit equal to 5% of the final bid. The deposit must be cash or cashier's check payable to the Clerk of the Circuit Court. Final payment must be made on or before 4:00 p.m. of the date of sale by cash or cashier's check.

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 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER 60 DAYS, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs any 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 21 day of Nov., 2024.

Andrew W. Rosin, Esq.
Fla. Bar No. 0589305
Law Office of Andrew W. Rosin, P.A.
1966 Hillview Street
Sarasota, FL 34239
(941) 359-2604 (Telephone)
arosin@rosinlawfirm.com
Attorney for Plaintiff
Nov. 29; Dec. 6, 2024 24-02261S

SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CASE NO.: 2024 CA 002196
SELENE FINANCE, LP,
Plaintiff, VS.
GABRIELLE LEGGETT; THOMAS R. LEGGETT; SORRENTO VILLAS, SECTION 5, 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
Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on November 15, 2024 in Civil Case No. 2024 CA 002196, of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein, SELENE FINANCE, LP is the Plaintiff, and GABRIELLE LEGGETT; THOMAS R. LEGGETT; SORRENTO VILLAS, SECTION 5, 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, Karen E. Rushing will sell to the highest bidder for cash at www.sarasota.realforeclose.com on January 13, 2025 at 09:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

UNIT 505 OF SORRENTO VILLAS, SECTION 5, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 977, PAGE 1765, AND ALL EXHIBITS AND AMENDMENTS THEREOF, AND RECORDED IN CONDOMINIUM PLAT BOOK 6, PAGE 10, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 20th 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: Zachary Ullman
FBN: 106751
Primary E-Mail:
ServiceMail@aldridgepite.com
1184-2276B
Nov. 29; Dec. 6, 2024 24-02250S

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 2024-CA-003682
CYMBIDIUM RESTORATION TRUST,
Plaintiff, vs.
THE UNKNOWN SPOUSE, HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF BARRE YEAGER, DECEASED, et, al,
Defendants.

TO: THE UNKNOWN SPOUSE, HEIRS, DEVISES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST, THROUGH, UNDER OR AGAINST THE ESTATE OF BARRE YEAGER, DECEASED
Whose last known residence(s) is:
7940 North Leewyn Way, Sarasota, FL 34240
And THE UNKNOWN SPOUSE, HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF DIETTE ENGLAND YEAGER A/K/A DIETTE TEAGER, DECEASED
Whose last known residence(s) is:
7940 North Leewyn Way, Sarasota, FL 34240
And HAILEY MARIE YEAGER A/K/A HAILEY MARIE CONLEY
Whose last known residence(s) is:
7940 North Leewynn Way, Sarasota, FL 34240
3003 13th Ave S, Apt 1, Birmingham, AL 35205
2314 Summit PL, Birmingham, AL 35243
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 DEFENANTS, DEVISEES, GRANTEES, BENEFICIARIES OR OTHER CLAIMANTS
Whose 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 December 30, 2024, the nature of this proceeding being a suit for foreclosure of mortgage against the following described property, to wit:

LOT 40, COUNTRY WOOD ESTATES, UNIT NO. 2, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 28, PAGES 6 AND 6A THRU 6C, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

PARCEL ID #: 0234080040

A/K/A: 7940 NORTH LEEWYN WAY, SARASOTA, FLORIDA 34240

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 the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

DATED at Brevard County this 18 day of November, 2024.

KAREN E RUSHING, CLERK
Clerk of the Circuit Court
(SEAL) By /s/ Glen Kopinsky
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
Nov. 29; Dec. 6, 2024 24-02249S

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CASE NO. 2022 CA 003098 NC
U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST,
Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF LOUISE HELLBACH, DECEASED, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 05, 2024, and entered in 2022 CA 003098 NC of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF LOUISE R. HELLBACH, DECEASED; THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF RICHARD M. HOFFMAN, DECEASED; THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF HARRIETT L. SHIVELEY, DECEASED; GRACE STURGEON; DOROTHY SHIFFLETT; MARJORIE BRIGHT; JANET BUKER; JOHN HOFFMAN; STEVE HOFFMAN; PATRICIA CAVERO; HARRIETT SHIVELEY; PAM SHIVELEY; PALMER RANCH MASTER PROPERTYOWNERSASSOCIATION, INC.; VINTAGE GRAND CONDOMINIUM ASSOCIATION, INC.; THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF CHARLES HOFFMAN IV, DECEASED; CHARLOTTE HOFFMAN are the Defendant(s). Karen Rushing as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.sarasota.realforeclose.com, at 09:00 AM, on December 17, 2024, the following described property as set forth in said Final Judgment, to wit:

UNIT 13, BUILDING 3, VINTAGE GRAND CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS INSTRUMENT #2005281688, AND AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

Property Address: 4008 CROCKERS LAKE BLVD #313, SARASOTA, FL 34238

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.

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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 25 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
20-073827 - SaR
Nov. 29; Dec. 6, 2024 24-02278S

SECOND INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CASE NO. 2023 CC 006516 SC
STONEYBROOK AT VENICE COMMUNITY ASSOCIATION, INC., a Florida not-for-profit corporation,
Plaintiff, vs.
ROBERT JAMES MCCUE; UNKNOWN SPOUSE OF ROBERT JAMES MCCUE; FLORIDA DEPARTMENT OF REVENUE; TENANT #1, AS UNKNOWN TENANT IN POSSESSION; and TENANT #2, AS UNKNOWN TENANT IN POSSESSION,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Summary Judgment of Foreclosure entered in the above styled Case Number 2023 CC 006516 SC, in the County Court of Sarasota, Florida, that the Clerk of Court for Sarasota County will sell the following real property, in Sarasota County, Florida, described as:

Lot 2067, STONEYBROOK AT VENICE, UNIT 4, according to map or plat thereof as recorded in Plat Book 45, Page 28 of the Public Records of Sarasota County, Florida.

With an address of 11664 Tempest Harbor Loop, Venice, FL 34292, at public sale, to the highest and best bidder for cash via Internet at: www.sarasota.realforeclose.com on January 6, 2025 at 9:00 am. The highest bidder shall immediately post with the Clerk, a deposit equal to 5% of the final bid. The deposit must be cash or cashier's check payable to the Clerk of Court. Final payment must be made on or before 5:00 p.m. of the day of the sale by cash or cashier's check.

IF THIS PROPERTY IS SOLD AT PUBLIC AUCTION, THERE MAY BE ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PERSONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS PURSUANT TO THIS FINAL JUDGMENT.

IF YOU ARE THE PROPERTY OWNER, YOU MAY CLAIM THESE FUNDS YOURSELF. YOU ARE NOT REQUIRED TO HAVE A LAWYER OR ANY OTHER REPRESENTATION AND YOU DO NOT HAVE TO ASSIGN YOUR RIGHTS TO ANYONE ELSE IN ORDER FOR YOU TO CLAIM ANY MONEY TO WHICH YOU ARE ENTITLED. PLEASE CHECK WITH THE CLERK OF THE COURT OF SARASOTA COUNTY, WITHIN TEN (10) DAYS AFTER THE SALE TO SEE IF THERE IS ADDITIONAL MONEY FROM THE FORECLOSURE SALE THAT THE CLERK HAS IN THE REGISTRY OF THE COURT.

IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, IF ANY, 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 TIMELY CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS.

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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

/s/ Michelle A. Rowe
MICHELLE A. ROWE, ESQUIRE
Florida Bar No. 0036605
The Law Offices of
Lobeck & Rowe, P.A.
2033 Main Street, Suite 403
Sarasota, FL 34237
Ph: (941) 955-5622
E-mail: mrowe@lobeckrowe.com
Secondary: dnolf@lobeckrowe.com
Attorneys for Plaintiff
Nov. 29; Dec. 6, 2024 24-02254S

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 2024 CA 003018 NC
DIVISION "A"
NEW VISTA PROPERTIES, INC., a Florida Corporation,
Plaintiff, vs.
HERMELINA DELAPAZ; her devisees, grantees, creditors, and all other parties claiming by, through, under or against her and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouses, heirs, devisees, grantees, and other creditors or other parties claiming by, though, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described; and UNKNOWN SPOUSE OF HERMELINA DELAPAZ,
Defendants.

NOTICE IS HEREBY GIVEN that I, the undersigned Clerk of the Circuit Court of Sarasota County, Florida, will at 9:00 a.m. on Monday, December 30, 2024, at public sale at www.sarasota.realforeclose.com, sell to the highest bidder, for cash, the following-described real property:

Lot 13, Block 1489, 30th Addition to Port Charlotte Subdivision, according to the map or plat thereof, as recorded in Plat Book 15, Page(s) 14, 14A through 14Q, of the Public Records of Sarasota County, Florida

The said sale will be made pursuant to the Final Judgment of Foreclosure of the Circuit Court of Sarasota County, Florida, in Civil Action No. 2024-CA-003018-NC.

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.

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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

/s/ Albert J. Tiseo, Jr.
ALBERT J. TISEO, JR., ESQUIRE
Florida Bar Number 0323240
GOLDMAN, TISEO & STURGES, P.A.
701 JC Center Court, Suite 3
Port Charlotte, Florida 33954
(941) 625-6666 Telephone
(941) 625-0660 Facsimile
atiseo@gtslawfirm.com
lbaird@gtslawfirm.com
Attorney for Plaintiff
Nov. 29; Dec. 6, 2024 24-02263S

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

4515 S. Tamiami Tr. Sarasota Fl. 34231 on 12/19/2024 at 10:00 a.m.

Denise Mondane
Household Goods/Furniture
Darryl Knapp
Tools/Boxes
Darryl Knapp
camping/boxes

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the property.

Nov. 29; Dec. 6, 2024 24-02245S

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

6200 Edgelake Dr.
Sarasota, Fl. 34240
Auction Date: 12/19/2024
Time of Sale: 10:00 AM
Tenant: Ken Milosz
Description of Property: Household items, clothing

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the property.

Nov. 29; Dec. 6, 2024 24-02244S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 5621 NC
IN RE: ESTATE OF GLORIA J. RIGOPULOS Deceased.

The administration of the estate of GLORIA J. RIGOPULOS, deceased, whose date of death was October 19, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, FL 34230. The names and addresses of the co-personal representatives and the personal representatives' 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 29, 2024.

Alexander P. Rigopulos
2 Emerson St.,
Belmont, MA 02478
George C.L. Birkhold
512 N. Orange Ave.,
Sarasota, FL 34236
Robert P. Scheb, Esq.
Bowman, George, Scheb,
Kimbrough, Koach & Chapman, PA
2750 Ringling Blvd., Suite 3
Sarasota, FL 34237
(941) 366-5510
Florida Bar No. 398519
rscheb@bowmangeorge.com
Attorneys for Personal Representative
Nov. 29; Dec. 6, 2024 24-02260S

THIRD INSERTION

NOTICE OF SHERIFF'S SALE

NOTICE is hereby given that pursuant to a Writ of Execution issued in the Circuit Court of Miami-Dade, Florida, on the 30th day of July, 2024, in the cause wherein Brian R. Hersh, Plaintiff, and Victor Dessberg, Defendant, being case number 08-26278 CA 20, in said Court, I, Kurt A. Hoffman, as Sheriff of Sarasota County, Florida, have levied upon all the right, title and interest of the Defendant, Victor Dessberg, in and to the following described real property, to-wit:

Lot 42, Morris Industrial Park, according to the Plat thereof, as recorded in Plat Book 28, Pages 18 and 18A, of the Public Records of Sarasota County, Florida.

0 Rusty Marshall Dr. Englewood, FL 34223

Parcel Identification No.: 0850080011

I shall offer this property for sale at 2071 Ringling Blvd Sarasota, FL 34237, County of Sarasota, Florida, on January 7, 2025, at the hour of 1:00 p.m., or as soon thereafter as possible. I will offer for sale all of the said Defendant, Victor Dessberg's, right, title, and interest in the aforesaid real property, at public auction and will sell the same, subject to taxes, all prior liens, encumbrances and judgments, if any, to the highest and best bidder for CASH IN HAND. The moneys received through the levy on sale will be paid as prescribed by F.S.S. 56.27. And in accordance with the American Disabilities Act, persons needing a special accommodation to participate in this proceeding shall contact the individual or agency sending notice not later than seven days prior to the proceeding at the address given on notice. Telephone 941-861-4110.

Kurt A. Hoffman, Sheriff
Sarasota County, Florida
Sgt. E. Alvarez # 2281
Nov. 22, 29; Dec. 6, 13, 2024 24-02240S

FOURTH INSERTION

NOTICE OF ZOOM HEARING ON PETITION TO APPOINT A GUARDIAN ADVOCATE, AMENDED PETITION TO WAIVE A BACKGROUND CHECK AND EDUCATIONAL REQUIREMENTS, AND PETITION TO WAIVE ANNUAL ACCOUNTINGS
THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 GA 2994-SC
Division Probate
IN RE: GUARDIANSHIP OF DALLIS BERNABI

TO: Dallis Bernabi
3134 S. Haverland Avenue
North Port, FL 34288
Joseph Barnabi
3134 S. Haberland Avenue
North Port, FL 34288
Kathleen Donaldson
3134 S. Haberland Avenue
North Port, FL 34288
Matthew Mayper, Esq.
1515 Ringling Blvd., Tenth Floor
Sarasota, FL 34236
Stephanie A Singleton
21107 Ionia Street
Port Charlotte, FL 33952

PLEASE TAKE NOTICE THAT the undersigned will have the following Petitions heard:

ISSUE: Petitioner's PETITION TO APPOINT A GUARDIAN ADVOCATE (DIN 12), AMENDED PETITION TO WAIVE A BACKGROUND CHECK AND EDUCATIONAL REQUIREMENTS (DIN 11) and PETITION TO WAIVE ANNUAL ACCOUTINGS (DIN 4)

JUDGE: The Honorable MARIA RUHL

DATE AND TIME: Thursday, December 12, 2024 at 10:45 AM

15 minutes are reserved
Confirmation Number: 321341
LOCATION:
Zoom Hearing Credentials: https://www.zoom.us/ "Click Join a Meeting"
Meeting ID: 953 8692 2429
Password: 138155

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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, FL 34230-3079, (941)861-8000, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days, if you are hearing or voice impaired, call 711.

s/ Robert W. Segur, Esq.
Florida Bar No. 0700932
Law Offices of Robert W. Segur, P.A.
2828 S. McCall Road, PMB 56
Englewood, FL 34224
Tel: 941-473-8878
legal@segurlaw.net
Attorney for Petitioner
Nov. 15, 22, 29; Dec. 6, 2024
24-02156S

SECOND INSERTION

NOTICE OF ACTION FOR POSTING BY CLERK
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA
Case No.: 2024 DR 5664 NC
In Re: The Marriage of :
ANADI GAUR,
Petitioner/Husband, and
ASTHA SINHA,
Respondent/Wife.
TO: Astha Sinha

YOU ARE NOTIFIED that an action for Dissolution of Marriage, including claims for dissolution of marriage, payment of debts, division of real and personal property, and for payments of support, has been filed against you. You are required to serve a copy of your written defenses, if any, to this action on Angela Tobaygo, Esq., Petitioner/Husband's attorney, whose address is 1266 1st Street, Suite 9, SARASOTA, FL 34236, on or before December 30, 2024 and file the original with the clerk of this court at Sarasota County Courthouse, 2000 Main Street, Sarasota, Florida 34237, either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the petition.

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 this 21 day of November, 2024.

KAREN E RUSHING, CLERK
CLERK OF THE CIRCUIT COURT
(Seal) By: G. Kopinsky
Deputy Clerk

Angela Tobaygo, Esq.,
Petitioner/Husband's attorney,
1266 1st Street, Suite 9,
SARASOTA, FL, 34236
Nov. 29; Dec. 6, 13, 20, 2024
24-02262S

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA
CASE NO. 2024 CA 005117 NC
HOMEWARD RESIDENTIAL, INC.,
Plaintiff, vs.
BENJAMIN RODGER AKA BENJAMIN-PIERCE RODGER; MELISSA RODGER AKA MELISSA-MARIE RODGER; HUNTER N. RODG, ET AL.
Defendants

To the following Defendant(s):
BENJAMIN RODGER A/K/A BENJAMIN-PIERCE RODGER (CURRENT RESIDENCE UNKNOWN)
Last Known Address: 2426 WISTERIA RD., VENICE, FL 34293
HUNTER N. RODGER A/K/A HUNTER RODGER (CURRENT RESIDENCE UNKNOWN)
Last Known Address: 2426 WISTERIA RD., VENICE, FL 34293
MELISSA RODGER A/K/A MELISSA-MARIE RODGER (CURRENT RESIDENCE UNKNOWN)
Last Known Address: 2426 WISTERIA RD, VENICE, FL 34293

YOU ARE HEREBY NOTIFIED that an action for Foreclosure of Mortgage on the following described property:

LOT 12426, 12427 AND 12428, SOUTH VENICE UNIT 48, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 7, PAGE 12, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

A/K/A 2426 WISTERIA RD, VENICE FL 34293

has been filed against you and you are required to serve a copy of your written defenses, if any, to J. Anthony Van Ness, Esq. at VAN NESS LAW FIRM, PLC, Attorney for the Plaintiff, whose address is 1239 E. NEWPORT CENTER DRIVE, SUITE #110, DEERFIELD BEACH, FL 33442 on or before January 6, 2025 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. This notice is provided to Administrative Order No. 2065.

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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court this 25 day of November, 2024

Karen E. Rushing
SARASOTA COUNTY
CLERK OF COURT
(SEAL) By Glen Kopinsky
As Deputy Clerk

J. Anthony Van Ness, Esq.
VAN NESS LAW FIRM, PLC,
Attorney for the Plaintiff,
1239 E. NEWPORT CENTER DRIVE,
SUITE #110,
DEERFIELD BEACH, FL 33442
PHH20262-24/cam
Nov. 29; Dec. 6, 2024 24-02279S

SECOND INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2024 CA 005380 NC
CARRINGTON MORTGAGE SERVICES LLC,
Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JOAN Q. BOEHM, DECEASED, et. al.
Defendant(s),

TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JOAN Q. BOEHM, 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, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming 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:

LOTS 15 AND 16, BLOCK 2573, 51ST ADDITION TO PORT CHARLOTTE SUBDIVISION, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGE 8, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 12-30-2024/(30 days from Date of First Publication of this Notice) 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 filed herein.

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

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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of this Court at County, Florida, this 21 day of November, 2024

KAREN E RUSHING, CLERK
CLERK OF THE CIRCUIT COURT
(SEAL) BY: /s/ Glen Kopinsky
DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL
ATTORNEY FOR PLAINTIFF
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
24-247826
Nov. 29; Dec. 6, 2024 24-02255S

FOURTH INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)
IN THE CIRCUIT COURT OF THE 12th JUDICIAL CIRCUIT, IN AND FOR Sarasota COUNTY, FLORIDA
Case No.: 2024 DR 005229 NC
Adriana Flores,
Petitioner, and
Victor R. Rincon-Gonzalez
Respondent,
TO: Victor R. Rincon-Gonzalez
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 Adriana Flores, whose address is 2506 23rd. St. Sarasota, FL 34234 on or before 12/2/2024, and file the original with the clerk of this Court at 2000 Main Street, Sarasota, FL 34236 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: 11-4-2024

KAREN E. RUSHING, CLERK
CLERK OF THE
CIRCUIT COURT
(SEAL) By: Deputy Clerk
Nov. 15, 22, 29; Dec. 6, 2024
24-02172S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR Sarasota COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 5454 SC
Division Probate
IN RE: ESTATE OF Walter E. J. Engel Deceased.

The administration of the estate of Walter E. J. Engel, deceased, whose date of death was September 16th, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, FL 34230. 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 29, 2024.

Linda Ackerman
c/o Kanetsky, Moore & DeBoer, PA
P.O. Address:
227 Nokomis Avenue South
Venice, FL 34285
Personal Representative
JON R. FAHS, Jr.
KANETSKY, MOORE & DeBOER, P.A.
ATTORNEYS AT LAW
Attorneys for Personal Representative
227 S. NOKOMIS AVE.
VENICE, FL 34285
Telephone: (941) 485-1571
Florida Bar No. 1025389
Email Addresses: jrf@kmdpa.com
Nov. 29; Dec. 6, 2024 24-02267S

THIRD INSERTION

NOTICE OF SHERIFF'S SALE

NOTICE is hereby given that pursuant to the Writ of Execution issued in the Circuit Court of Sarasota, Florida, on the 17th day of October, 2024 in the cause wherein Timothy Glanden , Plaintiff, and Joann Martello and Paul Fern, Defendants , being case number 2023CA000601NC, in said Court, I, Kurt A. Hoffman, as Sheriff of Sarasota County, Florida, have levied upon all the right, title and interest of the Defendant Joann Martello in and to the following described personal property, to-wit:

Real Property: Springbrook Farm Road Sarasota, FL 34240, (Not Homestead property)
Property Record Information # 0546003016
Legal Description:
The following described real property located in Sarasota County, Florida, to wit
Parcel 1:
A parcel of land lying in Section 21, Township 36 South, Range 20 East, Sarasota County, Florida, being more particularly described as follows: Commence at the Southwest corner of said Section 21; thence N.01˚46'30" E., along the West line of said Section 21, a distance of 719.07 feet; thence S.89˚54'04" E., leaving said West line of Section 21, a distance of 479.35 feet; thence N.01˚48'41" W., a distance of 970.21 feet for a Point of Beginning; thence continue N.01˚48'41" W. a distance of 461.20 feet; thence S.89˚54'04" E., a distance of 472.44 feet; thence S.01˚50'52" E., a distance of 460.20 feet; thence N.89˚54'08" W., a distance of 472.73 feet, to the Point of Beginning.
Springbrook Farm Road Sarasota, FL 34240, (Not Homestead property)
Property Record Information # 0546003014
Legal Description:
The following described real property located in Sarasota County, Florida, to wit
Parcel 2:
A parcel of land lying in Section 21, Township 36 South, Range 20 East, Sarasota County, Florida, being more particularly described as follows: Commence at the Southwest corner of Section 21; thence N 01˚46'30" E along the West line of said Section 21, a distance of 719.07 feet; thence S 89˚54'04" E leaving said West line of Section 21, a distance of 479.35 feet; thence N 01˚48'41" W, a distance of 1431.41 for a Point of Beginning; thence continue N 01˚48'41" W, a distance of 534.56 feet to a point on a line lying 50 feet Southerly of and parallel with the centerline of State Road 780 (Fruitville Road) as shown on Florida Department of Transportation Right of Way map recorded in Road Plat Book 2, page 2-P, of the public records of Sarasota County, Florida, same being a point on a curve to the left having a radius of 1959.86 feet, a central angle of 14˚25'52", a chord bearing of S 75˚15'22" E and a chord length of 492.33 feet; thence along the arc of said curve an arc length of 493.63 feet; thence S 01˚05'52" E leaving said curve, a distance of 410.03 feet; thence N 89˚54'04" W a distance of 472.44 feet to the Point of Beginning.

I shall offer this property for sale at 2071 Ringling Blvd. Sarasota, FL 34237, County of Sarasota, Florida, on January 2nd, 2025, at the hour of 1:00 p.m., or as soon thereafter as possible. I will offer for sale all of the said defendant Joann Martello, right, title, and interest in the aforesaid real property, at public auction and will sell the same, subject to taxes, all prior liens, encumbrances and judgments, if any, to the highest and best bidder for CASH IN HAND. The moneys received through the levy on sale will be paid as prescribed by F.S.S. 56.27. And in accordance with the American Disabilities Act, persons needing a special accommodation to participate in this proceeding shall contact the individual or agency sending notice not later than seven days prior to the proceeding at the address given on notice. Telephone 941-861-4110.

Kurt A. Hoffman, Sheriff
Sarasota County, Florida
Sgt. E .Alvarez #2281
Nov. 22, 29; Dec. 6, 13, 2024
24-02199S

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
Sarasota COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024CP3747NC
Division PROBATE
IN RE: ESTATE OF
RICHARD R. WELLER,
Deceased.

The administration of the estate of Richard R. Weller, deceased, whose date of death was December 6th, 2023, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230. 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 29, 2024.

Nancy J. Weller
P.O. Address:
5100 Jessie Harbor Drive,
Unit 405, Osprey, FL 34229
Personal Representative
ROBERT W. DARNELL
ATTORNEY AT LAW
Attorneys for Personal Representative
2639 FRUITVILLE ROAD, SUITE 201
SARASOTA, FL 34237
Telephone: (941) 365-4950
Florida Bar No. 0611999
Nov. 29; Dec. 6, 2024 24-02273S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 005391 SC
IN RE: ESTATE OF
WILLIAM ELLSWORTH
UNDERLAND
Deceased.

The administration of the estate of WILLIAM ELLSWORTH UNDERLAND, deceased, whose date of death was April 18, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Room 102, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: November 29, 2024.

Signed on this day of 11/21/2024.

JESSE UNDERLAND
Personal Representative
859 Accent Avenue Southeast
Concord, North Carolina 28025
Andrew L. Clark, Esq.
Attorney for Personal Representative
Florida Bar No. 1033240
ROBLES LAW, P.A.
7729 Holiday Drive
Sarasota, FL 34231
Telephone: (941) 315-2114
Email: andrew@robleslawpa.com
Secondary Email:
probate@robleslaw.com
Nov. 29; Dec. 6, 2024 24-02258S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA PROBATE DIVISION
File No. 2024-CP-004980-NC
Division Probate
IN RE: ESTATE OF
FRANK WHARTON a/k/a
FRANK LAMONT WHARTON
Deceased.

The administration of the estate of FRANK WHARTON a/k/a FRANK LAMONT WHARTON, deceased, whose date of death was July 12, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. 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.

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 29, 2024.

Personal Representative:
STEPHEN STRATTON
c/o Jenna Kyle Meltzer
Blalock Walters, P.A.
802 11th Street West
Bradenton, Florida 34205-7734
Attorney for Personal Representative:
JENNA KYLE MELTZER, Attorney
Florida Bar Number: 1028517
Blalock Walters, P.A.
802 11th Street West
Bradenton, Florida 34205-7734
Telephone: (941) 748-0100
E-Mail: jmeltzer@blalockwalters.com
Secondary E-Mail:
jschembri@blalockwalters.com
Alternate Secondary E-Mail:
mchapman@blalockwalters.com
Nov. 29; Dec. 6, 2024 24-02268S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File: 2024 CP 005147 SC
Division: Probate
IN RE: ESTATE OF
DORIS E. SCOTT
Deceased.

The administration of the estate of Doris E. Scott, deceased, whose date of death was August 7, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is R.L. Anderson Administration Center, 4000 S. Tamiami Trail, Venice, FL 34293. 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 Friday, November 29, 2024.

Personal Representative:
Charles M. Allen
14259 Ashland Road
Glen Allen, Virginia 23059
Attorney for Personal Representative:
Lori A. Wellbaum
Attorney for Personal Representative
Florida Bar Number: 071110
WELLBAUM LAW, PA
686 N. Indiana Avenue
Englewood, FL 34223
Telephone: (941) 474-3241
Fax: (941) 475-2927
E-Mail: lori@wellbaumlaw.com
Secondary E-Mail:
karen@wellbaumlaw.com
Nov. 29; Dec. 6, 2024 24-02275S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 5696 SC
Division Probate
IN RE: ESTATE OF
RONALD E. ENSLEN
(a/k/a Ronald E. Enslen, Sr.)
Deceased.

The administration of the estate of RONALD E. ENSLEN (a/k/a Ronald E. Enslen, Sr.), deceased, whose date of death was October 22, 2024, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230-3079. 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 29, 2024.

Personal Representative:
RONALD E. ENSLEN, JR.
7102 Jessie Harbor Drive
Osprey, Florida 34229
Attorney for Personal Representative:
DOROTHY L. KORSZEN, ESQUIRE
Florida Bar Number: 765317
Farr Law Firm P.A.
901 Ridgewood Avenue
Venice, FL 34285
Telephone: (941) 484-3000
Fax: (941) 485-5173
E-Mail: dkorszen@farr.com
Secondary E-Mail:
jpainchaud@farr.com
Nov. 29; Dec. 6, 2024 24-02259S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2024 CP 5199NC
Division Probate
IN RE: ESTATE OF
DONALD E. KEITH
Deceased.

The administration of the ancillary estate of DONALD E. KEITH A/K/A DON KEITH, deceased, whose date of death was 1/26/2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Attn: Probate, 2000 Main Street, Sarasota, FL 34237. The names and addresses of the ancillary personal representative and the ancillary personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF 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 29, 2024.

Ancillary Personal Representative:
JANE A. KEITH
1348 E. State Road 124
Wabash, IN 46992
Attorney for Personal Representative:
Marla Stewart Owczarek, Esq.
Florida Bar No. 1021687
Affordable Attorney
Gerling Law Group Chartered
6148 State Road 70 East,
Bradenton, FL 34203
Telephone: (941) 756-6600
Email: attorney@gerlinglawgroup.com
Nov. 29; Dec. 6, 2024 24-02257S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024CP005425NC
Division PROBATE
IN RE: ESTATE OF
ROGER A. PIES
Deceased.

The administration of the estate of Roger A. Pies, deceased, whose date of death was September 26, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Room 102 Sarasota, FL 34237. 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 29, 2024.

Personal Representative:
Laurel C. Pies
2181 Calusa Lakes Blvd
Nokomis, FL 34275
Attorney for Personal Representative:
David J. Simmons
Email Addresses:
dsimmons@djsestatelaw.com
Florida Bar No. 0784974
900 5th Ave S Ste 202
Naples, FL 34102
Telephone: 239-529-5298
Nov. 29; Dec. 6, 2024 24-02248S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No.
582024CP005022XXXANC
IN RE: ESTATE OF
SALLY HELENE DOGON
a/k/a SALLY DOGON,
Deceased.

The administration of the estate of SALLY HELENE DOGON, deceased, whose date of death was December 12, 2023, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. 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 29, 2024.

Personal Representative:
ANDREA DOGON STILLER
205 Woodland Street
Sherborn, MA 01770
ELLEN L. REGNERY, ESQ.
Attorney for Personal Representative
Florida Bar No. 863769
Nason Yeager Gerson Harris & Fumero, P.A.
3001 PGA Blvd., Ste. 305
Palm Beach Gardens, FL 33410
Telephone: (561) 686-3307
E-mail: eregnery@nasonyeager.com
Nov. 29; Dec. 6, 2024 24-02274S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File Number 2024 CP 5136 NC
IN RE: ESTATE OF
BEVERLY S. DENNEN,
Deceased.

The administration of the ESTATE OF BEVERLY S. DENNEN, Deceased, whose date of death was September 2, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230. 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 the first publication of this Notice is November 29, 2024.

Personal Representative:
PHILIP CRAIG DENNEN
c/o 1515 Ringling Blvd., 10th Floor
Sarasota, Florida 34236
Attorney for Personal Representative:
DANIEL L. TULLIDGE
Florida Bar No. 106749
FERGESON SKIPPER, P.A.
1515 Ringling Boulevard, 10th Floor
Sarasota, Florida 34236
(941) 957-1900
dtullidge@fergesonskipper.com
services@fergesonskipper.com
Nov. 29; Dec. 6, 2024 24-02247S

Q&A

Are there different types of legal notices?

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

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

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

VIEW NOTICES ONLINE AT Legals.BusinessObserverFL.com
To publish your legal notice email: legal@businessobserverfl.com

LV18297_V30