THURSDAY, DECEMBER 19, 2024

ORANGE COUNTY LEGAL NOTICES

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

--- PUBLIC SALES ---

FICTITIOUS NAME NOTICE

Notice is hereby given that MCO Retail Partners, LLC, owner, desiring to engage in business under the fictitious name of Swarovski located at 9202 Jeff Fuqua Blvd. N, MCO Int'l Airport, Orlando, Florida 32827 intends to register the said name in Orange county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. December 19, 2024 24-03920W

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of REHA-BILITATION CENTER OF WINTER PARK located at: 1487 MCDONALD AVE in the city of BROOKLYN, NY 11230 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated this 11th day of December, 2024. OWNER:

WINTER PARK OPERATING INVESTMENTS LLC 1487 MCDONALD AVE BROOKLYN, NY 11230 December 19, 2024

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09. FLORIDA STATUTES

FIRST INSERTION

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of RE-HABILITATION CENTER OF OR-LANDO located at: 1487 MCDONALD AVE in the city of BROOKLYN, NY 11230 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated this 11th day of December, 2024. OWNER:

PARKS OPERATING LLC 1487 MCDONALD AVE BROOKLYN, NY 11230 December 19, 2024

24-03919W

FIRST INSERTION

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

File No. 2024-CP-003869-O IN RE: ESTATE OF JANET ALMA IRELAND, Deceased.

The administration of the estate of JANET ALMA IRELAND, deceased, whose date of death was May 19, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, Florida 32801. 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 OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against 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 FOREV-ER BARRED.

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of 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 the surviving spouse or a beneficiary as specified under section 732.2211. The date of first publication of this

notice is December 19, 2024.

Personal Representative Kelly Ireland Lacoss 13907 Eden Isle Blvd

Windermere, FL 34786 Attorney for Personal Representative Pamela Grace Martini, Esq. Florida Bar No. 100761 Law Office of Pamela G. Martini, PLLC 7575 Dr. Phillips Blvd., Suite 305 Orlando, FL 32819 Telephone: (407) 955-4955 Email: pam@pamelamartinilaw.com December 19, 26, 2024 24-03910W

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW ACCORDING TO FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in the business under the fictitious name of SEARCH, 3117 Edgewater Dr, Orlando, FL 32804, in the City of Orlando, County of Orange, State of Florida, intends to register this fictitious name with the Division of Corporations of the Florida Department of State in Tallahassee,

OWNER: Southeastern Archaeological Research, LLC

December 19, 2024 24-03922W

FIRST INSERTION

NOTICE OF PUBLIC SALE KARS Enterprise, LLC gives notice & intent to sell for non-payment of labor, service & storage fees the following vehicle on 1/20/2025 at 9:00 AM at 501 Roper Parkway, Ocoee, FL 34761. 407-614-1624 for \$6,459.55 due in cash on the day of the sale to redeem the motor vehicle or satisfy the lien. Parties claiming interest have rights to a hearing prior to sale with the Clerk of Court. Owner has rights to recover possession of vehicle w/out judicial proceedings as pursuant to FL Statute 559.917. The lien claimed by the lienor is subject to enforcement pursuant to section 713.585 FL Statutes. Proceeds recovered from sale over the amount of lien will be deposited w/ Clerk of the Court for disposition upon court order. Said Company reserves the right to accept or reject any & all bids. KNAFU4A28D5655776 2013 KIA

December 19, 2024 24-03924W

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT OF NINTH JUDICIAL CIRCUIT IN AND

FOR ORANGE COUNTY, FLORIDA

PROBATE DIVISION CASE NUMBER:

2024-CP-003738-O

PROBATE DIVISION

IN RE ESTATE OF

RICHARD C. JAMES

The administration of the estate of Richard C. James, deceased, whose

date of death was October 7, 2024, is

pending in the Circuit Court for Orange County, Florida, Probate Division, the

address of which is 425 N. Orange Ave.,

Suite 335, Orlando, FL 32801. The names and addresses of the personal

representative and the personal repre-

sentative's attorney are set forth below.
All creditors of the decedent and oth-

er persons having claims or demands

against decedent's estate on whom a copy of this notice is required to be

served must file their claims with this

court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME

OF THE FIRST PUBLICATION OF

THIS NOTICE OR 30 DAYS AFTER

THE DATE OF SERVICE OF A COPY

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 sur-

viving spouse is property to which the

Florida Uniform Disposition of Com-

munity 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,

and other persons having claims or de-

mands against decedent's estate must

file their claims with this court WITH-

IN 3 MONTHS AFTER THE DATE

OF THE FIRST PUBLICATION of this

ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH

IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER

NOTWITHSTANDING THE TIME

PERIODS SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENTS

Personal Representative:

/s/ Kelli Bonner

Kelli Bonner

6517 Plantation Preserve Circle North

Fort Myers, Florida 33966

Attorney for Personal Representative:

Monica Johnson, Esq., Attorney

Florida Bar Number: 1028229

Sunshine State Law, PLLC

Fort Myers, Florida 33901

Telephone: (239) 790-4477

info@sunshinestatelawoffice.com

The date of first publication of this

DATE OF DEATH IS BARRED.

notice is December 19, 2024

/s/ Monica T. Johnson

2058 Cottage Street

Fax: (239) 201-2662

December 19, 26, 2024

E-Mail:

All other creditors of the decedent

Florida Statutes.

HIS NOTICE ON THEM

Notice of Sale

FICTITIOUS NAME NOTICE

NOTICE UNDER FICTITIOUS

NAME LAW PURSUANT TO SEC-

TION 865.09. FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that

Natalie Echevarria / Joshua Luke Lo-

pez will engage in business under the fictitious name BUFF BUNNY EN-

TERTAINMENT, with a physical address 11626 SARITA CT ORLANDO,

FL 32817, with a mailing address 11626

SARITA CT ORLANDO, FL 32817, and

already registered the name mentioned

above with the Florida Department of

State, Division of Corporations.

December 19, 2024 24-03923W

FIRST INSERTION

Pursuant to Florida Statute 713.585 F.S. United American Lien & Recovery as agent w/ power of attorney will sell the following vehicle(s) to the highest bidder; net proceeds deposited with the clerk of court; owner/lienholder has right to hearing and post bond; owner may redeem vehicle for cash sum of lien; all auctions held in reserve; Inspect 1 week prior @ lienor facility; cash or cashier check; any person inter-

ested ph (954) 563-1999 Sale date January 10th, 2025 @ 10:00 am 3411 NW 9th Ave Ft Lauder-

dale FL 33309 40235 2008 Hyundai VIN#: KMHCM36C18U083023 Lienor: KDK Performance 6550 Edgewater Dr Orlando 407-298-2706 Lien Amt \$813.93 39690 2015 Ram VIN#: 3C6JR6AT7FG525171 Lienor: Offlease Orlando 8900 S US Hwy 17/92 Maitland 407-900-9989 Lien Amt \$5,531 December 19, 2024 24-03915W

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION File No. 2024 CP 3907

IN RE: ESTATE OF TROY ALLEN OVERMAN Deceased.

The administration of the estate of Troy Allen Overman, deceased, whose date of death was October 23, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave., Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attor-

ney 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 THIS NOTICE ON THEM

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

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

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

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 19, 2024.

Personal Representative: JOYCE OVERMAN 601 N. Thompson Rd. Apopka, Florida 32712

Attorney for Personal Representative: Patrick L. Smith Attorney Florida Bar Number: 27044 179 N US Hwy 27, Suite F Clermont, FL 34711

Telephone: (352) 204-0305 Fax: (352) 989-4265 E-Mail: patrick@attorneypatricksmith.com Secondary E-Mail: becky@attorneypatricksmith.com December 19, 26, 2024 24-039

FIRST INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on 1/3/2025at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1986 PALM 23630104AV & 23630104BV. Last Tenants: SUSAN ANDY HURLEY AND THOMAS DANIEL HURLEY JR and all unknown parties beneficiaries heirs. Sale to be at MHC STARLIGHT RANCH LLC, 6000 E PERSHING AVE, ORLANDO, FL 32822. 813-282-

December 19, 26, 2024 24-03925W

FIRST INSERTION

NOTICE OF PUBLIC SALE SAB Collision LLC gives notice & intent to sell for non-payment of labor, service & storage fees the following vehicles on 01/20/2025 at 8:30 AM at 1220 W Church St, Orlando, FL 32805 . Phone (407) 413-5011 for due in cash on day of the sale to redeem the motor vehi-cle or satisfy the lien. Parties claiming interest have rights to a hearing prior to sale with Clerk of Court. Owner has rights to recover possession of vehicle w/out judicial proceedings as pursuant to FL Statute 559.917. The lien claimed by the lienor is subject to enforcement pursuant to section 713.585 FL Statutes. Any proceeds recovered from sale over the amount of lien will be deposited w/ Clerk of the Court for disposition upon court order. Said Company reserves the right to accept or reject any & all bids.

2016 HOND VIN# 5FNRL5H47GB163825 for \$12,652.20 2017 FORD VIN# 1FADP3F24HL300745 for \$8,262.43 2020 FORD VIN# 1FATP8UH9L5147437 for 19,155.61

December 19, 2024 24-03914W

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION

CASE NO.: 48-2024-CP-3579 IN RE: ESTATE OF CHRISTOPHER MARSHALL CHAPMAN. Deceased.

administration of the estate of CHRISTOPHER MARSHALL CHAP-MAN, deceased, whose date of death was September 10, 2023, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N Orange Avenue, Suite 340, Orlando, FL 32801. The names and addresses of the Personal Representative and the Personal Representa-

tive's attorney are set forth below.

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

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

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

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

The date of first publication of this Notice is December 19, 2024.

Personal Representative: HEATHER CHAPMAN

Mint Hill, NC 28227 Attorney for Personal Representative: GENNĂ FASULLO LAPEER The Miller Elder Law Firm 2830 NW 41st Street, Suite M Gainesville, FL 32606 (352)379-1900 (352)379-3926 Genna@MillerElderLawFirm.com Florida Bar No.: 119517

Attorney for Personal Representative December 19, 26, 2024

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 Benoit Mobile Welding Services located at 18 S Observatory Dr in the City of Orlando, Orange County, FL 32835 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee. Florida.

Dated this 11th day of December, 2024. Pierre Benoit December 19, 2024 24-03921W

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 Frida's Bakeshop located at 8948 Doddington Way in the City of Winter Garden, Orange County, FL 34787 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida

Dated this 17th day of December, 2024.

Bruna Seger Marshall December 19, 2024 24-03948W

FIRST INSERTION PUBLIC NOTICE

Voter registration books will close on Monday, January 6, 2025, at 5:00 p.m., for the upcoming February 4, 2025, Mail Ballot Referendum, regarding annexation. Residents in the proposed area to be annexed who wish to participate in this election must be on the Orange County books before the cut-off date.

Additional information on voter registration may be obtained from the Supervisor of Elections office, 407-836-2070. Town of Windermere

Dorothy Burkhalter, MMC, FCRM Town Clerk

12/19/2024

AVISO PÚBLICO

Los libros de registro de votantes se cerraràn el lunes 6 de enero de 2025 a las 5:00 p.m., para el próximo referéndum por correo del 4 de febrero de 2025, con resprto a la anexión. Los residentes en el área propuesta para ser anezada que deseen participar en esta elección deben estar en los libros del Condado de Orange antes de la fecha limite.

Puede obtener información adicional sobre la inscripción de votantes llamando a la oficina del Supervisor de Elecciones al 407-836-2070.

Town of Windermere

Dorothy Burkhalter, MMC, FCRM December 19, 2024

24-03916W

FIRST INSERTION

NOTICE OF PUBLIC HEARING CITY OF WINTER GARDEN, FLORIDA

Pursuant to the Florida Statutes, notice is hereby given that the Winter Garden City Commission will hold a public hearing in the City Commission Chambers located at 300 W. Plant Street, Winter Garden, FL on January 9th, 2025 at 6:30 p.m., or as soon after as possible, to consider the adoption of the ordinance(s):
ORDINANCE 25-01

AN ORDINANCE OF THE CITY OF WINTER GARDEN, FLORIDA, AMENDING CHAPTER 74 OF THE WINTER GARDEN CITY CODE, TO CREATE A NEW ARTICLE VI, ENTITLED "SCHOOL ZONE SPEED ENFORCEMENT,"; PROVIDING FOR PURPOSE, INTENT, AND DEFINITIONS; ESTABLISHING A SCHOOL ZONE SPEED EN-FORCEMENT PROGRAM AND AUTHORIZING THE USE OF SPEED DETECTION SYSTEMS WITHIN THE CITY; PROVIDING FOR PRO-GRAM IMPLEMENTATION REQUIREMENTS AND DESIGNATION OF SCHOOL ZONES; PROVIDING FOR ENFORCEMENT AND ADMINISTRATIVE PROCEDURES; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING FOR CODIFICATION;

AND PROVIDING FOR AN EFFECTIVE DATE. ORDINANCE 25-02

AN ORDINANCE OF THE CITY OF WINTER GARDEN, FLORIDA, AMENDING CHAPTER 74 OF THE WINTER GARDEN CITY CODE, TO CREATE A NEW ARTICLE V, ENTITLED "THE CITY OF WINTER GARDEN TRAFFIC LIGHT SAFETY ACT", ESTABLISHING A RED LIGHT ENFORCEMENT PROGRAM WITHIN THE CITY; AUTHORIZING THE CITY TO PERMIT AND IMPLEMENT THE USE OF TRAFFIC INFRACTION DETECTORS FOR RED LIGHT VIOLATIONS; PRO-VIDING FOR CODIFICATION, CONFLICTS, SEVERABILITY AND AN EFFECTIVE DATE.

Copies of the proposed ordinance(s) may be inspected by the public between the hours of 8:00 a.m. and 5:00 p.m. Monday through Friday of each week, except for legal holidays, at the Winter Garden Police Department, 251 West Plant Street, Winter Garden, Florida. For more information, please call Tynetta Brown at 407-656-

Interested parties may appear at the meetings and be heard with respect to the proposed ordinance(s). Written comments will be accepted before or at the public hearings. The City does not create and provide a verbatim record of public hearings. Persons with disabilities needing special accommodations to participate in this pubprior to the meeting. December 19, 2024

24-03917W

FIRST INSERTION NOTICE OF ACTION -

CONSTRUCTIVE SERVICE IN THE COUNTY COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY,

FLORIDA CASE NO.: 2024-CC-015824-O MILLENNIA PARK HOMEOWNERS' ASSOCIATION,

INC.. Plaintiff, vs. JORGE R. SOLA, and UNKNOWN PARTIES IN POSSESSION..

Defendant. TO: DEFENDANT, JORGE R. SOLA, and to all parties claiming interest by, though, under or against Defendants,

and all parties having or claiming to have any right, title or interest in the property herein described. YOU ARE NOTIFIED that you have been designated as defendants in a legal proceeding filed against you for injunc-

tive relief on the following property in Orange County. Florida: Lot 405, Millennia Park Phase 3, according to the map or plat thereof, as

recorded in Plat Book 81, Pages(s) 62 through 65, inclusive, of the Public Records of Orange County, Florida.

The action was instituted in the County Court, Orange County, Florida, and styled Millennia Park Homeowners Association, Inc. v. Jorge R. Sola et al. You are required to serve a copy of your written defenses, if any, to, STAGE LAW FIRM, P.A., Plaintiff's attorney, whose address is P.O. Box 562747, Rockledge, Florida 32956 on or before 30 Days from the first date of publication, and file the original with the clerk of this court either before service on the Plaintiff's attorney or immediately after service; otherwise, a default will be entered against you for the relief demanded in the complaint or petition.
DATED on NOVEMBER 25, 2024.

TIFFANY MOORE RUSSELL As Clerk of the Clerk By /s/ Sharon Bennette Deputy Clerk

Civil Division 425 N. Orange Ave Orlando, Florida 32801 December 19, 26, 2024 24-03905W

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA

CASE NO. 2024-CA-007597-O WELLS FARGO BANK, N.A. Plaintiff, v.

THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF BRADLEY N NYE, DECEASED,

Defendants. TO: ETHEL THORNTON, Current residence unknown, but whose last known address was:

500 AVENUE L NW, APT. 1612, WIN-TER HAVEN, FL 33881 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Orange County, Florida,

LOTS 22, 23 AND 24, BLOCK B, OAK PARK MANOR, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK O, PAGE 115, PUB-LIC RECORDS OF ORANGE

COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on EXL LEGAL, PLLC, Plaintiff's attorney, whose address is 12425 28th Street North, Suite 200, St. Petersburg, FL 33716, within thirty (30) days after the first publication of this Notice of Action, and file the original with the Clerk of this Court at 425 N Orange Ave, Orlando, FL 32801, either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the com-

WITNESS my hand and seal of the Court on this 25th day of SEPTEM-

Tiffany Moore Russell Clerk of the Circuit Court By: Nancy Garcia Deputy Clerk

EXL LEGAL, PLLC 12425 28th Street North, Suite 200, St. Petersburg, FL 33716

1000010365 December 19, 26, 2024 24-03902W



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.



--- **ESTATE** ---

FIRST INSERTION

AMENDED NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE

NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA

Case No.: 2024-CP-003004-O IN RE: ESTATE OF ELISEO XAVIER FEBUS,

Deceased. TO ALL PERSONS HAVINO CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:

You are hereby notified that an Order of Formal Administration has been entered in the estate of ELISEO ZA-VIER FEBUS, deceased, File Number 2024-CP-003004-O, by the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, FL 32801; that the decedent's date of death was May 21, 2024; that the total value of the estate is \$TBD, and that the names and addresses of those to whom it has been assigned by such order are:

Madeline Valazquez 4423 Elderberry Dr. Orlando FL 32809 N/A Mother Eliseo Febus

Father N/A ALL INTERESTED PERSONS ARE

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

Assets are under \$75,000.00 The date of first publication of this Notice is December 19, 2024.

Person Giving Notice: Eliseo Febus

Attorney for Person Giving Notice STUART GLENN, ESQ. Attorney for Petitioner Florida Bar Number: 0102192 1728 Salem Dr. Orlando, Florida 32807 Telephone: (407)632-1000 Email: stuart@myorlandolaw.com paralegal@myorlandolaw.com December 19, 26, 2024 24-03909W

FIRST INSERTION

NOTICE OF FORECLOSURE SALE **PURSUANT TO CHAPTER 45** IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA

CASE NO. 2023-CA-014532-O REGAL PARK HOMEOWNERS ASSOCIATION INC, a Florida non-profit Corporation, NORMA M DELGADO, et al, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated December 10, 2024 entered in Civil Case No.: 2023-CA-014532-O of the Circuit Court of the 9th Judicial Circuit in and for Orange County, Orlando, Florida, Foreclosure Sale will be held online via the Internet at www.mvorangeclerk.realforeclose.com pursuant to Judgment or Order of the Court and Chapter 45, Florida Statutes, at 11:00 AM on the 21st day of January, 2025 the following described property as set forth in said Summary Final Judgment, to-wit:

LOT 89, REGAL PARK, AC-CORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 52, PAGE 146, OF THE PUBLIC RECORDS OF OR-ANGE COUNTY, FLORIDA. A/K/A: 10032 SILMARIEN ST, ORLANDO, FL 32825.

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

Dated: December 11, 2024. /s/ Jared Block Jared Block, Esq. Fla. Bar No. 90297

Email: Jared@flclg.com Florida Community Law Group, P.L. Attorneys for Plaintiff P.O. Box 292965 Davie, FL 33329-2965 Telephone (954) 372-5298 Facsimile (866) 424-5348

December 19, 26, 2024 24-03900W

FIRST INSERTION

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

File Number: 2024-CP-003755-O Division: 09 IN RE ESTATE OF

PHYLLIS LORENA GILMORE The administration of the estate of Phyllis Lorena Gilmore deceased, whose date of death was June 12, 2024, is pending in the circuit Court for OR-ANGE County, Florida, Probate Division, the address of which is 425 N. Orange Ave., Orlando, FL 32801. The names and addresses of the personal representative and the personal repre-

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.

sentative's attorney are set forth below.

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

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

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

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

DATE OF DEATH IS BARRED. The date of first publication of this notice is December 19, 2024

> Personal Representative: Jason Newton Gilmore 605 S. North Street

Washington CH, Ohio 43160 Attorney for Personal Representative: RODOLFO SUAREZ, JR., ESQ.

Attorney Florida Bar Number: 013201 2950 SW 27 Avenue, Ste. 100 Miami, FL 33133 TelephoneL (305) 448-4244 E-Mail: rudy@suarezlawyers.com December 19, 26, 2024 24-03912W

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FIRST INSERTION

to the Clerk's office

on your behalf

Simply email your

notice to legal@

FIRST INSERTION

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

File No. 2024-CP-003046-O IN RE: ESTATE OF MARISIA VINCENTE PITA de OLIVEIRA,

Deceased. The administration of the estate of MARISIA VINCENTE PITA de OL-IVEIRA, deceased, whose date of death was January 10, 2023, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, Florida 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228. Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732,2211. Florida Statutes.

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

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

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

The date of first publication of this notice is December 19, 2024.

Personal Representative: LUIZ OTAVIO PITA de OLIVEIRA

1326 Robinson Oaks Drive Gastonia, North Carolina 28054 Attorney for Personal Representative: LANCE A. RAGLAND, ÉSQ. Florida Bar Number: 0122440 5750 Canton Cove Winter Springs, FL 32708 Telephone: (407) 960-6069 Fax: (407) 960-6091 E-Mail: Lance@LRaglandLaw.com December 19, 26, 2024 24-03926W

FIRST INSERTION

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

File No. 482024CP003132A001OX Division 01 IN RE: ESTATE OF CARLTON B. COMPTON

Deceased. The administration of the estate of Carlton B. Compton, Deceased, whose date of death was March 15, 2024, is pending in the Circuit Court for ORANGE County, Florida, Probate Division, the address of which is 425 N Orange Ave. #340, Orlando, Fl. 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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.

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

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

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

The date of first publication of this notice is December 19, 2024. Personal Representative: Lisa M. Moore

9520 Turkey Oak Bend Orlando, Florida 32817 Attorney for Personal Representative: Amanda O. Singleton

Attorney Florida Bar Number: 0015957 425 22nd Avenue N. Suite D SAINT PETERSBURG, FL 33704Telephone: (727) 755-4316 Fax: (727) 234-8183 E-Mail: amanda@singletonlegal.com 24-03911W December 19, 26, 2024

FIRST INSERTION

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

File No. 2024-CP-003854-O IN RE: ESTATE OF LAWRENCE ROBERTO Deceased.

The administration of the estate of Lawrence Roberto, deceased, whose date of death was March 7, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N Orange Ave # 340, Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is December 19, 2024.

Personal Representative: Ann M. LeFave 2720 Wekiya Meadows Ct. Apopka, Florida 32712 Attorney for Personal Representative: Kristen M. Jackson Attorney

Florida Bar Number: 394114 JACKSON LAW PA 5401 S KIRKMAN RD., Ste 310 ORLANDO, FL 32819 Telephone: (407) 363-9020 E-Mail: kjackson@jacksonlawpa.com Secondary E-Mail: tengberg@jacksonlawpa.com December 19, 26, 2024 24-03927W

--- SALES ---

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA

PROBATE DIVISION File No. 2024-CP-003659-O IN RE: ESTATE OF DAMIEN WILLIAMS, Deceased.

The administration of the estate of DAMIEN WILLIAMS, Deceased, whose date of death was September 17. 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N Orange Ave #340, Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

 $\begin{array}{c} \text{NOTICE.} \\ \text{ALL CLAIMS NOT FILED WITHIN} \end{array}$ THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREV-ER BARRED.

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

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

The date of first publication of this notice is December 19, 2024.

BRANDI WILLIAMS,

Personal Representative

Attorney for Personal Representative: Scott R. Bugay, Esquire Florida Bar No. 5207 Citicentre, Suite P600 290 NW 165 Street Miami FL 33169 Telephone: (305) 956-9040 Fax: (305) 945-2905 Primary Email: Scott@srblawyers.com Secondary Email: angelica@srblawyers.com December 19, 26, 2024 24-03907W

FIRST INSERTION IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. CASE NO.: 2024-CA-009607 #48 HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. BIGHAM ET.AL.,

Defendant(s) NOTICE OF ACTION

Count IV To: BARRY JOSEPH COX and all parties claiming interest by, through, under or against Defendant(s) BARRY JOSEPH COX and all parties having or claiming to have any right, title or inter-

est in the property herein described: YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT: 38/086627-E

of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage

interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA

Naline S. Bahadur Deputy Clerk Civil Division 425 N Orange Ave Room 350 Orlando, FL 32801

December 19, 26, 2024 24-03942W

FIRST INSERTION

NOTICE OF FORECLOSURE SALE **PURSUANT TO CHAPTER 45** IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY,

FLORIDA CIRCUIT CIVIL DIVISION ASE NO.: 2024-CA-003398-C FLA MORTGAGE CAPITAL 3 LLC, Plaintiff, v. MARISELLA ESTRADA, et al.,

Defendants.
NOTICE OF SALE PURSUANT TO CHAPTER 45 IS HEREBY GIVEN that, pursuant to the Final Judgment of Mortgage Foreclosure dated December 12, 2024, issued in and for Orange County, Florida, in Case No. 2024-CA-003398-O, wherein FLA MORTGAGE CAPITAL 3 LLC is the Plaintiff, and MARISELLA ESTRADA. THE CLERK OF THE COURT FOR THE FOURTH JUDICIAL CIRCUIT FOR DUVAL COUNTY. BRENDA L. ARANA, UNIFUND CCR, LLC, SOUTHPORT HOMEOWNERS ASSOCIATION, INC. and UNKNOWN TENANT #1 N/K/A MARISELLA ESTRADA are

the Defendants. The Clerk of the Court, TIFFA-NY RUSSELL, will sell to the highest and best bidder for cash, in accordance with Section 45.031, Florida Statutes, on March 14, 2025, at electronic sale beginning at 11:00 AM, at www.myorangeclerk.realforeclose.com the following-described real property as set forth in said Final Judgment of Mortgage Foreclosure, to wi:

LOT 44, BLOCK 12, VILLAGES OF SOUTHPORT PHASE 1-D, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 40, PAGE 51, PUB-LIC RECORDS OF ORANGE COUNTY, FLORIDA.

Property Address: 8670 Oak Bluff Drive, Orlando, FL 32827 ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.

IMPORTANT

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice im-

paired, call 711. Dated: This 13th day of December, 2024.

By: /s/ Jeffrey Seiden Jeffrey M. Seiden, Esq. Florida Bar No.: 57189 E-Mail: Jeffrey@HowardLaw.com

HOWARD LAW GROUP 4755 Technology Way, Suite 104 Boca Raton, FL 33431 Telephone: (954) 893-7874 Facsimile: (888) 235-0017 Designated Service E-Mail: Pleadings@HowardLaw.com December 19, 26, 2024 24-03903W

--- ACTIONS ---

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 2024-CA-009607 #48 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. **BIGHAM ET.AL.,**

Defendant(s). NOTICE OF ACTION Count III
To: ROBERTO MARCOS CHARBIN LAUTARIS and PATRICIA REBECA

RIQUELME MIRANDA and all parties claiming interest by, through, under or against Defendant(s) ROBERTO MARCOS CHARBIN LAUTARIS and PATRICIA REBECA RIQUELME MIRANDA and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida: WEEK/UNIT:

of Orange Lake Country Club Villas III, a Condominium, together with an undivided inter-

est in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071 at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA 11/07/24 Naline S. Bahadur Deputy Clerk Civil Division

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. CASE NO.: 24-CA-003634-O #37 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. ASHFORD ET.AL., Defendant(s). NOTICE OF ACTION

Count XII
To: STEPHANIE N. LEWIS A/K/A STEPHANIE N. REYNOLDS And all parties claiming interest by, though, under or against Defendant(s) STEPHANIE N. LEWIS A/K/A STEPHANIE N. REYNOLDS and all parties having or claiming to have any right, title or interest in the property

herein described:
YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida: WEEK/UNIT:

6/000409 of Orange Lake Country Club Villas I, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according

FIRST INSERTION

to the Declaration of Condo minium thereof recorded in Official Records Book 3300, Page 2702, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 7, page 59 until 12:00 noon on the first Saturday 2061, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Decla-

ration of Condominium. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you. to the provision of certain assistance. contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA /s/ Charlotte Appline Deputy Clerk Civil Division 425 N Orange Ave Room 350 Orlando, FL 32801 12/11/24 24-03938W December 19, 26, 2024

425 N Orange Ave Room 350 Orlando, FL 32801 December 19, 26, 2024 24-03941W

--- SALES / ACTIONS ---

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA

CASE NO. 2024-CA-009486-O DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR THE REGISTERED HOLDERS OF MORGAN STANLEY ABS CAPITAL I INC. TRUST 2007-NC4 MORTGAGE PASS THROUGH CERTIFICATES.

SERIES 2007-NC4, Plaintiff, vs. UNKNOWN HEIRS OF OWEN GRAY; MARY GRAY A/K/A MARY LOUGRAY, ET AL. Defendants

To the following Defendant(s): UNKNOWN HEIRS OF OWEN GRAY (CURRENT RESIDENCE UNKNOWN) Last Known Address:

UNKNOWN

YOU ARE HEREBY NOTIFIED that an action for Foreclosure of Mortgage

on the following described property: LOT 4, BLOCK 'O", RIO GRANDE TERRACE EIGHTH ADDITION ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORD-ED IN PLAT BOOK 1, PAGE 71 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. A/K/A 2509 TELSTAR AVENUE, ORLANDO FL 32805

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 30 days from the first date of publication 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.

If you are a person with a disabil-

ity who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court

appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

WITNESS my hand and the seal of this Court this 12/11/24

Tiffany Moore Russell, Clerk of Courts /s/ Brian Williams Deputy Clerk Civil Division 425 N Orange Avenue Room 350

Orlando, Florida 32801 PHH20194-24/cam December 19, 26, 2024 24-03906W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. CASE NO.: 24-CA-003634-O #37 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. ASHFORD ET.AL.,

Defendant(s). NOTICE OF ACTION Count VIII

To: ANDREW T. HATTLEY And all parties claiming interest by, though, under or against Defendant(s) ANDREW T. HATTLEY and all parties having or claiming to have any right, title or interest in the property herein

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida: WEEK/UNIT:

1/005351 of Orange Lake Country Club Villas I. a Condominium together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 3300, Page 2702, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 7, page 59 until 12:00 noon on the first Saturday 2061. at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage

interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA 12/11/24 /s/ Charlotte Appline Deputy Clerk

> 425 N Orange Ave Room 350 Orlando, FL 32801

Civil Division

12/11/24 December 19, 26, 2024 24-03935W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. CASE NO.: 2024-CA-009607 #48 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. BIGHAM ET.AL.,

NOTICE OF ACTION Count VI To: SAMUEL HIAWATHA JENKINS

JR and all parties claiming interest by, through, under or against Defendant(s) SAMU-EL HIAWATHA JENKINS JR and all parties having or claiming to have any right, title or interest in the property

herein described: YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT: 43/003532-E

Defendant(s).

of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit

Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the

Telecommunications Relay Service. TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA 11/07/24 Naline S. Bahadur Deputy Clerk Civil Division 425 N Orange Ave Room 350

Orlando, FL 32801 December 19, 26, 2024 24-03944W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA.

CASE NO.: 2024-CA-009607 #48 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs.

BIGHAM ET.AL., Defendant(s).

NOTICE OF ACTION

Count V
To: DEBORAH R. HUFFMAN and all parties claiming interest by, through, under or against Defendant(s) DEBORAH R. HUFFMAN and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT:

36/088132 of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described

Condominium in the percentage interest established in the Decla-

ration of Condominium. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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. If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the

Telecommunications Relay Service. TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA 11/07/24 Naline S. Bahadur Deputy Clerk Civil Division 425 N Orange Ave Room 350 Orlando, FL 32801 December 19, 26, 2024 24-03943W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FLORIDA.

CASE NO.: 24-CA-003634-O #37 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. ASHFORD ET.AL.,

Defendant(s).

NOTICE OF ACTION Count I

To: IAN P. ASHFORD and MALENA B. ASHFORD

And all parties claiming interest by, through, under or against Defendant(s) IAN P. ASHFORD and MALENA B. ASHFORD and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT:

44/000096 of Orange Lake Country Club Villas I, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condo minium thereof recorded in Official Records Book 3300, Page 2702, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 7, page 59 until 12:00 noon on the first Saturday 2061, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described

Condominium in the percentage interest established in the Declaration of Condominium. has been filed against you and you are

required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
TIFFANY MOORE RUSSELL

CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA 12/11/24 /s/ Charlotte Appline

Deputy Clerk Civil Division 425 N Orange Ave Room 350 Orlando, FL 32801 12/11/24

December 19, 26, 2024 24-03929W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY,

weeks in the above described

FLORIDA. CASE NO.: 24-CA-003634-O #37 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. ASHFORD ET.AL.,

Defendant(s).

NOTICE OF ACTION

Count II To: GEORGE DAWSON and VIOLET

DAWSON And all parties claiming interest by, though, under or against Defendant(s) GEORGE DAWSON and VIOLET DAWSON and all parties having or claiming to have any right, title or interest in the property herein described: YOU ARE NOTIFIED that an action

to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida: WEEK/UNIT:

34/004323

of Orange Lake Country Club Villas I, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 3300, Page 2702, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 7, page 59 until 12:00 noon on the first Saturday 2061 at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described

Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the ${\it Telecommunications} \ {\it Relay Service}.$

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA 12/11/24 /s/ Charlotte Appline Deputy Clerk Civil Division 425 N Orange Ave Room 350

Orlando, FL 32801

December 19, 26, 2024 24-03930W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. CASE NO.: 24-CA-003634-O #37 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. ASHFORD ET.AL., Defendant(s).

NOTICE OF ACTION Count III

To: ROLAND A. DE PABLO and MARITZA D. DE PABLO VOS And all parties claiming interest by, though, under or against Defendant(s) ROLAND A. DE PABLO and MARITZA D. DE PABLO VOS and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida: WEEK/UNIT:

34/000089

of Orange Lake Country Club Villas I, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condo minium thereof recorded in Official Records Book 3300, Page 2702, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 7, page 59 until 12:00 noon on the first Saturday 2061 at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described

Condominium in the percentage interest established in the Declaration of Condominium. has been filed against you and you are

required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the

Telecommunications Relay Service.
TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA 12/11/24 /s/ Charlotte Appline Deputy Clerk Civil Division 425 N Orange Ave Room 350 Orlando, FL 32801 December 19, 26, 2024 24-03931W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA.

CASE NO.: 24-CA-003634-O #37 HOLIDAY INN CLUB VACATIONS INCORPORATED ASHFORD ET.AL.,

Defendant(s). NOTICE OF ACTION

Count IX
To: THOMAS W. HUDSPITH and JOHN S. HUDSPITH And all parties claiming interest by, though, under or against Defendant(s)

THOMAS W. HUDSPITH and JOHN S. HUDSPITH and all parties having or claiming to have any right, title or interest in the property herein described: YOU ARE NOTIFIED that an action

to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida: WEEK/UNIT:

of Orange Lake Country Club Villas I, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according the Declaration of Condo minium thereof recorded in Official Records Book 3300, Page 2702, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 7, page 59 until 12:00 noon on the first Saturday 2061, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with

the other owners of all the unit

weeks in the above described

Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOOŘE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA /s/ Charlotte Appline Deputy Clerk Civil Division 425 N Orange Ave Room 350 Orlando, FL 32801 12/11/24 December 19, 26, 2024 24-03936W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA.

CASE NO.: 24-CA-003634-O #37 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. ASHFORD ET.AL.,

Defendant(s). NOTICE OF ACTION

Count VI
To: MICHAEL DODDS and ELIZA-BETH A. DODDS And all parties claiming interest by, though, under or against Defendant(s)

MICHAEL DODDS and ELIZABETH A. DODDS and all parties having or claiming to have any right, title or interest in the property herein described: YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Or-

ange County, Florida: WEEK/UNIT: 22/005374 of Orange Lake Country Club Villas I, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condo minium thereof recorded in Official Records Book 3300, Page 2702, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 7, page 59 until 12:00 noon on the first Saturday 2061, at which date said estate shall terminate; TOGETHER with a

remainder over in fee simple ab-

solute as tenant in common with

the other owners of all the unit

weeks in the above described

Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service. TIFFANY MOORE RUSSELL

CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA 12/11/24 /s/ Charlotte Appline Deputy Clerk Civil Division 425 N Orange Ave Room 350 Orlando, FL 32801 12/11/24 December 19, 26, 2024 24-03933W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 24-CA-003634-O #37 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. ASHFORD ET.AL.,

Defendant(s).
NOTICE OF ACTION

Count V
To: HERNAN A. DIAZ REYES and ROSA A. VELASQUEZ OLEA

And all parties claiming interest by, though, under or against Defendant(s) HERNAN A. DIAZ REYES and ROSA A. VELASQUEZ OLEA and all parties having or claiming to have any right, title or interest in the property herein

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida: WEEK/UNIT:

2/005305

of Orange Lake Country Club Villas I, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condo minium thereof recorded in Official Records Book 3300, Page 2702, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condomini um Book 7, page 59 until 12:00 noon on the first Saturday 2061, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described

Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA /s/ Charlotte Appline Deputy Clerk Civil Division $425~\mathrm{N}$ Orange Ave Room 350 Orlando, FL 32801 12/11/24 December 19, 26, 2024 24-03932W

--- ACTIONS ---

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA.

CASE NO.: 24-CA-003634-O #37 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs.

ASHFORD ET.AL.,

Defendant(s).

NOTICE OF ACTION

Count X
To: PAULINE JURGENS AND ANY AND ALL UNKNOWN HEIRS, DEVI-SEES AND OTHER CLAIMANTS OF PAULINE JURGENS

And all parties claiming interest by, though, under or against Defendant(s) PAULINE JURGENS AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF PAU-LINE JURGENS all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida: WEEK/UNIT:

2/000019 of Orange Lake Country Club Villas I, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according the Declaration of Condo minium thereof recorded in Official Records Book 3300, Page 2702, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 7, page 59 until 12:00 noon on the first Saturday 2061, at which date said estate shall terminate: TOGETHER with a remainder over in fee simple absolute as tenant in common with

the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Decla-

ration of Condominium. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publica-tion 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the

Telecommunications Relay Service. TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA

12/11/24 /s/ Charlotte Appline Deputy Clerk Civil Division 425 N Orange Ave Room 350 Orlando, FL 32801 12/11/24

December 19, 26, 2024 24-03937W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY,

FLORIDA. CASE NO.: 2024-CA-009607 #48 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. **BIGHAM ET.AL.,**

Defendant(s).

NOTICE OF ACTION

Count II
To: HELEN JOYCE BROWN AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIM-ANTS OF HELEN JOYCE BROWN and all parties claiming interest by, through, under or against Defendant(s) HELEN JOYCE BROWN AND ANY AND ALL UNKNOWN HEIRS, DE-VISEES AND OTHER CLAIMANTS OF HELEN JOYCE BROWN and all parties having or claiming to have any

herein described: YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

right, title or interest in the property

WEEK/UNIT 35/086645-O

of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA 11/07/24 Naline S. Bahadur Deputy Clerk Civil Division 425 N Orange Ave

Room 350

Orlando, FL 32801 December 19, 26, 2024 24-03940W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. CASE NO.: 2024-CA-009607 #48 HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. BIGHAM ET.AL., Defendant(s).

NOTICE OF ACTION

Count VII To: ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF MARIANNE L WIN-TER and all parties claiming interest by, through, under or against Defendant(s) and

ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIM-ANTS OF MARIANNE L WINTER and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT: 25/087841

of Orange Lake Country Club Villas III, a Condominium, to-gether with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with

the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Decla-

 $ration\ of\ Condominium.$ has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time efore the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service. TIFFANY MOORE RUSSELL

CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA 11/07/24 Naline S. Bahadur Deputy Clerk Civil Division 425 N Orange Ave Room 350

Orlando, FL 32801

December 19, 26, 2024 24-03945W

FIRST INSERTION

IN THE CIRCUIT COURT oF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY. FLORIDA.

CASE NO.: 24-CA-003648-O #33 HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. ARBUCKLE et.al., Defendant(s).

NOTICE OF ACTION

Count III To: JOSEPH E. BLODGETT AND ANY AND ALL UNKNOWN HEIRS, DEVI-SEES AND OTHER CLAIMANTS OF JOSEPH E. BLODGETT And all parties claiming interest by, through, un-der or against Defendant(s) JOSEPH E. BLODGETT AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF JOSEPH E. BLODGETT and all parties having or claiming to have any right, title or interest in the property herein described: 153 NEW LITCHFIELD ST

TORRINGTON,CT 06790 YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT: 8/003564

of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange unty Florida and all amen ments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a

remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability

who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA /s/ Brian Williams Deputy Clerk Civil Division 425 N Orange Ave Room 350 Orlando, FL 32801

December 19, 26, 2024 24-03890W

FIRST INSERTION

IN THE CIRCUIT COURT oF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY. FLORIDA.

CASE NO.: 24-CA-003648-O #33 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. ARBUCKLE et.al.,

Defendant(s).

NOTICE OF ACTION

Count II To: ROSE C. BISCHOFF AND ANY AND ALL UNKNOWN HEIRS, DEVI-SEES AND OTHER CLAIMANTS OF ROSE C. BISCHOFF And all parties claiming interest by, through, under or against Defendant(s) ROSE C. BI-SCHOFF AND ANY AND ALL UN-KNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF ROSE C. BISCHOFF and alll parties having or claiming to have any right, title or interest in the property herein described: 625 JENA DR

DELTONA,FL 32725 YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT: 15/086412 of Orange Lake Country Club

Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange ounty. Florida, and all amend ments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a

remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you. to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA /s/ Brian Williams Deputy Clerk Civil Division 425 N Orange Ave Room 350 Orlando, FL 32801

December 19, 26, 2024 24-03889W

FIRST INSERTION

IN THE CIRCUIT COURT oF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA.

CASE NO.: 24-CA-003648-O #33 HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. ARBUCKLE et.al.,

Defendant(s).

NOTICE OF ACTION

Count I To: BECKY L. ARBUCKLE and MERRILL W. ARBUCKLE AND ANY AND ALL UNKNOWN HEIRS, DE-VISEES AND OTHER CLAIMANTS OF MERRILL W. ARBUCKLE And all parties claiming interest by, through, under or against Defendant(s) BECKY L. ARBUCKLE and MERRILL W. ARBUCKLE AND ANY AND ALL UN-KNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF MERRILL W. ARBUCKLE and all parties having or claiming to have any right, title or interest in the property herein described: PO BOX 74, 303 2ND AVE E. THREE FORKS,MT 59752

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Or-

ange County, Florida: WEEK/UNIT: 3/003872

of Orange Lake Country Club Villas III. a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965. County, Florida, and all amendments thereto; the plat of which recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071. at which date said estate shall

terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the

Telecommunications Relay Service.
TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA /s/ Brian Williams Deputy Clerk Civil Division 425 N Orange Ave Room 350 Orlando, FL 32801

12/11/24

December 19, 26, 2024 24-03888W

FIRST INSERTION

IN THE CIRCUIT COURT oF THE NINTH JUDICIAL CIRCUIT, IN AND FOR oRANGE COUNTY,

FLORIDA CASE NO.: 24-CA-003648-O #33 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. ARBUCKLE et.al.,

Defendant(s).

NOTICE OF ACTION

Count X To: JESSELYN C. JACKSON and

HERMAN P. JACKSON, JR. AND ANY AND ALL UNKNOWN HEIRS, DEVI-SEES AND OTHER CLAIMANTS OF HERMAN P. JACKSON, JR. And all parties claiming interest by, through, under or against Defendant(s) JESSE-LYN C. JACKSON and HERMAN P. JACKSON, JR. AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF HERMAN P. JACKSON, JR. and all parties having or claiming to have any right, title or interest in the property herein described: 7407 SANDLEWOOD DR

NORTH CHESTERFIELD,VA 23235 YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Or-

ange County, Florida: WEEK/UNIT:

of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071 at which date said estate shall

terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the

Telecommunications Relay Service.
TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA /s/ Brian Williams Deputy Clerk Civil Division 425 N Orange Ave Room 350 Orlando, FL 32801

December 19, 26, 2024 24-03897W

12/11/24

FIRST INSERTION

IN THE CIRCUIT COURT oF THE NINTH JUDICIAL CIRCUIT, IN AND FOR oRANGE COUNTY, FLORIDA.

CASE NO .: 24-CA-003648-O #33 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs.

ARBUCKLE et.al., Defendant(s). NOTICE OF ACTION

Count IX To: CAROL D. GALLAGHER AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIM-ANTS OF CAROL D. GALLAGHER And all parties claiming interest by, through, under or against Defendant(s) CAROL D. GALLAGHER AND ANY AND ALL UNKNOWN HEIRS, DE-VISEES AND OTHER CLAIMANTS OF CAROL D. GALLAGHER and all parties having or claiming to have any right, title or interest in the property herein described: $3524~\mathrm{W}$ SHORE RD APT 222

WARWICK,RI 02886 YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Or-

ange County, Florida: WEEK/UNIT:

of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071. at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the

Telecommunications Relay Service.
TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA /s/ Brian Williams Deputy Clerk Civil Division 425 N Orange Ave Orlando, FL 32801 12/11/24

December 19, 26, 2024 24-03896W

FIRST INSERTION

IN THE CIRCUIT COURT oF THE NINTH JUDICIAL CIRCUIT, IN AND FOR oRANGE COUNTY, FLORIDA. CASE NO.:

24-CA-003648-O #33 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. ARBUCKLE et.al.,

Defendant(s). NOTICE OF ACTION

Count V To: THOMAS R. BRASWELL AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIM-ANTS OF THOMAS R. BRASWELL And all parties claiming interest by, through, under or against Defendant(s) THOMAS R. BRASWELL AND ANY AND ALL UNKNOWN HEIRS, DE-VISEES AND OTHER CLAIMANTS OF THOMAS R. BRASWELL and all parties having or claiming to have any right, title or interest in the property herein described:

13164 ENCHANTMENT DR SPRING HILL.FL 34609

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT: 2/087733

of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071, at which date said estate shall

terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Decla-

ration of Condominium. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. contact: in Orange County, ADA Coordinator, Human Resources Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the

Telecommunications Relay Service. TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA /s/ Brian Williams Deputy Clerk Civil Division 425 N Orange Ave Room 350 Orlando, FL 32801

December 19, 26, 2024 24-03892W



Email your Legal Notice

legal@businessobserverfl.com Deadline Wednesday at noon Friday Publication

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--- SALES / ACTIONS ---

FIRST INSERTION

IN THE CIRCUIT COURT oF THE NINTH JUDICIAL CIRCUIT, IN AND FOR oRANGE COUNTY, FLORIDA.

CASE NO.: 24-CA-003648-O #33 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. ARBUCKLE et.al..

Defendant(s).

NOTICE OF ACTION

Count VIII
To: JULIE KAY FOX and MARK A. FOX and JAMES R. FOX AND ANY AND ALL UNKNOWN HEIRS, DE-VISEES AND OTHER CLAIMANTS OF JAMES R. FOX and all parties claiming interest by, through, under or against Defendant(s) JULIE KAY FOX and MARK A. FOX and JAMES R. FOX AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF JAMES R. FOX and all parties having or claiming to have any right, title or interest in the property herein described: 1105 FLINTWOOD ST SW ISANTI,MN 55040 200 C E COUNTY RD # 109

ISANTI, MN 55040 YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT: 10/088064 of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements ap-

purtenant thereto, according to the Declaration of Condomini-um thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071

at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA /s/ Brian Williams Deputy Clerk Civil Division 425 N Orange Ave Room 350 Orlando, FL 32801 12/11/24 December 19, 26, 2024 24-03895W

FIRST INSERTION

IN THE CIRCUIT COURT oF THE NINTH JUDICIAL CIRCUIT, IN AND FOR oRANGE COUNTY, FLORIDA.

CASE NO.: 24-CA-003648-O #33 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. ARBUCKLE et.al., Defendant(s).

NOTICE OF ACTION

Count VII To: JULIE KAY FOX and MARK A. FOX and JAMES R. FOX AND ANY AND ALL UNKNOWN HEIRS, DE-VISEES AND OTHER CLAIMANTS OF JAMES R. FOX and all parties claiming interest by, through, under or against Defendant(s) JULIE KAY FOX and MARK A. FOX and JAMES R. FOX AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF JAMES R. FOX and all parties having or claiming to have any right, title or interest in the property herein described: 1105 FLINTWOOD ST SW ISANTI,MN 55040

ISANTI, MN 55040 YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

200 C E COUNTY RD # 109

WEEK/UNIT:

9/088064 of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071

at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA /s/ Brian Williams Deputy Clerk Civil Division 425 N Orange Ave Room 350 Orlando, FL 32801 12/11/24

December 19, 26, 2024 24-03894W

FIRST INSERTION

IN THE CIRCUIT COURT oF THE NINTH JUDICIAL CIRCUIT, IN AND FOR oRANGE COUNTY, FLORIDA.

CASE NO.: 24-CA-003648-O #33 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs ARBUCKLE et.al.,

Defendant(s).NOTICE OF ACTION Count VI

To: PATRICIA LEE DIVERS and ALLEN DALE DIVERS, JR. AND ANY AND ALL UNKNOWN HEIRS, DEVI-SEES AND OTHER CLAIMANTS OF ALLEN DALE DIVERS, JR. And all parties claiming interest by, through, under or against Defendant(s) PATRI-CIA LEE DIVERS and ALLEN DALE DIVERS, JR. AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF ALLEN DALE DIVERS, JR. and aal parties having or claiming to have any right, title or interest in the property herein described:

3439 WEIDASVILLE RD

OREFIELD,PA 18069 YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT: 33/088034

of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071

at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Decla-

ration of Condominium. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the

Telecommunications Relay Service.
TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA /s/ Brian Williams Deputy Clerk Civil Division 425 N Orange Ave Room 350 Orlando, FL 32801 12/11/24 December 19, 26, 2024 24-03893W

FIRST INSERTION

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA

NOTICE OF ACTION

CASE NO.: 2024-CA-009964-0 DIVISION: 35

N. I. NITOF INC., a Florida Corporation

DURRANT KELLOGG and TERI L. KELLOGG, husband and wife, HECTOR FALCON, AND MICHAEL C. CRISAN

Defendants TO: MICHAEL C. CRISAN residential address is unknown YOU ARE HEREBY NOTIFIED

(1) an action to quiet title of the following described real prop-erty located in Orange County,

THE WEST 47 FEET OF LOTS 7 AND 8, BLOCK 12 OF TAN-GERINE, A SUBDIVISION IN SECTION 8, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN MISCELLANEOUS BOOK 3, PAGE 599 OF THE OFFI-CIAL RECORDS OF ORANGE COUNTY, FLORIDA.

Parcel ID Number: 08-20-27-8559-12-070

(2) the entry of a judgment in the above Court establishing a STATUTORY EASEMENT OF NECESSITY PURSUANT TO F.S. 704.01(2), for ingress and egress over and across the following described real property situated in Orange County, Florida owned by Defendant MI-CHAEL C. CRISAN:

LOTS 23 AND 24, BLOCK 12, OF TANGERINE, A SUBDIVI-

SION IN SECTION 8, TOWN-SHIP 20 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORD-IN MISCELLANEOUS BOOK 3, PAGE 599 OF THE OFFICIAL RECORDS OF OR-ANGE COUNTY, FLORIDA. Parcel ID Number:

08-20-27-8559-12-230 Property Address: 5527 Pine Street, Mount Dora, Florida

32757 and for the benefit of the following described real property owned by the Plaintiff: THE WEST 47 FEET OF LOTS

7 AND 8, BLOCK 12 OF TANGERINE, A SUBDIVISION IN SECTION 8, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN MISCELLANEOUS BOOK 3, PAGE 599 OF THE OFFI-CIAL RECORDS OF ORANGE

COUNTY, FLORIDA. Parcel ID Number: 08-20-27-8559-12-070

You are required to serve a copy of your written defenses, if any, on RAFAEL M. ROJAS, ESQ., R. M. ROJAS P.A., Attornevs for Plaintiff, 155 Ocean Lane Drive #1110, Key Biscayne, Florida 33149 on or before 30 days from the first date of publication and file the original with the Clerk of this Court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

DATED on DECEMBER 16, 2024 TIFFANY M. RUSSELL, Clerk of the Court (Court Seal) By: /S/ Nancy Garcia As Deputy Clerk $Dec.\,19,\,26,\,2024;\,Jan.\,2,\,9,\,2025$ 24-03904W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA.

CASE NO.: 24-CA-003634-O #37 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. ASHFORD ET.AL.,

Defendant(s). NOTICE OF ACTION

Count VII
To: MAMIE N. HARTY and BELFORD
D. HARTY JR. AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF BELFORD D. HARTY JR.

And all parties claiming interest by, though, under or against Defendant(s) MAMIE N. HARTY and BELFORD D. HARTY JR. AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF BELFORD D. HARTY JR. and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT: 47/000269

of Orange Lake Country Club Villas I, a Condominium, to-gether with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 3300, Page 2702, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 7, page 59 until 12:00 noon on the first Saturday 2061, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA 12/11/24 /s/ Charlotte Appline Deputy Clerk Civil Division 425 N Orange Ave Room 350 Orlando, FL 32801

December 19, 26, 2024 24-03934W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. CASE NO.: 2024-CA-009607 #48 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. BIGHAM ET.AL., Defendant(s).

NOTICE OF ACTION

Count I ANY AND ALL UNKNOWN HEIRS OF ALACIA LYNETTE BIGHAM and all parties claiming interest by, through, under or against Defendant(s) ANY AND ALL UN-KNOWN HEIRS OF ALACIA LY-NETTE BIGHAM and

All parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida: WEEK/UNIT:

47/087626-O

of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amend-ments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit

weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium. has been filed against you and you are

required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to vou. to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA Naline S. Bahadur Deputy Clerk Civil Division $425~\mathrm{N}$ Orange Ave Room 350 Orlando, FL 32801 December 19, 26, 2024 24-03939W

FIRST INSERTION

FIRST INSERTION IN THE CIRCUIT COURT oF THE NINTH JUDICIAL CIRCUIT, IN

FLORIDA. CASE NO.: 24-CA-003648-O #33 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. ARBUCKLE et.al., Defendant(s).

AND FOR ORANGE COUNTY.

NOTICE OF ACTION Count IV

To: SYLVESTER CARL BOMPART AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF SYLVESTER CARL BOMPART and

BERNICE BOMPART AND ANY AND ALL UNKNOWN HEIRS, DEVI-SEES AND OTHER CLAIMANTS OF BERNICE BOMPART And all parties claiming interest by, through, under or against Defendant(s) SYLVESTER CARL BOMPART AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF SYL-VESTER CARL BOMPART and BER-NICE BOMPART AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF BERNICE BOMPART and all parties having or claiming to have any right, title or interest in the property herein described: 1877 NW 96TH AVE

PLANTATION,FL 33322 YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT: 47/086161

of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which

is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071 at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County. ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
TIFFANY MOORE RUSSELL

CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA /s/ Brian Williams Deputy Clerk Civil Division 425 N Orange Ave Room 350 Orlando, FL 32801 12/11/24 December 19, 26, 2024 24-03891W

RE-NOTICE OF SALE **PURSUANT TO CHAPTER 45** IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA. CIVIL DIVISION CASE NO. 2023-CA-010956-O J.P. MORGAN MORTGAGE

ACQUISITION CORP., Plaintiff, vs. EVELYN NOWLIN; HSBC FINANCE CORPORATION SUCCESSOR BY MERGER TO BENEFICIAL FLORIDA INC · MATTHEW I. BUTLER· UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2 and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED,

Defendant(s).NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated April 22, 2024 and an Order Resetting Sale dated December 03, 2024 and entered in Case No. 2023-CA-010956-O of the Circuit Court in and for Orange County, Florida, wherein J.P. MORGAN MORTGAGE ACQUI-SITION CORP. is Plaintiff and EVE-LYN NOWLIN; HSBC FINANCE CORPORATION SUCCESSOR BY MERGER TO BENEFICIAL FLOR-IDA INC.; MATTHEW L. BUTLER; UNKNOWN TENANT NO. 1; UN-KNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UN-DER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DE-SCRIBED, are Defendants, TIFFANY MOORE RUSSELL, Clerk of the Circuit Court, will sell to the highest and best bidder for cash www.myorange-

clerk.realforeclose.com, 11:00 A.M.,

on January 15, 2025, the following

described property as set forth in said Order or Final Judgment, to-wit: LOT 1, BLOCK C, WESTSIDE MANOR, SECTION 1, ACCORD-ING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK W, PAGE 56, PUBLIC RECORDS OF

ORANGE COUNTY, FLORIDA. ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DESCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVID-ED HEREIN.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Pursuant to Florida Statute 45.031(2), this notice shall be publishedtwice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale. DATED December 6, 2024

Diaz Anselmo & Associates, P.A. Attorneys for Plaintiff 499 NW 70th Ave., Suite 309 Fort Lauderdale, FL 33317 Telephone: (954) 564-0071 Facsimile: (954) 564-9252 Service E-mail: answers@dallegal.comBy: /s/ Ian Dolan Ian C. Dolan Florida Bar No.: 757071 Roy Diaz, Attorney of Record Florida Bar No. 767700 1460-189806 / TM1 December 19, 26, 2024 24-03901W

RE-NOTICE OF SALE **PURSUANT TO CHAPTER 45** IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY. FLORIDA.

CIVIL DIVISION CASE NO. 2023-CA-013015-O US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST, Plaintiff, vs. MARTA RODRIGO; RAFAEL A. RUANO; STATE OF FLORIDA, DEPARTMENT OF REVENUE DEERFIELD COMMUNITY ASSOCIATION, INC.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; AND ALL UNKNOWN PARTIES CLAIMING ${\bf INTERESTS~BY, THROUGH,}$ UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO

HAVE ANY RIGHT, TITLE OR

INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s). NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated February 13, 2024 and an Order Resetting Sale dated December 10, 2024 and entered in Case No. 2023-CA-013015-O of the Circuit Court in and for Orange County, Florida, wherein US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST is Plaintiff and MARTA RODRIGO; RAFAEL A. RUANO; STATE OF FLORIDA, DE-PARTMENT OF REVENUE; DEER-FIELD COMMUNITY ASSOCIA-TION, INC.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. and ALL UNKNOWN PAR-TIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIM-ING TO HAVE ANY RIGHT, TITLE

OR INTEREST IN THE PROPERTY

HEREIN DESCRIBED, are Defen-

dants, TIFFANY MOORE RUSSELL,

Clerk of the Circuit Court, will sell to

the highest and best bidder for cash

www.myorangeclerk.realforeclose.

FIRST INSERTION com, 11:00 A.M., on January 22, 2025 , the following described property as set forth in said Order or Final Judgment,

> LOT 46 DEERFIELD PHASE 2-B UNIT 4, ACCORDING TO THE PLAT THEREOF AS RE-CORDED IN PLAT BOOK 26, AT PAGE 72 AND 73 OF THE PUBLIC RECORDS OF OR- $ANGE\ COUNTY,\ FLORIDA.$

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

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

DATED December 16, 2024. By: /s/ Ian Dolan Ian C. Dolan Florida Bar No.: 757071 Roy Diaz, Attorney of Record

Florida Bar No. 767700

Diaz Anselmo Lindberg P.A. Attorneys for Plaintiff 499 NW 70th Ave., Suite 309 Fort Lauderdale, FL 33317 Telephone: (954) 564-0071 Facsimile: (954) 564-9252 Service E-mail: answers@dallegal.com

1496-191790 / SR4 December 19, 26, 2024 24-03946W

--- SALES / TAX DEEDS ---

FIRST INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA.

CIVIL DIVISION $CASE\ NO.\ 2018\text{-}CA\text{-}001263\text{-}O$ HSBC BANK USA, NATIONAL ASSOCIATION AS TRUSTEE FOR DEUTSCHE ALT-A SECURITIES, INC., MORTGAGE PASS-THROUGH CERTIFICATES

SERIES 2006-AR3, Plaintiff, vs. THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF CHARLES A. MOORE A/K/A CHARLES MOORE A/K/A CHARLES ANTHONY MOORE, DECEASED; HOME **EQUITY OF AMERICA, INC.;** LARRY HARRISON; GARY FLOYD HARRISON; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE

PROPERTY HEREIN DESCRIBED.

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Fi-nal Judgment of foreclosure dated April 22, 2019 and an Order Resetting Sale dated December 13, 2024 and entered in Case No. 2018-CA-001263-O of the Circuit Court in and for Orange County, Florida, wherein HSBC BANK USA, NATION-AL ASSOCIATION AS TRUSTEE FOR DEUTSCHE ALT-A SECU-RITIES, INC., MORTGAGE PASS-THROUGH CERTIFICATES SE-RIES 2006-AR3 is Plaintiff and THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CRED-ITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ES-TATE OF CHARLES A. MOORE A/K/A CHARLES MOORE A/K/A CHARLES ANTHONY MOORE, DECEASED; HOME EQUITY OF AMERICA, INC.; LARRY HARRI-SON; GARY FLOYD HARRISON; UNKNOWN TENANT NO. 1; UN-KNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UN-DER OR AGAINST A NAMED DE-

FENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT. TITLE OR INTER-EST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, TIF-FANY MOORE RUSSELL, Clerk of the Circuit Court, will sell to the highest and best bidder for cash www. myorangeclerk.realforeclose.com, 11:00 A.M., on January 28, 2025, the following described property as set forth in said Order or Final Judgment, to-wit:

LOTS 31 AND 32, BLOCK G, ORLO VISTA HEIGHTS ADDITION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK L, PAGE 75, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale. DATED December 16, 2024.

By: /s/ Ian Dolan Ian C. Dolan Florida Bar No.: 757071

Roy Diaz, Attorney of Record Florida Bar No. 767700 Diaz Anselmo Lindberg P.A. Attorneys for Plaintiff 499 NW 70th Ave., Suite 309 Fort Lauderdale, FL 33317 Telephone: (954) 564-0071 Facsimile: (954) 564-9252 Service E-mail: answers@dallegal.com 1396-166882 / SR4 December 19, 26, 2024 24-03947W FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 2024-CA-000480-O THE BANK OF NEW YORK

MELLON TRUST COMPANY, N.A., AS SUCCESSOR-IN-INTEREST TO ALL PERMITTED SUCCESSORS AND ASSIGNS OF BANK ONE, NATIONAL ASSOCIATION, AS TRUSTEE, FOR CERTIFICATEHOLDERS OF ACE SECURITIES CORP. HOME **EQUITY LOAN TRUST, SERIES** 2003-HS1 ASSET BACKED PASS-THROUGH CERTIFICATES, Plaintiff, VS.

STEPHANIE S. WINTERS A/K/A STEPHANIE WINTERS: UNKNOWN SPOUSE OF STEPHANIE S. WINTERS A/K/A STEPHANIE WINTERS: ORANGE COUNTY, FLORIDA; HICKORY COVE HOMEOWNERS 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 December 9, 2024 in Civil Case No. 2024-CA-000480-O, of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein, THE BANK OF NEW YORK MELLON TRUST COMPANY N.A., AS SUCCESSOR-IN-INTEREST TO ALL PERMITTED SUCCESSORS AND ASSIGNS OF BANK ONE, NA-TIONAL ASSOCIATION, AS TRUST-EE, FOR CERTIFICATEHOLDERS OF ACE SECURITIES CORP. HOME EQUITY LOAN TRUST, SERIES 2003-HS1 ASSET BACKED PASS-THROUGH CERTIFICATES is the Plaintiff, and STEPHANIE S. WIN-TERS A/K/A STEPHANIE WINTERS; UNKNOWN SPOUSE OF STEPHA-NIE S. WINTERS A/K/A STEPHA-NIE WINTERS; ORANGE COUNTY, FLORIDA; HICKORY COVE HOME-OWNERS ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES NAMED INDIVIDUAL DEFEN-DANT(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, Tiffany Moore Russell will sell to the highest bidder for cash at www.myorangeclerk. realforeclose.com on January 23, 2025 at 11:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 135, HICKORY COVE. ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 50, PAGE 149 THROUGH 152 INCLUSIVE, OF THE PUBLIC RECORDS OF OR-ANGE COUNTY, FLORIDA.

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

AMERICANS WITH DISABILITIES ACT: AMERICANS WITH DISABIL-ITIES ACT: If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County;: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

Dated this 12th day of December,

Digitally Signed by John J. Cullaro FBN: 66699 Primary E-Mail:

ServiceMail@aldridgepite.com ALDRIDGE | PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 1221-15595B December 19, 26, 2024 24-03899W

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 2022-CA-003472-O

MORTGAGE ASSETS MANAGEMENT, LLC, Plaintiff, VS. DOROTHY MERRICKS A/K/A DOROTHY MERRICK; CLARENCE COOPER: DONNELL COOPER; THE ESTATE OF CHARLES COOPER, DECEASED; UNITED STATES OF AMERICA-DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN TENANT #1 N/K/A PHYLLIS ARMSTEAD; BARBARA COOPER; QUENNA FENOT; CHARLES COOPER, JR.; ASHANTI COOPER; SHELEATRICE STEWART; 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 October 15, 2024 in Civil

Case No. 2022-CA-003472-O, of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein, MORTGAGE ASSETS $\,$ MANAGEMENT, LLC is the Plaintiff, and DOROTHY MERRICKS A/K/A DOROTHY MERRICK; CLARENCE COOPER; DONNELL COOPER; THE ESTATE OF CHARLES COO-PER, DECEASED; UNITED STATES OF AMERICA- DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN TENANT #1 N/K/A PHYLLIS ARMSTEAD; BAR-BARA COOPER; QUENNA FENOT; CHARLES COOPER, JR.; ASHANTI COOPER; SHELEATRICE STEW-ART: ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HERE-IN NAMED INDIVIDUAL DEFEN-DANT(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, Tiffany Moore Russell will sell to the highest bidder for cash at www.myorangeclerk. realforeclose.com on January 14, 2025 at 11:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 21, BLOCK A, LAKE MANN ESTATES, UNIT NUMBER THREE, ACCORDING TO THE PLAT THEREOF AS RECORD-ED IN PLAT BOOK Y, PAGE 114. PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

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

AMERICANS WITH DISABILITIES ACT: AMERICANS WITH DISABIL-ITIES ACT: If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County;: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

Dated this 11th day of December,

Digitally Signed by Zachary Ullman FNB: 106751 Primary E-Mail:

Service Mail@aldridge pite.comALDRIDGE | PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 1395-488B December 19, 26, 2024 24-03898W

Email your Legal Notice legal@businessobserverfl.com

Deadline Wednesday at noon Friday Publication

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

NOTICE OF APPLICATION FOR TAX DEED

TLOA OF FLORIDA LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was ssessed are as follows:

CERTIFICATE NUMBER: 2022-9478

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: ANGEBILT ADDITION H/79 LOT 3 & E 20 FT OF VAC R/W ON W (LESS R/W FOR SR 428) BLK 55 SEE 4167/910

Name in which assessed: SAMMY GAMBLE III, KIETTA O MAYWEATHER

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 30, 2025.

Dated: Dec 12, 2024 Phil Diamond County Comptroller Orange County, Florida Bv: M Sosa Deputy Comptroller

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that BUFFALO BILL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2017-2680

YEAR OF ISSUANCE: 2017

DESCRIPTION OF PROPERTY: N 109 FT OF S 1126 FT OF SW1/4 OF SW1/4 LYING E OF RY MEASURED ON É SIDE IN SEC 15-21-28

PARCEL ID # 15-21-28-0000-00-056

Name in which assessed: DAVID HICKEY ESTATE

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 30, 2025.

Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Dec. 19, 26, 2024; Jan. 2, 9, 2025 24-03877W

FIRST INSERTION

CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that FHB AS COLLATERAL ASSIGNEE FOR SAVVY FL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was essed are as follows:

CERTIFICATE NUMBER: 2021-5899

MCKOY LAND COMPANY SUB F/49 THE W1/2 OF SE1/4 & E1/2 OF SW1/4 LOT 7

PARCEL ID # 36-24-28-5359-00-075

Name in which assessed: MARSHALL R GLASS 1/2 INT, ROB-TRUST 1/2 INT

ty of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 30, 2025.

Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Dec. 19, 26, 2024; Jan. 2, 9, 2025

FIRST INSERTION NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that TLOA OF FLORIDA LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-2524

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: ROBINSON & DERBYS ADD TO APOPKA B/40 LOT 23 & N1/2 OF VACATED R/W ON S PER 4266/0705

PARCEL ID # 15-21-28-7540-00-230

Name in which assessed

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at

Dated: Dec 12, 2024 Deputy Comptroller Dec. 19, 26, 2024; Jan. 2, 9, 2025 24-03879W

FIRST INSERTION NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that

SUNSHINE STATE CERTIFICATES VIII LLLP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was asse are as follows:

CERTIFICATE NUMBER: 2022-7905

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: JEGROVES SUBF/62 THE E 50.5 FT OF S1/2 OF LOT 2 BLK F

PARCEL ID # 25-22-29-3228-06-022

Name in which a sed: MATTHEWS FENDERSON, LILLIE FENDERSON

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 30, 2025.

Dated: Dec 12, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Dec. 19, 26, 2024; Jan. 2, 9, 2025 24-03880W

FIRST INSERTION NOTICE OF APPLICATION

NOTICE IS HEREBY GIVEN that TLOA OF FLORIDA LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was essed are as follows:

CERTIFICATE NUMBER: 2022-9010

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: TROPICAL PARK S/114 LOT 6 (LESS N 10 FT) & N 20 FT LOT 7 BLK A

PARCEL ID # 34-22-29-8748-01-061

Name in which assessed: VALIGHN D WILLIS ESTAT

realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 30, 2025.

Dec. 19, 26, 2024; Jan. 2, 9, 2025 24-03881W

FIRST INSERTION

NOTICE IS HEREBY GIVEN that

PARCEL ID # 03-23-29-0180-55-030

10:00 a.m. ET, Jan 30, 2025.

Dec. 19, 26, 2024; Jan. 2, 9, 2025 24-03882W

FIRST INSERTION

NOTICE OF APPLICATION

assessed are as follows:

CERTIFICATE NUMBER: 2022-10171

DESCRIPTION OF PROPERTY: LYME BAY COLONY CONDO CB

PARCEL ID # 10-23-29-5298-11-050

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at

Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller

Dated: Dec 12, 2024

FIRST INSERTION

certificate for a TAX DEED to be issued year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-10834

YEAR OF ISSUANCE: 2022

Name in which assessed:

PARCEL ID # 21-23-29-6304-04-337

FAB TRADING COMPANY LLC ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.

Dated: Dec 12, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller

FIRST INSERTION NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that LEGENDARY INVESTMENTS LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as

CERTIFICATE NUMBER: 2022-13022

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: LAKE BARTON PARK M/16 LOTS 8

PARCEL ID # 21-22-30-4312-01-080

Name in which assessed: MOREHOUSE CAPITAL LLC

Dated: Dec 12, 2024

Phil Diamond

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 30, 2025.

County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Dec. 19, 26, 2024; Jan. 2, 9, 2025 24-03885W

FIRST INSERTION NOTICE OF APPLICATION

 $\begin{array}{ccc} & \textbf{FOR TAX DEED} \\ \textbf{NOTICE} & \textbf{IS} & \textbf{HEREBY GIVEN that} \end{array}$ TLOA OF FLORIDA LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was essed are as follows:

CERTIFICATE NUMBER:

YEAR OF ISSUANCE: 2022 DESCRIPTION OF PROPERTY: VILLAGE SQUARE CONDO CB 6/31 BLDG D UNIT 5927

PARCEL ID # 03-23-30-8896-04-270 Name in which assessed: WENDER

DISHMEY, ZURISADDAI DISHMEY ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the

highest bidder online at www.orange.

realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 30, 2025. Dated: Dec 12, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller

 $Dec.\ 19, 26, 2024; Jan.\ 2, 9, 2025$ 24-03886W

FOR TAX DEED

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.

Dated: Dec 12, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller

FIRST INSERTION

NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that TLOA OF FLORIDA LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was essed are as follows:

CERTIFICATE NUMBER:

2022-16598 YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: FROM NE COR OF SEC RUN N 330.18 FT W 2713.23 FT FOR A POB TH S 993.65 FT N 73 DEG E 199.54 FT N 374.54 FT N 10 DEG W 568.84 FT W 100 FT TO POB (LESS SLY 33 FT FOR

RD R/W) IN SEC 11-22-32 PARCEL ID # 11-22-32-0000-00-046

Name in which assessed: GARY GRIFFIN

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 30, 2025.

Dated: Dec 12, 2024 Phil Diamond County Comptroller

Orange County, Florida By: M Sosa Deputy Comptroller Dec. 19, 26, 2024; Jan. 2, 9, 2025 24-03887W

Dated: Dec 12, 2024

FOR TAX DEED NOTICE IS HEREBY GIVEN that TLOA OF FLORIDA LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was

YEAR OF ISSUANCE: 2022

Name in which assessed: DARRYL

OUTING, ANDREA OUTING

Dec. 19, 26, 2024; Jan. 2, 9, 2025 24-03883W

YEAR OF ISSUANCE: 2021 DESCRIPTION OF PROPERTY: THE

ERT BRYAN GLASS IRREVOCABLE ALL of said property being in the Coun-

Dated: Dec 12, 2024

24-03878W

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that
RAM TAX LIEN FUND LP the holder of the following certificate has filed said thereon. The Certificate number and

DESCRIPTION PROPER-CONDOMINIUM TY: GREENS $8919/2522 \ \& \ 9717/1775 \ UNIT \ 4337$

realtaxdeed.com scheduled to begin at 10:00 a.m. ET. Jan 30, 2025.

Dec. 19, 26, 2024; Jan. 2, 9, 2025 24-03884W

ADENIA M ANGELES

10:00 a.m. ET, Jan 30, 2025. Phil Diamond County Comptroller Orange County, Florida By: M Sosa

--- PUBLIC NOTICES / TAX DEEDS ---

SECOND INSERTION

Declaration of Receivership

- I, Ta-Sha Lavonne: Hester, a living, breathing, sentient being, hereby declare and affirm the following under my own authority, operating as Ego Sum Meipso Dominus de Lex, free and independent:
 - 1. Identity and Authority
- 1.1. I declare that I am the sole, rightful Dominus and Executor of my own estate, person, and legal fiction.
- 1.2. I do not consent to, nor recognize, any authority, entity, or institution that claims jurisdiction over my estate or person without my explicit, written consent.

 1.3. By this declaration, I assert my natural right to self-governance, as affirmed by
- the universal principles of natural law and equity. 2. Receivership and Administration
- 2.1. I assume full Receivership, Administration, and Execution of all assets, rights, privileges, and obligations associated with my person and estate.
- 2.2. I revoke and rescind any presumed or implicit trusteeships, contracts, or agreements that have not been entered into knowingly, willingly, and intentionally
- 2.3. I declare that any and all prior claims, liens, or encumbrances upon my estate must be presented with full verified proof of claim and lawful authority, subject to
- my review and approval. 3. Affirmation of Sovereignty 3.1. Ego Sum Meipso Dominus de Lex: By this declaration, I affirm my position
- as the supreme authority over my own affairs, bound only by the principles of truth, honor, and equity. 3.2. I operate under the jurisdiction of natural law and do not consent to being
- governed by statutory law, except where it is explicitly and voluntarily agreed upon 3.3. I retain all inherent rights, including but not limited to the right to self-de-
- termination, free association, and the peaceful enjoyment of my property and estate. 4. Notice to All Parties
- 4.1. This declaration serves as notice to all entities, governments, and organizations that any claims or interactions involving my estate or person must be conducted in accordance with this declaration.
- 4.2. Failure to comply with these terms may result in lawful remedy pursued at
- 5. Oath and Verification

SECOND INSERTION

NOTICE OF PUBLIC SALE OF

PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 1071 Marshall Farms Rd,

Ocoee, FL 34761, intends to hold an auction of the goods stored in the fol-

lowing 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 2:30PM. Con-

tents include personal property belonging to those individuals listed below.

Furniture

- By my own witness and under penalty of perjury, I affirm that this declaration is true, correct, and made with full knowledge and intent. I reserve all rights and
- Signed this 3rd, December, 2024 By:Ta-Sha Lavonne: Hester, Ego Sum Meipso Dominus de Lex

Executor, Beneficiary, and Administrator of the Estate.

December 12, 19, 26, 2024

24-03847W

SECOND INSERTION

NOTICE OF ACTION FOR TERMINATION OF PARENTAL RIGHTS PENDING ADOPTION IN THE CIRCUIT COURT OF THE FIRST JUDICIAL CIRCUIT, IN AND FOR ESCAMBIA COUNTY,

FLORIDA Case No.: 2024 DR 003109 IN THE MATTER OF THE TERMINATION OF PARENTAL RIGHTS FOR THE PROPOSED ADOPTION OF A MINOR CHILD TO: Unknown Identity

Unknown Address YOU ARE NOTIFIED that a Petition for Termination of Parental Rights Pending Adoption has been filed against you and that you are required to serve a copy of your written defenses, if any, to Clay H. Whittaker, Esq. d/b/a Gulf Coast Adoptions, PLLC, as the Adoption Entity, and whose address is 30 S. Sping St. Pensacola, Florida 32502 (and phone number 850-999-7977), on or before January 21st 2025 and file the original with with the Clerk of this Court at M.C. Blanchard Judicial B;ding, 190 W. Government Street, Pensacola, Florida 32502, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the pe-

tition. The minor child is identified as fol-

B.B.C.R. aka C.E.S. Date of Birth: August 24, 2024 Place of Birth: Orlando Health Winnie Palmer Hospital, Orlando, Orange County, Florida

Physical Description of Respondent Birth Father:

Unknown Age: Unknown Hair Color: Unknown Eye Color: Unknown Approximate Height: Unknown Approximate Weight: Unknown

Potential Location: Unknown No further information or identifying characteristics of the unknown respondent birth father are known. Hearing Date for Petition for

Termination of Parental Rights Pending Adoption:

January 27, 2025 at 1:30 P.M. Central Time Judge Jennie Kinsey 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. The Court's primary phone number is 850-595-4400 and the Family Law Division phone number is 850-

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 emailed to the address on record at the clerk's

DATED: 12/3/24 PAM CHILDERS, CLERK & COMPTROLLER

CLERK OF THE CIRCUIT COURT By: Lyle Thompson

(Deputy Clerk) Dec. 12, 19, 26, 2024; Jan. 2, 2025 24-03876W

PUBLISH

LEGAL NOTICE

Call **941-906-9386**

legal@businessobserverfl.com

Busines

YOUR

SECOND INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 2200 Coral Hills Rd Apopka, FL 32703 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 2:30PM. Contents include personal property belonging to those individuals listed below.

1247 German Angeles Boxes Totes Electronics 1154 Stan Thomas Boxes Totes Electronics 1157 Ashlee Evans

Boxes Totes Bedding

1177 Ismety Clervil Appliances Boxes Totes Furniture 2217 Zachary Lawrence Tools Outdoors

C128 Gary Lawrence Outdoors 3308 Cinamon Tondreau Boxes Bags Totes Tools 1180 Alfredo Castaneda

Boxes Bags Totes 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 prop-

Please contact the property with any questions (407)-902-3258 December 12, 19, 2024 24-03835W

NOTICE OF APPLICATION

SECOND INSERTION NOTICE OF APPLICATION

NOTICE IS HEREBY GIVEN that BUFFALO BILL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was

FOR TAX DEED

CERTIFICATE NUMBER: 2017-3081

YEAR OF ISSUANCE: 2017

DESCRIPTION OF PROPERTY: BEG 289.3 FT E OF NW COR OF SEC RUN E 95 FT S 121.4 FT W 95 FT N $121.4~\mathrm{FT}$ TO POB (LESS N 30 FT FOR RD) IN SEC 22-21-28

PARCEL ID # 22-21-28-0000-00-055

Name in which assessed: BERNICE BARNETT

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025

24-03800W SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE NUMBER: 2022-2281

YEAR OF ISSUANCE: 2022

W 100 FT OF S 300 FT OF NE1/4 OF SE 1/4 (LESS R/W ON S FOR SR 436) OF SEC 12-21-28 PER 10406/1574

PARCEL ID # 12-21-28-0000-00-034

DAVID SCOTT SMITH

such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

24-03806W

SECOND INSERTION

NOTICE OF PUBLIC SALE The following personal property of Yamil Melendez, Jesus Melendez, Ramona Cordero and If Deceased, All Beneficiaries, Heirs, Successors And Assigns of Ramona Cordero, And All Parties Having or Claiming To Have Any Right, Title or Interest In the Property Herein Described: and Salvador Melendez and If Deceased, All Beneficiaries, Heirs, Successors And Assigns of Salvador Melendez, And All Parties Having or Claiming To Have Any Right, Title or Interest In the Property Herein Described will on the 27th day of December 2024 at 10:00 a.m., on property at 1523 Winding Trail, Lot #4848, Orlando, Orange County, Florida 32825, in Shadow Hills North, be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109: Year/Make: 1980 FAIR Mobile

Year/Make:1980 FAIR Mobile Home VIN No.: MCGA14X60704192 Title No.: 19484318

And All Other Personal Property Therein PREPARED BY: Rosia Sterling Lutz, Bobo, Telfair, P.A. 2155 Delta Blvd, Suite 210-B

Tallahassee, Florida 32303 December 12, 19, 2024 24-03834W

SECOND INSERTION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that TLOA OF FLORIDA LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was sessed are as follows:

CERTIFICATE NUMBER: 2022-84

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: COMM NE COR OF NW1/4 OF NW1/4 RUN S 833.96 FT W 30 FT FOR POB S 386.99 FT W 308.51 FT N 387.08 FT E 309.21 FT TO POB IN SEC 12-20-27

PARCEL ID # 12-20-27-0000-00-063

Name in which assessed: REBECCA SCHETTLER OWENS

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025 24-03801W

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-2468

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPER-TY: {NOTE: ADVERSE POSSES-SION}-CLARKSVILLE SECOND AD-DITION F/139 THE E 50 FT OF LOT

PARCEL ID # 15-21-28-1368-02-302

Name in which assessed: EMMA DIXON

ty of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025 24-03807W

CHECK OUT YOUR LEGAL NOTICES

floridapublicnotices.com

SECOND INSERTION

Notice of Self Storage Sale

Please take notice Orlando Self Storage

located at 12611 International Drive,

Orlando FL 32821 intends to hold a sale

to sell the property stored at the Facility by the below list of Occupants whom

are in default at an Auction. The sale

will occur as an online auction via www.

storageauctions.com on 12/28/2024 at

11:00AM. Unless stated otherwise the

description of the contents are house-

hold goods, furnishings and garage

essentials. Jaquan Warren unit #1041;

Breunka Island unit #2034; Erica Tran

unit #3027; Kiondra L Collins unit

#3170. This sale may be withdrawn at

any time without notice. Certain terms

and conditions apply. See manager for

December 12, 19, 2024 24-03833W

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 12/27/2024 at 10:30 am, the follow-

ing mobile home will be sold at public auction pursuant to F.S. 715.109. 1994

HOME HS FLHMLCP39710656A &

FLHMLCP39710656B. Last Tenants:

IDANIA SANCHEZ and all unknown

parties beneficiaries heirs. Sale to be at SUN COMMUNITIES OPER-

ATING LIMITED PARTNERSHIP.

DEERWOOD I PARK LLC, AND DEERWOOD II PARK, LLC, 1575 PEL

STREET, ORLANDO, FL 32828. 813-

December 12, 19, 2024 24-03867W

241-8269.

Unit 2085 Salena Oceguera Unit 2148 Carmen San Martin Boxes Bags Totes Furniture

Boxes Bags Totes Electronics 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 prop-

Unit 4022 Martin Kuhn

Please contact the property with any questions (407)-955-0609 December 12, 19, 2024 24-03836W

SECOND INSERTION NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-150

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: BEG 210 FT N & 215.95 FT W OF SE COR OF NW1/4 OF SE1/4 OF NW1/4 RUN N 120 FT W 215 FT S 120 FT E 215 FT TO POB IN SEC 21-20-27

PARCEL ID # 21-20-27-0000-00-088

GEORGIA M JOHNSON ESTATE ALL of said property being in the Coun-

Name in which assessed:

Dated: Dec 05, 2024

ty of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET. Jan 23, 2025.

Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025 24-03802W

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-300

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: N1/2 OF NW1/4 OF NE1/4 (LESS E 991.92 FT & LESS N 30 FT FOR RD R/W) & (LESS W 30 FT FOR R/W PER DB 876/589) OF SEC 36-20-27

PARCEL ID # 36-20-27-0000-00-059

Name in which assessed: 654 VENTURES INC

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida Rv: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that TLOA OF FLORIDA LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-744

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: WINDTREE GARDENS CONDO PH 1 CB 8/37 BLDG G UNIT 202 SEE

PARCEL ID # 26-22-27-9361-07-202

Name in which assessed: OLGA RIVERA

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET. Jan 23, 2025.

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025

SECOND INSERTION NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that TLGFY LLC the holder of the following certificate has filed said certificate a TAX DEED to be issued thereon The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-2257

YEAR OF ISSUANCE: 2022

Name in which assessed:

DESCRIPTION OF PROPERTY: HUNTS PARK Q/153 LOTS 6 & 7 BLK PARCEL ID # 11-21-28-3800-01-060

FREDDIE SUGGS LIFE ESTATE, REM: ZANE D SUGGS ALL of said property being in the County of Orange, State of Florida, Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at

10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024

Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025 24-03805W

NOTICE IS HEREBY GIVEN that TLGFY LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

DESCRIPTION OF PROPERTY:

Name in which assessed:

ALL of said property being in the County of Orange, State of Florida. Unless

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025 ALL of said property being in the Coun-

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson



24-03804W

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

24-03803W

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

Rarely do consumers specifically search online for public notices.

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.

SUBSEQUENT INSERTIONS

--- TAX DEEDS ---

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and vear of issuance, the description of the property, and the names in which it was essed are as follows:

CERTIFICATE NUMBER: 2022-3742

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: PIONEER KEY PARK 6/77 LOT 51

PARCEL ID # 18-22-28-7122-00-510

Name in which assessed: JAMES E ELMORE, CONNIE M ELMORE

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025

SECOND INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that FUNDPALITY II LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-8766

YEAR OF ISSUANCE: 2022

WASHINGTON PARK SECTION ONE O/151 LOT 18 BLK 13

PARCEL ID # 32-22-29-9004-13-180

JAMES HIGHTOWER, LASHANDA LOVETTE

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller

Dec. 12, 19, 26, 2024; Jan. 2, 2025 24-03814W

SECOND INSERTION

NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that NO-FICE IS HEREBY GIVEN that TLGFY LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as

CERTIFICATE NUMBER: 2022-11383

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: SUNPORT COMMERCE CENTER CONDOMINIUM 8772/4680 PT OF COMMON AREA DESC AS BILL-BOARD LYING IN NW COR

PARCEL ID # 36-23-29-8425-00-002

Name in which assessed SUNPORT COMMERCE CENTER CONDOMINIUM ASSN INC

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025

Dated: Dec 05, 2024

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that SUNSHINE STATE CERTIFICATES VIII LLLP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed

CERTIFICATE NUMBER: 2022-4532

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: HAMPTONS AT METROWEST 7830/2283 UNIT 105 BLDG 28

PARCEL ID # 01-23-28-3287-28-105

Name in which assessed: SHAHJAH-AN BANO, SHAMIM JAVED

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025 24-03809W

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that FUNDPALITY II LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and vear of issuance, the description of the property, and the names in which it was essed are as follows:

CERTIFICATE NUMBER: 2022-8793

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: WASHINGTON PARK SECTION TWO S/143 LOT 12 BLK B

PARCEL ID # 32-22-29-9006-02-120

Name in which assessed: ROOSEVELT WILLIAMS ESTATE

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller

Dec. 12, 19, 26, 2024; Jan. 2, 2025 24-03815W

SECOND INSERTION NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-13744

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: HIDDEN CREEK CONDO PH 9 3729/904 UNIT 180 BLDG 9C

PARCEL ID # 03-23-30-3602-91-800

Name in which assessed: BLADIMIR O AVILA

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller $Dec.\,12,19,26,2024;\,Jan.\,2,2025$

24-03821W

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

SECOND INSERTION NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that

TLOA OF FLORIDA LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-5636

YEAR OF ISSUANCE: 2022

DESCRIPTION OF IDRIVE CONDOMINIUM DOC#20190716588 UNIT 501-B UN-DER THE RULES & REGULATIONS OF FLORIDAYS ORLANDO RESORT CONDOMINIUM MASTER DECLA-RATION PER 8538/1540 SEE ALSO

PARCEL ID # 23-24-28-2901-02-501

Name in which assessed: BRIAN NELSON PROPERTIES LLC

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025 24-03810W

SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that TLGFY LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed

CERTIFICATE NUMBER: 2022-9546

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: CLEAR LAKE SHORES M/32 LOT 56

PARCEL ID # 03-23-29-1400-00-560

Name in which assessed:

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller

Dec. 12, 19, 26, 2024; Jan. 2, 2025

SECOND INSERTION NOTICE OF APPLICATION

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was ssed are as follows:

CERTIFICATE NUMBER: 2022-13749

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: LIBERTY SQUARE CONDO CB 4/61 UNIT 1717 BLDG 5

PARCEL ID # 03-23-30-4500-51-717

Name in which assessed: IVAN ARREDONDO DAVID, MI-CHELLE A GUZMAN

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025 24-03822W

SECOND INSERTION NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that TLGFY LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-6266

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: KINGSWOOD MANOR 7TH ADDI-TION 3/44 LOT 59

PARCEL ID # 34-21-29-4206-00-590

Name in which assessed: DONNA BLAIR

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025 24-03811W

SECOND INSERTION NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was essed are as follows:

CERTIFICATE NUMBER: 2022-10143

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: THE VILLAGE CONDO CB 2/128 UNIT C-1 BLDG 1

PARCEL ID # 10-23-29-3726-01-301

Name in which assessed: KERRY LOUIS

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025

SECOND INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that TLOA OF FLORIDA LLC the holder

of the following certificate has filed said

certificate for a TAX DEED to be issued

thereon. The Certificate number and

year of issuance, the description of the

property, and the names in which it was

DESCRIPTION OF PROPERTY:

PARCEL ID # 29-23-30-0906-00-060

ALL of said property being in the County of Orange, State of Florida. Unless

such certificate shall be redeemed ac-

cording to law, the property described in such certificate will be sold to the

highest bidder online at www.orange.

realtaxdeed.com scheduled to begin at

10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024

County Comptroller

Orange County, Florida

By: DeMarco Johnson

Dec. 12, 19, 26, 2024; Jan. 2, 2025

Deputy Comptroller

Phil Diamond

BRIGHTON PARK 91/96 LOT $6\,$

DNMKH INVESTMENTS LLC

assessed are as follows:

2022-14876

CERTIFICATE NUMBER:

YEAR OF ISSUANCE: 2022

Name in which assessed

SECOND INSERTION

Dec. 12, 19, 26, 2024; Jan. 2, 2025

24-03812W

SECOND INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that

TLOA OF FLORIDA LLC the holder

of the following certificate has filed said

certificate for a TAX DEED to be issued

thereon. The Certificate number and

year of issuance, the description of the

property, and the names in which it was

CERTIFICATE NUMBER: 2022-6339

DESCRIPTION OF PROPERTY:

LAKE LOVELY ESTATES SUB R/121

PARCEL ID # 35-21-29-4572-10-070

GLOVER INDUSTRIES DESIGN &

ALL of said property being in the Coun-

ty of Orange, State of Florida. Unless

such certificate shall be redeemed ac-

cording to law, the property described

in such certificate will be sold to the

highest bidder online at www.orange.

realtaxdeed.com scheduled to begin at

assessed are as follows:

LOT 7 BLK A

YEAR OF ISSUANCE: 2022

Name in which assessed:

DEVELOPMENT COMPANY

10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024

County Comptroller

Deputy Comptroller

Orange County, Florida

By: DeMarco Johnson

Phil Diamond

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was ssessed are as follows:

CERTIFICATE NUMBER: 2022-10385

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: MILLENNIUM PALMS CONDO-MINIUM 9031/4073 UNIT 4701C

PARCEL ID # 15-23-29-5670-47-013

Name in which assessed: JAGDESH RAMJEET, YVONNE RAMJEET ALL of said property being in the Coun-

ty of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025. Dated: Dec 05, 2024

Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that SUNSHINE STATE CERTIFICATES VIII LLLP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed

CERTIFICATE NUMBER:

2022-14906

YEAR OF ISSUANCE: 2022 DESCRIPTION OF PROPERTY: ROYAL PALACE CONDOMINIUM

20180452316 UNIT 310 PARCEL ID # 30-23-30-7790-00-310

Name in which assessed:

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025

SECOND INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that TLOA OF FLORIDA LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-7172

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: HARPER PLACE N/57 LOT 5 & E 22.6 FT LOT 6 BLK A

PARCEL ID # 12-22-29-3412-01-049

Name in which assessed: GENTRY 1241 LLC

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that TLGFY LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was ass are as follows:

CERTIFICATE NUMBER: 2022-11236

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: TANGELO PARK SECTION ONE W/100 LOT 23 BLK 10

PARCEL ID # 30-23-29-8552-10-230

Name in which assessed: PAULINE M WHITE

Dated: Dec 05, 2024

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025

SECOND INSERTION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-16920

YEAR OF ISSUANCE: 2022

 $76~\mathrm{IN}~\mathrm{BLK}~\mathrm{N}~\mathrm{IN}~\mathrm{SEC}~27\text{-}22\text{-}32~\mathrm{NW1/4}$ PARCEL ID # 22-22-32-0712-14-720 Name in which assessed: DARWIN

DESCRIPTION OF PROPERTY:

BITHLO G/50 LOTS 72 THROUGH

BONILLA BORJA, BLANCA SOLANO ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025 24-03825W

PUBLISH YOUR LEGAL NOTICE

• Service includes us e-filing your affidavit to the Clerk's office on your behalf Call **941-906-9386**

and select the appropriate County name from the menu option

• We offer an online payment portal for easy credit card payment

or email legal@businessobserverfl.com

--- TAX DEEDS ---

SECOND INSERTION NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was

essed are as follows: CERTIFICATE NUMBER: 2022-17711

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: CAPE ORLANDO ESTATES UNIT 7A 3/103 LOT 117 BLK 2

PARCEL ID # 26-23-32-1173-21-170

Name in which assessed: ANGELICA J CARCAMO RAMIREZ DE ORELLANA

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025

SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was ssed are as follows:

CERTIFICATE NUMBER:

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: CAPE ORLANDO ESTATES UNIT 11A 3/107 LOT 22 BLK 12

PARCEL ID # 27-23-32-1181-12-220

Name in which assessed: MEERA KUMARIE KOODIE

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 23, 2025.

Dated: Dec 05, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller Dec. 12, 19, 26, 2024; Jan. 2, 2025

SECOND INSERTION

NOTICE OF APPLICATION

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2022 the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-9838

YEAR OF ISSUANCE: 2022

Name in which assessed:

DESCRIPTION OF PROPERTY: RICHMOND VILLAGE 2/145 LOT 5

PARCEL ID # 05-23-29-7427-00-050

SANDRA GRIFFITH 50%, JANA MA-CON 10%. GARY MACON 10%, MI-CHAEL MACON 10%

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, January 9, 2025.

THIS LEGAL ADVERTISEMENT IS FOR ONE PUBLICATION ONLY, per

OFFICIAL

Dated: Dec 5, 2024 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller December 12, 2024

24-03828W

COURTHOUSE WEBSITES **(**) Do manateeclerk.com sarasotaclerk.com charlotteclerk.com Secondary Email: esagar@kpsds.com leeclerk.org December 12, 19, 2024 collierclerk.com hillsclerk.com pascoclerk.com pinellasclerk.org polkcountyclerk.net

my**orange**clerk.com

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE NINTH CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION

File No. 2024-CP-3266 IN RE: ESTATE OF NANCY PARSONS

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

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

THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE PERIOD SET FORTH IN SEC- $TION\ 733.702,\ FLORIDA\ STATUTES,$ WILL BE FOREVER BARRED. EVEN IF A CLAIM IS NOT

BARRED BY THE LIMITATIONS DESCRIBED ABOVE, ALL CLAIMS THAT HAVE NOT BEEN FILED WILL BE BARRED TWO YEARS AF-TER DECEDENT'S DEATH. The case number and decedent's

name are: NANCY PARSONS, File Number 2024-CP-3266.

The address of the court where this probate is pending is: Circuit Court for Orange County, Florida, 425 N. Orange Ave., Ste:355, Orlando, FL, 32801.

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.

Date of death of the decedent is: September 29th, 2024.

The date of first publication of this notice is: December 12, 2024.

The second week of publication is December 19, 2024.

Personal Representative(s): Nicole Roland.

Attorney for the representative(s): By: /s/Matthew T. Morrison Matthew T. Morrison, Esquire Florida Bar No. 1005203 5121 S. Lakeland Dr, Suite 2 Lakeland, Florida 33813 24-03859W December 12, 19, 2024

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE MENTAL HEALTH DIVISION CASE NO. 2023-CP-002579-O

DIVISION: 09 IN RE: ESTATE OF ROGER YOUNG WETHERBEE Deceased.

The administration of the estate of Roger Young Wetherbee, deceased, whose date of death was February 26, 2023, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave, Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attor-

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

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

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

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

The Personal Representative 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 §§ 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by the surviving spouse or a beneficiary as specified under § 732.2211, Florida Statutes.

The date of first publication of this notice is: December 12, 2024.

Judith J. Wetherbee Personal Representative 2633 Bancraft Boulevard Orlando, Florida 32833 Craig Pearlman, Esquire

Florida Bar No. 245501 Melissa Wheaton, Esquire Florida Bar No. 641324 Attorney for the Personal Representative Killgore, Pearlman, P.A 800 North Magnolia Ave, Suite 1500 Orlando, Florida 32803 Telephone: 407-425-1020 Email: mwheaton@kpsds.com

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR

ORANGE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-003735-O

IN RE: ESTATE OF ANGIE MAE STEWART Deceased.

The administration of the estate of ANGIE MAE STEWART, deceased, whose date of death was May 8, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave., Suite 335, Orlando, FL 32801. The names and addresses of the personal representative and the personal repre-

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

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

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

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

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

The date of first publication of this notice is December 12, 2024.

/s/ Tammy M. Stewart Personal Representative 4412 Rockledge Rd. Orlando, FL, 32807

/s/ Donald Gervase Attorney for Personal Representative Florida Bar No. 95584 Provision Law PLLC 310 S. Dillard St. Ste 140 Winter Garden, FL 34787 Telephone: 407-287-6767 Email: dgervase@provisionlaw.com December 12, 19, 2024 24-03854W

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2024-CP-003603-O IN RE: ESTATE OF ARDEN BOWEN COZIER

Deceased. The administration of the estate of Arden Bowen Cozier, deceased, whose date of death was August 11, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is P.O. Box 4994, Orlando, FL 32802. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is December 12, 2024.

Personal Representative: Phyllis Caldwell 16251 NE 3rd Place Williston, Florida 32696 Attorney for Personal Representative: R. Nadine David, Esq. Florida Bar Number: 89004 Florida Probate Law Group P.O. Box 141135 Gainesville, Florida 32614

E-Mail: ndavid @ florida probate law group.comSecondary E-Mail: service@floridaprobatelaw group.comDecember 12, 19, 2024 24-03850W

Telephone: (352) 354-2654

Fax: (866) 740-0630

--- ESTATE ---

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA

PROBATE DIVISION File No. 2024-CP-003554-O IN RE: ESTATE OF ROY ZENO

Deceased. The administration of the estate of Roy Zeno, deceased, whose date of death was August 18, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N Orange Ave # 340, Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attor-

ney are set forth below.

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

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

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

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

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

notice is December 12, 2024. Personal Representative: Teresita Manabat

3736 Andover Cay Blvd. Orlando, Florida 32825 Attorney for Personal Representative: Kristen M. Jackson Attorney Florida Bar Number: 394114 JACKSON LAW PA 5401 S KIRKMAN RD., Ste 310 ORLANDO, FL 32819 Telephone: (407) 363-9020 E-Mail: kjackson@jacksonlawpa.com Secondary E-Mail: tengberg@jacksonlawpa.com

SECOND INSERTION

24-03858W

December 12, 19, 2024

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-003276-O **Division Probate** IN RE: ESTATE OF LORENE RODGERS

Deceased. The administration of the estate of LO-RENE RODGERS, deceased, whose date of death was August 29, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Suite 335, Orlando, Florida 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733. 702 WILL BE FOREVER BARRED.

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

The 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 (if any) is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Florida Statute Sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under Florida Statutes section 732.2211. The date of first publication of this

notice is December 12, 2024. Personal Representative:

LEONARD A. RODGERS 4158 Greenbluff Court

Zellwood, Florida 32798 Attorney for Personal Representative: Regina Rabitaille, Esquire E-mail Addresses: regina.rabitaille@nelsonmullins.com, chris. perez@nelsomnullins.com Florida Bar No. 86469 Nelson Mullins Riley & Scarborough LLP 390 North Orange A venue, Suite 1400

Orlando, Florida 32801 Telephone: (407) 669-4209 December 12, 19, 2024 24-03853W

SECOND INSERTION NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION

File No. 2024-CP-000381-O IN RE: ESTATE OF EDGAR SALABARRIA SR.,

Deceased. The administration of the Estate of Edgar Salabarria Sr., deceased, whose date of death was September 5, 2023, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, Florida 32801. The names and addresses of the Personal Representative and the Personal Representative's Attorney are set forth below.
All creditors of the Decedent and

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

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

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

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

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

notice is December 12, 2024. Personal Representative:

Edgar Salabarria Jr. 4113 Merryweather Drive Orlando, Florida 32812 Attorney for Personal Representative: Ashly Mae Guernaccini Attorney Florida Bar Number: 1022329 At Cause Law Office, PLLC

314 S. Missouri Avenue, Suite 201 Clearwater, Florida 33756 Telephone: (727) 477-2255 Fax: (727) 234-8024 E-Mail: ashly@atcauselaw.com Secondary E-Mail: ashlev.cribbis@atcauselaw.com

December 12, 19, 2024 24-03865W

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-003593-O IN RE: ESTATE OF

TIFFANY V. SHAW **Deceased.**The administration of the estate of Tiffany V. Shaw, deceased, whose date of death was February 6, 2023, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N Orange Ave # 340, Orlando, FL 32801. The names and

 $addresses\ of\ the\ personal\ representative$ and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER

THE DATE OF SERVICE OF A COPY

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

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

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

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

The date of first publication of this notice is December 12, 2024.

Personal Representative: Kalvnn D. Anderson 3204 Wallington Drive Orlando, Florida 32810 Attorney for Personal Representative:

Kristen M. Jackson, Attorney Florida Bar Number: 394114 5401 S KIRKMAN RD., Ste 310 ORLANDO, FL 32819 Telephone: (407) 926-6180 E-Mail: kjackson@jacksonlawpa.com Secondary E-Mail: tengberg@jacksonlawpa.com December 12, 19, 2024 24-03857W

SECOND INSERTION

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

File No. 2024-CP-003750-O Division: Probate IN RE: ESTATE OF WARREN EUGENE SIKES, JR. a/k/a GENE SIKES, JR.

Deceased. The administration of the estate of Warren Eugene Sikes, Jr. a/k/a Gene Sikes, Jr., deceased, whose date of death was October 19, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave, Suite 335, Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is December 12, 2024.

Personal Representative: Valerie Dean Halverson 2738 Lake Grassmere Cir. Zellwood, Florida 32798 Attorney for Personal Representative:

Hayley E. Donaldson Attorney Florida Bar Number: 1002236 Sheppard Law Firm 9100 College Pointe Court Fort Myers, FL 33919 Telephone: (239) 334-1141 Fax: (239) 334-3965 E-Mail: donaldson@sbshlaw.com Secondary E-Mail: bmerhige@sbshlaw.com

SECOND INSERTION

December 12, 19, 2024 24-03866W

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE NINTH CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-3736 IN RE: ESTATE OF ROBERT D. FAIRLESS

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

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

ALL CLAIMS NOT FILED WITHIN THE PERIOD SET FORTH IN SEC-TION 733,702, FLORIDA STATUTES. WILL BE FOREVER BARRED.

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

The case number and decedent's name are: ROBERT D. FAIRLESS, File Number 2024-CP-3736.

The address of the court where this probate is pending is: Circuit Court for Orange County, Florida, 425 N. Orange

Ave., Ste:355, Orlando, FL, 32801. 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. Date of death of the decedent is: Oc-

tober 25th, 2024. The date of first publication of this notice is: December 12, 2024. The second week of publication is

December 19, 2024 Personal Representative(s): Maria Daniela Sucre Fairless Attorney for the representative(s): By:_/s/Matthew T. Morrison Matthew T. Morrison, Esquire

Florida Bar No. 1005203 5121 S. Lakeland Dr, Suite 2 Lakeland, Florida 33813 24-03852W December 12, 19, 2024



Email your Legal Notice legal@businessobserverfl.com

Deadline Wednesday at noon Friday Publication



SECOND INSERTION

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

File No. 2024-CP-002314-O IN RE: ESTATE OF GAMAINE PATRICK BROWN, Deceased.

The administration of the estate of Gamaine Patrick Brown, deceased, whose date of death was November 12, 2022, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N Orange Ave., Orlando, FL 32801. The names and addresses of the personal represen-tative and the personal representative's

attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME 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 12, 2024.

Personal Representative: George Brown 617 W. Miller St. Orlando, FL 32806

Attorney for Personal Representative: Wesley T. Dunaway Esq. E-Mail Addresses: wtdfilings@kovarlawgroup.comFlorida Bar No. 98385 Kovar Law Group 111 N. Orange Ave., Ste. 800 Orlando, FL 32801 Telephone: 407-603-6652 December 12, 19, 2024 24-03855W

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION File Number: 2024-CP-003632-O

In Re The Estate Of: BARBARA DAVIS GORE, The formal administration of the Estate

of BARBARA DAVIS GORE, deceased, File Number 2024-CP-003632-O, has commenced in the Probate Division of the Circuit Court, Orange County, Florida, the address of which is 425 N. Orange Ave., Suite 335, Orlando, FL 32801. 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 the decedent's estate on whom a copy of this notice has been served must file their claims with this Court at the address set forth above WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLI-CATION OF THIS NOTICE AS SET FORTH BELOW OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON SUCH

CREDITOR. All other creditors or persons having claims or demands against decedent's estate on whom a copy of this notice has not been served must file their claims with this Court at the address set forth above WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE AS SET FORTH BELOW.

ALL CLAIMS AND DEMANDS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PRO-BATE CODE WILL BE FOREVER BARRED.

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

The date of first publication of this Notice is December 12, 2024. Personal Representative:

RICHARD E. GORE, II

70 Fairview Street Lee, MA 01238 Attorney for Personal Representative: CLAIRE J. HILLIARD C.J. Hilliard Law, P.A. Post Office Box

Winter Garden, FL 34777-1268 (407) 656-1576

E-mail: claire@cjhilliardlaw.com Florida Bar Number: 1019723 December 12, 19, 2024 24-03849W

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-003847-O

SECOND INSERTION

IN RE: ESTATE OF MARINA RIBEIRO a/k/a MARINA ALVES RIBEIRO

Deceased. The administration of the estate of Marina Ribeiro, deceased, whose date of death was October 7, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave, Orlando, Florida 32801. The names and addresses of the personal representative and the personal representative's attorney

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

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

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

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

The date of first publication of this notice is December 12, 2024. Personal Representative: /s/ Stella Cohn

Stella Cohn

7600 Majorca Place, #4025 Orlando, FL 32819 Attorney for Personal Representative: /s/ Bradley J. Busbin Bradley J. Busbin E-mail Addresses: brad@busbinlaw.com Florida Bar No. 127504 Busbin Law Firm, P.A. 2295 S. Hiawassee Rd., Suite 207 Orlando, Florida 32835 Telephone: (407) 955-4595

SECOND INSERTION

24-03856W

December 12, 19, 2024

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-001301-O

Division 01 IN RE: ESTATE OF PAULINE F. THOMAS a/k/a PAULINE FORD THOMAS,

Deceased. The administration of the estate of Pauline F. Thomas a/k/a Pauline Ford Thomas, deceased, whose date of death was February 24, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave., Suite 355, Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

DATE OF DEATH IS BARRED. The date of first publication of this notice is December 12, 2024.

Personal Representative: Nona Thomas 867 Keaton Parkway

Ocoee, Florida 34761 Attorney for Personal Representative: Rodolfo Suarez Jr. Esq.,

Florida Bar Number: 013201 9100 South Dadeland Blvd, Suite 1620 Miami, Florida 33156

Telephone: 305-448-4244 E-Mail: rudy@suarezlawyers.com December 12, 19, 2024 24-03875W

SECOND INSERTION

NOTICE OF ASSIGNMENT FOR THE BENEFIT OF CREDITORS IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA COMPLEX BUSINESS COURT

CASE NO.: 2024-CA-010629-O COMPLEX BUSINESS LITIGATION DIVISION: 43 In Re:

SOUTHEAST POWER SYSTEMS, INC., a Florida corporation,

Assignor, To: MARK C. HEALY,

Assignee.
TO: ALL CREDITORS AND OTHER INTERESTED PARTIES PLEASE TAKE NOTICE THAT:

1. On December 2, 2024, a petition was filed commencing an Assignment for the Benefit of Creditors proceeding, pursuant to Chapter 727. Florida Statutes, made by Southeast Power Systems, Inc. (the "Assignor"), with its principal place of business at 4220 N. Orange Blossom Trail, Orlando, FL

32804, to Mark C. Healy (the "Assignee"), of Michael Moecker & Associates, Inc., whose address is 1885 Marina Mile Boulevard, Suite 103, Fort Lauderdale, Florida 33315.

2. Pursuant to § 727.105, Florida Statutes, no proceeding may be commenced against the Assignee except as provided in Chapter 727 and except in the case of a secured creditor enforcing its rights and collateral under Chapter 679, there shall be no levy, execution, attachment, or the like in the respect of any judgment against assets of the estate, other than real property, in the possession, custody, or control of the Assignee.
3. YOU ARE HEREBY further no-

tified that in order to receive any dividend in this proceeding you must file a proof of claim with the Assignee, Mark C. Healy of Michael Moecker & Associates, Inc. at 1885 Marina Mile Boulevard, Suite 103, Fort Lauderdale, Florida 33315, on or before April 1, 2025. Dec. 12, 19, 26, 2024; Jan. 2, 2025

24-03845W

--- ACTIONS / SALES ---

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND

FOR ORANGE COUNTY, FLORIDA CASE NO. 2024-CA-001469-O DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR ARGENT SECURITIES INC. ASSET-BACKED PASS-THROUGH **CERTIFICATES, SERIES 2006-W3,**

Plaintiff, vs. GARY T. STONE, II A/K/A GARY T. STONE, et al.

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated July 31, 2024, and entered in 2024-CA-001469-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR ARGENT SE-CURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-W3 is the Plaintiff and GARY T. STONE, II A/K/A GARY T. STONE; UNKNOWN SPOUSE OF GARY T. STONE, II A/K/A GARY T. STONE; WIND STONE AT OCOEE HOMEOWNER'S AS-SOCIATION, INC.; FORSYTHE FI-NANCE, LLC are the Defendant(s). Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose. com, at 11:00 AM, on January 09, 2025, the following described property as set forth in said Final Judgment,

LOT 29, WINDSTONE AT OCOEE-PHASE 1, ACCORD-ING TO THE PLAT THEREOF RECORDED IN PALT BOOK 53, PAGES 143 THROUGH 145, INCLUSIVE, OF THE PUB-LIC RECORDS OF ORANGE COUNTY, FLORIDA.

Property Address: 2504 EL MARRA DR, OCOEE, FL 34761 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

IMPORTANT AMERICANS WITH DISABILITIES ACT. If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to vou, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County;: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300. Kissimmee. FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

Dated this 6 day of December, 2024. By: \S\ Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com ROBERTSON, ANSCHUTZ,

SCHNEID, CRANE & PARTNERS, Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com23-166477 - NaC December 12, 19, 2024 24-03864W

SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CIVIL DIVISION

CASE NO. 2019-CA-014309-O BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST. Plaintiff, vs.

ENEIDA RODRIGUEZ; UNKNOWN SPOUSE OF ENEIDA RODRIGUEZ; PEPPER MILL COMMUNITY ASSOCIATION, INC.: UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY. Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to an Order Rescheduling Foreclosure Sale filed October 19, 2024 and entered in Case No. 2019-CA-014309-O, of the Circuit Court of the 9th Judicial Circuit in and for ORANGE County, Florida, wherein BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST is Plaintiff and ENEIDA RO-DRIGUEZ; UNKNOWN SPOUSE OF ENEIDA RODRIGUEZ; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; PEP-PER MILL COMMUNITY ASSOCI-ATION, INC.; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT: are defendants. TIFFANY MOORE RUS-SELL, the Clerk of the Circuit Court, will sell to the highest and best hidder for cash BY ELECTRONIC SALE AT:

WWW.MYORANGECLERK. REALFORECLOSE.COM, at 11:00 A.M., on January 7, 2025, the following described property as set forth in said

Final Judgment, to wit: LOT 372, PEPPERMILL SEC-TION FOUR, ACCORDING TO THE PLAT THEREOF AS RE-CORDED IN PLAT BOOK 12, PAGES 111 & 112, OF THE PUB-LIC RECORDS OF ORANGE COUNTY, FLORIDA.

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

This notice is provided pursuant to Administrative Order No. 2.065. In accordance with the American with Disabilities Act, if you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, at least 7 days before your scheduled Court Appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are aring or voice impaired, call 711.

Dated this 6th day of December 2024.

By: Marc Granger, Esq.

Bar. No.: 146870 Submitted By: Kahane & Associates, P.A. 1619 NW 136th Avenue, Suite D-220 Sunrise, Florida 33323 Telephone: (954) 382-3486 Telefacsimile: (954) 382-5380 Designated service email: notice@kahaneandassociates.com File No.: 19-01795 PHH December 12, 19, 2024 24-03862W

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 2024-CA-004293-O U.S. BANK NATIONAL ASSOCIATION. Plaintiff, vs. LESTER L. INGRAM, JR. A/K/A LESTER INGRAM; ORANGE COUNTY, FLORIDA; ORANGE COUNTY, FLORIDA HOUSING FINANCÉ AUTHORITY: UNITED STATES OF AMERICA ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN SPOUSE OF LESTER L. INGRAM, JR. A/K/A LESTER INGRAM: MICHELLE L. ROBERSON; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT

PROPERTY, Defendants. NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), TIF-FANY MOORE RUSSELL as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.myorangeclerk. realforeclose.com at, 11:00 AM on the 08 day of January, 2025, the following described property as set forth in

said Final Judgment, to wit: LOT 42, BLOCK J, AVONDALE PARK SECOND ADDITION, AS PER PLAT THEREOF, RE-CORDED IN PLAT BOOK N, PAGE 80, OF THE PUBLIC RE-CORDS OF ORANGE COUN-TY, FLORIDA. PROPERTY ADDRESS: 5440 AMAZON STREET, ORLAN-

DO, FL 32810 IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTI-TLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORT-ED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County:: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notifica-tion if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications

Dated this 04 day of December 2024. By: /s/ Lindsay Maisonet, Esq. Lindsay Maisonet, Esq. Florida Bar Number: 93156

Submitted by: De Cubas & Lev P.O. Box 5026 Coral Springs, FL 33310 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 24-01396 December 12, 19, 2024 24-03840W

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 2019-CA-010171-O NATIONSTAR MORTGAGE LLC, Plaintiff, vs. PHILLIS COOKE, INDIVIDUALLY,

AND AS CO-TRUSTEE OF THE PHILLIS COOKE FAMILY GALLBERRY LAND TRUST, et. al., Defendants. NOTICE IS HEREBY GIVEN pursu-

ant to Final Judgment of Foreclosure dated the 18th day of OCTOBER 2024, and entered in Case No : 2019-CA-010171-O, of the Circuit Court of the 9TH Judicial Circuit in and for Orange County, Florida, NATIONSTAR MORTGAGE LLC, is the Plaintiff and PHILLIS COOKE, INDIVIDUALLY, AND AS CO-TRUSTEE OF THE PHIL-LIS COOKE FAMILY GALLBERRY LAND TRUST, PAMELA COOKE, IN-DIVIDUALLY, AND AS CO-TRUSTEE OF THE PHILLIS COOKE FAMILY GALLBERY LAND TRUST, KIARA JONES, INDIVIDUALLY, AND AS CO-TRUSTEE OF THE PHILLIS COOKE FAMILY GALLBERRY LAND TRUST, EVERALD JONES, IND-VIDUALLY, AND AS CO-TRUSTEE OF THE PHILLIS COOKE FAM-ILY GALLBERRY LAND TRUST. UNKNOWN SPOUSE OF PHILLIS COOKE, UNKNOWN TENANT #1, UNKNOWN TENANT #2, COUNTRY RUN COMMUNITY ASSOCIATION, INC., JPMORGAN CHASE BANK, N.A., JASPER CONTRACTORS INC, are defendants. The Clerk of this Court shall sell to the highest and best bidder for cash electronically at www.myorangeclerk.realforeclose.com, the Clerk's website for on-line auctions at, 11:00 AM on the 28th day of JAN-UARY 2025, the following described property as set forth in said Final Judgment, to wit:

LOT 522 OF OAK LANDING UNIT 2. ACCORDING TO THE PLAT THEREOF AS RECORD-ED IN PLAT BOOK 57, PAGE(S) 17 THROUGH 20, OF THE PUB-LIC RECORDS OF ORANGE COUNTY, FLORIDA. Property Address: 4513 GALL-BERRY COURT, ORLANDO, FL

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

If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance. or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

Dated this 4th day of December 2024. By: /s/ Ian Norych Ian R. Norvch, Esq. Bar Number: 56615

DELUCA LAW GROUP, PLLC 2101 NE 26th Street Fort Lauderdale, FL 33305 PHONE: (954) 368-1311 | FAX: (954) 200-8649 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 service@delucal awgroup.comDecember 12, 19, 2024 24-03842W

SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 2024-CA-003626-O

WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF CSMC 2018-SP3 TRUST, Plaintiff, VS. ESSIE B. KEY; UNKNOWN TENANT #1; ÚNKNOWN TENANT #2; 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 October 29, 2024 in Civil Case No. 2024-CA-003626-O, of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein, WILMINGTON SAV-INGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF CSMC 2018-SP3 TRUST is the Plaintiff, and ESSIE B. KEY: UNKNOWN TENANT #1; UNKNOWN TENANT #2; ANY AND ALL UNKNOWN PAR-TIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HERE-IN NAMED INDIVIDUAL DEFEN-DANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES. HEIRS, DEVISEES, GRANTEES, OR

Moore Russell will sell to the highest

bidder for cash at www.myorangeclerk.

realforeclose.com on January 7, 2025

Digitally Signed by John J. Cullaro ALDRIDGE | PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue Suite 303 OTHER CLAIMANTS are Defendants. Delray Beach, FL 33484 The Clerk of the Court, Tiffany Telephone: 561-392-6391

at 11:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 125, OF LAKE MANN

SHORES, ACCORDING TO THE PLAT THEREOF, AS RECORD-ED IN PLAT BOOK P. PAGE 28 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.

IMPORTANT AMERICANS WITH DISABILITIES ACT: AMERICANS WITH DISABIL-ITIES ACT: If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County;: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

Dated this 4th day of December,

FNB: 66699 Primary E-Mail: $Service {\bf Mail@aldridge} pite.com$

Facsimile: 561-392-6965 1012-3939B December 12, 19, 2024 24-03837W

SECOND INSERTION

NOTICE OF FORECLOSURE SALE **PURSUANT TO CHAPTER 45** IN THE CIRCUIT COURT OF THE NINTH HIDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 2023-CA-002019-O

WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF OBX 2021-NQM4 TRUST, Plaintiff, VS. JAGJEET MACHHAL; PHILLIPS GROVE HOMEOWNERS 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 January 18, 2024 in Civil

Case No. 2023-CA-002019-O, of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein, WILMINGTON SAV-INGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF OBX 2021-NQM4 TRUST is the Plaintiff, and JAGJEET MACHHAL: PHILLIPS GROVE HOMEOWNERS ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIM-ING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UN-KNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER

CLAIMANTS are Defendants. The Clerk of the Court, Tiffany Moore Russell will sell to the highest bidder for cash at www.myorangeclerk. realforeclose.com on January 13, 2025

at 11:00:00 AM EST the following described real property as set forth in said

Final Judgment, to wit: LOT 156, PHILLIPS GROVE TRACT I REPLAT, ACCORD-ING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 99. PAGE(S) 100 THROUGH 103 PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA

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

IMPORTANT AMERICANS WITH DISABILITIES ACT: AMERICANS WITH DISABIL-ITIES ACT: If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County;: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

Dated this 4th day of December,

Digitally Signed by John J. Cullaro FNB: 66699 Primary E-Mail: $Service {\bf Mail@aldridge pite.com}$

ALDRIDGE | PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 1012-3708B

December 12, 19, 2024 24-03838W

--- ACTIONS / SALES ---

SECOND INSERTION

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY. FLORIDA

CIVIL DIVISION: CASE NO.: 2024-CA-006759-O UNION HOME MORTGAGE CORPORATION, Plaintiff, vs.

SHANE P. BUTLER; UNKNOWN SPOUSE OF SHANE P. BUTLER; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,

Defendants. NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), TIF-FANY MOORE RUSSELL as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.myorangeclerk. realforeclose.com at, 11:00 AM on the 07 day of January, 2025, the following described property as set forth in said Final Judgment, to wit:

LOT 4, WATERWITCH CLUB, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK K, PAGE 69, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. PROPERTY ADDRESS: 4821 S FERN CREEK AVE, ORLAN-DO, FL 32806

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTI-

TLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORT-ED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs any accommodation in order to participate in a court pro-ceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County;: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notifica-

tion if the time before the scheduled

court appearance is less than 7 days. If

you are hearing or voice impaired, call

711 to reach the Telecommunications

Relay Service. Dated this 06 day of December 2024. By: /s/ Lindsay Maisonet, Esq. Lindsay Maisonet, Esq. Florida Bar Number: 93156

Submitted by: De Cubas & Lewis, P.A. P.O. Box 5026 Coral Springs, FL 33310 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 24-02064 December 12, 19, 2024 24-03846W

7614 BRISBANE COURT,

ANY PERSON CLAIMING AN IN-

TEREST IN THE SURPLUS FROM

THE SALE, IF ANY, OTHER THAN

THE PROPERTY OWNER AS OF THE

DATE OF THE LIS PENDENS MUST

FILE A CLAIM WITH THE CLERK

BEFORE THE CLERK REPORTS

who needs any accommodation in order

to participate in a court proceeding or

event, you are entitled, at no cost to you,

to the provision of certain assistance.

Please contact: ADA Coordinator, Hu-

man Resources, Orange County Court-

house, 425 N. Orange Avenue, Suite

510, Orlando, Florida, (407) 836-2303,

fax: 407-836-2204; at least 7 days be-

fore your scheduled court appearance,

or immediately upon receiving notifi-

cation if the time before the scheduled

court appearance is less than 7 days. If

you are hearing or voice impaired, call

711 to reach the Telecommunications

Dated this 4th day of December

DELUCA LAW GROUP, PLLC

FAX: (954) 200-8649 DESIGNATED PRIMARY E-MAIL

the Circuit Court will sell to the high-

est and best bidder for cash at www.

myorangeclerk.realforeclose.com, at

11:00 AM, on January 13, 2025, the

following described property as set

forth in said Final Judgment, to wit: LOT 241, OF AVALON PARK

VILLAGE 5, ACCORDING TO

THE PLAT THEREOF AS RE-

CORDED IN PLAT BOOK 51.

AT PAGES 58 THROUGH 66,

INCLUSIVE OF THE PUB-LIC RECORDS OF ORANGE

Property Address: 14521 TANJA KING BLVD, ORLANDO, FL

Any person claiming an interest in the

surplus from the sale, if any, other than

the property owner as of the date of the

lis pendens must file a claim in accor-

dance with Florida Statutes, Section

COUNTY, FLORIDA.

32828

45.031.

PURSUANT TO FLA. R. JUD.

Fort Lauderdale, FL 33305

PHONE: (954) 368-1311 |

2101 NE 26th Street

FOR SERVICE

ADMIN 2.516

SECOND INSERTION

service@deluca

December 12, 19, 2024

By: /s/ Ian Norych

Ian R. Norych, Esq.

Bar Number: 56615

24-03841W

Relay Service.

THE SURPLUS AS UNCLAIMED. If you are a person with a disability

ORLANDO, FL 32835

SECOND INSERTION

RE-NOTICE OF

FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 2019-CA-010815-O NATIONSTAR MORTGAGE LLC, Plaintiff, vs.

BRADLEY W. KLINE, et. al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 22nd day of March 2024, and entered in Case No : 2019-CA-010815-O, of the Circuit Court of the 9TH Judicial Circuit in and for Orange County, Florida, NATIONSTAR MORTGAGE LLC, is the Plaintiff and BRADLEY W. KLINE, LEE ANNE KLINE, UNKNOWN TENANT #1, UNKNOWN TENANT #2, ORANGE COUNTY CLERK OF COURT, FLOR-IDA DEPARTMENT OF HEALTH, WESTMOOR HOMEOWNERS AS-UNKNOWN SOCIATION. INC.. SPOUSE OF LEE ANNE KLINE, UN-KNOWN SPOUSE OF BRADLEY W. KLINE, are defendants. The Clerk of this Court shall sell to the highest and best bidder for cash electronically at www.myorangeclerk.realforeclose.com, the Clerk's website for on-line auctions at, 11:00 AM on the 7th day of JAN-UARY 2025. the following described property as set forth in said Final Judg-

ment, to wit:

LOT 37, WESTMOOR PHASE 1, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORD-ED IN PLAT BOOK 12, PAGE 79 AND 80, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. Property Address:

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

NINTH JUDICIAL CIRCUIT IN AND

FOR ORANGE COUNTY, FLORIDA

GENERAL JURISDICTION

DIVISION **CASE NO. 2023-CA-001098-O**

ASSOCIATION, AS TRUSTEE

INVESTMENT LOAN TRUST,

MORTGAGE PASS-THROUGH

BENEFICIARIES, DEVISEES,

TRUSTEES AND ALL OTHERS

WHO MAY CLAIM AN INTEREST

NOTICE IS HEREBY GIVEN pursu-

ant to a Final Judgment of Foreclosure

dated October 30, 2024, and entered

in 2023-CA-001098-O of the Circuit Court of the NINTH Judicial Circuit

in and for Orange County, Florida,

wherein U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET INVEST-

MENT LOAN TRUST, MORTGAGE

PASS-THROUGH CERTIFICATES.

SERIES 2004-7 is the Plaintiff and

ELIZABETH HENDERSON A/K/A

ELIZABETH FABIANA COLES:

UNITED STATES OF AMERICA,

DEPARTMENT OF THE TREA-SURY- INTERNAL REVENUE SER-

VICE; AVALON PARK PROPERTY

OWNERS ASSOCIATION, INC.; THE UNKNOWN HEIRS, BENE-

FICIARIES, DEVISEES, GRANT-

EES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL

OTHERS WHO MAY CLAIM AN

INTEREST IN THE ESTATE OF

RICHARD J. HENDERSON A/K/A

RICHARD J. HENDERSON, JR.

A/K/A RICHARD HENDERSON, DECEASED; THE UNKNOWN

HEIRS, BENEFICIARIES, DEVI-

SEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUST-

EES AND ALL OTHERS WHO MAY

CLAIM AN INTEREST IN THE ES-

TATE OF PAIGE JEANNINE HEN-

DERSON, DECEASED; MATTHEW

 $\label{eq:HENDERSON} \mbox{ are the Defendant}(s).$

Tiffany Moore Russell as the Clerk of

IN THE ESTATE OF RICHARD J.

HENDERSON A/K/A RICHARD

J. HENDERSON, JR. A/K/A

RICHARD HENDERSON,

DECEASED, et al.

Defendant(s).

CERTIFICATES, SERIES 2004-7,

FOR STRUCTURED ASSET

THE UNKNOWN HEIRS,

GRANTEES, ASSIGNEES,

LIENORS, CREDITORS,

U.S. BANK NATIONAL

Plaintiff, vs.

THE VILLAS AT SIGNAL HILL PROPERTY OWNERS ASSOCIATION INC, a Florida nonprofit Corporation, Plaintiff, vs.

FREDERICKA BIDICA FRANCIS,

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

9TH JUDICIAL CIRCUIT, IN AND

FOR ORANGE COUNTY, FLORIDA

CASE NO. 2024-CA-005271-0

Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated November 25, 2024 entered in Civil Case No.: 2024-CA-005271-O of the Circuit Court of the 9th Judicial Circuit in and for Orange County, Orlando, Florida, Foreclosure Sale will be held online via the Internet at www.myorangeclerk.realforeclose.com pursuant to Judgment or Order of the Court and Chapter 45, Florida Statutes, at 11:00 AM on MARCH 25, 2025 the following described property as set forth in said Summary Final Judgment, to-wit:

LOT 90, THE VILLAS AT SIG-NAL HILL, UNIT ONE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 6, PAGES 116-117,

PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA A/K/A: 4409 WATCH HILL ROAD, ORLANDO, FL

ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. Dated: November 25, 2024.

By /s/ Jared Block Jared Block, Esq. Fla. Bar No. 90297 Email: Jared@flclg.comFLORIDA COMMUNITY LAW

GROUP, P.L. Attorneys For Plaintiff P.O. Box 292965 Davie, FL 33329-2965 December 12, 19, 2024 24-03860W

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR ORANGE COUNTY

GENERAL JURISDICTION DIVISION

CASE NO. 2023-CA-014748-O M&T BANK, Plaintiff, vs

JOETTA AKEYA TROUTMAN, et

Defendant. NOTICE IS HEREBY GIVEN pursuant

to a Summary Final Judgment of Foreclosure entered May 30, 2024 in Civil Case No. 2023-CA-014748-O of the Circuit Court of the NINTH JUDICIAL CIRCUIT in and for Orange County, Orlando, Florida, wherein M&T BANK is Plaintiff and Joetta Akeya Troutman, et al., are Defendants, the Clerk of Court, TIFFANY MOORE RUSSELL, ESQ., will sell to the highest and best bidder for cash at www.myorangeclerk. realforeclose.com in accordance with Chapter 45, Florida Statutes on the 7th day of January, 2025 at 11:00 AM on the following described property as set forth in said Summary Final Judgment,

Lot 11, Jacaranda, according to the Plat thereof as recorded in

Plat Book 6, page(s) 55, of the Public Records of Orange 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 Court Administration at 425 N. Orange Avenue, Room 2130, Orlando, Florida 32801, Telephone: (407) 836-2303 within two (2) working days of your receipt of this (describe notice); If you are hearing or voice impaired, call 1-800-955-8771.

By: /s/Robyn Katz Robyn Katz, Esq. Fla. Bar No.: 146803 McCalla Raymer Leibert Pierce, LLC

Attorney for Plaintiff 225 East Robinson Street, Suite 155 Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MR Service@mccalla.com23-07510FL December 12, 19, 2024 24-03844W

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA

CASE No. 2019-CA-015525-O THE BANK OF NEW YORK REVERSE MORTGAGE FUNDING

Plaintiff, vs. RELDA GRAY, et. al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 2019-CA-015525-O of the Circuit Court of the 9TH Judicial Circuit in and for ORANGE County, Florida, wherein, LONGBRIDGE FINANCIAL LLC, Plaintiff, and RELDA GRAY, et. al., are Defendants, Clerk of Court, Tiffany Moore Russell, will sell to the highest bidder for cash at, www.myorangeclerk.realforeclose. com, at the hour of 11:00 A.M., on the 16th day of January, 2025, the follow-

ing described property:: LOT 17, BLOCK 11, CAPE OR-LANDO ESTATES UNIT 11A, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 3, PAGES 107, 108 AND 109, OF THE PUBLIC RE-CORDS OF ORANGE COUNTY, FLORIDA.

ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, MUST FILE A CLAIM PER THE REQUIREMENTS SET FORTH IN FL STAT. 45.032.

IMPORTANT

If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County; ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

DATED this 9 day of December,

By: /s/Michele R. Clancy Michele R. Clancy, Esq. Florida Bar No. 498661 GREENSPOON MARDER LLP TRADE CENTRE SOUTH,

SUITE 700 100 WEST CYPRESS CREEK ROAD FORT LAUDERDALE, FL 33309 Telephone: (954) 343 6273 Hearing Line: (888) 491-1120 Facsimile: (954) 343 6982 Email 1: Michele.Clancy@gmlaw.com Email 2: gmforeclosure@gmlaw.com 58341.0612 / JSchwartz

December 12, 19, 2024 24-03861W

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA

CASE NO. 2019-CA-000679-O REVERSE MORTGAGE FUNDING

EDOUARD; KENIA ETIENNE are

the Defendant(s). Tiffany Moore Rus-

sell as the Clerk of the Circuit Court

will sell to the highest and best bid-

der for cash at www.myorangeclerk.

realforeclose.com, at 11:00 AM, on

January 09, 2025, the following de-

scribed property as set forth in said

LOT 4, BLOCK B, OF ORANGE

BLOSSOM PARK, ACCORD-ING TO THE PLAT THERE-

OF, AS RECORDED IN PLAT

BOOK S, PAGE 19, OF THE PUBLIC RECORDS OF OR-

Property Address: 1924 BLOS-

ANGE COUNTY, FLORIDA.

Final Judgment, to wit:

Plaintiff, vs.
PHILOSANE FRANCOIS, et al.

Defendant(s).

IMPORTANT AMERICANS WITH DISABILITIES NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Fore-ACT. If you are a person with a disabiliclosure dated November 17, 2023, ty who needs any accommodation in orand entered in 2019-CA-000679-O der to participate in a court proceeding of the Circuit Court of the NINTH or event, you are entitled, at no cost to Judicial Circuit in and for Orange you, to the provision of certain assis-County, Florida, wherein CELINK is the Plaintiff and THE UNKNOWN tance. Please contact Orange County, ADA Coordinator, Human Resources, HEIRS, BENEFICIARIES, DEVI-Orange County Courthouse, 425 N. SEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUST-Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-EES AND ALL OTHERS WHO MAY 2204; and in Osceola County;: ADA CLAIM AN INTEREST IN THE ES-Coordinator, Court Administration, Osceola County Courthouse, 2 Court-TATE OF PHILOSANE FRANCIOS. DESEASED; EDESSE EDOUARD; house Square, Suite 6300, Kissimmee, STATE OF FLORIDA, DEPART-MENT OF REVENUE; ORANGE FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your sched-COUNTY, FLORIDA; UNITED uled court appearance, or immediately STATES OF AMERICA ACTING ON upon receiving notification if the time BEHALF OF THE SECRETARY OF before the scheduled court appearance HOUSING AND URBAN DEVELis less than 7 days. If you are hearing OPMENT; ENOUL EDOUARD; KENDY FRANCIOS; ROSEMARY or voice impaired, call 711 to reach the Telecommunications Relay Service.

Dated this 3 day of December, 2024. By: \S\ Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com

ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, 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 20-037882 - NaC December 12, 19, 2024 24-03848W

SOM TERRACE, ORLANDO, FL 32839

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

IMPORTANT AMERICANS WITH DISABILITIES ACT. If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County;: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

Dated this 6 day of December. 2024. By: \S\ Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.comROBERTSON, 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

18-232904 - NaC

Service Email: flmail@raslg.com December 12, 19, 2024 24-03863W

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CIVIL DIVISION

CASE NO.: 2024-CA-008494-O WELLS FARGO BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO WELLS FARGO BANK MINNESOTA, NATIONAL ASSOCIATION (FORMERLY KNOWN AS NORWEST BANK MINNESOTA, NATIONAL ASSOCIATION), NOT IN ITS INDIVIDUAL OR BANKING CAPACITY, BUT SOLELY IN ITS CAPACITY AS TRUSTEE FOR THE MERRILL LYNCH MORTGAGE INVESTORS TRUST, SERIES 2006-HE1. Plaintiff, vs.

UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JOSEPH F LARKIN IV A/K/AJOSEPH FRANCIS LARKIN, IV N/K/A JOSEPH FRANCIS LARKIN, Defendants.

TO: ASHLEY ELIZABETH LARKIN YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:

ALL THAT CERTAIN PARCEL OF LAND SITUATE IN THE COUNTY OF ORANGE, STATE OF FLORIDA, BEING KNOWN AND DESIGNATED AS LOT 71, WATERFORD CHASE VIL-LAGE, TRACT A, PHASE II, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 40, PAGES 149 AND 150, OF THE PUBLIC RE-CORDS OF ORANGE COUN-TY, FLORIDA.

SECOND INSERTION

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is P.O. BOX 771270, CORAL SPRINGS, FL

33077 on or before a date at least thirty (30) days after the first publication of this Notice in the (Please publish in BUSINESS OB-SERVER) 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 a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County;: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

WITNESS my hand and the seal of this Court this 4th day of DECEMBER,

TIFFANY MOORE RUSSELL As Clerk of the Court By /s/ Nancy Garcia As Deputy Clerk 425 North Orange Ave. Suite 350 Orlando, Florida 32801

24-02785 December 12, 19, 2024 24-03839W

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA

CASE NO.: 024-CA-005424-O U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF LB-IGLOO SERIES IV TRUST, Plaintiff, v. JAMES E. RODGERS, JR.; ET AL,

Defendant(s). To the following Defendant(s): UNKNOWN TENANT #1 (Last Known Address: 6340 Oren Court, Apopka, FL 32712) UNKNOWN TENANT #2

(Last Known Address: 6340 OREN COURT, APOPKA, FL 32712) YOU ARE NOTIFIED that an action to foreclose based on boundaries established by acquiescence, on the following

described property: LOT 4, OF COUNTRY SHIRE ESTATES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 49, PAGE(S) 43, OF THE PUB-LIC RECORDS OF ORANGE COUNTY, FLORIDA PROPERTY ADDRESS: 6340 OREN COURT, APOPKA, FL 32712

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Ghidotti | Berger LLP, Attorney for Plaintiff, whose address is 1031 North Miami Beach Boulevard, North Miami Beach, FL 33162, 30 days from the first date of publication, a date which is within thirty (30) days after the first publication of this Notice in the Business Observer and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

This notice is provided pursuant to Administrative Order No. 2010-08 WITNESS my hand and the seal of this Court this 27th day of Nov., 2024.

TIFFANY MOORE RUSSELL As Clerk of the Court By: /s/ Lauren Scheidt As Deputy Clerk Tiffany Moore Russell Civil Division 425 N Orange Ave Room 350 Orlando, Florida 32801

December 12, 19, 2024 24-03843W

PUBLISH YOUR

LEGAL NOTICE We publish all Public

sale, Estate & Courtrelated notices

- Simply email your notice to legal@businessobserverfl.com
- We offer an online payment portal for easy credit card payment
- · Service includes us e-filing your affidavit to the Clerk's office on your behalf



THIRD INSERTION NOTICE OF APPLICATION $\begin{array}{ccc} \textbf{FOR TAX DEED} \\ \textbf{NOTICE} & \textbf{IS} & \textbf{HEREBY} & \textbf{GIVEN} & \textbf{that} \end{array}$

TLOA OF FLORIDA LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-280

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: ORLANDO-APOPKA AIRPORT CONDO 7431/1846 UNIT 136

PARCEL ID # 35-20-27-6645-01-360 Name in which assessed: JEANNET D

HOWELL, DAVE B HOWELL JR

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025.

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024 24-03729W

THIRD INSERTION NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that

TLOA OF FLORIDA LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was essed are as follows:

CERTIFICATE NUMBER: 2022-699

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: BRADFORD CREEK - PHASE 1 82/12

PARCEL ID # 26-22-27-0850-00-320

Name in which assessed: KENYATTOS ANDRE ROLLINS, SHAMEKA LA-KIA LAKIA CAMPBELL

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025.

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024

--- TAX DEEDS ---

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that TLOA OF FLORIDA LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was essed are as follows:

CERTIFICATE NUMBER: 2022-751

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: WINDTREE GARDENS CONDO PH 4 CB 9/56 BLDG P UNIT 202

PARCEL ID # 26-22-27-9374-16-202

Name in which assessed: 126 WINDTREE LANE LLC

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025.

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024

24-03731W

THIRD INSERTION NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-4073

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: LAKE HILL M/9 LOT 15 BLK C & VAC

PARCEL ID # 25-22-28-4484-03-150

Name in which assessed: PRENDERGAST ESTATE LLC

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025.

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024

24-03737W

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-7570

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: PARKWAY ESTATES U/2 LOT 3 BLK

PARCEL ID #19-22-29-6712-02-030

Name in which assessed: TRAN THANH LE, TRAM BICH LE 1/2 INT, SON T LE 1/4 INT, LIEU TRAN 1/4

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025.

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024 24-03743W

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was ssed are as follows:

CERTIFICATE NUMBER: 2022-2224

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: WEKIVA HIGHWAY PARK M/49 LOT 8 & E1/2 OF LOT 9 BLK B (LESS S1/2 THEREOF)

PARCEL ID # 10-21-28-9104-02-080

Name in which assessed: J C HOME INVESTING LLC

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025.

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024

24 - 03732W

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that AMERICAN TAX FUNDING LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which sessed are as follows:

CERTIFICATE NUMBER: 2022-4861

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: SUNSET LAKE CONDOMINIUM 8472/3367 UNIT 1101 BLDG 11

PARCEL ID # 12-23-28-8187-01-101

Name in which assessed: MAJID JALALI NAINI

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025.

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024 24-03738W

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was ssed are as follows:

CERTIFICATE NUMBER: 2022-8032

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: JAMES B PARRAMORES ADDITION C/66 THE W 44 FT OF E 88 FT OF S 90 FT LOT 4 BLK M

PARCEL ID # 26-22-29-6716-13-043

Name in which assessed: FREDDIA LEE SMITH ESTATE

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025.

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller $December \, 5, 12, 19, 26, 2024$ 24-03744W

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was essed are as follows:

CERTIFICATE NUMBER: 2022-2849

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: YOGI BEARS JELLYSTONE PARK 2A $CONDO\ CB\ 12/17\ UNIT\ 826$

PARCEL ID # 27-21-28-9809-00-826

Name in which assessed: F AND P INVESTMENT PROPERTIES LLC

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025.

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024

24-03733W

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that TLOA OF FLORIDA LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was ssed are as follows:

CERTIFICATE NUMBER: 2022-5078

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: 7601 CONDOMINIUM 10791/4538 F/K/A HAWTHORN SUITES ORLANDO CONDOMINIUM 8594/1846 UNIT

PARCEL ID # 25-23-28-3459-00-225

Name in which assessed: HAWTHORN SUITES ORLANDO MANAGEMENT

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025.

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller

December 5, 12, 19, 26, 2024 24-03739W

THIRD INSERTION NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that SUNSHINE STATE CERTIFICATES VIII LLLP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-12081

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: HUNTERS CREEK TRACT 511 & HUNTERS VISTA BLVD PHASE 2

PARCEL ID # 30-24-29-3869-00-800

Name in which assessed: YUNXING LIN, XIUFENG ZHOU

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025.

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024 24-03745W

THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that TLOA OF FLORIDA LLC the holder

of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was essed are as follows:

CERTIFICATE NUMBER: 2022-3615

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: MAGNOLIA SPRINGS 14/11 LOT 79

PARCEL ID # 16-22-28-5440-00-790

Name in which assessed: IRENE SCHMIDT ESTATE

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025.

Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024 24-03734W

Dated: Nov 27, 2024

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that TLOA OF FLORIDA LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was ssed are as follows:

CERTIFICATE NUMBER: 2022-6143

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: RI MAR RIDGE W/27 LOT 14 BLK C

PARCEL ID # 31-21-29-7416-03-140

Name in which assessed: JOSE ANTONIO CAVAZOS ALL of said property being in the Coun-

ty of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025. Dated: Nov 27, 2024

County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024

Phil Diamond

24-03740W

THIRD INSERTION NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that TLOA OF FLORIDA LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was

essed are as follows: CERTIFICATE NUMBER: 2022-13043

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: COMM NW COR OF W1/2 OF NE1/4 OF SE1/4 TH RUN E 326.74 FT S 66 FT FOR POB TH CONT S 65 FT W 194 FT N 65 FT E 194 FT TO POB (LESS E 30 FT FOR R/W) IN SEC 22-22-30

PARCEL ID # 22-22-30-0000-00-049

Name in which assessed: RONALD MANUEL

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025.

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024 24-03746W

THIRD INSERTION NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-3773

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: SEE-GAR SUB L/122 LOTS 8 & 9 BLK A

PARCEL ID # 18-22-28-7900-01-070

Name in which assessed: LILY COMMUNITY INVESTMENTS LLC

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025.

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024

24-03735W

THIRD INSERTION NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-6603

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: SUNSHINE GARDENS L/79 LOT 21 & LAND ON S TO NEW H/W BLK Q (LESS RD R/W ON S) AS DESC IN

PARCEL ID # 02-22-29-8472-17-210

Name in which assessed: HERBERT HARRISON, ELAINE HARRISON, CHRISTOPHER HARRISON

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET. Jan 16, 2025.

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024

24-03741W

THIRD INSERTION

NOTICE OF APPLICATION $\begin{array}{ccc} \textbf{FOR TAX DEED} \\ \textbf{NOTICE} & \textbf{IS} & \textbf{HEREBY GIVEN that} \end{array}$ MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and

year of issuance, the description of the

property, and the names in which it was assessed are as follows: CERTIFICATE NUMBER: 2022-13717

YEAR OF ISSUANCE: 2022 DESCRIPTION OF PROPERTY:

DOCKSIDE CONDO 4208/249 BLDG PARCEL ID # 03-23-30-2113-02-202

Name in which assessed:

ROSA M DAVID POLANCO ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.

realtaxdeed.com scheduled to begin at

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024 24-03747W

10:00 a.m. ET, Jan 16, 2025.

THIRD INSERTION

NOTICE OF APPLICATION

FOR TAX DEED
NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was essed are as follows:

CERTIFICATE NUMBER: 2022-3925

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: BEL AIRE WOODS EIGHTH ADDITION 4/103 LOT 87

PARCEL ID # 23-22-28-7978-00-870

Name in which assessed: CYNTHIA JACK BARTHOLOMEW

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025.

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024

24-03736W

THIRD INSERTION NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was ssessed are as follows:

CERTIFICATE NUMBER: 2022-7509

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: SILVER PINES PHASE 1 CONDO CB

Name in which assessed: LILY COMMUNITY INVESTMENTS LLC

ALL of said property being in the Coun-

PARCEL ID # 18-22-29-8050-00-803

ty of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET. Jan 16, 2025. Dated: Nov 27, 2024

Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024

24-03742W

THIRD INSERTION

NOTICE OF APPLICATION $\begin{array}{ccc} \textbf{FOR TAX DEED} \\ \textbf{NOTICE} & \textbf{IS} & \textbf{HEREBY GIVEN that} \end{array}$ MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was

assessed are as follows: CERTIFICATE NUMBER: 2022-14122

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: LAKE MARGARET TERRACE 1ST ADD W/51 LOT 4 BLK I PARCEL ID # 08-23-30-4632-09-040

Name in which assessed:

DENISE T JOHNS ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller $December\ 5, 12, 19, 26, 2024$

24-03748W

10:00 a.m. ET, Jan 16, 2025.

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

--- TAX DEEDS ---

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED NOTICE IS HEREBY GIVEN that

TLOA OF FLORIDA LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was

CERTIFICATE NUMBER: 2022-14456

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: CHARLIN PARK SECOND ADDI-TION 1/142 LOT 112

PARCEL ID # 14-23-30-1250-01-120

Name in which assessed: STEVEN GARY HEFFERAN

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET. Jan 16, 2025.

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024

24-03749W

THIRD INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that TLOA OF FLORIDA LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-14637

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: CARDINAL PARK FIRST ADDITION 3/96 LOT 56

PARCEL ID # 16-23-30-1617-00-560

Name in which assessed: LA FLORIDA RESIDENTIAL GROUP LLC

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025.

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024

24-03750W

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was essed are as follows:

CERTIFICATE NUMBER:

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: COL-LEGE HEIGHTS PHASE 3 17/56 LOT

PARCEL ID # 12-22-31-1464-04-560

Name in which assessed: SALVATORE PASSALACQUA JUST

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025.

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024

24-03751W

HOW TO PUBLISH YOUR

THE BUSINESS OBSERVER

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED NOTICE IS HEREBY GIVEN that

TLOA OF FLORIDA LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-16863

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: UN-RECORDED PLAT EAST ORLANDO GATEWAY LOT 46 DESC AS S 100 FT OF N 500 FT OF W 165 FT OF NW1/4 OF NW1/4 OF SEC 28-22-32

PARCEL ID # 21-22-32-2337-00-460

Name in which assessed: GREGORY A HASTINGS

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025.

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024 24 - 03752W

THIRD INSERTION NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was

sessed are as follows: CERTIFICATE NUMBER:

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: UN-RECORDED PLAT EAST ORLANDO GATEWAY LOT 100 DESC AS BEG 360 FT W & 800 FT S FROM NE COR OF NW 1/4 OF NW1/4 OF SEC 28-22- $32 \ \mathrm{W} \ 155 \ \mathrm{FT} \ \mathrm{S} \ 198.12 \ \mathrm{FT} \ \mathrm{FT} \ \mathrm{E} \ 155 \ \mathrm{FT}$ N 198.79 FT TO POB

PARCEL ID # 21-22-32-2337-01-000

Name in which assessed: JOSE MALDONADO, NICOLE PHILIPS

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025.

Dated: Nov 27, 2024

Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024 24-03753W

CALL

941-906-9386

and select the appropriate County

name from the menu option

or e-mail legal@businessobserverfl.com

THIRD INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and vear of issuance, the description of the property, and the names in which it was ssed are as follows:

CERTIFICATE NUMBER: 2022-17700

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: CAPE ORLANDO ESTATES UNIT 7A 3/103 LOT 117 BLK 1

PARCEL ID # 26-23-32-1173-11-170

Name in which assessed: J&C ENTERPRISE OF FLORIDA LLC

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 16, 2025.

Dated: Nov 27, 2024 Phil Diamond County Comptroller Orange County, Florida By: R Kane Deputy Comptroller December 5, 12, 19, 26, 2024 24-03754W

THIRD INSERTION

NOTICE OF ACTION FOR PUBLICATION IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA

CASE No: 2023-DR-008590-O IN RE: THE MARRIAGE OF: HERVI RODERICO AGUILAR

Petitioner/Husband MAIRAANABEL TOMAS LOPES,

Respondent/ Wife TO: MAIRAANABEL TOMAS LOPES Legal Description: Hispanic women, 50 years old, medium build

Last Known Address: 1456 Bethseda Street Apopka, FL 32703. YOU ARE HEREBY NOTIFIED that

an action for declaratory judgement and other relief has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Irene B. Pons, Esquire, attorney for Petitioner, whose address is 1728 Salem Dr, Orlando, Florida 32807 on or before 3/28/2024 and file the original with the Orange County Clerk of Court, 425 N. Orange avenue, Orlando, Florida, before service on Petitioner or immediately thereafter

If you fail to do so, a default may be entered against you for the relief de-

manded in the petition. 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

Florida Supreme Court Approved Family Law Form 12.915.)

Future papers in this lawsuit will be mailed to the address 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: 2/5/2024

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT By: /S/ JUAN VAZQUEZ DEPUTY CLERK

December 5, 12, 19, 26, 2024 24-03781W

FOURTH INSERTION NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-1987

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: COMM NE COR OF NE 1/4 OF SE 1/4 TH S 89 DEG W 466.67 FT ALONG N LINE OF SE 1/4 S 00 DEG W 72.38 FT N 79 DEG W 300.46 FT TO POB N 79 DEG W 60 FT N 00 DEG E 130.49 FT S 79 DEG E 60 FT S 00 DEG W 130.49 FT TO POB IN SEC 06-21-28 SEE 4016/394 & 401

PARCEL ID # 06-21-28-0000-00-057

Name in which assessed: FRED NATHAN DUNN

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024 24-03649W

THIRD INSERTION

Thomas Byrne, MD, will no longer be providing care

Patients of Dr. Byrne may continue care at

Patients can obtain copies of their medical records at: Optum - Park Avenue 202 N Park Ave. Apopka, FL 32703

December 5, 12, 19, 26, 2024 24-03780W

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was essed are as follows:

CERTIFICATE NUMBER: 2022-310

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: MORRISONS SUB FIRST ADDITION

PARCEL ID # 36-20-27-5754-01-080

Name in which assessed: LLOYD MC-FARLANE, TERESA A MCFARLANE

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024

24-03644W

FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that TLGFY LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-2223

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: WEKIVA HIGHWAY PARK M/49LOT 23 BLK A

PARCEL ID # 10-21-28-9104-01-230

Name in which assessed: YUDIT CARRERO, JUAN A AGUILAR

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024 24-03650W

Effective Dec. 6, 2024,

Optum - Park Avenue.

Phone: 1-407-889-4711 Fax: 1-407-889-7742

FOURTH INSERTION NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that AMERICAN TAX FUNDING LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-625

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: TWIN CITY DEVELOPMENT CO SUB E/26 LOT 13 BLK 12

PARCEL ID # 23-22-27-8816-12-130

Name in which assessed: MARY ANNE FERRELL

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024

10:00 a.m. ET, Jan 09, 2025.

24-03645W

FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was ssed are as follows:

CERTIFICATE NUMBER: 2022-2741

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: BEG NE COR OF NW1/4 OF SW1/4 RUN TH S 162.8 FT W 156.71 FT N 29 DEG E 186.38 FT TH E 65.83 FT TO POB (LESS PT TAKEN FOR R/W PER 6283/5127 & 9091/4188) SEC 24-21-28

PARCEL ID # 24-21-28-0000-00-008 Name in which assessed: ADAM

SANCHEZ, STACEY TOUCH-TON-SANCHEZ ALL of said property being in the Coun-

ty of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024 24-03651W

Dated: Nov 21, 2024

FOURTH INSERTION NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that WSFS AS CUST. FOR LVTL OPS F/B/O FIRSTRUST the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the

property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-658 YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: 1ST ADDITION J S LOVELESS SUB Q/114

PARCEL ID # 24-22-27-5256-01-240

Name in which assessed: DAISY WISE. RAY WISE-GREEN, MINNIE WISE ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the

highest bidder online at www.orange.

realtaxdeed.com scheduled to begin at

10:00 a.m. ET, Jan 09, 2025. Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller

Nov. 28; Dec. 5, 12, 19, 2024 24-03646W

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED NOTICE IS HEREBY GIVEN that BLACK CUB LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the

property, and the names in which it was assessed are as follows: CERTIFICATE NUMBER: 2022-2816

YEAR OF ISSUANCE: 2022 DESCRIPTION OF PROPERTY: YOGI BEARS JELLYSTONE PK CAMP

RESORT (APOPKA) 3347/2482 UNIT PARCEL ID # 27-21-28-9805-00-474

Name in which assessed: CHRISTY K

CRIDER

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024 24-03652W

FOURTH INSERTION NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that TLGFY LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property,

are as follows: CERTIFICATE NUMBER: 2022-889

and the names in which it was assessed

YEAR OF ISSUANCE: 2022 DESCRIPTION OF PROPERTY: BEG 1043.13 FT W OF SE COR OF SE1/4 TH RUN N 47 DEG W 29.08 FT W 248.47 FT N 25 DEG W 181.38 FT TO W LINE OF E1/4 OF SW1/4 OF SE1/4 TH S 769.98 FT E 613.61 FT TO POB

SEC 36-22-27 PARCEL ID # 36-22-27-0000-00-033

Name in which assessed: AMERICAN TAVERES 27 LLC ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the

highest bidder online at www.orange.

realtaxdeed.com scheduled to begin at

10:00 a.m. ET, Jan 09, 2025. Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida Bv: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024

FOURTH INSERTION NOTICE OF APPLICATION

24-03647W

FOR TAX DEED NOTICE IS HEREBY GIVEN that AMERICAN TAX FUNDING LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description $% \left\{ \mathbf{r}_{i}^{\mathbf{n}}\right\} =\mathbf{r}_{i}^{\mathbf{n}}$ of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-3862

DESCRIPTION OF PROPERTY: LAKE FLORENCE HIGHLANDS PHASE 1 18/53 LOT 22 SEE 4344/1737

YEAR OF ISSUANCE: 2022

KNIGHTS

PARCEL ID # 22-22-28-4435-00-220 Name in which assessed: MCDONALD

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024 24-03653W

FOURTH INSERTION NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was ssed are as follows:

CERTIFICATE NUMBER: 2022-1905

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: APOPKA TERRACE W/73 LOT 23

PARCEL ID # 04-21-28-0224-02-230

Name in which assessed: 203 W

MARTIN STREET LAND TRUST ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024 24-03648W

10:00 a.m. ET, Jan 09, 2025.

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was ssed are as follows:

CERTIFICATE NUMBER: 2022-4360

DESCRIPTION OF PROPERTY: AZUR AT METROWEST CONDO-MINIUM 8641/1867 UNIT 1801

YEAR OF ISSUANCE: 2022

POWERS

PARCEL ID # 36-22-28-0199-18-010 Name in which assessed: MARIAN M

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa. Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024 24-03654W

assessed are as follows:

--- TAX DEEDS ---

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that TLOA OF FLORIDA LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-4862

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: SUNSET LAKE CONDOMINIUM 8472/3367 UNIT 1102 BLDG 11

PARCEL ID # 12-23-28-8187-01-102

Name in which assessed: MAJID JALALI NAINI

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024

24-03655W

FOR TAX DEED

FOURTH INSERTION NOTICE OF APPLICATION

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was essed are as follows:

CERTIFICATE NUMBER: 2022-5064

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: OR-ANGE TREE COUNTRY CLUB UT 6 22/145 LOT 17 & BEG AT SE COR TRACT A RUN SWLY 6 FT N 16 DEG W 13.73 FT S 42 DEG E 12 FT TO POB

PARCEL ID # 23-23-28-6300-00-170

Name in which assessed: MARY TUYET MAI NGUYEN ESTATE

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller

Nov. 28; Dec. 5, 12, 19, 2024 24-03656W

NOTICE OF APPLICATION

AND OCEAN BANK the holder of the

year of issuance, the description of the

property, and the names in which it was

CERTIFICATE NUMBER: 2022-8458

DESCRIPTION OF PROPERTY:

FLEMING HEIGHTS O/74 LOT 12

PARCEL ID # 30-22-29-2744-12-120

Name in which assessed: JOHN W HENRY, AMANDA FAITH HENRY

ALL of said property being in the Coun-

ty of Orange, State of Florida. Unless such certificate shall be redeemed ac-

cording to law, the property described

in such certificate will be sold to the

highest bidder online at www.orange.

realtaxdeed.com scheduled to begin at

10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024

County Comptroller

Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024

Phil Diamond

By: M Sosa

ssed are as follows:

YEAR OF ISSUANCE: 2022

NOTICE OF APPLICATION FOR TAX DEED FOURTH INSERTION

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC FOR TAX DEED

NOTICE IS HEREBY GIVEN that AND OCEAN BANK the holder of the following certificate has filed said cer-MIKON FINANICAL SERVICES INC tificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the following certificate has filed said certificate for a TAX DEED to be issued property, and the names in which it was thereon. The Certificate number and assessed are as follows:

FOURTH INSERTION

CERTIFICATE NUMBER: 2022-7645

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: PINE HILLS SUB NO 11 T/99 LOT 18 BLK L

PARCEL ID # 19-22-29-6960-12-180

Name in which assessed: MONICA QUINTANA, GLORIA H QUINTANA

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024

24-03661W

FOURTH INSERTION

24-03662W

FOR TAX DEED

AMERICAN TAX FUNDING LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which

CERTIFICATE NUMBER: 2022-11702 YEAR OF ISSUANCE: 2022

it was assessed are as follows:

FOURTH INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that

DESCRIPTION OF PROPERTY: AIR-PORT INDUSTRIAL PARK OF OR-LANDO ADDITION NO. 5 - REPLAT NO. 3 63/27 LOT T-27.C

PARCEL ID # 12-24-29-0019-02-730

Name in which assessed: G G AND B INVESTMENTS LLC

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024

24-03667W

NOTICE OF APPLICATION

NOTICE IS HEREBY GIVEN that AMERICAN TAX FUNDING LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-13153

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: SPRING PINES FIRST ADDITION 9/144 LOT 29

PARCEL ID # 24-22-30-8260-00-290

Name in which assessed: BIBI RASHID

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024 24-03668W FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that TLGFY LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed

CERTIFICATE NUMBER: 2022-6344

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: LAKE LOVELY ESTATES SUB R/121 LOT 209 BLK B

PARCEL ID # 35-21-29-4572-22-090

Name in which assessed: ANGELA RENE ADKINS OUTLAW 4/7 INT, GERTRUDE LARK 3/7 INT

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

FOURTH INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC

AND OCEAN BANK the holder of the

following certificate has filed said cer-

tificate for a TAX DEED to be issued

thereon. The Certificate number and

year of issuance, the description of the property, and the names in which it was

CERTIFICATE NUMBER: 2022-8967

DESCRIPTION OF PROPERTY: J B

MAGRUDERS RESURVEY F/89 LOT

PARCEL ID # 34-22-29-5464-01-140

Name in which assessed: MALBEC II

ALL of said property being in the Coun-

ty of Orange, State of Florida. Unless such certificate shall be redeemed ac-

cording to law, the property described

in such certificate will be sold to the

highest bidder online at www.orange.

realtaxdeed.com scheduled to begin at

FOURTH INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that

WSFS AS CUST. FOR LVTL OPS

F/B/O FIRSTRUST the holder of the

following certificate has filed said cer-

tificate for a TAX DEED to be issued

thereon. The Certificate number and

year of issuance, the description of the

property, and the names in which it was

DESCRIPTION OF PROPERTY:

LAKE PRESERVE - PHASE 1 82/139

PARCEL ID # 33-24-30-4957-00-910

ALL of said property being in the Coun-

ty of Orange, State of Florida. Unless

such certificate shall be redeemed ac-

cording to law, the property described

in such certificate will be sold to the

highest bidder online at www.orange.

realtaxdeed.com scheduled to begin at

10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024

County Comptroller

Deputy Comptroller

Orange County, Florida

Nov. 28; Dec. 5, 12, 19, 2024

Phil Diamond

By: M Sosa

essed are as follows:

CERTIFICATE NUMBER:

YEAR OF ISSUANCE: 2022

Name in which assessed:

FEI LIN, KESHENG HE

2022-15252

24-03663W

10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024

County Comptroller

Orange County, Florida

Nov. 28; Dec. 5, 12, 19, 2024

Phil Diamond

By: M Sosa

Deputy Com

ed are as follows:

YEAR OF ISSUANCE: 2022

14 BLK 1B

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024

24-03657W

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

FOURTH INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

CERTIFICATE NUMBER: 2022-6348

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: LAKE LOVELY ESTATES SUB R/121 LOT 110 BLK D

PARCEL ID # 35-21-29-4572-41-100

Name in which assessed: WILLIE LEE WHITFIELD ESTATE

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024

24-03658W

FOURTH INSERTION NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that SAVVY FL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the

CERTIFICATE NUMBER: 2022-9073

property, and the names in which it was

YEAR OF ISSUANCE: 2022

essed are as follows:

DESCRIPTION OF PROPERTY: H CARL DANN RESUB F/2 LOT 8 BLK A (LESS BEG AT SE CORNER LOT 8 THENCE S89-39-34W 44.96 FT TO SW CORNER LOT 8 THENCE NO- $26\text{--}40\text{W}\ 26.62\ \text{FT}\ \text{N}88\text{--}27\text{--}26\text{E}\ 5.55\ \text{FT}$ S88-40-19E 39.43 FT S0-27-14E 25.59 FT TO POB)

PARCEL ID # 35-22-29-1928-01-080

Name in which assessed: COWHERD FAMILY TRUST NO 2

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024 Phil Diamond County Comptroller By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024

24-03664W

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-16591

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: ES-TATES AT LAKE PICKETT - PHASE 2 96/27 LOT 75

PARCEL ID # 09-22-32-2502-00-750

Name in which assessed: DAVID A

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024 24 - 03670 W FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that AS CUST. FOR LVTL OPS F/B/O FIRSTRUST the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-6622

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: AS-BURY PARK W/6 LOT 13 (LESS BEG NE COR OF SAID LOT TH'S 86 DEG W 149.89 FT S 16 DEG W 36.38 FT S 87 DEG E 159.03 FT N 51.95 FT TO

PARCEL ID # 03-22-29-0312-11-130

Name in which assessed: MANOJ PATEL

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024

24-03659W

FOURTH INSERTION NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that TLGFY LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed

CERTIFICATE NUMBER: 2022-9926

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: PINE SHADOWS CONDO PHASE 3 CB 5/125 UNIT 2 BLDG 34

PARCEL ID # 07-23-29-7066-34-020

Name in which assessed: DOMINIC C. VICARI

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024 24-03665W

FOURTH INSERTION NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2022-17458

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: CAPE ORLANDO ESTATES UNIT 31A 3/110 LOT 18 BLK 1

PARCEL ID # 02-23-32-1221-10-180 Name in which assessed: SENTIANA

PROPERTIES LLC

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

24-03671W

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024 FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was ssessed are as follows:

CERTIFICATE NUMBER: 2022-6765

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: ACORN VILLAGE CONDO PHASE 2 CB 12/12 UNIT A BLDG 2

PARCEL ID # 06-22-29-0014-02-010

Name in which assessed: ACORN VIL-LAGE MANAGEMENT INC

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024

24-03660W

FOURTH INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that
ELEVENTH TALENT LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was essed are as follows:

CERTIFICATE NUMBER: 2022-10651

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: CYPRESS FAIRWAY CONDOMINIUM 7837/0530 UNIT 8305 BLDG 8

PARCEL ID # 18-23-29-1899-08-305

Name in which assessed: ROGERIO DIAS DE ARAUJO

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024 24-03666W

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MIKON FINANICAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was ssed are as follows:

CERTIFICATE NUMBER: 2022-17668

YEAR OF ISSUANCE: 2022

DESCRIPTION OF PROPERTY: ROCKET CITY UNIT 4A Z/110 A/K/A CAPE ORLANDO ESTATES UNIT 4A $1855/292\ \mathrm{THE}\to 75\ \mathrm{FT}$ OF W 150 FT OF TR 24

PARCEL ID # 25-23-32-9632-00-241

Name in which assessed: RAYMOND MUSCARELLA

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jan 09, 2025.

Dated: Nov 21, 2024 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller Nov. 28; Dec. 5, 12, 19, 2024 24-03672W

FOURTH INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE

24-03669W

Case No.: 2024-DR-11626 Division: 30

GRAN CANARIAS SPAIN YOU ARE NOTIFIED that an ac-

been filed against you and that you are required to serve a copy of your written defenses, if any, to it on YESSI CAROLINA NIETO MURILLO whose address is 8421 NARCOOSSEE RD ORLANDO FL 32801 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief de-

The action is asking the court to de-

cide how the following real or personal property should be divided: 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

cuit 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 to the ad-

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.

CLERK OF THE CIRCUIT COURT By: /s/ Alva Coleman Deputy Clerk 425 North Orange Ave. Suite 320 Orlando, Florida 32801 Nov. 28; Dec. 5, 12, 19, 2024

You must keep the Clerk of the Cir-

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.

(NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA

YESSI CAROLINA NIETO MURILLO, LUIS ARLEY GOMEZ DE ORO, Respondent.

TO: LUIS ARLEY GOMEZ DE ORO

tion for dissolution of marriage has manded in the petition.

dress on record at the clerk's office.

DATED: November 14, 2024 TIFFANY MOORE RUSSELL

24-03703W