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

PAGES 17-36 JANUARY 17 - JANUARY 23, 2025

LEE COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION CC COMMUNITY DEVELOPMENT

REQUEST FOR PROPOSALS FOR ANNUAL AUDIT SERVICES

The CC Community Development District hereby requests proposals for annual financial auditing services. The proposal must provide for the auditing of the District's financial records for the fiscal year ending September 30, 2024, with an option for four (4) additional annual renewals. The District is a local unit of special-purpose government created under Chapter 190, Florida Statutes, for the purpose of financing, constructing, and maintaining public infrastructure. The District is located in Lee County and has an operating budget of approximately \$127,475.00. The final contract will require that, among other things, the audit for Fiscal Year 2024 be completed no later than

Each auditing entity submitting a proposal must be authorized to do business in Florida; hold all applicable state and federal professional licenses in good standing, including but not limited to a license under Chapter 473, Florida Statutes; and be qualified to conduct audits in accordance with "Government Auditing Standards," as adopted by the Florida Board of Accountancy. Audits shall be conducted in accordance with Florida law and particularly Section 218.39, Florida Statutes, and the rules of the Florida Auditor General.

Proposal packages, which include additional qualification requirements, evaluation criteria and instructions to proposers, are available from the District Manager at the address and telephone number listed below.

Proposers must provide three (3) hard copies of their proposal and one (1) electronic copy (flash drive) to Jane Gaarlandt, District Manager, located at 3501 Quadrangle Blvd., Suite 270, Orlando 32817, in an envelope marked on the outside "Auditing Services - CC Community Development District." Proposals must be received by February 7, 2025, at 2:00 p.m., at the office of the District Manager. Please direct all questions regarding this Request for Proposals to the District Manager, who can be reached at (407) 723-5900.

Any protest regarding the terms of this Notice, or the proposal packages on file with the District Manager, must be filed in writing at the offices of the District Manager within seventy-two (72) calendar hours (excluding weekends) after publication of this Notice. The formal protest setting forth with particularity the facts and law upon which the protest is based shall be filed within seven (7) calendar days after the initial notice of protest was filed. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of any right to object or protest with respect to aforesaid Notice or proposal package pro visions.

Jane Gaarlandt District Manager January 17, 2025

FIRST INSERTION

25-00205L

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in bus ness under the Fictitious Name of KMB General Contracting division located at 9860 Cypress Lake Dr. in the City of Fort Myers, Lee County, FL 33919 intends to register the said name with the Division of Corporations of the De $partment\ of\ State,\ \hat{T}allahassee,\ Florida.$

Dated this 10th day of January, 2025.

January 10th, 2025

25-00229L January 17, 2025

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 SOUTH LAND & REALTY located at 1335 SANTOS ROAD in the City of FORT MYERS BEACH, Lee County, FL 33931 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee,

Dated this 14th day of January, 2025. DAVID R. PARILLA, INC. David R. Parilla, President

January 17, 2025 25-00240L

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 SMOKIN OYSTER BREWERY located at 340 OLD SAN CARLOS BLVD in the City of FT MYERS BEACH, Lee County, FL 33931 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 8th day of January, 2025. SMOKIN OYSTER BREWERY LLC

PETER ENNIS January 17, 2025

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 Bongart Bakery Pueppys Handcrafted & Finest Sweets located at 9090 SW 6th Ct in the City of Cape Coral, Lee County, FL 33991 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 8th day of January, 2025. PPP BONGART CORPORATION Julia Bongart

January 17, 2025 25-00207L

FIRST INSERTION

FICTITIOUS NAME NOTICE Notice is hereby given that PRUITT ENTERPRISES LLC, OWNER, desiring to engage in business under the fictitious name of INDEPENDENCE

OFF GRID located at 5330 DANA RD, FORT MYERS, FLORIDA 33905 intends to register the said name in LEE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida

January 17, 2025 25-00218L

FIRST INSERTION

PUBLIC SALE

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 28239 S. Tamiami Trl Bonita Springs, FL 34134 February 6th, 2025 at 9:45am

Anthony Wood Household Goods/Furniture Alanna O'Neill Boxes, bikes, furniture

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

January 17, 24, 2025 25-00226L

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 DAMAE DESIGNS located at 11550 Red Hibiscus Dr in the City of Bonita Springs, Lee County, FL 34135 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 14th day of January, 2025.

Danny Smith Enterprises, LLC 25-00248L January 17, 2025

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 health care services under fictitious name of Advanced Lung Care Center Located at 8925 Colonial Center Drive, Suite 2001, Fort Myers, Florida 33905-7813, in the County of Lee and intends to register the said name with the Division of Corporations of the Florida De-

partment of State, Tallahassee, Florida Dated at Lee County, Florida, this 15th of January 2025.

Lee Health System, Inc. 25-00261L January 17, 2025

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 The Grazing Garden located at 13820 Willow Bridge Dr in the City of North Fort Myers, Lee County, FL 33903 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 11th day of January, 2025.

January 17, 2025 25-00227L

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 health care services under fictitious name of Lee Health Surgical Oncology Located at 7335 Gladiolus Drive, Fort Myers, Florida, 33908, in the County of Lee and intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lee County, Florida, this 15th of January 2025. Lee Health System, Inc.

25-00262L

FIRST INSERTION

Notice of Public Sale

Notice is hereby given that on February 13, 2025 AT 10:00 AM the following vehicle may be sold at public sale for cash for the amount owed on each vehicle to satisfy the lien for repairs, services, storage charges, and any administrative fees allowed pursuant to Florida Statute 713.585.As is. Where is. Title is not guaranteed. CASE:43329 2007 INTL VIN: 1HTM-MAAM97H503442 Lienor information & Sale Location: RECHTIEN INTER-NATIONAL TRUCKS, INC. MV104546. 2761 EDISON AVE.FORT MYERS. FL 33916.Ph:239-334-1000 Total Lien \$3691.29 The customer/owner or any other person claiming an interest, or a lien may redeem the vehicle by satisfying the amount due in cash on or before the sale date and time. The customer/ owner or any other person claiming an interest, or a lien has a right to file for a hearing prior to the date of sale with the clerk of the courts in the Lee County where the vehicle is held to determine whether the vehicle has been wrongfully taken or withheld from him or her.At any time before the date of sale Owner/ Lienholder may recover the vehicle without instituting judicial proceedings by posting a bond as per 559.917 F.S.Net oceeds in excess of lien amount will be deposited with the clerk of courts pursuant to 713.585 F.S.

January 17, 2025 25-00239L

FIRST INSERTION

Public Notice

Effective Jan. 4, 2025, Immanuel Amissah, MD, is no longer practicing medicine at WellMed. Patients may continue care at WellMed at North Tamiami Trail. For questions or copies of medical records call: 1-239-567-1000 WellMed at North Tamiami Trail 18900 North Tamiami Trail, Suite 9 North Fort Myers, FL 33903

Fax: 1-239-567-1008 Jan. 17, 24, 31; Feb. 7, 2025

25-00256L

FIRST INSERTION

PUBLIC SALE Extra Space Storage will hold a pub-

lic auction to sell personal property described below belonging to those individuals listed below at the location indicated: 11301 Bonita Beach Rd. SE. Bonita Springs, FL 34125 Phone: 239-221-0521 Auction Date: 02-06-25 Time: 12:30 pm

Donald Patterson Household Items

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

January 17, 24, 2025 25-00238L

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 The Cozy Cup located at 13820 Willow Bridge Dr in the City of North Fort Myers, Lee County, FL 33903 intends to register the said name with the Division Corporations of the Department of State, Tallahassee, Florida.

Dated this 11th day of January, 2025.

January 17, 2025 25-00228L

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 health care services under fictitious name of Lee Health Endoscopy Center Located at 2565 Cleveland Avenue, Fort Myers, Florida 33901, in the County of Lee and intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lee County, Florida, this 15th of January 2025.

Lee Health System, Inc. January 17, 2025 25-00263L

FIRST INSERTION NOTICE UNDER FICTITIOUS

Pursuant to F.S. §865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Naples Tiki Fun Tours, located at 24199 Roger Dodger ST, in the City of Bonita Springs, County of Lee, State of FL, 34135, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahas-

see, Florida. Dated this 14 of January, 2025. JWMW, LLC 24199 Roger Dodger ST

Bonita Springs, FL 34135 January 17, 2025 25-00249L

FIRST INSERTION

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

FLORIDA CASE NO.: 2024-CA-7214 CYAN STAR LLC,

Plaintiff, v. JAMES T. BONHAM; ET AL.,

Defendants. To PABLO ANIBAL VACA VIL-LAGOMEZ; MONICA ELIZABETH CHILIQUINGA ONA; FULTON J.

CARRIGAN: YOU ARE HEREBY NOTIFIED that an action to Quiet Title to real property described as:

LEHIGH ACRES UNIT 14 BLK 23 PB 20 PG 34 LOT 26 More commonly known as: 947 Derby Street, Lehigh Acres, FL 33974 AND LEHIGH ACRES UNIT 7 BLK 25 DB 254 PG 75 LOT 13 W 1/2 LESS SUBSURFACE RIGHTS ASSESSED UNDER 15-44-27-99-07025.013A DESC IN 2024000048276 More commonly known as: 1205 East 14th Street, Lehigh Acres, FL 33972

has been filed by Plaintiff, CYAN STAR LLC, and you are required to serve a copy of your written defenses, if any, on Alisa Wilkes, Esq., 13400 Sutton Park Dr. S. Suite 1204, Jacksonville, FL 32224, (904)620-9545 on or before February 19, 2025 and file the original with the Clerk of Court and Plaintiff's attorney, otherwise a default and judgment will be entered against you for the relief demanded.

Witness my hand and the seal of this court on this day of 01/10/2025Kevin C. Karnes

Clerk of the Circuit Court (SEAL) By: N. Watson Deputy Clerk

Alisa Wilkes, Esq. Wilkes & Mee, PLLC 13400 Sutton Park Dr., S, Suite 1204 Jacksonville, FL 32224 Jan. 17, 24, 31; Feb. 7, 2025

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS TWENTIETH CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-22 IN RE: ESTATE OF

CATHERINE M. LINDQUIST Deceased. The administration of the estate of CATHERINE M. LINDQUIST, deceased, whose date of death was NO-

VEMBER 6, 2024, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 1700 MONROE ST, FORT MYERS, 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 PUBLI-CATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE 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 FORTH TIME PERIOD SET ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS

The date of first publication of this

notice is: January 17, 2025. Signed on this 27 day of December,

Brian Low Personal Representative 19 Arbutus Rd Worcester, MA 01606

Susan M. Larned, Esq. Attorney for Personal Representative Florida Bar No. 1011025 The Larned Law Group, P.A. 12734 Kenwood Lane, Suite 39 Ft. Myers, FL 33907 Telephone: 239-202-2881 Email: susan@larnedlegla.comJanuary 17, 24, 2025 25-00242L

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE TWENTIETH CIRCUIT IN AND FOR LEE COUNTY, FLORIDA

PROBATE DIVISION File No. 24-CP-3832 IN RE: ESTATE OF ROSE AIMEE BLAIS

Deceased.The administration of the estate of ROSE AIMEE BLAIS, deceased, whose date of death was November 14, 2024, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 1700 Monroe St, Fort Myers, FL 33901. 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 PUBLI-CATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE 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 SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING 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: January 17, 2025. Signed on this 12th day of December

Marc Blais Personal Representative 2623 Pierrette Cumberland, ON, Canada K4C1B6

Susan M. Larned, Esq. Attorney for Personal Representative Florida Bar No. 1011025 The Larned Law Group, P.A. 12734 Kenwood Lane Suite 39 Fort Myers, FL 33907 Telephone: 239-202-2881 Email: susan@larnedlegal.com January 17, 24, 2025 25-00243L

FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR LEE

COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-003902 Division PROBATE IN RE: ESTATE OF JERRY DURWARD HUSSEY

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Jerry Durward Hussey, deceased, File Number 24-CP-003902, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346; that the decedent's date of death was September 25, 2024; that the total value of the estate is \$0.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address Jennifer Hussey Keene 10 Georgetown Fort Myers, FL 33919 Jerry Durward Hussey, Jr. 5501 Cheshire Drive #101 Fort Myers, FL 33912 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. NOTWITH-STANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

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

The date of first publication of this Notice is January 17, 2025.

Person Giving Notice: Jennifer Hussey Keene 10 Georgetown Fort Myers, FL 33919 Jerry Durward Hussey, Jr. 5501 Cheshire Drive #101 Fort Myers, FL 33912

Attorney for Person Giving Notice: Beth A. Prather, Attorney Florida Bar Number: 974692 GREEN SCHOENFELD & KYLE LLP 1380 Royal Palm Square Boulevard Fort Myers, Florida 33919 Telephone: (239) 936 7200 Fax: (239) 936 7997 E-Mail:

courtneylovejoy@gskattorneys.com

01020476.DOC/1 January 17, 24, 2025 25-00250L

PUBLISH YOUR LEGAL NOTICE

Call **941-906-9386**

or email legal@businessobserverfl.com



FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002472 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 13-026 Year

of Issuance 2022 Description of Property LEHIGH ESTATES UNIT 3 BLK.14 PB 15 PG 83 LOT 16 Strap Number 32-44-26-03-00014.0160 Names in which assessed:

DANIEL AUGUSTO PEREIRA All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002571 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-003646 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 11 BLK 114 PB 15 PG 58 LOT 12 Strap Number 01-44-26-11-00114.0120

Names in which assessed: GENEVA ADAIR, GENEVA P ADAIR, ROY H ADAIR

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00150L

FIRST INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

NOTICE IS HEREBY GIVEN that Cape

Holdings Enterprises Inc the holder of

the following certificate(s) has filed said

certificate(s) for a tax deed to be issued

thereon. The certificate number(s),

year(s) of issuance, the description of the property and the name(s) in which

Certificate Number: 18-004262

Year of Issuance 2018 Descrip-

tion of Property LEHIGH

ACRES UNIT 5 BLK.43 PB 15

PG 60 LOT 8 Strap Number 11-

FLORA LOPEZ, ISABEL LO-

All of said property being in the County

of Lee, State of Florida. Unless such

certificate(s) shall be redeemed accord-

ing to the law the property described in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 03/11/2025 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025

25-00153L

it was assessed are as follows:

44-26-05-00043.0080

Names in which assessed

Tay Deed # 2024002555

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

FIRST INSERTION

Tax Deed #:2024002577 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-004687 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 1 BLK.1 PB 15 PG 62 LOT 1 Strap Number 13-44-26-01-00001.0010

Names in which assessed: JUDITH ANNE MORLOCK, MARJORIE JEAN CORBE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002578 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-004952 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 1 BLK.10 PB 15 PG 63 LOT 19 Strap Number 14-44-26-01-00010.0190

Names in which assessed: MARY R KAUFMAN, MILTON M KAUFMAN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00157L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002557 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-004977 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 2 BLK.18 PB 15 PG 63 LOT 13 Strap Number 14-44-26-02-00018.0130 Names in which assessed: EDITH J BROWN, JOHN AL-LEN BROWN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025

25-00158L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002615 NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 14-308 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 5 BLK.70 PB 15 PG 96 LOTS 7 + 8 Strap Number 10-45-26-05-00070.0070

Names in which assessed: PRISCILLA ANN PRAUGHT, PROSCILLA ANN PRAUGHT ESTATE

All of said property being in the County of Lee, State of Florida, Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00146L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002573 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-003854 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 9 BLK 92 PB 15 PG 59 LOT 9 Strap Number 02-44-26-09-00092.0090

Names in which assessed: DELORES ROUSE, DELORES ROUSE LEWIS, INEZ WICKARD, LADORIS SMITH, MURIEL MYLER All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00152L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002565 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-005575 Year of Issuance 2018 Descrip tion of Property LEHIGH ACRES UNIT 2 BLK.13 PB 15 PG 67 LOT 15 Strap Number 23-44-26-02-00013.0150

Names in which assessed: JOAN D HILL TRUST, JOAN D HILL TRUST DATED MAY 25, 2006

All of said property being in the County of Lee, State of Florida, Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00160L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002570 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-006505 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 3 BLK.30 PB 15 PG 78 LOT 7 Strap Number 28-44-26-03-00030.0070

Names in which assessed: JAMES COCCHIA, JEFFREY COC-CHIA, JOANN COCCHIA, PHYLLIS DIIORIO

All of said property being in the County of Lee, State of Florida, Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00164L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002553 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-014147 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 10 BLK 104 PB 15 PG 93 LOT 8 Strap Number 01-45-26-10-00104.0080 Names in which assessed:

HATTIE JOHNSON, HATTIE S JOHNSON, HATTIE SELMA JOHNSON

All of said property being in the County of Lee, State of Florida, Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00166L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002559 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-018314 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 6 BLK.35 PB 15 PG 136 LOT 13 Strap Number 14-45-27-06-00035.0130 Names in which assessed:

DOROTHY S LIGGET, DOROTHY STROM LIGGET, F A LIGGET, FRANCIS AUGUSTUS LIGGET All of said property being in the County of Lee, State of Florida, Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

Section 197.512 F.S. Tax Deed #:2024002550 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 15-594 Year of Issuance 2022 Description of Property GREENBRIAR UNIT 27 PT E BLK 174 PB 27 PG 44 LOT 17 Strap Number 05-44-27-08-00174.0170

Names in which assessed: TIMIOS PENSION SCHEME TRUST, TIMIOS PENSION SCHEME, A PENSION TRUST U/A/D SEPTEMBER 28, 2012

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002572 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-003649 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 12 BLK 116 PB 15 PG 58 LOT 14 Strap Number 01-44-26-12-00116.0140

Names in which assessed: CLARENCE MEYER, EARL MEY-ER, ERMA GABLE, FLORENCE E BROWN, JAMES R BRANDEBERRY, JAMES R BRANDEBERRY,

All of said property being in the County certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2024002586

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-005884 Year of Issuance 2018 Description of Property LEHIGH ACRES REPLAT SEC 24 PB 26 PG 126 BLK 115 LOT 12 Strap Number 24-44-26-07-00115.0120

Names in which assessed: CATHERINE B CLEAVELAND, J L CLEAVELAND, JAMES L CLEAVELAND

All of said property being in the County certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00163L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002558 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-018301 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 6 BLK 31 PB 15 PG 136 LOT 5 Strap Number 14-45-27-06-00031.0050

Names in which assessed: EDWARD H. POTTER LIVING TRUST DATED NOV 21, 1991, EDWWARD H POTTER LIV-ING TRUST

All of said property being in the County certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002581 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-018906 Year of Issuance 2018 Description of Property MIRROR LAKES UNIT 70 BLK 275 PB 27 PG 157 LOT 7 Strap Number 19-45-27-70-00275.0070 Names in which assessed:

MARY MINASSIAN SELF DECLARATION OF TRUST DATED MARCH 4, MARY MINASSIAN TRUST

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024001812 NOTICE IS HEREBY GIVEN that Ram Tax Lien Fund LP RTLF-FL LLC the holder of the following certificate(s)has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 41-3 Year of Issuance 2022 Description of Property S 290 FT OF NE 1/4 OF SE 1/4 AS DESC IN OR 2443 PG 2160 Strap Number 07-44-22-00-00023.0030 Names in which assessed: CHRIS SAPP, MANGO MA-

NIAC INC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025

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.

RE-NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR LEE COUNTY, CIVIL DIVISION

CASE NO.: 23-CA-009456 SILVER CITY FUNDING, LLC, Plaintiff, vs. INVESTORWIZE, LLC, et al.,

NOTICE OF SALE IS HERERY GIV-EN pursuant to the Order on Plaintiff's Motion to Reset Foreclosure Sale signed on January 14, 2025, and the Summary Final Judgment of Foreclosure entered on March 28, 2024, in Case No. 23-CA-009456 of the Circuit Court of the Twentieth Judicial Circuit, in and for Lee County, Florida, wherein SILVER CITY FUNDING, LLC is Plaintiff, and INVESTORWIZE, LLC, GEOFFREY CLAUDIEUS JONES; BC MASTER-

FIRST INSERTION

PIECE IIC and the ADMINISTRA-TOR OF THE U.S. SMALL BUSINESS ADMINISTRATION are Defendants, the Office of Kevin Karnes, Lee County Clerk of the Court, will sell to the highest and best bidder for cash online at www.lee.realforeclose.com, beginning at 9:00 A.M. on the 13th day of February 2025, in accordance with Section 45.031, Florida Statutes, the following described property as set forth in said

Final Judgment, to wit: LOT 14, BLOCK 4 MAP OF GULF HEIGHTS SUBDIVI-SION, ACCORDING TO THE PLAT THEREOF AS RECORD-ED IN PLAT BOOK 6, PAGE 39, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property address: 5503 ESTERO BOULEVARD, FORT MYERS BEACH, FL 33931.

together with all existing or

subsequently erected or affixed

buildings, improvements and

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

unclaimed. WITNESS my hand and the seal of the court on this day of 01/15/2025,

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

6801 Lake Worth Road, Suite 100E Greenacres, FL 33467 Telephone: 561-507-5252 Facsimile: 561-342-4842 E-mail: pleadings@sokrem.com Counsel for Plaintiff 25-00264L January 17, 24, 2025

SOKOLOF REMTULLA, LLP

FIRST INSERTION

Fictitious Name Notice Notice Is Hereby Given that CFS Roof-

ing Services, LLC, 16100 Lee Rd, Fort Myers, FL 33912, desiring to engage in business under the fictitious name of Poured Decks of America, with its principal place of business in the State of Florida in the County of Lee will file an Application for Registration of Fictitious Name with the Florida Department of State.

January 17, 2025

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER

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

OR E-MAIL: legal@businessobserverfl.com

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002532 NOTICE IS HEREBY GIVEN that Karen M Reitan IRA LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 17-018583 Year of Issuance 2017 Description of Property LEHIGH ACRES UNIT 12 BLK 63 PB 15 PG 144 LOT 9 Strap Number 14-45-27-12-00063.0090

Names in which assessed: MARYAM H O S ALHOULAH

All of said property being in the County of Lee, State of Florida, Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00148L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002531 NOTICE IS HEREBY GIVEN that Karen M Reitan IRA LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 17-019073 Year of Issuance 2017 Description of Property MIRROR LAKES UNIT 63 BLK 239 PB 27 PG 150 LOT 8 Strap Number 20-45-27-63-00239.0080 Names in which assessed:

TARPON IV LLC All of said property being in the County of Lee, State of Florida, Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00149L

NOTICE IS HEREBY GIVEN that Cape

Holdings Enterprises Inc the holder of

the following certificate(s) has filed said

certificate(s) for a tax deed to be issued

thereon. The certificate number(s),

year(s) of issuance, the description of

the property and the name(s) in which

Certificate Number: 18-019176

Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 11 BLK 65 PB 18

PG 64 LOT 11 Strap Number 21-

All of said property being in the County of Lee, State of Florida. Unless such

certificate(s) shall be redeemed accord-

ing to the law the property described in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 03/11/2025 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025

25-00172L

it was assessed are as follows:

45-27-11-00065.0110

Names in which assessed:

WARDELES B MARVEL

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tay Deed # 2024002575 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-004597 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 8 BLK.72 PB 15 PG 61 LOT 20 Strap Number 12-44-26-08-00072.0200

Names in which assessed: VALERIE LAWRENCE

All of said property being in the County of Lee, State of Florida, Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00154L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002576 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-004624 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 10 BLK 95 PB 15 PG 61 LOT 16 Strap Number 12-44-26-10-00095.0160 Names in which assessed:

JACK L JORDAN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00155L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002582 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-005207 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 4 BLK 21 PB 26 PG 31 LOT 4 Strap Number 20-44-26-04-00021.0040 Names in which assessed: ELBA PENA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00159L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

Section 197.512 F.S. Tax Deed #:2024002566

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-005576 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 2 BLK.13 PB 15 PG 67 LOT 17 Strap Number 23-44-26-02-00013.0170

Names in which assessed: JOAN D HILL TRUST

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00161L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002585 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-005803 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 4 BLK.26 PB 15 PG 68 LOT 18 Strap Number 24-44-26-04-00026.0180 Names in which assessed:

ANN T CAMPION All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025

FIRST INSERTION FIRST INSERTION

NOTICE OF APPLICATION NOTICE OF APPLICATION FOR TAX DEED FOR TAX DEED Section 197.512 F.S. Section 197.512 F.S. Tax Deed #:2024002583

Tax Deed #:2024002562 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-019189 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 12 BLK 70 PB 18 PG 65 LOT 7 Strap Number 21-45-27-12-00070.0070 Names in which assessed:

TARPON IV, LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00173L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002563 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-019242 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 14 BLK 95 PB 18 PG 67 LOT 22 Strap Number 21-45-27-14-00095.0220 Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025

FIRST INSERTION NOTICE OF APPLICATION

FOR TAX DEED Section 197.512 F.S. Tax Deed #:2024002564

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-019334 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 4 BLK 18 PB 18 PG 74 LOT 5 Strap Number 22-45-27-04-00018.0050 Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002567 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-020082 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 9 BLK 82 PB 18 PG 104 LOT 5 Strap Number 24-45-27-09-00082.0050 Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002579 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-009701 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 10 BLK 39 DB 254 PG 80 W 1/2 LOT 13 Strap Number 14-44-27-10-00039.013B Names in which assessed:

CAROLYN MITCHELL

All of said property being in the County of Lee, State of Florida, Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00165L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002560 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-018517 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 1 BLK 8 PB 18 PG 37 LOT 14 Strap Number 15-45-27-01-00008.0140

Names in which assessed: CALVIN R FRANCIS, CALVIN R FRANCIS ESTATE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00170L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002584 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-019667 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 4 BLK 32 PB 20 PG 24 LOT 22 Strap Number 23-45-27-04-00032.0220

Names in which assessed: MAI FONDEVILLA, MELO FONDEVILLA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-03/11/2025 at am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00176L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002568 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 18-020183

Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 6 BLK 35 PB 18 PG 112 LOT 29 Strap Number 25-45-27-06-00035.0290 Names in which assessed: JADWIGA C KUNKLE, KEN-NETH M KUNKLE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002587 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-020215 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 9 BLK 50 PB 18 PG 115 LOT 2 Strap Number 25-45-27-09-00050.0020 Names in which assessed:

SHIRLEY J KULL, SHIRLEY KULL All of said property being in the County

of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00179L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002588 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-020220 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 9 BLK 51 PB 18 PG 115 LOT 5 Strap Number 25-45-27-09-00051.0050 Names in which assessed:

EDWARD ZALEWSKI, MARY ZALEWSKI All of said property being in the County of Lee, State of Florida. Unless such

certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol

January 17, 24, 31; February 7, 2025 25-00180L

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09,

Florida Statutes NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Florida Glass Company located at 11931 Metro Pkwy Ste 4, in the County of Lee, in the City of Fort Myers, Florida 33966 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahas-

see, Florida. Dated at Fort Myers, Florida, this 15th day of January, 2025.

CONSTRUCTION SOLUTION PROS

25-00265L

January 17, 2025



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

LEE COUNTY

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002569 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-020235 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 10 BLK 56 PB 18 PG 116 LOT 13 Strap Number 25-45-27-10-00056.0130 Names in which assessed: TARPON IV LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00181L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002547 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 19-004553 Year of Issuance 2019 Description of Property LEHIGH ACRES UNIT 4 BLK 39 PB 15 PG 62 LOT 15 Strap Number 13-44-26-04-00039.0150 Names in which assessed: EGYDIO ROMANENGHI, NORMA EDIT GIANNONI

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00182L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002580 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-018396 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 10 BLK 57 PB 15 PG 141 LOT 17 Strap Number 14-45-27-10-00057.0170 Names in which assessed:

JOYCE M FREIMUTH, JOYCE MARIE FRIEMUTH, MARRI-ANNE P WELLS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002544 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-005663 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 8 BLK 82 PB 15 PG 62 LOT 11 Strap Number 13-44-26-08-00082.0110

Names in which assessed: JAMES P LUSSIER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00184L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002595 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-019082 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 4 BLK 28 PB 15 PG 191 LOT 9 Strap Number 02-45-27-04-00028.0090 Names in which assessed:

JANET L CREPPS, WILLIAM G CREPPS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00186L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002548 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 19-031046 Year of Issuance 2019 Description of Property CAPE CORAL UNIT 58 BLK 5348 PB 23 PG 138 LOTS 41 + 42 Strap Number 18-44-23-C2-05348.0410 Names in which assessed:

PERLACIA INVESTMENTS LLC, PERLACIA INVEST-MENTS, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002554 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of

it was assessed are as follows: Certificate Number: 20-018901 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 8 BLK 48 PB 15 PG 177 LOT 10 Strap Number 01-45-27-08-00048.0100 Names in which assessed:

the property and the name(s) in which

HAVEN THREE LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00185L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002540 NOTICE IS HEREBY GIVEN that Two Cents Investments LLC Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 35-19 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 62 BLK 3037 PB 21 PG 28 LOTS 41 + 42 Strap Number 26-44-23 C3-03037.0410

Names in which assessed: NOAM INVESTMENTS LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00191L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002545 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-002919 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 6 BLK 68 PB 15 PG 58 LOT 6 Strap Number 01-44-26-06-00068.0060

Names in which assessed: PENA FAMILY REVOCABLE TRUST DATED SEPTEMBER 29, 2015

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002546 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-013585 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 1 BLK 1 PB 15 PG 170 LOT 21 Strap Number 01-45-27-01-00001.0210 Names in which assessed:

MARIE A DEFRANCIS. MARIE AN-TOINETTE DEFRANCIS ESTATE, WILLIAM B DEFRANCIS, WILLIAM

B DEFRANCIS ESTATE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIR-CUIT IN AND FOR LEE COUNTY,

FLORIDA CIVIL DIVISION CASE NO. 24-CP-003924 IN RE: The Estate of Delores Rosina Bilello, Deceased.

The administration of the estate of Delores Rosina Bilello, deceased, whose date of death was June 19, 2021, and whose social security number is xxx-xxxxxx, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Post Office Box 9346, Fort Myers, Florida 33902. 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 WITHIN THE LATER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SER-VICE 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 THREE (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 January 17, 2025.

Personal Representative: James Robin Markert

Attorney for Personal Representative, James Robin Markert: ALLAN T. GRIFFITH P.A. 2100 McGregor Boulevard Fort Myers, FL 33901 (239) 334-9199 allan@allantgriffith.com Allan T. Griffith, Esquire

Florida Bar #173669 January 17, 24 2025

25-00234L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002627 NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-59 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 60 BLK 4247 PB 19 PG 165 LOTS 25 + 26 Strap Number 06-44-23-C2-04247.0250

Names in which assessed: MICHAEL J WILLIAMS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00189L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002629 NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 25-20 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 59 BLK 4184 PB 19 PG 152 LOT 33 + 34 Strap Number 07-44-23-C1-04184.0330

Names in which assessed: SOLE HOMES LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 03/11/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 17, 24, 31; February 7, 2025 25-00190L

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS IN THE COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-0050 **Division Probate Division**

IN RE: ESTATE OF William Henry Trovinger II Deceased. The administration of the estate of Wil-

liam Henry Trovinger II, deceased, whose date of death was 6th day of April, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is CLERK OF COURT, LEE COUNTY JUSTICE CENTER, POST OFFICE BOX 9346 FORT MYERS, FL 33902. 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

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

The date of first publication of this notice is January 17, 2025.

Personal Representative: /s/ Kennice Fay Bright Kennice Fay Bright 1145 Crestwood Street East,

Lehigh Acres, Florida 33974 Attorney for Personal Representative: /s/ Kenneth K. Thompson Kenneth K. Thompson Florida Bar No. 0344044 Kenneth K. Thompson, P. A. Attorney 1150 Lee Boulevard, Suite 1A

Lehigh Acres, Florida 33936 Telephone: (239) 369-5664 Fax: 239-369-00873 Email: ken@kenthompson-lawoffice.com

Secondary Email: yvette@kenthompson-law of fice.comAttorney for Petitioner Kennice Faye

January 17, 24, 2025 25-00204L

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-3845 **Division Probate** IN RE: ESTATE OF JUSTIN CHARLES CLEMENTS

Deceased.

The administration of the estate of Justin Charles Clements, deceased, whose date of death was October 1, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St., Fort Myers, Florida 33901. 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.

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 speci-fied under s. 732.2211, Florida Statutes. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH

TION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR

IN FLORIDA STATUTES SEC-

MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this

otice is January 17, 2025. Personal Representative:

Kevin Clements 10 Island View Ave

Saco, Maine 04072 Attorney for Personal Representative: Nancy J. Gibbs, Esq. E-mail Addresses: nancy@sgnapleslaw.com, kerry@sgnapleslaw.com Florida Bar No. 15547 Skrivan & Gibbs, PLLC 1110 Pine Ridge Road, Ste. 300 Naples, Florida 34108 Telephone: (239) 597-4500 January 17, 24, 2025 25-00215L

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-3898 IN RE: ESTATE OF VOLKER SCHAEFFNER Deceased.

The administration of the estate of Volker Schaeffner, deceased, whose date of death was August 14, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901. 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 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, 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. notice is January 17, 2025.

> Claudia Schaeffner Riedeselstr. 38 82319 Starnberg Germany

Attorney for Personal Representative: Alexandra Kleinfeldt Attorney for Personal Representative Florida Bar Number: 1010753 Kleinfeldt Law Firm, PLLC 5237 Summerlin Commons Blvd., Suite 401

unless a written demand is made by a The date of first publication of this Bright creditor as specified under s. 732.2211, Personal Representative:

PUBLISH

Fort Myers, Florida 33907 Telephone: (239) 888-4291 alexandra@kleinfeldtlawfirm.com service@kleinfeldtlawfirm.com January 17, 24, 2025 25-00214L

legal@businessobserverfl.com **Observer**

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FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATÉ DIVISION File No. 24-CP-002618 IN RE: ESTATE OF OSMAN BULENT ZAFIS, Deceased.

The administration of the estate of Osman Bulent Zafis, deceased, whose date of death was January 28, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Clerk of Circuit Court, 1700 Monroe St., Fort Myers, FL, 33901. The names and addresses of the personal representative and the personal representative's attorney are

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

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 speci-fied under s. 732.2211, Florida Statutes.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 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 January 17, 2025.

Personal Representative: Signed by: Tulun Aydogan Tulun Aydogan 67 Frederick Ave. Clifton, NJ 07013 Attorney for Personal Representative:

/s/ Jeffrey A. Attia Jeffrey A. Attia E-Mail Address: jeff@jeffreyattialaw.com Florida Bar No. 0108199 The Law Office of Jeffrey Attia, PA 6719 Winkler Road, Suite 114 Fort Myers, FL 33919Telephone: 239-919-2318 January 17, 24, 2025 25-00213L

at Page 2083, of the Public Records of

Lee County, Florida. As a result of the

aforementioned default, Sanibel Beach

Club Condominium Association, Inc.,

a Florida Not-For-Profit Corporation

hereby elects to sell the Property pursu-

ant to Section 721.855, Florida Statutes.

Please be advised that in the event that

your obligation is not brought current

(including the payment of any fees incurred by Sanibel Beach Club Con-

dominium Association, Inc., a Florida

Not-For-Profit Corporation in com-

mencing this foreclosure process) with-

in thirty (30) days from the first date of

publication, the undersigned Trustee shall proceed with the sale of the Prop-

erty as provided in Section 721.855,

Florida Statutes, in which case, the un-

dersigned Trustee shall: (1) Provide you

with written notice of the sale, includ-

ing the date, time and location thereof;

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION

File No. 24-CP-003095 IN RE: ESTATE OF MARY ANN WIDNER, Deceased.

The administration of the estate of MARY ANN WIDNER, Deceased, whose date of death was November 19, 2023, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 1700 Monroe Street, Ft. Myers, FL 33901. 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 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 NOTICE

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

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 January 17, 2025.

JAMES WIDNER IV. 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: Jennifer@srblawyers.com January 17, 24, 2025 25-00201L

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION

File No. 24-CP-003632 IN RE: ESTATE OF ERNEST CHARLES BURGOYNE,

Deceased. The administration of the estate of ERNEST CHARLES BURGOYNE, Deceased, whose date of death was December 29, 2023, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 1700 Monroe Street, Ft. Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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.

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 January 17, 2025. **DIANE BURGOYNE**, Personal Representative

Attorney for Personal Representative: Scott R. Bugay, Esquire Citicentre, Suite P600 290 NW 165 Street Miami FL 33169 Telephone: (305) 956-9040 Fax: (305) 945-2905 Primary Émail: Scott@srblawyers.com Secondary Email: angelica@srblawyers.com January 17, 24, 2025 25-00200L

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-003124 IN RE: ESTATE OF LEO M. GEORGE Deceased.

The administration of the Estate of Leo M. George, deceased, whose date of death was August 2, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court 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 January 17, 2025.

Personal Representative: /s/ Rhonda L. Birty Rhonda L. Birty 528 Wood St., Apt A

Pitcairn, PA 15140 Attorney for Personal Representative: /s/ Carol R. Sellers Carol R. Sellers Florida Bar Number: 893528 Law Offices of Richardson & $Sellers,\,PA$ 3525 Bonita Beach Rd., Ste 103 Bonita Springs, FL 34134 Telephone: (239) 992-2031 Fax: (239) 992-0723 E-Mail:

csellers@richardsonsellers.com25-00233L January 17, 24, 2025

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-003223 **Division: Probate** IN RE: ESTATE OF JUNE CAROLYN SWEENEY, a/k/a JUNE C. SWEENEY,

Deceased. The administration of the estate of June $\,$ Carolyn Sweeney, a/k/a June C. Sweeney, deceased, whose date of death was June 17, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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.

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 January 17, 2025. Personal Representative: John R. Sweeney 427 Kleman Rd. Gilbertsville, PA 19525 Attorney for Personal Representative:

Joe C. Cuffel Attorney for Personal Representative Florida Bar Number: 1019964 GREEN SCHOENFELD & KYLE LLP 1380 Royal Palm Square Blvd. Fort Myers, FL 33919 Telephone: (239) 936-7200 Fax: (239) 936-7997 E-Mail: joecuffel@gskattorneys.com Sec. E-Mail:

bethmikovits@gskattornevs.com January 17, 24, 2025 25-00203L

FIRST INSERTION

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-3927 **Division Probate** IN RE: ESTATE OF CHRISTINE LORAINE HIGGINS Deceased.

The administration of the estate of Christine Loraine Higgins, deceased, whose date of death was July 23, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St., Fort Myers, Florida 33901. 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 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 January 17, 2025.

Personal Representative: Anthony J. Robertson 20285 Napa Loop Estero, Florida 33928 Joseph M. Higgins 1700 Monroe St.,

Fort Myers, Florida 33901 Attorney for Personal Representative: Joshua A. Grant, Esq., Attorney Florida Bar Number: 1002763 Grant Cottrell, PLLC 5147 Castello Drive Naples, FL 34103 Telephone: (239) 649-4848 Fax: (239) 643-9810 E-Mail: josh@grantcottrell.com Secondary E-Mail: skyler@grantcottrell.com January 17, 24, 2025 25-00202L

FIRST INSERTION

(2) Record the notice of sale in the Pub-NOTICE OF DEFAULT AND INTENT TO FORECLOSE lic Records of Lee County, Florida; and SANIBEL BEACH CLUB / STATE OF (3) Publish a copy of the notice of sale FLORIDA, COUNTY OF LEE two (2) times, once each week, for two Pursuant to Section 721.855, Florida (2) successive weeks, in a Lee County newspaper. If you fail to cure the de Statutes, Sanibel Beach Club Condominium Association, Inc., a Florida Not-For-Profit Corporation has refault as set forth in this notice or take other appropriate action with regard to corded a Claim of Lien in the amount of this foreclosure matter, you risk losing (See Exhibit "A"), with interest accruing ownership of your timeshare interest at the daily per diem rate of (See Exthrough the trustee foreclosure prohibit "A"), and recorded in Instrument cedure established in Section 721.855, Number (See Exhibit "A"), of the Public Florida Statutes. You may choose to Records of Lee County, Florida, and the sign and send to the undersigned trustundersigned Trustee as appointed by ee the objection form provided to you Sanibel Beach Club Condominium Asby mail, exercising your right to object sociation, Inc., a Florida Not-For-Profit to the use of the trustee foreclosure pro-Corporation, hereby formally notifies cedure. Upon the undersigned trustee's (See Exhibit "A") if living, and if dead, receipt of your signed objection form, the unknown spouse, heirs, devisees, grantees, assignees, lienors, creditors, the foreclosure of the lien with respect to the default specified in this notice shall be subject to the judicial foreclotrustees and all other parties claiming an interest by, through, under and sure procedure only. You have the right against the above-named Obligor(s) to cure your default in the manner set that due to your failure to pay the anforth in this notice at any time before nual assessment(s) due on (See Exhibit the undersigned trustee's sale of your "A") and all assessment(s) thereafter, timeshare interest. If you do not object you are currently in default of your to the use of the trustee foreclosure proobligations to pay assessments due to cedure, you will not be subject to a de-Sanibel Beach Club Condominium Asficiency judgment even if the proceeds sociation, Inc., a Florida Not-For-Profit from the sale of your timeshare interest Corporation on the following described are insufficient to offset the amounts sereal property located in Lee County, Dated: January 10, 2025 Florida: (See Exhibit "A") Time Share By: Harry Klausner, Esq., as Trustee EXHIBIT "A" Legal Description Interest(s) (See Exhibit "A") according to the Declaration of Condominium. recorded in Official Records Book 1146.

of property being foreclosed: Unit Week (see below) in Condominium Parcel Letter (see below) in Building Number (see below) and its undivided share of the common elements of Sanibel Beach Club, a condominium, according to the Declaration of Condominium and exhibits thereof, as recorded in Official Records Book 1146, beginning at Page 2083, and as amended in Official Records Book 1178, Page 1213, and Official Records Book 1178, page 1216, as to Phase I; as recorded in Official Records Book 1146, beginning at Page 2154, and as amended in Official Records Book 1178, Page 1218, as to Phase II; as recorded in Official Records Book 1144, beginning at Page 1340, and as amended in Official Records

Book 1146, Page 2080, as to Phase III; as recorded in Official Records Book 1251, beginning at Page 1746, as to Phase IV; and as amended in Official Records Book 2034, beginning at Page 4528, and as amended in Official Records Book 2499, Page 2487, and as amended in Official Records Book 2578, Page 2964, and as amended in Instrument Number 2007000267272, as to all Phases, all of the Public Records of Lee County, Florida and all further amendments thereto. if any.

Owner(s)-Obligor(s)*** / Unit Week Description / Default Date / Instr # Lien / Lien Amount / Daily Per Diem of Lien Amount / Current Amount owed under lien including costs, attorney and any additional maintenance fees / Last known mailing address

Robert Rice and Toni Rice / Unit Week 25 Condominium Parcel Letter B Building Number 1 / February 1, 2024 / / \$1.924.07 / \$1.08 / \$3.645.36 / 392 NE 82nd Ter Miami FL 33138

Thomas L. Woods / Unit Week 20 Condominium Parcel Letter B Building Number 4 / February 1, 2024 / / \$2,153.97 / \$1.19 / \$3,877.13 / 9547 Lantern Bay Cir West Palm Beach FL 33411

Donald Baker and Gisela Baker / Unit Week(s) 51, 1 & 2 Condominium Parcel Letter D Building Number 4 / February 1, 2024 / / \$6,176.92 / \$3.25 / \$10,985.49 / 544 Earlston Rd Kenilworth IL 60043

Kathleen M. Wade / Unit Week 32 Condominium Parcel Letter B Building Number 2 / February 1, 2024 / / \$2,153.97 / \$1.19 / \$3,877.13 / 190 Reeder Dr Butler OH 44822

Paula L. Guffey a/k/a Paula Z. Guffey and William P. Guffey / Unit Week(s) 49 & 50 Condominium Parcel Letter A Building Number 4 / February 1, 2024 / / \$4,057.94 / \$2.17 / \$7,321.24 / 1285 Fairfax Manor Dr Carmel IN 46032

***if living, and if dead, the unknown spouse, heirs, devisees, grantees, assignees, lienors, creditors, trustees and all other parties claiming an interest by, through, under and against the abovenamed Obligor(s)

January 17, 24, 2025 25-00216L

NOTICE OF TRUSTEE'S SALE Sanibel Beach Club /

Pursuant to Section 721.855, Florida Statutes, on February 7, 2025 at 11:00 a.m., Harry Klausner, Esq., 11595 Kelly Rd., Suite 216, Fort Myers, FL 33908, as Trustee pursuant to that Appointment of Trustee recorded on April 23, 2021, in Instrument Number 2021000133619, of the Public Records of Lee County, Florida, by reason of a now continuing default by Obligor(s), (See Exhibit "A"), whose address is (See Exhibit "A"), in the payment or performance of the obligations secured by said Claim of Lien recorded in Instrument Number (See Exhibit "A"), of the Public Records of Lee County, Florida, including the breach or default, notice of which was set forth in a Notice of Default and Intent to Foreclose provided to the last known address of Obligor(s), (See Exhibit "A"), by Certified/Registered Mail or by publication by the undersigned Trustee, will sell at public auction to the highest bidder for lawful money of the United States of America. on the front steps of the Office of the Trustee, 11595 Kelly Rd., Suite 216, Fort Myers, FL 33908, all right, title and interest in the property situated in Lee County, Florida, described as: (See Exhibit "A") Time Share Interest(s) (See Exhibit "A") according to the Declaration of Condominium for Sanibel Beach Club, recorded in Official Records Book 1146, at Page 2083, of the Public Records of Lee County, Florida. Said sale will be made (without covenants, or warranty, express or implied, regarding the title, possession or encumbrances) to pay the unpaid assessments due in the amount of (See Exhibit "A"), with interest accruing at the rate of (See Exhibit "A") per day, pursuant to the Declaration of Condominium, advances, if any, under the terms of said Claim of Lien, charges and expenses of the

Trustee and of the trusts created by said Claim of Lien. Obligor(s) shall have the right to cure the default and any junior interestholder shall have the right to redeem its interest up to the date the Trustee issues the Certificate of Sale by paying the amounts due as outlined in the preceding paragraph.

DATED: January 10, 2025 By: Harry Klausner, Esq., as Trustee EXHIBIT "A" Legal Description

of property being foreclosed: Unit Week (see below) in Condominium Parcel Letter (see below) in Building Number (see below) and its undivided share of the common elements of Sanibel Beach Club, a condominium. according to the Declaration of Condominium and exhibits thereof, as recorded in Official Records Book 1146, beginning at Page 2083, and as amended in Official Records Book 1178, Page 1213, and Official Records Book 1178, page 1216, as to Phase I; as recorded in Official Records Book 1146, beginning at Page 2154, and as amended in Official Records Book 1178, Page 1218, as to Phase II; as recorded in Official Records Book 1144, beginning at Page 1340, and as amended in Official Records Book 1146, Page 2080, as to Phase III: as recorded in Official Records Book 1251, beginning at Page 1746, as to Phase IV; and as amended in Official Records Book 2034, beginning at Page 4528, and as amended in Official Records Book 2499, Page 2487, and as amended in Official Records Book 2578, Page 2964, and as amended in Instrument Number 2007000267272, as to all Phases, all of the Public Records of Lee County, Florida and

all further amendments thereto,

if any. Owner(s)-Obligor(s)* / Unit Week Description / Default Date / Instr # Lien / Lien Amount / Daily Per Diem of Lien Amount / Current Amount owed under lien including costs, attorney fees and any additional maintenance fees / Last

known mailing address Robert Rice and Toni Rice / Unit Week 25 Condominium Parcel Letter B Building Number 1 / February 1, 2024 / 2024000327601 / \$1,924.07 / \$1.08 $3,645.37\ /\ 392$ NE 82nd Ter Miami FL 33138

Thomas L. Woods / Unit Week 20 Condominium Parcel Letter B Building Number 4 / February 1, 2024 2024000327601 / \$2,153.97 / \$1.19 / \$3,877.14 / 9547 Lantern Bay Cir West Palm Beach FL 33411

Donald Baker and Gisela Baker / Unit Week(s) 51, 1 & 2 Condominium Parcel Letter D Building Number 4 / February 1, 2024 / 2024000327601 / \$6,176.92 \$3.25 / \$10,985.53 / 544 Earlston Rd

Kenilworth IL 60043 Kathleen M. Wade / Unit Week 32 Condominium Parcel Letter B Building Number 2 / February 1, 2024 / 2024000327601 / \$2,153.97 / \$1.19 \$3,877.14 / 190 Reeder Dr Butler OH 44822

Paula L. Guffey a/k/a Paula Z. Guffey and William P. Guffey / Unit Week(s) 49 & 50 Condominium Parcel Letter A Building Number 4 / February 1, 2024 / 2024000327601 / \$4,057.94 / \$2.17 / \$7,321.26 / 1285 Fairfax Manor Dr Carmel IN 46032

*if living, and if dead, the unknown spouse, heirs, devisees, grantees, assignees, lienors, creditors, trustees and all other parties claiming an interest by, through, under and against the abovenamed Obligor(s)

January 17, 24, 2025



--- ACTIONS / SALES ---

LEE COUNTY

FIRST INSERTION

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

GENERAL JURISDICTION DIVISION Case No. 19-CA-002883

PennyMac Loan Services, LLC,

Plaintiff, vs. Sarah L. Allen, et al.,

Defendants.
NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 19-CA-002883 of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Lee County, Florida, wherein PennyMac Loan Services, LLC is the Plaintiff and Sarah L. Allen; Unknown Spouse of Sarah L. Allen; Rachel L. Snyder; Unknown Spouse of Rachel L. Snyder; The Islands at Three Oaks Homeowners' Association, Inc.; Three Oaks I Master Association, Inc. are the Defendants, that I will sell to the highest and best bidder for cash at, www.lee. realforeclose.com, beginning at 09:00 AM on the 17th day of April, 2025,

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

LOT 4, BLOCK 1, THE ISLANDS AT THREE OAKS,
ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 52, PAGE 71, PUB-LIC RECORDS OF LEE COUN-TY, FLORIDA.

TAX ID: 15-46-25-01-00001.0040

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. Dated this day of 01/09/2025.

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

Brock & Scott PLLC 4919 Memorial Hwy, Suite $135\,$ Tampa, FL 33634 Attorney for Plaintiff File # 19-F00755 January 17, 24, 2025

25-00198L

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION
CASE NO.: 2023-CA-007397

HOMEBRIDGE FINANCIAL SERVICES, INC., Plaintiff, vs. MICHAEL A. FEE FKA ALAN MICHAEL FEE NKA MICHAEL

ALAN FEE, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated December 27, 2024, and entered in Case No. 2023-CA-007397 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida in which Homebridge Financial Services, Inc., is the Plaintiff and Michael A. Fee fka Alan Michael Fee nka Michael Alan Fee; Casi J. Strader aka Casi Jean Strader; are defendants, the Lee County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/ on www.lee.realforeclose.com in accordance with chapter 45 Florida Statutes, Lee County, Florida at 9:00am on the 24th day of April, 2025, the following described property as set forth in said Final Judgment of Foreclosure:

NORTH ONE-HALF (N 1/2) OF LOT 2 AND NORTH ONE-HALF (N 1/2) OF LOT 3, BLOCK 62, UNIT 22, LEE-LAND HEIGHTS, SECTION 32, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIR-CUIT COURT, RECORDED IN DEED BOOK 256. PAGE 580, AND IN PLAT BOOK 15, PAGE 46, BOOK 20, PAGE 2, PUB-LIC RECORDS, LEE COUNTY, FLORIDA.

A/K/A 602 HARRISON DR LE-HIGH ACRES FL 33936

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. Dated in Lee County, Florida this day

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

Albertelli Law Attorney for Plaintiff P.O. Box 23028 Tampa, FL 33623 (813) 221-4743 (813) 221-9171 facsimile eService: servealaw@albertellilaw.com CT- 23-003945 January 17, 24, 2025 25-00194L

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION

CASE NO.: 2023-CA-006422 BANK OF AMERICA, N.A., Plaintiff, vs.

ANGEL HUERTAS AKA ANGEL L. HUERTAS, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated November 4, 2024, and entered in Case No. 2023-CA-006422 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida in which Bank of America, N.A., is the Plaintiff and Angel Huertas aka Angel L. Huertas; Ileana C. Huertas; Imperial Roofing Company, LLC; are defendants, the Lee County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on www.lee. realforeclose.com in accordance with chapter 45 Florida Statutes, Lee County, Florida at 9:00am on the 6th day of March, 2025, the following described property as set forth in said Final Judgment of Foreclosure:

LOTS 47 AND 48, BLOCK 717, CAPE CORAL, UNIT 21, AS RECORDED IN PLAT BOOK 13, PAGES 149 TO 173, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

A/K/A 1125 SE 19TH TERRACE CAPE CORAL FL 33990 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.
Dated in Lee County, Florida this day of 01/08/2025

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

25-00193L

Albertelli Law Attorney for Plaintiff P.O. Box 23028 Tampa, FL 33623 (813) 221-4743 (813) 221-9171 facsimile eService: servealaw@albertellilaw.comCT- 23-003755

January 17, 24, 2025

FIRST INSERTION NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT

IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION

CASE NO.: 24-CA-005233 EXPRESS RESTORATION, LLC, a Florida Limited Liability Company,

Plaintiff, vs. JKS CONSTRUCTION & ENGINEERING INC., a Florida Corporation,

Defendant. To: JKS CONSTRUCTION & ENGI-NEERING, INC., a Florida Corporation c/o Reife N. Petersen, Registered Agent 925 East Industrial Circle, Unit 9 Cape Coral, FL 33909

YOU ARE NOTIFIED that an action on a worth payment instrument, for quantum meruit and for account stated has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Matthew S. Toll, Esq., Toll Law, 210 Del Prado Blvd. S., Suite 1, Cape Coral, Florida 33990 on or before February 19, 2025 after the first Publication of the Notice in the Business Observer and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief

demanded in the complaint. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, the provision of certain assistance. Within to working days of your recipt of this notice, contact the Deputy Court Administrator ad 239-533-5000; 1700 Monroe Street, Fort Myers, Florida 33901. WITNESS my hand and seal of this

Court this day of 01/10/2025 Kevin C. Karnes Clerk of Court

N. Watson (SEAL) Deputy Clerk Matthew S. Toll, Esq.

210 Del Prado Blvd. S., Suite 1 Cape Coral, Florida 33990 Jan. 17, 24, 31; Feb. 7, 2025

25-00211L

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION

CASE NO.: 2024-CA-006154 LAKE MICHIGAN CREDIT UNION,

Plaintiff, vs. DALE M. PETITO AKA DALE PETITO, et al,

Defendant(s). NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated December 27, 2024, and entered in Case No. 2024-CA-006154 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida in which Lake Michigan Credit Union, is the Plaintiff and Dale M. Petito aka Dale Petito; CB Roofing Construction Inc; are defendants, the Lee County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/ on www.lee.realforeclose.com in accordance with chapter 45 Florida Statutes, Lee County, Florida at 9:00am on the 20th day of February, 2025, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 13, BLOCK 3555, CAPE CORAL UNIT 47 PART 3, AC-CORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 28, PAGE(S) 32, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. A/K/A 1717 NE 6TH TER CAPE

CORAL, FL 33909 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. Dated in Lee County, Florida this day of 01/08/2025 Kevin C. Karnes

Clerk of the Circuit Court Lee County, Florida (SEAL) By: N. Watson Deputy Clerk

Albertelli Law Attorney for Plaintiff P.O. Box 23028 Tampa, FL 33623 (813) 221-4743 (813) 221-9171 facsimile eService: servealaw@albertellilaw.com CT-24-028009

January 17, 24, 2025 25-00195L

FIRST INSERTION

NOTICE OF SALE PURSUANT TO

CHAPTER 45

IN THE CIRCUIT COURT OF THE

TWENTIETH JUDICIAL CIRCUIT

 $\begin{array}{c} \text{IN AND FOR LEE COUNTY,} \\ \text{FLORIDA} \end{array}$

CIVIL ACTION

NOTICE IS HEREBY given as required by a Final Judgment of Lien Foreclosure

(Count I and II) entered in Case No.

24-CA-3475 of the Circuit Court of the

Twentieth Judicial Circuit in and for Lee

County, Florida, where GREEN COAST

HOMES, INC. CORPORATION is the

Plaintiff and ALBERT WILLARD is the

Defendant. I will sell to the highest bid-

der for cash beginning at 9:00 a.m. at

www.lee.realforeclose.com in accor-

dance with Chapter 45 Florida Statutes

on February 13, 2025, the following

described property in accordance with

the Summary Final Judgment in Fore-

Lots 61 and 62, Block 3968,

Cape Coral Unit 55, according to

the plat thereof recorded as Plat

Book 19, Pages 92 through 106,

inclusive, in the official records

STRAP: 08-44-23-C3-03968

A/K/A 224 NW 24th Place, Cape

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

CLERK OF THE CIRCUIT COURT

KEVIN C. KARNES

By: N. Watson (SEAL)

as Deputy Clerk

25-00223L

Lee County Clerk of Court

olf Lee County, Florida.

Coral. FL 33993

Dated this 01/13/2025.

Richard Inglis, Esq.

Freidin & Inglis, P.A.

Fort Myers, FL 33901

January 17, 24, 2025

2245 McGregor Boulevard

45.031.

CASE NO.: 24-CA-3475 GREEN COAST HOMES, INC., a

Florida Corporation,

Plaintiff, v. ALBERT WILLARD,

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45

IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 24-CC-6066 MARTINIQUE II AT BRIDGETOWN HOMEOWNERS ASSOCIATION, INC., A FLORIDA NOT FOR PROFIT CORPORATION,

PLAINTIF, V. MOLLY NICHOLSON, ET AL., DEFENDANTS.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 30, 2024, and entered in Case No. 24-CC-6066 of the County Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein MARTINIQUE II AT BRIDGETOWN HOMEOWNERS ASSOCIATION, INC. is Plaintiff, and Molly Nicholson are Defendants, I will sell to the highest and best bidder for cash at www.lee. realforeclose.com, the Clerk's website for online auctions, at 9:00 AM, on the 30th day of January, 2025 the following described property as set forth in said Final Judgment, to wit:

Lot 124, Bridgetown at the Plantation, Phase Two, according to the plat thereof, as recorded in Instrument Number 2006000065850, of the Public Records of Lee County, Florida. A/K/A: 11212 Suffield Street, Fort Myers, FL 33913

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 in accordance with Florida Statutes, Section 45.031.

DATED this day of 01/08/2025 KEVIN C. KARNES, as Clerk of said Court (SEAL) By: N. Watson As Deputy Clerk

25-00197L

BECKER & POLIAKOFF, P.A. Attorneys for Plaintiff Carolyn C. Meadows, Esq. Florida Bar #92888 1 East Broward Blvd., Suite 1700 Fort Lauderdale, FL 33301 Phone: (954) 985-4102 Fax: (954) 987-5940 Primary email: cofoservicemail@beckerlawyers.com 25991712v.1 M17764/420181

FIRST INSERTION

NOTICE OF SALE PURSUANT TO **CHAPTER 45**

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION

CASE NO.: 2023-CA-009293 WELLS FARGO BANK, N.A., Plaintiff, vs.

PETER J. KUBETSCHEK, et al, Defendant(s).
NOTICE IS HEREBY GIVEN Pursu-

ant to a Final Judgment of Foreclosure dated December 19, 2024, and entered in Case No. 2023-CA-009293 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida in which Wells Fargo Bank, N.A., is the Plaintiff and Peter J. Kubetschek; Coleen Kubetschek aka Coleen M. Kubetschek; Barbara Jean Michael Elmeer aka Barbara Michael Jean Elmeer; are defendants, the Lee County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on www.lee. realforeclose.com in accordance with chapter 45 Florida Statutes, Lee County, Florida at 9:00am on the 24th day of April, 2025, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 20, BLOCK 6, COPPER-HEAD PHASE 1, ACCORDING TO PLAT THEREOF AS RE-CORDED IN PLAT BOOK 77, PAGE 1 THROUGH 11, INCLU-SIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. A/K/A 9135 LEATHERWOOD LOOP LEHIGH ACRES FL 33936

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. Dated in Lee County, Florida this day

of 01/08/2025 Kevin C. Karnes Clerk of the Circuit Court Lee County, Florida (SEAL) By: N. Watson Deputy Clerk

Albertelli Law Attorney for Plaintiff P.O. Box 23028 Tampa, FL 33623 (813) 221-4743 (813) 221-9171 facsimile eService: servealaw@albertellilaw.com CT- 23-007092 January 17, 24, 2025 25-00196L

FIRST INSERTION

NOTICE OF SALE UNDER F.S. CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY,

FLORIDA Case No. 23-CA-012274 Honorable Judge: LABODA

PLANET HOME LENDING, LLC Plaintiff, vs. RONALD YATES DAVIS, JR; UNKNOWN SPOUSE OF RONALD YATES DAVIS, JR; UNKNOWN

UNKNOWN TENANT OCCUPANT

TENANT OCCUPANT #1,

Defendants, NOTICE IS $\stackrel{\cdot}{\text{GIVEN}}$ that, in accordance with the Order Rescheduling Sale entered January 8, 2025, in the abovestyled cause, Kevin Karnes, as the Clerk of the Circuit Court and Comptroller, will sell to the highest and best bidder for cash online at https://www.lee. realforeclose.com. at 9:00 A.M. on May 1, 2025, the following described

property: LOTS 17 AND 18, BLOCK 50, UNIT NO. 7, SAN CARLOS PARK SUBDIVISION, AC-CORDING TO THE MAP OR PLAT THEREOF, AS RE-CORDED IN DEED BOOK 315, PAGES 141 THROUGH 143, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Tax Id/UPI No. 16-46-25-07-

00050.0170 COMMONLY KNOWN AS: 18521 PHLOX DR, FORT MY-

ERS, FL 33967 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 this 01/09/2025

Kevin C. Karnes Clerk of Court (SEAL) N Watson

Attorney(s) for Plaintiff 605 E. Robinson, Suite 730 Orlando, FL 32801 Telephone: (407) 308-0991 Service: mattw@wasingerlawoffice.com

By: /s/ Matthew T. Wasinger Matthew T. Wasinger, Esquire Fla. Bar No.: 0057873 January 17, 24, 2025 25-00199L

FIRST INSERTION

January 17, 24, 2025

NOTICE OF SALE

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

CIVIL DIVISION CASE NO.: 24-CC-005956 PREFERRED MATERIALS, INC., a Foreign corporation,

Plaintiff, vs. THE G STEEL GROUP, LLC, a Florida Limited liability company, PABLO MARTINI, 2812 49TH ST SW, LLC, a Florida limited liability company, 3215 8TH ST SW, LLC, a Florida limited liability company, and 3802 3RD ST SW, LLC, a Florida limited liability company, Defendants.

Notice is hereby given that, pursuant to a Final Judgment of Foreclosure entered in the above styled cause, in the County Court of Lee County, Florida, the Clerk will sell the property described below situated in Lee County, Florida, described as:

3802 3rd Street Southwest, Lehigh Acres, Florida, Lot 13, Block 51, Lehigh Acres Unit 5, as per Plat Book 15 Page 90, and being more particularly described in Notice of Commencement recorded as instrument number 2024000058546, Lee County, Florida

at public sale, to the highest bidder, for cash. The judicial sale will be conducted electronically online at the following website www.lee.realforeclose.com at 9:00 a.m. on March 6, 2025.

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

said court on January 10, 2025. Kevin C. Karnes, Clerk Lee County Clerk of the Court P.O Box 2469 Clearwater, Florida 33756 By: N. Watson (SEAL)

Deputy Clerk January 17, 24, 2025 25-00221L

FIRST INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE

TWENTIETH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR LEE COUNTY CIVIL DIVISION

CASE NO.: 24-CC-005956 PREFERRED MATERIALS, INC., a Foreign corporation, Plaintiff, vs. THE G STEEL GROUP, LLC, a

Florida Limited liability company, PABLO MARTINI, 2812 49TH ST SW, LLC, a Florida limited liability company, 3215 8TH ST SW, LLC, a Florida limited liability company, and 3802 3RD ST SW, LLC, a Florida limited liability company, Defendants.

Notice is hereby given that, pursuant to a Final Judgment of Foreclosure entered in the above styled cause, in the County Court of Lee County, Florida, the Clerk will sell the property described below situated in Lee County, Florida, described as: 3215 8th Street Southwest, Le-

high Acres, Florida, Lot 3, Block 91, Lehigh Acres Unit 11, as Per Plat Book 15, Page 91, and being more particularly described in Notice of Commencement recorded as instrument number 2024000058544, Lee County, Florida

at public sale, to the highest bidder, for cash. The judicial sale will be conducted electronically online at the following website www.lee.realforeclose.com at 9:00 a.m. on March 6, 2025.

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

WITNESS my hand and the seal of said court on January 10, 2025. Kevin C. Karnes, Clerk Lee County Clerk of the Court

P.O Box 2469 Clearwater, Florida 33756 By: N. Watson (SEAL) Deputy Clerk January 17, 24, 2025 25-00220L

FIRST INSERTION

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

CIVIL DIVISION

CASE NO.: 24-CC-005956 PREFERRED MATERIALS, INC., a Foreign corporation, Plaintiff, vs.

THE G STEEL GROUP, LLC, a Florida Limited liability company, PABLO MARTINI, 2812 49TH ST SW, LLC, a Florida limited liability company, 3215 8TH ST SW, LLC, a Florida limited liability company, and 3802 3RD ST SW, LLC, a Florida limited liability company, Defendants.

Notice is hereby given that, pursuant to a Final Judgment of Foreclosure entered in the above styled cause, in the County Court of Lee County, Florida, the Clerk will sell the property described below situated in Lee County, Florida, described as:

2812 49th Street Southwest, Lehigh Acres, Florida, Lot 17, Block 18, Lehigh Acres Unit 2, and being more particularly described in Notice of Commencement recorded as instrument number 2024000058543, Lee County, Florida at public sale, to the highest bidder, for

cash. The judicial sale will be conducted electronically online at the following website www.lee.realforeclose.com at 9:00 a.m. on March 6. 2025.

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

WITNESS my hand and the seal of said court on January 10, 2025.

Kevin C. Karnes, Clerk Lee County Clerk of the Court P.O Box 2469 Clearwater, Florida 33756 By: N. Watson (SEAL) Deputy Clerk January 17, 24, 2025 25-00219L

What is a public notice?

A public notice is information intended to inform citizens of government activities. The notice should be published in a forum independent of the government, readily available to the public, capable of being securely archived and verified by authenticity. 🕏

The West Orange Times carries public notices in Orange County, Florida.

--- ACTIONS / SALES ---

FIRST INSERTION

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

CASE NO. 23-CA-011419 RDA CONSULTING ENGINEERS, LLC d/b/a AMERICAN STRUCTURAL ENGINEERING,

Plaintiff, v. BLACKTIP CONSTRUCTION GROUP, INC., a Florida profit corporation, JEFFERY S. BEACH, KIYO'S CONCRETE, INC., Florida corporation, HONC MARINE CONTRACTING, INC., Florida corporation, GOLDEN LOTUS, INC., Pennsylvania corporation, JACK GRIM, individually, ARTESIAN POOL CONSTRUCTION, INC., a Florida corporation, and HONC INDUSTRIES, INC., a Florida

NOTICE IS HEREBY given that pursuant to a Final Summary Judgment of Foreclosure entered in the abovestyled cause in the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein RDA CONSULTING ENGINEERS, LLC d/b/a AMERICAN STRUCTURAL ENGINEERING is the Plaintiff,

Corporation,

Defendants.

and BLACKTIP CONSTRUCTION GROUP, INC., is a Defendant, Kevin C. Karnes as Clerk of the Circuit Court shall sell to the highest and best bidder for cash via online auction held at www.lee.realforeclose.com on February 6, 2025 at 9:00 a.m., the real property described as set forth in the Final Summary Judgment, to-wit:

Lots 61 and 62, Block 3867, Cape Coral Unit 53 according to the map or plat thereof on file in the Office of the Clerk of Circuit Court recorded in Plat Book 19, Page 64, Public Records of Lee County, Florida.

Folio ID Number: 10040386 Property Address: 1913 NW 20th Street, Cape Coral, Florida 33993

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 PENSENS, MUST FILE A CLAIM WITH THE CLERK IN ACCORDANCE WITH FLORIDA STATUTES, SECTION 45.031. Dated: 01/13/2025

Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) N. Watson Deputy Clerk of Court January 17, 24, 2025 25-00230L

FIRST INSERTION

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

FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 36-2024-CA-003957 LAKEVIEW LOAN SERVICING,

Plaintiff, vs. KENNETH ALAN THOMAS AND HEIDI LYNN TELFORD, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated November 12, 2024, and entered in 36-2024-CA-003957 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is the Plaintiff and KENNETH ALAN THOMAS; HEIDI LYNN TELFORD; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on February 06, 2025, the following described property as set forth in

said Final Judgment, to wit: LOTS 57 AND 58, BLOCK 5601, CAPE CORAL SUBDIVISION, UNIT 84, ACCORDING TO PLAT THEROF AS RECORDED IN PLAT BOOK 24, PAGES 30 THROUGH 48, INCLU-SIVE, OF THE PUBLIC RE-CORDS OF PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property Address: 1521 NE 35TH LANE, CAPE CORAL, 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 accordance with Florida Statutes, Section

Dated this day of 01/13/2025Kevin C. Karnes

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

Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC Attorneys for Plaintiff 6409 Congress Avenue, Suite 100, Boca Raton, FL 33487 Telephone: 561-241-6901 Fax: 561-997-6909 23-172518 - MaM January 17, 24, 2025 25-00232L

FIRST INSERTION

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

FLORIDA CASE NO.: 24-CA-002229 WILMINGTON SAVINGS FUND SOCIETY, FSB, AS OWNER TRUSTEE OF THE RESIDENTIAL CREDIT OPPORTUNITIES TRUST

VIII-B. Plaintiff, vs. SOUTHWEST CAPITAL INVESTMENTS LLC; MILLENNIUM CONTRACTORS LLC; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, OR 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; UNKNOWN PARTY IN POSSESSION #1; UNKNOWN PARTY IN POSSESSION #2, whose names are fictitious to account for parties in possession,

Defendants.

NOTICE IS HEREBY GIVEN that, pursuant to the Final Summary Judgment of Foreclosure signed on November 12, 2024 and the Order Granting Plaintiff's Emergency Motion for an Order Cancelling January 9, 2025 Foreclosure Sale and Rescheduling Foreclosure Sale signed on January 10, 2025 in Civil Case Number 24-CA-002229 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida wherein WILMINGTON SAVINGS FUND SO-CIETY, FSB, AS OWNER TRUSTEE OF THE RESIDENTIAL CREDIT OP-PORTUNITIES TRUST VIII-B is the Plaintiff and SOUTHWEST CAPITAL. INVESTMENTS LLC; MILLENNIUM CONTRACTORS LLC: ANY AND ALL UNKNOWN PARTIES CLAIM-ING BY, THROUGH, UNDER, OR AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS, are the Defendants, Kevin C. Karnes, the Clerk of the Circuit Court and Comptroller for Lee County, Florida, will sell to the highest and best bidder for cash at public sale on February 27, 2025 at 9:00 a.m. ET by online auction at www.lee.realforeclose.com after having first given notice as required by Section 45.031, Florida Statutes, the following described property in Lee County, Florida, as set forth in the Final Summary Judgment of Foreclosure, to wit:

LOTS 5 AND 6, BLOCK 224, CAPE CORAL, UNIT TWO, PART ONE, ACCORDING TO THE PLAT THEREOF AS RE-CORDED IN PLAT BOOK 10. PAGE 129, PUBLIC RECORDS OF LEE COUNTY, FLORIDA PROPERTY ADDRESS: 210 SE 46TH TERRACE, CAPE COR-AL, FLORIDA 33904

STRAP: 12-45-23-C4-00224.0050 / FOLIO ID:

THE SALE WILL BE MADE PURSU-ANT TO THE FINAL JUDGMENT. IF THIS PROPERTY IS SOLD AT

PUBLIC AUCTION, THERE MAY BE ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PER-SONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS PURSUANT TO THE FINAL JUDG-MENT. IF YOU ARE A SUBORDI-NATE LIENHOLDER CLAIMING A RIGHT TO FUNDS REMAINING AF-TER THE SALE, IF ANY, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A TIMELY CLAIM, YOU WILL NOT BE ENTITLED TO ANY RE-

MAINING FUNDS. 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.

WITNESS my hand and official seal of this Court on 01/10/2025.

KEVIN C. KARNES, CLERK OF THE COURT AND COMPTROLLER LEE COUNTY, FLORIDA BY: N. Watson (SEAL)

AS DEPUTY CLERK January 17, 24, 2025 25-00222L FIRST INSERTION

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

FLORIDACase No: 24-CA-000716 CARRINGTON MORTGAGE SERVICES, LLC, Plaintiff, v.

STANLEY PRADEL BATRAVILLE, Defendants.

NOTICE IS HEREBY GIVEN that pursuant the Final Judgment of Foreclosure dated September 4, 2024 and Order Granting Plaintiff's Motion to Cancel Foreclosure Sale dated January 3, 2025, and entered in Case No. 24-CA-000716 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida wherein CARRINGTON MORTGAGE SER-VICES, LLC, is the Plaintiff and STANLEY PRADEL BATRAVILLE; BERLANDE BATRAVILLE, is/are Defendant(s), Kevin C. Karnes, Lee County Clerk of Courts, will sell to the highest and best bidder for cash at www.lee.realforeclose.com at 9:00 a.m. on March 13, 2025 the following described property set forth in said Final Judgment, to wit:

LOT 7, BLOCK 9, UNIT 1, SECTION 28, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LE-HIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 78, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA

Commonly known as: 4707 7th St W, Lehigh Acres, FL 33971 Any person or entity claiming an interest in the surplus, if any, resulting from the Foreclosure Sale, other than

the property owner as of the date of the Lis Pendens, must file a claim with the Clerk no later than the date that the Clerk reports the funds as unclaimed. If you fail to file a claim, you will not be entitled to any remaining funds.

If the sale is set aside, the Purchaser may be entitled to only a return of the sale deposit less any applicable fees and costs and shall have no other recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

(SEAL) N. Watson

DATED January 10, 2025 01/10/2025 Kevin C Karnes Clerk of Court

/s/ Bradford Petrino Bradford Petrino, Esq. Florida Bar No. 41883 Lender Legal PLLC 1800 Pembrook Drive, Suite 250 Orlando, FL 32810 Tel: (407) 730-4644 Attorney for Plaintiff Service Emails: bpetrino@lenderlegal.com EService@LenderLegal.com

25-00210L January 17, 24, 2025

FIRST INSERTION

NOTICE OF SALE PURSUANT TO **CHAPTER 45**IN THE CIRCUIT COURT OF THE

TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA

CIVIL ACTION CASE NO.: 2024-CA-002432 BANK OF AMERICA, N.A,

Plaintiff, vs. LISA D. BURNS AKA LISA CHARLENE TREECE AKA LISA D. BURNS-TREECE, et al,

Defendant(s).
NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated December 27, 2024, and entered in Case No. 2024-CA-002432 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida in which Bank of America, N.A. is the Plaintiff and Lisa D. Burns aka Lisa Charlene Treece aka Lisa D. Burns-Treece: are defendants, the Lee County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/ on www.lee.realforeclose.com in accordance with chapter 45 Florida Statutes, Lee County, Florida at 9:00am on the 20th day of February, 2025, the following described property as set forth in

said Final Judgment of Foreclosure:
THE FOLLOWING PROP-ERTY LOCATED IN THE LEE

COUNTY, FLORIDA.
COMMENCING AT THE COR-NER OF SADLER ROAD AND POWELL DRIVE, THENCE RUN WEST ALONG THE NORTH SIDE OF POWELL DRIVE A DISTANCE OF 132.28' TO THE POINT OF BEGINNING, THENCE RUN NORTH A DISTANCE OF 200', THENCE RUN WEST A DIS-TANCE OF 132.8' THENCE RUN SOUTH A DISTANCE OF 200' TO THE NORTH SIDE OF POWELL DRIVE, THENCE RUN EAST 132.8' TO THE POINT OF BEGINNING

A/K/A 1786 POWELL DR NORTH FORT MYERS FL 33917

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. Dated in Lee County, Florida this day of 01/10/2025

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

Albertelli Law Attorney for Plaintiff P.O. Box 23028 Tampa, FL 33623 (813) 221-4743 (813) 221-9171 facsimile eService: servealaw@albertellilaw.com CT- 24-004818

January 17, 24, 2025 25-00208L

FIRST INSERTION

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

CASE NO.: 22-CA-002894 SERVIS ONE, INC. D/B/A BSI FINANCIAL SERVICES, Plaintiff, v.

THE UNKNOWN HEIRS. BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF KEITH GROOMS, DECEASED; ROSE TRIPP A/K/A ROSE ETTA TRIPP A/K/A ROSE WITT, AS POTENTIAL HEIR OF KEITH GROOMS; JACK JULIAN

GROOMS, JR., AS POTENTIAL HEIR OF KEITH GROOMS: PHILLIP RAY GROOMS, SR., AS POTENTIAL HEIR OF KEITH GROOMS: UNKNOWN SPOUSE OF VINCENT R. URSITTI N/K/A CARMEN URSITTI, **Defendant**(s), NOTICE IS HEREBY GIVEN pursu-

ant to an Order dated December 6, 2024 entered in Civil Case No. 22-CA-002894 in Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein SERVIS ONE, INC. D/B/A BSI FINANCIAL SERVICES, Plaintiff and THE UN-KNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN IN-TEREST IN THE ESTATE OF KEITH GROOMS, DECEASED; ROSE TRIPP A/K/A ROSE ETTA TRIPP A/K/A ROSE WITT, AS POTENTIAL HEIR OF KEITH GROOMS; JACK JULIAN GROOMS IR AS POTENTIAL HEIR OF KEITH GROOMS; PHILLIP RAY GROOMS, SR., AS POTENTIAL HEIR OF KEITH GROOMS: UNKNOWN SPOUSE OF VINCENT R. URSIT-

TI N/K/A CARMEN URSITTI are Defendant(s), Kevin C. Karnes, Clerk of Court, will sell to the highest and best bidder for cash beginning at 9:00 AM at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on February 13, 2025 the following described property as set forth in said Final Judgment, to-wit:

LOT 4, BLOCK 89, PLAT OF UNITS 11 & 12, SECTION 25, TOWNSHIP 44 S, RANGE 26 E, LEHIGH ACRES, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 13. PAGE(S) 21 THROUGH 23 AND DEED BOOK 289, PAGE 206, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 2615 6th Street W., Lehigh Acres, FL 33971

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 DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUB-LISHED AS PROVIDED HEREIN. 01/10/2025

Kevin C. Karnes CLERK OF THE CIRCUIT COURT Lee County, Florida (SEAL) N. Watson DEPUTY CLERK OF COURT

Submitted By: Jordan Shealy Kelley Kronenberg 10360 West State Road 84

Fort Lauderdale, FL 33324Service Email: ftlrealprop@kelleykronenberg.com File No.: 02201250-JMV

January 17, 24, 2025 25-00209L

PUBLISH YOUR LEGAL NOTICE

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

or email legal@businessobserverfl.com

FIRST INSERTION

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

FLORIDA 23-CA-008811

LAND HOME FINANCIAL SERVICES, INC., Plaintiff, VS. GEORGE MERVIN ALLSHOUSE II; LEE COUNTY, FLORIDA; UNKNOWN TENANT #1 N/K/A KAYLA GIBSON; UNKNOWN TENANT #2 N/K/A ROBERT DUKES; 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 February 12, 2024 in Civil Case No. 23-CA-008811, of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein, LAND HOME FINANCIAL SERVICES, INC. is the Plaintiff, and GEORGE MERVIN ALLSHOUSE II; LEE COUNTY, FLORIDA; UN-KNOWN TENANT #1 N/K/A KAYLA GIBSON; UNKNOWN TENANT #2 N/K/A ROBERT DUKES; 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

DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Kevin C. Karnes will sell to the highest bidder for cash at www.lee.realforeclose.com on February 13, 2025 at 09:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 18, BLOCK 28, SUN-COAST ESTATES. AN UNRE-CORDED SUBDIVISION IN SECTION 24, TOWNSHIP 43 SOUTH, RANGE 24 EAST, AS SHOWN IN OFFICIAL RE-CORDS BOOK 566, PAGE 8, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN 1996 "MERI" DOUBLE WIDE MOBILE HOME: IDENTIFICATION #:

 $FLHMBC198X39033B\ ;\ TITLE$ #: 70821304 IDENTIFICATION #:

 $FLHMBC198X39033A\ ;\ TITLE$ #: 70821301 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. WITNESS my hand and the seal of the court on 01/13/2025.

CLERK OF THE COURT Kevin C. Karnes (SEAL) N. Watson Deputy Clerk

ALDRIDGE PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 Primary E-Mail: Service Mail@aldridgepite.com1100-849B

January 17, 24, 2025

FIRST INSERTION

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

INTEREST AS SPOUSES, HEIRS,

DIVISION CASE NO. 24-CA-000825 LAKEVIEW LOAN SERVICING, Plaintiff, vs. JEMAL ALEMDAR; BRITTANY HERNANDEZ; THE UNKNOWN HEIRS, BENEFICIARIES,

DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF BRIANA HERNANDEZ, DECEASED; AIDEN HERNANDEZ; ANALISA HERNANDEZ, et al.

Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 9, 2024, and entered in 24-CA-000825 of the Circuit Court of the TWENTIETH Judicial Circuit in and for LEE County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is the Plaintiff and JEMAL ALEM-DAR; BRITTANY HERNANDEZ; THE UNKNOWN HEIRS, BENEFI-CIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTH-ERS WHO MAY CLAIM AN INTER-EST IN THE ESTATE OF BRIANA HERNANDEZ, DECEASED; AIDEN HERNANDEZ; ANALISA HERNAN-DEZ are the Defendant(s). Kevin C.

Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on February 6, 2025, the following described property as set forth in said Final Judgment, to wit:

LOT 17, BLOCK 93, PLAT OF SOUTHWOOD UNIT 19, SECTION 8, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, A SUBDIVI-SION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 26, PAGE 82 IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property Address: 434 PICTUR-ESQUE LEHIGH ACRES, 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 45.031.

Dated this 12/09/2024

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

Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC Attorneys for Plaintiff Robertson, Anschutz, Schneid, Crane & Partners, PLLC, Boca Raton, FL 33487 Telephone: 561-241-6901 Fax: 561-997-6909 23-147125 - KrZ 25-00231L January 17, 24, 2025

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA.

CASE No. 22-CA-004470 BRIGHTHOUSE LIFE INSURANCE COMPANY, Plaintiff, vs. BLEEDNER, L J, et. al.,

Defendants.

to an Order or Final Judgment entered in Case No. 22-CA-004470 of the Circuit Court of the 20TH Judicial Circuit in and for LEE County, Florida, wherein, BRIGHTHOUSE LIFE INSURANCE COMPANY, Plaintiff, and, BLEED-NER. L.J. et. al., are Defendants, I will sell to the highest bidder for cash at, WWW.LEE.REALFORECLOSE.COM. at the hour of 9:00 A.M., on the 13 day of February, 2025, the following de-

NOTICE IS HEREBY GIVEN pursuant

scribed property: LOT 5, 6 AND 7, IN BLOCK

OF CALOOSAHATCHEE HEIGHTS, ACCORDING TO THE PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 6, AT PAGE 78, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, must file a claim per the requirements set forth in FL Stat. 45.032. DATED this day of 01/14/2025

KEVIN C. KARNES Clerk Circuit Court (SEAL) By: N. Watson Deputy Clerk Submitted by: Michele Clancy GREENSPOON MARDER, LLP

100 West Cypress Creek Road Trade Centre South, Suite 700 Fort Lauderdale, FL 33309 954-491-1120 January 17, 24, 2025 25-00245L



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.

LEE COUNTY

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-003699 IN RE: ESTATE OF ROBERT R. CUMMINGS Deceased.

The administration of the estate of Robert R. Cummings, deceased, whose date of death was January 23, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative 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 January 17, 2025.

Personal Representative: Lynda Leonard Boyce

1330056 S. Cleveland Avenue, #304 Fort Myers, Florida 33907 Attorney for Personal Representative: Beth A. Prather, Esq., Attorney Florida Bar Number: 974692 GREEN SCHOENFELD & KYLE LLP 1380 Royal Palm Square Blvd. Fort Myers, FL 33919 Telephone: (239) 936-7200 Fax: (239) 936-7997 E-Mail: court neylovejoy @gskattorneys.com

Sec. E-Mail: ruthmelendez@gskattorneys.com01017994.DOC/1

January 17, 24, 2025 25-00244L FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 24-CP-003920

Division: Probate IN RE: ESTATE OF JOSEPH C. ADKINS, Deceased.

The administration of the Estate of Joseph D. Adkins, deceased, whose date of death was August 1, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346. Fort Myers, FL. 33902-9346. 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 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 the Decedent's Estate must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN 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 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 January 17, 2025.

Personal Representative: Alexandra Adkins 1750 Camden Rd., Apt. 523

Charlotte, NC 29203 Attorney for Personal Representative: Kevin A. Kyle Attorney for Personal Representative Florida Bar Number: 980595 GREEN SCHOENFELD & KYLE LLP 1380 Royal Palm Square Boulevard Fort Myers, Florida 33919 Telephone: (239) 936-7200 Fax: (239) 936-7997 $\hbox{E-Mail: kevinkyle@gskattorneys.com}\\$ 01020485.DOC/1

25-00225L

January 17, 24, 2025

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-63 **Division Probate** IN RE: ESTATE OF

Deceased. The administration of the estate of Margaret Ann Golick, deceased, whose date of death was October 20, 2024. is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346. Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

MARGARET ANN GOLICK

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 January 17, 2025.

Personal Representative: Charles J. Martinko 4356 Lemongrass Drive

Fort Myers, Florida 33916 Attorney for Personal Representative: Douglas A. Dodson, II, Attorney Florida Bar Number: 126439 DORCEY LAW FIRM PLC 10181 Six Mile Cypress Parkway, Ste C Fort Myers, FL 33966 Telephone: (239) 418-0169 Fax: (239) 418-0048 E-Mail: douglas@dorceylaw.com Secondary E-Mail: probate@dorceylaw.com 25-00241L January 17, 24, 2025

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-0077 Division: Probate IN RE: ESTATE OF CAROL A. JESCHKE

Deceased.

The administration of the estate of Carol A. Jeschke, deceased, whose date of death was November 24, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346. Fort Myers. FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court 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 January 17, 2025.

Personal Representative: **Jeffrey G. Cory** 15010 Shell Point Blvd.

Fort Myers, Florida 33908 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 25-00246L January 17, 24, 2025

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-003761 Division Probate IN RE: ESTATE OF TANYA LYNN SPAULDING

Deceased. The administration of the estate of Tanya Lynn Spaulding, deceased, whose date of death was April 12, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2115 2nd St. Fort. Myers, FL 33901. 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 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 January 17, 2025.

Personal Representative: Michael Vaughn Spaulding 14287 Royal Harbour Ct.

Fort Myers, Florida 33908 Attorney for Personal Representative: Kelly L. Fayer, Attorney Florida Bar Number: 0121126 12601 World Plaza Lane, Suite 2 Fort Myers, Florida 33907 Telephone: (239) 415-3434 Fax: (239) 433-3434 E-Mail: notice@fayerlaw.net Secondary E-Mail: service@lawsprt.com January 17, 24, 2025 25-00251L

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-000034 IN RE: ESTATE OF KATHRYN M. AGUGLIARO Deceased.

The administration of the estate of Kathryn M. Agugliaro, deceased, whose date of death was September 27, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901.

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.

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 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 January 17, 2025.

Personal Representative: Lenore Williams

617 NW 7th Place Cape Coral, Florida 33993 Attorney for Personal Representative: Denyse D. Kruse, Esq. Florida Bar Number: 127152 Kruse Law, P.A. 600 1st Avenue North St. Petersburg, FL 33701 Telephone: (727) 256-4860 E-Mail: denyse@kruselawgroup.com Secondary E-Mail: denysekruse@gmail.com January 17, 24, 2025 25-00257L

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-000080 IN RE: ESTATE OF RAYMOND PETER URYGA Deceased.

The administration of the estate of Raymond Peter Uryga, deceased, whose date of death was December 25, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, Florida 33901. 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 January 17, 2025.

Personal Representative: /s/ Luke Johnson Luke Johnson

2058 Cottage Street Fort Myers, Florida 33901 Attorney for Personal Representative: /s/ Luke Tabor Johnson Luke Tabor Johnson, Attorney Florida Bar Number: 97966 Sunshine State Law, PLLC 2058 Cottage Street Fort Myers, Florida 33901 Telephone: (239) 790-4477 Fax: (239) 201-2662

E-Mail: luke@sunshine state law of fice.comJanuary 17, 24, 2025 25-00258L

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-003887 IN RE: ESTATE OF JOHN PATRICK CYMBOR Deceased.

The administration of the estate of John Patrick Cymbor, deceased, whose date of death was October 6, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attoret forth b

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.

FIRST INSERTION

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

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

The date of first publication of this notice is January 17, 2025.

Personal Representative: /s/ Robert M. Cymbor Robert M. Cymbor

1129 Sunset Road Sinking Spring, Pennsylvania 19608 Attorney for Personal Representative: /s/ Michael A. Sneeringer Michael A. Sneeringer, Attorney Florida Bar Number: 94502 Brennan Manna & Diamond LLC 8891 Brighton Lane Bonita Springs, FL 34135 Telephone: (216) 294-4996

 $\hbox{E-M\'ail: masneeringer@bmdllc.com}$ Secondary E-Mail: jamasink@bmdllc.com 4926-7139-6101, v. 1 25-00259L January 17, 24, 2025

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-62 **Division Probate** IN RE: ESTATE OF BARBARA A. PLISGA, aka BARBARA ANN PLISGA

Deceased.

The administration of the estate of Barbara A. Plisga, aka Barbara Ann Plisga, deceased, whose date of death was September 18, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida, 33901. The names and addresses of the personal representative and the personal representative's attornev 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 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 NOTICE.

ALL CLAIMS NOT FILED WITHIN 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 DATE OF DEATH IS BARRED.

The date of first publication of this notice is January 17, 2025.

Personal Representative: Cynthia Embelton 101 Stoneybrook Way

Hermon, ME 04401 Attorney for Personal Representative: Anthony J. Cetrangelo Florida Bar Number: 0118134 Henderson, Franklin, Starnes & Holt. P.A.

1715 Monroe Street P.O. Box 280 Fort Myers, FL 33902 Telephone: (239) 344-1100 Fax: (239) 344-1200 E-Mail:

anthony.cetrangelo@henlaw.com Secondary E-Mail: sabrina.guerin@henlaw.com January 17, 24, 2025 25-00252L

Are internet-only legal notices sufficient?

No. While the internet is clearly a useful resource, websites should not be used as the sole source of a legal notice. Websites, whether controlled by a government body or a private firm, are not independent, archived, readily available or independently verified.

Newspaper legal notices fulfills all of those standards.



+1 720 928 9299 US (Denver)

AND MAINTAIN APPROPRI-

If you have exhibits that you wish to introduce into evidence,

THEY SHOULD BE FILED

ELECTRONICALLY OR BY

MAIL WITH THE CLERK OF

COURT FAR IN ADVANCE OF

THE HEARING, with sufficient

time to be entered into the view-

IT IS FURTHER ORDERED that

prior to the date set for the hearing on

said Complaint for validation, the Clerk

of this Court shall cause a copy of this

Notice and Order to be published in a

newspaper published for general circu-

lation in Lee County, being the County wherein said Complaint for validation

is filed, once each week for two (2) con-

secutive weeks, commencing with the first publication which shall not be less

than twenty (20) days prior to the date

set for said hearing.

DONE AND ORDERED at the

Keith R. Kyle, Circuit Court Judge

24-CA-007791 01/13/2025 14:36:52

zWI-gwL2

Courthouse in Lee County, Florida.

Electronic Service List:

<gurbancic@cyklawfirm.com>

<mjohnson@cyklawfirm.com>

<MMagaldi@cyklawfirm.com>

<mmagaldi@cyklawfirm.com>

<cykservice@cyklawfirm.com>

Meagan E. Magaldi , Esq.

Meagan Elizabeth Magaldi

Meagan Elizabeth Magaldi

Gregory L. Urbancic

Gregory L. Urbancic

ATE DECORUM.

able Court file.

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-000079 IN RE: ESTATE OF KERRY ALAN BUCHHOLZ, Deceased.

The administration of the estate of KERRY ALAN BUCHHOLZ, deceased, whose date of death was December 15, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901. 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 PUBLI-CATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE 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 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: January 17, 2025.

DALLAS BUCHHOLZ Personal Representative 3805 Brazilnut Ave.

Sarasota, FL 34234 James P. Hines, Jr. Florida Bar No. 061492 Ashley G. Friedrich Florida Bar No. 1007955 Attorneys for Personal Representative Hines Norman Hines, P.L. 315 South Hyde Park Avenue Tampa, FL 33606 Telephone: 813-251-8659 Email: jhinesjr@hnh-law.com Secondary Email: afriedrich@hnh-law.com January 17, 24, 2025 25-00253L

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY FLORIDA PROBATE DIVISION

Case No. 2024-CP-003217 IN RE: THE ESTATE OF CHRISTIAN PAUL JOFFSON. deceased

The administration of the Estate of CHRISTIAN PAUL JOFFSON, deceased, whose date of death was June 20, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is: Clerk of the Court. Lee County, Probate Division, P. O. Box 9346, Fort Myers, Florida 33902. 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 PUBLI-CATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE 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 SO FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

NOTWITHSTANDING 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 January 17, 2025.

Personal Representative: Jack Pankow

Attorney for Personal Representative: Jack Pankow, Esquire 5230-2 Clayton Court Fort Myers, FL 33907 Telephone: 239-334-4774 FL. Bar # 164247 25-00254L January 17, 24, 2025

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA

PROBATE DIVISION File No. 24-CP-003275 IN RE: ESTATE OF AURORA MAQUEIRA,

Deceased.

The administration of the estate of AURORA MAQUEIRA, Deceased, whose date of death was July 15, 2022. is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 1700 Monroe Street. Ft. Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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.

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 January 17, 2025.

CARIDAD SANCHEZ, 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 25-00247L January 17, 24, 2025

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY FLORIDA

PROBATE DIVISION Case No. 2024-CP-003776

IN RE: THE ESTATE OF CONNIE BERNICE STANFIELD. deceased The administration of the Estate of

CONNIE BERNICE STANFIELD, deceased, whose date of death was July 27, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is: Clerk of the Court, Lee County, Probate Division, P. O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and 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 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 SO FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

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

The date of first publication of this notice is January 17, 2025.

Personal Representative: Melissa C. Hill

Attorney for Personal Representative: Jack Pankow, Esquire 5230-2 Clayton Court Fort Myers, FL 33907 Telephone: 239-334-4774 FL. Bar # 164247 January 17, 24, 2025 25-00255L NOTICE AND ORDER TO SHOW

CAUSE WHY SAID BONDS SHOULD NOT BE VALIDATED AND CONFIRMED

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR LEE COUNTY, FLORIDA GENERAL CIVIL DIVISION

CASE NO.: 24-CA-007791 DIVISION: CIVIL IBIS LANDING COMMUNITY DEVELOPMENT DISTRICT, a local unit of special-purpose government organized and existing under the laws of the State of Florida,

Plaintiff, vs. THE STATE OF FLORIDA, AND THE TAXPAYERS, PROPERTY OWNERS AND CITIZENS OF IBIS LANDING COMMUNITY DEVELOPMENT DISTRICT, INCLUDING NON-RESIDENTS OWNING PROPERTY OR SUBJECT TO TAXATION THEREIN, AND OTHERS HAVING OR CLAIMING ANY RIGHTS, TITLE OR INTEREST IN PROPERTY TO BE AFFECTED BY THE ISSUANCE OF THE BONDS HEREIN DESCRIBED, OR TO BE AFFECTED IN ANY WAY THEREBY,

TO THE STATE OF FLORIDA, AND THE TAXPAYERS, PROPERTY OWN-ERS AND CITIZENS OF IBIS LAND-ING COMMUNITY DEVELOPMENT DISTRICT, INCLUDING NON-RES-IDENTS OWNING PROPERTY OR SUBJECT TO TAXATION THEREIN AND OTHERS HAVING OR CLAIM-ING ANY RIGHT, TITLE OR INTER-EST IN PROPERTY TO BE AFFECT-ED BY THE ISSUANCE OF THE IBIS LANDING COMMUNITY DEVELOP-MENT DISTRICT SPECIAL ASSESS-MENT BONDS OR TO BE AFFECT-ED IN ANY WAY THEREBY:

Ibis Landing Community Development District (the "District") having filed its Complaint for Bond Validation of not to exceed \$20,000,000.00 principal amount of Ibis Landing Community Development District Special Assessment Bonds, in one or more series (the "Bonds"), and it appearing in and from said Complaint and the Exhibits attached thereto that the District has adopted a resolution authorizing the

FIRST INSERTION

PLAINTIFF'S NOTICE OF

CASE NO: 24-CC-672

NOTICE IS HEREBY GIVEN that,

pursuant to the Default Final Judgment

of Foreclosure entered in Civil Action

No. 24-CC-672 in the County Court of

the Twentieth Judicial Circuit in and

for Lee County, Florida, wherein ONE

STOP RESTORATION OF FL, LLC

is the Plaintiff and LINDA OGDEN

is the Defendant. Kevin C. Karnes, as

Clerk of the Circuit Court, shall sell to

the highest and best bidder by elec-

tronic sale BEGINNING AT 9:00 A.M.

at www.lee.realforeclose.com, IN AC-

CORDANCE WITH SECTION 45 031

FLORIDA STATUTES, on FEBRUARY

13, 2025, the following described prop-

erty as set forth in said Default Final

ROYAL WOODS PH 2 BLDG

7071 OR 1638 PG 1872 UNIT D

More commonly known as: 6341

Roval Woods Drive, Fort Myers,

Florida 33908 (hereafter "sub-

ject property"). ANY PERSONS 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 DISCRETION, MAY ENLARGE

THE TIME FOR THE SALE NOTICE

OF THE CHANGED TIME OF SALE

SHALL BE PUBLISHED AS PROVID-

CLERK OF THE CIRCUIT COURT

Adam J. Stevens, Esq. (FBN 31898)

STEVENS LEGAL GROUP

4706 Chiquita Boulevard S.

Cape Coral, Florida 33914

Telephone: (239) 374-4353

Facsimile: (239) 374-4356

Counsel for Plaintiff

January 17, 24, 2025

astevens@stevenslegal group.com

nbolden@stevenslegalgroup.com

fbenoit@stevenslegal group.com

DEPUTY CLERK OF COURT

Kevin C. Karnes,

Lee County, Florida

(SEAL) N. Watson

25-00224L

ED HEREIN.

01/13/2025

Submitted by:

Judgment of Foreclosure, to wit:

With a Legal Description of:

ONE STOP RESTORATION OF

FL, LLC,

Defendant.

LINDA OGDEN,

FIRST INSERTION

issuance of the Bonds for the purpose of providing funds, together with other available funds, for paying the costs of acquiring, constructing and equipping certain capital projects (as defined in said Complaint), and it also appearing that all of the facts required to be stated by said Complaint and Exhibits by Chapter 75 of the Florida Statutes are contained therein, and that the District prays that this Court issue an order as directed by said Chapter 75, and the Court being fully advised in the premises:

NOW, THEREFORE,

IT IS ORDERED that all taxpayers, property owners and citizens of the District, including non-residents owning property or subject to taxation therein and others having or claiming any right, title or interest in property to be affected by the issuance of the Ibis Landing Community Development District Special Assessment Bonds or to be affected in any way thereby, and the State of Florida, through the State Attorney of the Twentieth Judicial Circuit, in and for Lee County, Florida, appear on the 10th day of March, 2025, at the hour of 3:00 p.m., and show cause why the prayers of the Complaint for the validation of the Bonds should not be granted and the Bonds, the proceedings therefor, and other matters set forth in said Complaint, should not be validated as prayed in said Complaint. Ten (10) minutes have been set aside to consider this matter on said date and time in Division I (JACS confirmation number 958174). The hearing will be conducted via Zoom videoconferencing technology which may be accessed, without charge to the participant using the following information:

The Zoom link is https://zoom. us/join. The Zoom Meeting ID is

983 397 1054. Below please find the Zoom meeting information for the Hearing scheduled:

If you do not have a computer or smartphone, you will still be able to participate in the hearing by calling in using a telephone. Please note that there is a distinct numeric password for telephonic appearance.

If you are using a computer, smartphone, or tablet, you need to be sure that you have en-

abled the microphone, camera (if desired), and speaker prior to joining the meeting. The use of a camera is not required to participate, but is an available option and will permit the Judge to administer an oath to a person wishing to testify who she can see, hear, and positively identify. In such event, please have a form of identification available to produce by displaying to the camera. Please note that sometimes hearings run longer than scheduled and we may not start exactly at the designated time. You will remain in the waiting room until your case is called.

Two ways you may appear are as

to join a Zoom Meeting from an electronic device (computer, smartphone, or tablet with working microphone and speaker(s) and an optional camera), and joining with audio at:

Note: If you have not used the Zoom app before, please ensure the Zoom app is installed on your electronic device prior to the

If your electronic device does prompts to dial in by telephone.

2. Use a telephone for audio only,

- +1 786 635 1003 US (Miami)

- +1 646 558 8656 US (New York)
- town)
- +1 669 219 2599 US (San Jose)

follows:

Zoom website/app: Meeting ID: 983 397 1054

not have a working microphone/ speaker(s), you may also join with audio by following the

you call:

- +1 470 381 2552 US (Atlanta)
- +1 267 831 0333 US (Philadel-
- +1 602 753 0140 US (Phoenix)
- +1 669 900 9128 US (San Jose)

+1 971 247 1195 US (Portland) +1 213 338 8477 US (Los Ange-+1 253 215 8782 US (Tacoma) Meeting ID: 983 397 1054 Find your local number: https:// zoom.us/u/ac5DyvC8vz If you connect before the hearing is ready to begin, you may patiently wait in the waiting room to be brought into the hearing, as other hearings are being conducted. Once in the hearing, REMEM-BER YOU ARE IN COURT. DO NOT SPEAK "OVER" OTHERS

1. Use the following information

Enter this Meeting ID on the

hearing to avoid delay.

by following the prompts when Dial by your location

- +1 312 626 6799 US (Chicago) +1 470 250 9358 US (Atlanta)
- +1 646 518 9805 US (New York)
- +1 651 372 8299 US (St. Paul)
- phia) +1 301 715 8592 US (German-
- +1 346 248 7799 US (Houston)
- <jbiddle@sao.cjis20.org> January 17, 24, 2025 25-00236L

JoAnn N Biddle

FIRST INSERTION

NOTICE AND ORDER TO SHOW

FORECLOSURE SALE CAUSE IN THE COUNTY COURT OF THE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION

FLORIDA CIVIL ACTION NO: 2024-CA-7747 VALIDATION OF THE NOT TO EXCEED \$75,000,000 CITY OF FORT MYERS, FLORIDA GENERAL OBLIGATION BONDS,

SERIES 2025 CITY OF FORT MYERS, FLORIDA, a municipal corporation and public body corporate and politic of the State of Florida, Plaintiff, vs. STATE OF FLORIDA, and the

Taxpayers, Property Owners and Citizens thereof and of the City of Fort Myers, Florida, including nonresidents owning property or subject to taxation therein, and all others having or claiming any right, title or interest in property to be affected by the issuance of the Bonds herein described, or to be affected in any

Defendants. TO THE STATE OF FLORIDA, AND ERS AND CITIZENS OF THE CITY OF FORT MYERS, FLORIDA, IN-CLUDING NON-RESIDENTS OWN-ING PROPERTY OR SUBJECT TO TAXATION THEREIN, AND ALL OTHERS HAVING OR CLAIMING ANY RIGHT, TITLE OR INTEREST IN PROPERTY TO BE AFFECTED BY THE ISSUANCE OF THE BONDS HEREIN DESCRIBED OR TO BE AF-FECTED IN ANY WAY THEREBY:

The City of Fort Myers, Florida (the "City"), having filed its Complaint for Validation of its not to exceed \$75,000,000 City of Fort Myers, Florida General Obligation Bonds, Series 2025 (a more particular description of the Bonds being contained in the Complaint) and thereby seeking validation of its authority to incur indebtedness, the revenues pledged to the payment thereof, and the legality and validity of proceedings in connection therewith, as more particularly set forth in the Complaint, and it appearing in and from said Complaint and the exhibits attached thereto that the City has adopted a resolution authorizing the issuance of the Bonds and it also appearing that all of the facts required by Chapter 75 of the Florida Statutes to be stated by said Complaint and exhibits are contained therein, and that the City prays that this Court issue an order as directed by said Chapter 75, and the Court being fully

advised in the premises:
NOW, THEREFORE, IT IS ORDERED AND ADJUDGED that the State of Florida, through the State Attorney for the Twentieth Judicial Circuit of the State of Florida, and the taxpayers, property owners and citizens of the City of Fort Myers, Florida, including non-residents owning property or subject to taxation therein, and all others having or claiming any right, title, or interest in property to be affected by the issuance of the Bonds herein described or to be affected in any way thereby, appear on the 3rd day of March, 2025, at Kyle Cohen via the meeting instructions below and show cause, if any there be, why the prayers of the Complaint for Validation should not be granted and the legality of all proceedings in connection with issuance of the Bonds and other matters set forth in said Complaint should not be validated and confirmed as therein prayed.

The hearing in this matter will be conducted using the Zoom platform (www.zoom.us). There are no fees for attending this court hearing via the Zoom platform. At the designated hearing time, anyone interested in this bond validation proceedings may appear through Zoom at the following internet address https:// zoom.us/j/8966003281 or by going to www.zoom.us and selecting the

"Join" option, then entering Meeting ID: 896 600 3281.

IT IS FURTHER ORDERED AND ADJUDGED that this Notice and Order to Show Cause shall be published in the manner required by Section 75.06, Florida Statutes, in a newspaper of general circulation in Lee County, Florida.

AND IT IS FURTHER ORDERED **AND ADJUDGED** that, by such publication of this Order, all the taxpayers, property owners and citizens of the City of Fort Mvers. Florida, including nonresidents owning property or subject to taxation therein, and all others having or claiming any right, title or interest in property to be affected by the issuance of the Bonds herein described or to be affected in any way thereby, be and they are made parties defendant to this proceeding, and that this Court shall have jurisdiction of them to the same extent as if named as defendants in said Complaint and personally served with process in this cause.

If you are a person with a disability who needs any accommodation in order to participate in a court proceeding, you are entitled, at no cost to you, to the contact Brooke Dean, Operations Division Manager for the 20th Judicial Circuit whose office is located at the Lee City Justice Center, 1700 Monroe St., Fort Myers, FL 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711

DONE AND ORDERED in Chambers at Fort Myers, Lee County, Florida. Kyle S. Cohen, Circuit Court Judge XNvkakv-

24-CA-007747 01/03/2025 10:52:29 January 17, 24, 2025 25-00235L



How much do legal notices cost?

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

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

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





What is a public notice?

A public notice is information intended to inform citizens of government activities. The notice should be published in a forum independent of the government, readily available to the public, capable of being securely archived and verified by authenticity.

The West Orange Times carries public notices in Orange County, Florida.

Are internet-only legal notices sufficient?

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

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

Newspaper legal notices fulfills all of those standards.

Are there different types of legal notices?

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

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

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

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.

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

--- ACTIONS ---

THIRD INSERTION

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

FLORIDA
Case File: 24-CA-6494
Division: Civil
CAPE HOLDINGS ENTERPRISES,
INC., a Florida corporation,

Plaintiff(s), v.
MICHAEL J. ARAKELIAN, et al.,,
Defendant(s)

Defendant(s), TO: MICHAEL J. ARAKELIAN, 64 Brickett Hill Circle, Haverhill, MA 01830, LEON R. IRAL, 9760 W. Elm Lane, Miramar, FL 33025, JAMES J. SULLIVAN, JR., P.O. Box 842, Ceiba, Puerto Rico 00735, GILDA SULLI-VAN, P.O. Box 842, Ceiba, Puerto Rico 00735, DONALD RAY BRUCE, P.O. Box 842, Ceiba, Puerto Rico 00735, HOMER T. STEWART, as Trustee of the Homer and Laura Stewart Family Trust dated March 23, 2004, 626 E. 2150 S., Bountiful, Utah 84010, LAURA M. STEWART, as Trustee of the Homer and Laura Stewart Family Trust dated March 23, 2004, 626 E. 2150 S., Bountiful, Utah 84010, POP FROCKS, LLC, a Florida limited liability company, 1280 NW 113 th Terrace, Coral Springs, FL 33071, DORATHY N. RUSSELL ROACHELL, f/k/a Dorothy Nell Russell, 8636 Beckenham Drive Cordova, Tn 38016, MARK RICHARD MASHITER, as Trustee of the Timios Pension Scheme, a pension trust u/a/d September 28, 2012, Unit 3, Hackthorpe Hall Business Center, Hackthorpe Penrith, United Kingdom, CA10 2HX, PS INDEPENDENT TRUSTEES LIMITED, a/k/a Punter Southall Governance Services Limited, a UK registered company under Company Number 03021321, as Trustee of the Timios Pension Scheme, a pension trust u/a/dSeptember 28, 2012, Unit 3, Hackthorpe Hall Business Center, Hackthorpe Penrith, United Kingdom, CA10 2HX, BERNARD DECIME, P.O. Box 1304, Ormond Beach, FL 32175, MARY A. DOYLE, 424 Willibrord Avenue, Verdun, QC H4G 2T6, Canada, if alive, or if dead, whether active or inactive, their unknown spouses, widows, widowers, heirs, devisees, creditors, grantees, and all parties having or claiming by, through, under, or against them, and any and all persons claiming any right, title, interest, claim, lien, estate

or demand against the Defendant(s) in

NOTICE

DAY JAN 2

regards to the following described property in Lee County, Florida:

LOT 16, BLOCK 46, UNIT 10, SECTION 17, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 20, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

LOT 19, BLOCK 44, UNIT 11, SECTION 15, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 17, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

LOT 14, BLOCK 18, UNIT 3, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, REPLAT OF SECTION 12, ACCORDING TO THE MAP OR PLAT THERE-OF, RECORDED IN PLAT BOOK 15, PAGE 92, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

LOTS 21 AND 22, BLOCK 50, UNIT 15, SECTION 26, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 20, PAGE 52, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

LOT 8, BLOCK 2, UNIT 2, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 92, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

LOTS 19 AND 20, BLOCK 16, UNIT 4, SECTION 24, TOWN-SHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, AC-CORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 35, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

LOTS 8 AND 9, BLOCK 2614, UNIT 37, CAPE CORAL SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 17, PAGES 15 THRU 29, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

LOT 5, BLOCK 104, UNIT 16, SECTION 15, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 18, PAGE 52, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

LOT 5, BLOCK 58, UNIT 10, SECTION 22, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 18, PAGE 80, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Notice is hereby given to each of you that an action to quiet title to the above described properties has been filed against you and you are required to serve your written defenses on Plaintiff's attorney, Bill McFarland, P.A., P.O. Box 151458, Cape Coral, Florida 33915, and file the original with the Clerk of the Circuit Court, Lee County, P.O. Box 310, Ft. Myers, FL 33902 on or before February 3, 2025, or otherwise a default judgment will be entered against you for the relief sought in the Complaint.

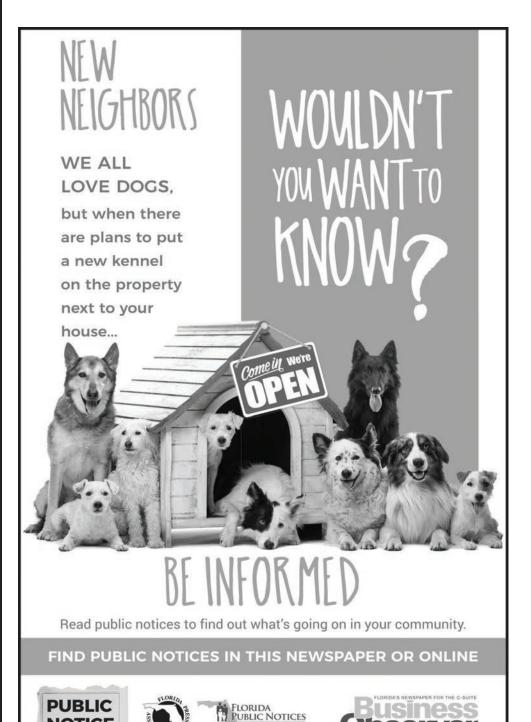
THIS NOTICE will be published four times, once each week for four consecutive weeks in a newspaper of general circulation published in Lee County, Florida.

Dated this 23rd day of December,

KEVIN C. KARNES Clerk of the Court (SEAL) By K. Harris Deputy Clerk

Bill McFarland P.O. Box 151458 Cape Coral, FL 33915 Fla. Bar No. 195103 January 3, 10, 17, 24, 2025

25-00062L



Florida Public Notices.com

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-3414 IN RE: ESTATE OF CAROLYN ELOISE WHITE,

Deceased. The administration of the estate of CAROLYN ELOISE WHITE, deceased, whose date of death was June 30, 2024. is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Po Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court 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.

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 speci-fied under s. 732.2211, Florida Statutes.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 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: January 10, 2025.

TRV-LYN MATTA Personal Representative 15947 Kiefer Road

Germantown, OH 45327 Robert D. Hines, Esq. Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email:

NOTICE TO CREDITORS

(Summary Administration)

IN THE CIRCUIT COURT FOR LEE

COUNTY, FLORIDA

PROBATE DIVISION

File No.: 24-CP-003791

Division: Probate

IN RE: ESTATE OF

WILLIAM GAMMON LINDQUIST,

a/k/a WILLIAM G. LINDQUIST,

Deceased.

TO ALL PERSONS HAVING CLAIMS

ABOVE ESTATE:

DEMANDS AGAINST THE

You are hereby notified that an Or-

der of Summary Administration has

been entered in the Estate of William Gammon Lindquist, a/k/a William G.

Lindquist, deceased, File Number 24-

CP-003791, by the Circuit Court for Lee County, Florida, Probate Division,

the address of which is P.O. Box 9346,

Fort Myers, FL 33902-9346; that the

Decedent's date of death was July 11,

2024; that the total value of the Estate

is \$12,000,00; and that the names and

addresses of those to whom it has been

Linda Fuller, as Trustee of the

William G. Lindquist Revocable

Living Trust, dated April 1, 1985

Leslie McMullin, as Trustee of

the William G. Lindquist Revo-

cable Living Trust, dated April

Ashland, VA 23005 ALL INTERESTED PERSONS ARE

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

assigned by such Order are:

Yarmouth, ME 04096

109 Lauradell Rd.

NOTIFIED THAT:

Address

Name

1, 1985

P.O. Box 1440

25-00105L

SECOND INSERTION

jrivera@hnh-law.com

January 10, 17, 2025

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-003729 **Division Probate** IN RE: ESTATE OF Edsal James Mattax, a/k/a Edsal J. Mattax,

Deceased. The administration of the estate of Edsal James Mattax, a/k/a Edsal J. Mattax, deceased, whose date of death was August 27, 2024, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Boulevard, Ft. Myers, FL 33902. The names and $addresses\ of\ the\ personal\ representative$ and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court 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.

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 speci-fied under s. 732.2211, Florida Statutes.

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 January 10, 2025.

Personal Representative: Edsal J. Mattax, Jr. 8576 N. Park Avenue

Indianapolis, IN 46240 Attorney for Personal Representative: Attorney Wyon F. Wiegratz Email Addresses: wwiegratz@remleylaw.com malemmens@remlevlaw.com Florida Bar No. 0341622 2 Neenah Center,. Suite 100 Neenah, WI 54956 Telephone: 920-725-2601 25-00084L January 10, 17, 2025

provision for full payment was made in

the Order of Summary Administration

must file their claims with this Court

WITHIN THE TIME PERIODS SET

FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE.

ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER

BARRED. NOTWITHSTANDING

ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO

(2) YEARS OR MORE AFTER THE

DECEDENT'S DATE OF DEATH IS

The Personal Representative or Cu-

rator 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 Disposi-

tion of Community Property Rights

at Death Act as described in Sections

732.216 - 732.228 applies, or may ap-

ply, unless a written demand is made by

the surviving spouse or a beneficiary as

The date of first publication of this

Persons Giving Notice:

Linda Fuller, as Trustee

P.O. Box 1440

Yarmouth, ME 04096

Leslie McMullin, as Trustee

109 Lauradell Rd.

Ashland, VA 23005

GREEN SCHOENFELD & KYLE LLP

1380 Royal Palm Square Boulevard

 $\hbox{E-Mail: kevinkyle@gskattorneys.com}$

25-00086L

Attorney for Persons Giving Notice:

Kevin A. Kyle, Attorney

Fort Myers, Florida 33919

Fax: (239) 9367997

January 10, 17, 2025

01027282.DOČ/1

Telephone: (239) 9367200

Florida Bar Number: 980595

specified under Section 732.2211.

Notice is January 10, 2025.

BARRED.

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA File No. 24-CP-003865 **Division Probate** IN RE: ESTATE OF FRANK D. MELLUSI Deceased.

The administration of the estate of FRANK D. MELLUSI, deceased, whose date of death was July 21, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Probate Court, 1700 Monroe Street, Fort Myers, FL 33901. 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.

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER

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 January 10, 2025.

Personal Representative: /s/ Anthony Mellusi ANTHONY MELLUSI 177a Pleasantview Drive

Piscataway, NJ 08854 Attorney for Personal Representative: /s/ Gregory J. Nussbickel Gregory J Nussbickel Florida Bar No. 0580643 The Nussbickel Law Firm P.A. 12487 Brantley Commons Court Fort Myers, FL 33907 Telephone: (239)900-9455 E-Mail Addresses: greg@will.estate christine@will.estate 25-00107L January 10, 17, 2025

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-3923 **Division Probate** IN RE: ESTATE OF ROBERT WALKER DUNSWORTH Deceased.

The administration of the estate of Robert Walker Dunsworth, deceased, whose date of death was November 6, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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 January 10, 2025.

Personal Representative: Alysha N. Wilson 7824 W. Renee Rue Dixon, Illinois 61021

Attorney for Personal Representative: Douglas A. Dodson, II Florida Bar Number: 126439 DORCEY LAW FIRM PLC 10181 Six Mile Cypress Parkway, Ste C Fort Myers, FL 33966 Telephone: (239) 418-0169 Fax: (239) 418-0048 E-Mail: douglas@dorceylaw.com Secondary E-Mail: probate@dorceylaw.com 25-00117L January 10, 17, 2025

SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-3276 Division: Probate IN RE: ESTATE OF MARTHA L. CARSON a/k/a MARTHA LOUISE CARSON Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Martha L. Carson a/k/a Martha Louise Carson, deceased. File Number 24-CP-3276. by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346. Fort Myers. Florida 33902; that the decedent's date of death was July 17, 2024; that the total value of the estate is \$55,821.17 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address Alessandra Goodson 8349 Southwind Bay Circle Fort Myers, Florida 33908 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. NOTWITH-STANDING ANY OTHER APPLI-CABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF

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

The date of first publication of this Notice is January 10, 2025.

> **Person Giving Notice:** /s/ Alessandra Goodson (Jan 3, 2025 18:29 EST) Alessandra Goodson 8349 Southwind Bay Circle

Fort Myers, Florida 33908 Attorney for Person Giving Notice: /s/ Marcy L. Shaw Marcy L. Shaw, Attorney Florida Bar Number: 0150738 1789 Hough Street Fort Myers, Florida 33901 Telephone: (239) 267-5547 E-Mail: marcy@mlshawlaw.com 25-00110L January 10, 17, 2025

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-3907 IN RE: ESTATE OF

BARBARA E. TERLIZZI,

Deceased.
The administration of the estate of BARBARA E. TERLIZZI (also known as BARBARA TERLIZZI), deceased, whose date of death was August 22, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St., Fort Myers, Florida 33901. 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

The Personal Representative has no duty to discover whether any property held at the time of the decedent's death

NOTICE TO CREDITORS

(Summary Administration)

IN THE CIRCUIT COURT FOR LEE

COUNTY, FLORIDA

PROBATE DIVISION

File No.: 24-CP-003773

Division: Probate

IN RE: ESTATE OF

DONALD RUSSELL KILL,

You are hereby notified that an Or-

der of Summary Administration has

been entered in the Estate of Donald

Russell Kill, deceased, File Number

 $24\mbox{-}\mbox{CP-}003773,$ by the Circuit Court for

Lee County, Florida, Probate Division,

the address of which is P.O. Box 9346,

Fort Myers, FL 33902-9346; that the

Decedent's date of death was August 14.

2024; that the total value of the Estate

is \$20,000.00; and that the names and

addresses of those to whom it has been

Name Address Kristi Stinson, Trustee of the

Donald R. Kill Revocable Trust,

assigned by such Order are:

1389 Westboro Drive

AGAINST THE

Deceased. TO ALL PERSONS HAVING CLAIMS

DEMANDS

ABOVE ESTATE:

by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.

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

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

Notice is: January 10, 2025. Signed on this 31st day of December,

> /s/ John A. Terlizzi JOHN A. TERLIZZI Personal Representative

20349 Corkscrew Shores Blvd Estero, Florida 33928 /s/ Susan Nesbet-Sikuta SUSAN NESBET-SIKUTA Attorney for Petitioner Florida Bar No. 859001 Dentons Cohen & Grigsby P.C.

9110 Strada Place, Suite 6200 Naples, FL 34110 Telephone: (239) 390-1900 Email: susan.sikuta@dentons.com Secondary Email: shannon.haas@dentons.com

5070330.v1 January 10, 17, 2025

SECOND INSERTION

25-00116L

SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION

File No. 24-CP-3792 IN RE: ESTATE OF MICKEY LEE PAUL Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Mickey Lee Paul, deceased, File Number 24-CP-3792, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346; that the decedent's date of death was November 14, 2023; that the total value of the estate is \$13,764.27 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address Therese M. Paul 24266 Claire Street Bonita Springs, FL 34135 Christina A. Schumacher 5506 Beacon Court Bakersfield, CA 93312 Jesse L. Paul 24266 Claire Street Bonita Springs, FL 34135 ALL INTERESTED PERSONS ARE

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

NOTIFIED THAT:

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. NOTWITH-STANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

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

The date of first publication of this Notice is January 10, 2025.

Person Giving Notice: Therese M. Paul 24266 Claire Street

Bonita Springs, Florida 34135 Attorney for Person Giving Notice: Haylee N. Blessing, Attorney Florida Bar Number: 1059314 Henderson, Franklin, Starnes & Holt, P.A.

3451 Bonita Bay Boulevard Suite 206 Bonita Springs, Florida 34134 Telephone: (239) 344-1107 Fax: (239) 294-3731 E-Mail: haylee.blessing@henlaw.com Secondary E-Mail: becky.defrancesco@henlaw.com

25-00088L

January 10, 17, 2025

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

dated December 20, 2022

Birmingham, MI 48000

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. NOTWITH-STANDING ANY OTHER APPLI-CABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

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

The date of first publication of this Notice is January 10, 2025

Person Giving Notice: Kristi Stinson

1389 Westboro Drive Birmingham, MI 48000 Attorney for Person Giving Notice: Kevin A. Kvle Florida Bar Number: 980595 GREEN SCHOENFELD & KYLE LLP 1380 Royal Palm Square Boulevard Fort Myers, FL 33919 Telephone: (239) 936-7200 Fax: (239) 936-7997 E-Mail: kevinkyle@gskattorneys.com 01022680.DOC/3

25-00087L

January 10, 17, 2025



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

Friday Publication

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

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 24-CP-3858 Division: Probate IN RE: ESTATE OF

Deceased. The administration of the Estate of Mary Ellen Peterson, deceased, whose date of death was December 17, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

MARY ELLEN PETERSON,

All creditors of the Decedent and other persons having claims or demands against the Decedent's Estate on whom a copy of this Notice is required to be served must file their claims with this Court WITHIN THE LATER OF $3\,$ MONTHS AFTER THE 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 Sections 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under Section 732.2211, Florida Statutes.

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 January 10, 2025.

Personal Representative: Craig J. Peterson

3000 Oasis Grand Blvd., Unit 2504 Fort Myers, FL 33916 Attorney for Personal Representative: Kevin A. Kvle Attorney for Personal Representative Florida Bar Number: 980595 GREEN SCHOENFELD & KYLE LLP 1380 Royal Palm Square Boulevard Fort Myers, Florida 33919 Telephone: (239) 936-7200 Fax: (239) 936-7997 $\hbox{E-Mail: kevinkyle@gskattorneys.com}$

01026216.DOCX/1 25-00130L January 10, 17, 2025

SECOND INSERTION

NOTICE TO CREDITORS IN THE TWENTIETH CIRCUIT COURT IN AND FOR LEE COUNTY. FLORIDA

PROBATE DIVISION 25-CP-37 IN RE: ESTATE OF: GLENN WILLIAM AUBIN Deceased

The administration of the estate of Glenn William Aubin, deceased, whose date of death was November 7, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 section 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is filed within the time provided by section 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 was or shall be: January 10, 2025

Personal Representative: /s/ Rhonda Renee Casey Rhonda Renee Casey

17528 Fuchsia Rd. Fort Myers, FL 33967 Attorney for Personal Representative: /s/ Alexis A. Sitka, P. A. . Alexis A. Sitka, P. A. Florida Bar Number: 0004766 P.O. Box 150171 Cape Coral, Florida 33915 Telephone: (239) 997-0078 Alexis@sitkalaw.com January 10, 17, 2025 25-00129L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION Case No.: 24-CP-3848 IN RE: ESTATE OF HERBERT E. JAMES, JR.,

Deceased. The administration of the estate of Herbert E. James, Jr., deceased, whose date of death was June 28, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St., Fort Myers, FL 33901. The name and address of the personal representative and the ersonal 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 THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICA-TION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE 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 THREE (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

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 January 10, 2025.

/s/ Tracy James Tracy James, Personal Representative

6900 Daniels Pkwy., Ste. 29-339, Fort Myers, FL 33912 /s/ Matthew A. Linde Matthew A. Linde, Esq. Florida Bar No: 528791 LINDE, GOULD & ASSOCIATES 12693 New Brittany Blvd. Fort Myers, FL 33907 Telephone: (239) 939-7100 Facsimile: (239) 939-7104 malinde@lindegould.com courtfilings@lindegould.com Attorney for Personal Representative

January 10, 17, 2025

25-00128L

24-05704L

FOURTH INSERTION

NOTICE OF SUSPENSION

To: Ethan N. Jackson Case No: CD202407538/D 3303506

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

Dec. 27, 2024; Jan. 3, 10, 17, 2025

SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE

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

CIVIL DIVISION

CASE NO.: 24-CA-000313 FREEDOM MORTGAGE CORPORATION,

Plaintiff, vs. NIKI MARIE GONZALEZ et al., Defendants.

NOTICE OF SALE IS HEREBY GIV-EN pursuant to the Order to Cancel and Reset the Foreclosure Sale entered on January 6, 2025, and the Final Judgment of Foreclosure entered on August 22, 2024, in Case No. 24-CA-000313 of the Circuit Court of the Twentieth Judicial Circuit, in and for Lee County, Florida, wherein FREEDOM MORT-GAGE CORPORATION, is Plaintiff, and NIKI MARIE GONZALEZ, UN-KNOWN TENANT #1 N/K/A JESUS GONZALEZ and AVERY'S BRICK'S N STICKS CONSTRUCTION INC. DBA RIGHT WAY ROOFING are Defendants, the Office of Kevin C. Karnes, Lee County Clerk of the Court, will sell to the highest and best bidder for cash beginning at 9:00 a.m. on-line at www. lee.realforeclose.com on the 17th day of April, 2025, in accordance with Section 45.031, Florida Statutes, the following described property as set forth in said

Final Judgment, to wit: LOTS 82 AND 83, BLOCK 2772, CAPE CORAL UNIT 40, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 17, PAGE(S) 81, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Also known as 3018 NW 2ND PL, CAPE CORAL, FL 33993 together with all existing or subsequently erected or affixed buildings, improvements and fixtures.

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

Dated: 01/06/2025

Kevin Karnes Clerk of Court, Lee County (SEAL) By: N. Watson Deputy Clerk of Court January 10, 17, 2025 25-00109L

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE COUNTY COURT IN AND FOR LEE COUNTY, FLORIDA CASE NO. 24-CC-003302

CIVIL DIVISION WINDSOR WEST CONDOMINIUM ASSOCIATION, INC., PLAINTIFF, V.

ISABEL TAVERA, ET. AL., DEFENDANTS.

NOTICE IS HEREBY GIVEN, pursuant to a Final Judgment of Foreclosure filed December 18, 2024 and entered in Case No. 24-CC-003302 of the County Court in and for Lee County, Florida, wherein Windsor West Condominium Association, Inc. is the Plaintiff and Isabel Tayera is the Defendant, that I will sell to the highest and best bidder for cash on www.lee.realforeclose.com at 9:00 AM on the 6th day of February, 2025, the following described property as set forth in said Final Judgment, to

UNIT 109B, WINDSOR WEST CONDOMINIUM, ACCORD-ING TO THE DECLARATION OF CONDOMINIUM THERE OF AS RECORDED IN O.R. BOOK 1360, PAGE 2211, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

DATED 01/07/2025

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

Jason Hamilton Mikes, JD, MBA AnnaDanielle Carter, JD Hamilton Mikes, P.A. 3301 Bonita Beach Road, Suite 200 Bonita Springs, Florida 34134 25-00123L January 10, 17, 2025

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 1/24/2025 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1972 MANA HS 0629667678 . Last Tenants: SANDRA L LUDWIG and all unknown parties beneficiaries heirs Sale to be at MHC WINDMILL VIL-LAGE LLC, 16131 N CLEVELAND AVE, NORTH FT MYERS, FL 33903. 813-282-5925. January 10, 17, 2025 25-00140L

SECOND INSERTION

--- ACTIONS / SALES ---

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

FLORIDA DIVISION: CIVIL CASE NO. 24-CC-004895 THE SOUTH SEAS CLUB CONDOMINIUM ASSOCIATION, INC., a Florida non-profit

corporation, Plaintiff, vs. JAMES ECKERT AND TARANEH

ECKERT,

Defendants. NOTICE is hereby given that the undersigned, Clerk of Circuit and County Courts of Lee County, Florida, will on January 30, 2025, at 9:00 A.M. via electronic sale at www.lee.real foreclose.com, in accordance with Section 45.031, Florida Statutes, offer for sale and sell to the highest bidder for cash, the following described property situated in Lee County, Florida:

Unit Week No. 19 in Condominium Parcel Number Q (a/k/a Unit 1317) of THE SOUTH SEAS CLUB, a Condominium according to the declaration of Condominium thereof, recorded in Official Records Book 1480 at Page 970, of the Public Records of Lee County, Florida, and all amendment thereto, if any.

pursuant to the Final Judgment of Lien Foreclosure entered in a case pending in said Court in the above-styled cause. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in

accordance with Florida Statutes, Section 45.031. WITNESS my hand and official seal of said Court this day of 12/27/2024

KEVIN C. KARNES CLERK OF COURT (SEAL) By: N. Watson Deputy Clerk Michael J. Belle, Esquire

Attorney for Plaintiff 2364 Fruitville Road Sarasota, FL 34237 service@michaelbelle.com 48081 / 3-74726

25-00085L January 10, 17, 2025

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-002878 IN RE: ESTATE OF ALICE L. ELLIOTT

The administration of the estate of ALICE L. ELLIOTT, deceased, whose date of death was May 31, 2024; File Number 24-CP-002878, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Post Office Box 2469, Fort Myers, FL 33902. 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 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 defile 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 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: January 10, 2025. MICHELLE M. ELLIOTT Personal Representative 2238 Woodlawn Lane Appleton, WI 54914

/s/ Whitney Miranda Derek B. Alvarez, Esquire -FBN: 114278 DBA@GendersAlvarez.com Anthony F. Diecidue, Esquire -FBN: 146528 AFD@GendersAlvarez.com

P.A.

Whitney C. Miranda, Esquire - FBN 65928 WCM@Genders Alvarez.comGENDERS ALVAREZ DIECIDUE,

2307 West Cleveland Street Tampa, Florida 33609 Phone: (813) 254-4744 Fax: (813) 254-5222 Eservice for all attorneys listed above: GADeservice@GendersAlvarez.com January 10, 17, 2025

SECOND INSERTION

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

LEE COUNTY GENERAL JURISDICTION DIVISION

CASE NO. 24-CA-004807 ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC.,

Plaintiff, vs. ZBIGNIEW GRELIK, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered in Civil Case No. 24-CA-004807 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC. is Plaintiff and Zbigniew Grelik, et al., are Defendants, the Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 6 day of February, 2025

at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lots 13 and 14, Block 686, Cape Coral Unit 21, according to the map or plat thereof as recorded in Plat Book 13, Pages 149 through 173, inclusive, of the Public Records of Lee County, Florida. Address: 1306 SE 22nd St, Cape Coral, FL 33990

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. Dated this day of 01/07/2025

Kevin C. Karnes Deputy Clerk CLERK OF THE CIRCUIT COURT

25-00137L

(SEAL) BY: N. Watson McCalla Raymer Leibert Pierce, LLP 110 SE 6th Street, Suite 2400 Fort Lauderdale, FL 33301 AccountsPavable@mccalla.com Counsel of Plaintiff 24-09893FL January 10, 17, 2025

SECOND INSERTION

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

FLORIDA CIVIL ACTION
CASE NO.: 24-CA-6691 JAMES F. FOREST,

Plaintiff, -vs-UNKNOWN TRUSTEES OF THE SEGUIN FAMILY TRUST; UNKNOWN BENEFICIARIES OF THE SEGUIN FAMILY TRUST; RON SEGUIN; BARBARA SEGUIN; their devises, grantees, creditors, and all other parties claiming by, through, under and against it; and all unknown natural persons, if alive and of not known to be dead or alive, his several and respective spouses, heirs, devisees, grantees, and creditors or other parties claiming by, through or under those unknown natural persons and his several unknown assigns, successors in interest, trustees, or any other persons claiming by, through, under or against any corporation or other legal entity named as defendant; and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described, and ALL OTHERS WHOM IT MAY CONCERN,

Defendant. TO THE DEFENDANTS UNKNOWN TRUSTEES OF THE SEGUIN FAM-ILY TRUST; UNKNOWN BENEFICIARIES OF THE SEGUIN FAMILY TRUST; RON SEGUIN; BARBARA SEGUIN and all other parties claiming by, through, under or against them; and all unknown natural persons, if alive and if not known to be dead or alive, their several and respective spouses, heirs, devisees, grantees, and creditors or other parties claiming by, through or under those unknown natural persons and their several unknown assigns, successors in interest, trustees, or any other persons claiming by, through, under or against any corporation or other legal

entity named as a defendant; and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described Lee County, Florida:

Unit Number 203 of Building A, of Ballynahinch Condominium, a Condominium, according to the Declaration of Condomini-um, recorded in Official Records Book 1870, at Page 980, and all amendments thereto, of the Public Records of Lee County, Florida, together with an undivided 1/28th interest in and to the common elements as described in said Declaration of Condominium appurtenant thereto, as amended.

Strap No.: 11-45-23-C4-

0130A.2030 a/k/a 521 SW 47th Terrace, #203, Cape Coral, Florida 33914 YOU, AND EACH OF YOU, ARE HEREBY NOTIFIED that a suit to quiet title to the above described property has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Thomas M. Tarsia, Esquire, Plaintiff's Attorney, of the law firm of Jones, Haber & Rollings, whose address is 1633 SE 47th Terrace, Cape Coral, Florida 33904 and file the original with the Clerk of this Court on or before February 10, 2025; otherwise the allegations of the Complaint will be

taken as confessed. This Notice shall be published once a week for four consecutive weeks in Cape Coral, Florida.

Dated: 12/30/2024 KEVIN C. KARNES, Clerk of Circuit Court (SEAL) By: K. Harris

Deputy Clerk Thomas M. Tarsia, Esquire, Plaintiff's Attorney, Jones, Haber & Rollings, 1633 SE 47th Terrace,

Cape Coral, Florida 33904 January 10, 17, 24, 31, 2025 25-00082L

SECOND INSERTION

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

CASE NO.: 24CA000602 FOXMOOR LAKES MASTER ASSOCIATION INC., Plaintiff, vs.

SHEILA KANDELL; BARRY KANDELL AND UNKNOWN PARTIES IN POSSESSION, Defendant.

PLEASE TAKE NOTICE that pursuant to a Final Judgment of Foreclosure filed December 23, 2024, and entered in Case No. 24CA000602, of the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein FOXMOOR LAKES MASTER ASSO-CIATION INC. is Plaintiff and SHEILA KANDELL and BARRY KANDELL are Defendants. The Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: https://lee.realforeclose. com/ at 9:00 A.M., on February 27, 2025, the following described property as set forth in said Final Judgment, to

Legal description: A tract or parcel of land situated in the state of Florida, county of Lee, being a part of section 36, township 43 south, range 24 east, and further bounded and described as follows: Starting at the southwest corner of the southeast one quarter (SE 1/4) of said section 36; thence s 89° 21' 53" E along the southerly line of said section 36 for 757.50 feet; thence N 00° 38' 07" E for 1406.85 feet to a point on a curve concave to the southwest having a radius of

350.00 feet and to which point a radial line bears N 20° 39, 18" E. said curve being the northeasterly right of-way line of new post road (100.00 feet wide, recorded in official records book 1129 at page 1687 of the public records of said Lee county); thence N 56° 01' 45" E along a non-tangent line to said curve for 312.05 feet; thence S 43° 29' 22" E for 61.47 feet to the center point of building 19 and the point of beginning of the herein described unit D: thence S 46° 30' 38" W for 45.50 feet; thence S 43° 29' 22" E for 32.83 feet; thence N 46° 30' 38' E for 45.50 feet: thence N 43° 29' 22" W for 32.83 feet to the point of beginning. Property Address: 5575 FOX-

LAKE DRIVE 19D, Fort Myers,

FL 33917 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. Dated this 27th day of December 2024.

12/27/2024

(SEAL) N. Watson BEN-HAMO LAW, PLLC 6001 Broken Sound Pkwy NW.

Kevin C. Karnes

Clerk of Court

Boca Raton, FL 33487 Telephone (561)372-9091 avri@benhamolaw.com olga@benhamolaw.com By: /s/ Avri Ben-Hamo, Esq. Avri Ben-Hamo, Esq. Fla. Bar No.: 0072456 January 10, 17, 2025 25-00083L

SECOND INSERTION

--- ACTIONS / SALES ---

LEE COUNTY

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 24-CA-003164 PENNYMAC LOAN SERVICES, LLC,

Plaintiff, vs. LINDSEY ELLEN WOOTTON; UNITED STATES OF AMERICA ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT: UNKNOWN SPOUSE OF LINDSEY ELLEN WOOTTON; 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), KEVIN C. KARNES as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.Lee.realforeclose.com at, 9:00 AM on the 13 day of March, 2025, the following described property as set

forth in said Final Judgment, to wit: LOTS 7 AND 8, BLOCK 4556, CAPE CORAL UNIT 68, AC-CORDING TO PLAT THERE-OF, AS RECORDED IN PLAT BOOK 23, PAGE 107, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. PROPERTY ADDRESS: 605

SW 7TH PLACE, CAPE CORAL,

FL 33991 IF YOU ARE A PERSON CLAIM-ING A RIGHT TO FUNDS REMAIN-ING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

Dated this day of 01/07/2025 KEVIN C. KARNES Clerk Of The Circuit Court (SEAL) By: N. Watson Deputy Clerk

Submitted by: De Cubas & Lewis, P.A. Fort Lauderdale, FL 33310Telephone: (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 January 10, 17, 2025 25-00126L

SECOND INSERTION

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

GENERAL JURISDICTION DIVISION

Case No. 24-CA-000061 Freedom Mortgage Corporation,

Plaintiff, vs. Natasha M. Creacy, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 24-CA-000061 of the Circuit Court of the TWENTI-ETH Judicial Circuit, in and for Lee County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and Natasha M. Creacy; United States of America on behalf of the Secretary of Housing and Urban Development are the Defendants, that I will sell to the highest and best bidder for cash at, www.lee.realforeclose.com beginning at 09:00 AM on the 17th day of April, 2025, the following described property as set forth in said Final Judgment, to

LOTS 44 AND 45, BLOCK 5139, CAPE CORAL SUBDI-VISION, UNIT 80, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 22, PAGES 140 THROUGH 159, OF THE PUB-LIC RECORDS OF LEE COUN-TY, FLORIDA.

28-43-23-C3-05139.0440

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. Dated this day of 01/06/2025

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

25-00122L

Brock & Scott PLLC 4919 Memorial Hwy, Suite 135 Tampa, FL 33634 Attorney for Plaintiff File # 21-F01465

January 10, 17, 2025

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATÉ DIVISION File No. 24-CP-3929 **Division Probate** IN RE: ESTATE OF SANDRA LEA DELAIR

Deceased. The administration of the estate of Sandra Lea DeLair, deceased, whose date of death was November 8, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court 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 SEC-TION 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 January 10, 2025.

Personal Representative: Alisha Henry a/k/a Alisha Sessa P.O. Box 657

Cabot, Arkansas 72023 Attorney for Personal Representative: Douglas A. Dodson, II Florida Bar Number: 126439 DORCEY LAW FIRM PLC 10181 Six Mile Cypress Parkway, Ste C Fort Myers, FL 33966 Telephone: (239) 418-0169 Fax: (239) 418-0048 E-Mail: douglas@dorceylaw.com Secondary E-Mail: probate@dorceylaw.com 25-00142LJanuary 10, 17, 2025

SECOND INSERTION

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

CASE NO.: 24-CA-001403 CMG MORTGAGE, INC., Plaintiff, v.

LUIS TORNES, JR., et al.,

Defendants.NOTICE is hereby given that Kevin C. Karnes, Clerk of the Circuit Court of Lee County, Florida, will on February 13, 2025, at 9:00 a.m. ET, via the online auction site at www.lee.realforeclose. com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Lee County, Florida, to wit:

Lots 1 and 2, Block 2841, CAPE CORAL SUBDIVISION Unit 41, according to the plat thereof recorded in Plat Book 17, Pages 2 through 14 of the Public Records of Lee County, Florida.

Property Address: 1132 NW 8th Terrace, Cape Coral, FL 33993 pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number

of which is set forth above. 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 the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney. SUBMITTED on this day of 01/07/2025

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

Tiffany & Bosco, P.A. 1201 S. Orlando Ave., Suite 430 Winter Park, FL 32789 floridaservice@tblaw.com January 10, 17, 2025 25-00135L RE-NOTICE OF FORECLOSURE

SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR LEE COUNTY, CIVIL DIVISION

CASE NO.: 24-CA-000125 FREEDOM MORTGAGE CORPORATION, Plaintiff, vs. NICHOLAS OCHS, AS PERSONAL REPRESENTATIVE OF THE

ESTATE OF LONNA M. REMSEN,

et al., Defendants

NOTICE OF SALE IS HEREBY GIV-EN pursuant to The Order on Plaintiff's Motion to Cancel and Reschedule Foreclosure Sale entered on January 7, 2025. and the Final Judgment of Foreclosure entered on July 25, 2024, in Case No. 24-CA-000125 of the Circuit Court of the Twentieth Judicial Circuit, in and for Lee County, Florida, wherein FREE-DOM MORTGAGE CORPORATION. is Plaintiff, and NICHOLAS OCHS, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF LONNA M. REM-SEN; DANIEL CAVANAUGH; WHIS-PERWOOD I HOMEOWNERS AS-SOCIATION, INC.; and UNKNOWN HEIRS OF LONNA M. REMSEN are Defendants, the Office of Kevin C. Karnes, Lee County Clerk of the Court, will sell to the highest and best bidder for cash beginning at 9:00 a.m. on-line at www.lee.realforeclose.com on the 17th day of April 2025, in accordance with Section 45.031, Florida Statutes, the following described property as set forth in said Final Judgment, to wit:

UNIT 11-B, WHISPERWOOD I TOWNHOMES, MORE PAR-TICULARLY DESCRIBED AS FOLLOWS: FROM THE SOUTHWEST CORNER OF LOT 8, WHISPERING PINES, PHASE 2, PLAT BOOK 33, PAGE 19, A SUBDIVISION IN SECTION 2, TOWNSHIP 46 SOUTH, RANGE 23 EAST, LEE COUNTY, FLORIDA, WHICH IS DESCRIBED AS FOLLOWS: THENCE EAST ALONG THE SOUTHERLY BOUNDARY OF SAID LOT 8, FOR 103.28 FEET; THENCE NORTH FOR THE 18.0 FEET TO THE POINT OF BEGINNING; THENCE NORTH FOR 40.0 FEET; THENCE EAST FOR 18.06

40.0 FEET; THENCE WEST FOR 18.06 FEET TO THE POINT OF BEGINNING. Also known as 13446 Heald Ln,

11B, Fort Myers, FL 33908. together with all existing or subsequently erected or affixed buildings, improvements and fixtures.

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

Dated: 01/07/2025

Pursuant

Kevin Karnes Clerk of Court, Lee County (SEAL) By: N. Watson Deputy Clerk of Court January 10, 17, 2025 25-00127L

SECOND INSERTION

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

SECOND INSERTION

CASE NO. 2023-CA-000424 U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2018 G-CTT,

Plaintiff, vs. THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF KIM DUDA A/K/A KIM BODEN DUDA, DECEASED; CITY OF CAPE CORAL, FLORIDA; AMANDA GAIL DUDA; EDWARD LEO DUDA, JR.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH,

NOTICE OF DEFAULT JUDGMENT

IN THE CIRCUIT COURT OF THE

TWENTIETH JUDICIAL CIRCUIT

IN AND FOR LEE COUNTY,

FLORIDA

CIVIL DIVISION

Case No. 24-CA-6750

JUDITH A. ECKERT AND LINDA J. ECKERT, BENEFICIARIES AND

SUCCESSOR TRUSTEES OF THE

VERA A. ECKERT TRUST U/T/A/

AND TRUSTEES OF THE RUSSEL

TO: THE UNKNOWN BENEFICIA-

RIES, TRUSTEES, DEVISEES, AS-

SIGNEES, LIENORS, CREDITORS, AND ALL OTHERS WHO MAY

CLAIM AN INTEREST IN THE RUS-

SEL C. ECKERT, SR. AND VERA A. ECKERT TRUST U/T/A DATED NO-

Whose residence is unknown if he/

she/they be living; and if he/she/they

be dead, the unknown defendants who

may be spouses, heirs, devisees, grant-

ees, assignees, lienors, creditors, trust-

ees, and all parties claiming an interest

by, through, under or against, the De-

fendants, who are not known to be dead

or alive, and all parties having or claim-

ing to have any right, title or interest in

that the above Court has granted the

Plaintiffs' Motion for Default Judgment

and Final Judgment related to the de-

termination of trustees and beneficia-

ries, declaratory judgment establish-

ing existence of trust, and a quiet title

action of the Russel C. Eckert, Sr. and

Vera A. Eckert Trust u/t/a/ Dated No-

vember 5, 1991, in the Circuit Court for

YOU ARE HEREBY NOTIFIED

the property of the trust.

RUSSEL C. ECKERT, SR. AND

DATED NOVEMBER 5, 1991,

Plaintiff, vs. UNKNOWN BENEFICIARIES

C. ECKERT, SR. AND VERA A. ECKERT TRUST U/T/A DATED

NOVEMBER 5, 1991,

Defendants.

VEMBER 5, 1991.

UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judg-ment of foreclosure dated December 16, 2024, and entered in Case No. 2023-CA-000424 of the Circuit Court in and for Lee County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPAC-ITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2018 G-CTT is Plaintiff and THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF KIM DUDA A/K/A KIM BODEN DUDA, DECEASED; CITY OF CAPE CORAL, FLORIDA; AMANDA GAIL DUDA; EDWARD LEO DUDA, JR.; UNKNOWN TEN-ANT NO. 1: UNKNOWN TENANT NO. 2; and ALL UNKNOWN PAR-

Lee County, Florida, Civil Division, the

address of which is 1700 Monroe Street,

Fort Myers, Florida 33901, Case No.

24-CA-6750, for failure of Defendants

to file with the Court or below named

counsel any written claims or defenses

to the Complaint and attached Exhibits

A and B. This matter also involves real

property with the legal description of:

Lot 18, Block 40, Unit 12, Section 13,

Lehigh Acres according to the map or

plat thereof on file in the office of the

Clerk of the Circuit Court, and being the

same premises conveyed to Grantors as

recorded in Deed Book 304, page 86,

date of publication, if no objections are

filed with the Court to the Plaintiffs'

Motion for Default Judgment and Final

Judgment, the Plaintiffs shall seek an

Entry of Default Judgment and Final

Judgment with the Clerk of Courts. You

are required to serve a copy of your writ-ten defenses to the Plaintiffs' Motion for

Default Judgment and Final Judgment,

if any, on counsel for Plaintiffs whose

address is 9990 Coconut Road, Suite

210, Bonita Springs, Florida 34135,

and file the original with the clerk of

this circuit court either before service

on Plaintiffs' Attorney or immediately

thereafter; otherwise, failure to take

timely action may result in a default

judgment and final judgment entered

against you for the relief demanded in

By: Dawn L. Drellos-Thompson, Esq.

The date of first publication of this

25-00103L

the complaint herein.

Counsel for Plaintiffs

Florida Bar No. 22503

Phone: 239-390-1295

notice is January 10, 2025.

Dated January 2, 2025

9990 Coconut Road, Suite 210

Email: dawn@compass.legal

January 10, 17, 24, 31, 2025

Bonita Springs, FL 34135

Within thirty (30) days from the first

Public Records, Lee County, Florida.

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 Defendants, I will sell to the highest and best bidder for cash on Lee County's Public Auction website, www.lee.realforeclose. com, 9:00 a.m., on February 6, 2025, the following described property as set forth in said Order or Final Judgment,

FEET; THENCE SOUTH FOR

LOTS 73 AND 74, BLOCK 1271, UNIT 18, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RE-CORDED IN PLAT BOOK 13, PAGES 96 THROUGH 120, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE 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 PROVIDED HEREIN.

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

DATED at Ft. Myers, Florida, on 01/07/2025

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

to Florida Statute

Diaz Anselmo & Associates, P.A. Attorneys for Plaintiff P.O. BOX 19519 Fort Lauderdale, FL 33318 Telephone: (954) 564-0071 Service E-mail: answers@dallegal.com 1460-184042 / SR4 25-00121L January 10, 17, 2025

SECOND INSERTION

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

CASE NO. 23-CA-13554 SANIBEL CAPTIVA COMMUNITY BANK, a Florida banking corporation,

Plaintiff, vs. 1223 PERIWINKLE WAY, LLC, a Florida Limited liability company, THE JAC ISLAND BAR AND GRILLE, LLC, a Florida limited liability company, HARRIETTE MATTSON, ALEXANDRE ALVES and EVE H. ALVES,

Defendants.NOTICE IS GIVEN that pursuant to the Consent Final Judgment of Foreclosure filed on the 10th day of December, 2024, in Civil Action No. 23-CA-13554, of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, in which 1223 PERIWINKLE WAY, LLC, a Florida limited liability company, THE JAC ISLAND BAR AND GRILL, LLC, a Florida limited liability company, HARRIETTE MATTSON, ALEXANDRE ALVES and EVE H. ALEVES, are the Defendants, SANIBEL CAPTIVA COMMUNITY BANK, a Florida Banking Corporation, is the Plaintiff, Kevin C. Karnes, Clerk of Court, Lee County will sell to the highest and best bidder for cash on the 6th of February, 2025 at 9:00 a.m. by electronic sale at www.lee.realforeclose. com, the following described real property set forth in the Summary Final Judgment of Foreclosure in Lee County, Florida:

A parcel of land lying in the Southwest quarter of the Southeast quarter of Section 19, Township 46 South, Range 23 East, Sanibel Island, Lee County, Florida; Further described as follows: Beginning at a point on the

Southerly right of way of State Road 867, said point being 25 feet Southerly and at right angles from the center line of said road, said point being indicated by a concrete monument set by C. Johnson, surveyor, indicating the point of intersection of a prolongation of the West line of Nerita Street, as shown on the Plat of Sanibel Shores #1 and recorded in Plat Book 6, Page 7, Public Records of Lee County, Florida; thence continue Westerly along the Southerly line of said right of way of State Road 867 a distance of 701.97 feet to the point of beginning of the land hereby conveyed. From said point of beginning, continue Westerly along the same course on the Southerly right of way line of State Road 867 a distance of 200 feet; thence South to the South line of Section 19, Township 46 South, Range 23 East; thence East along the South line of said Section 19 to a point due South of the point of beginning, thence North to the point of beginning. 1223 Periwinkle Way, Sanibel,

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

Dated this 7 day of January, 2025. KEVIN C. KARNES. CLERK OF COURT (SEAL) By: N. Watson Deputy Clerk

M. Brian Cheffer, Attorney for Plaintiff, Cheffer & Hagan, P.A., 2120 McGregor Boulevard Fort Myers, FL 33901 239-334-1381

January 10, 17, 2025 25-00136L

PUBLISH YOUR LEGAL NOTICE

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

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

· Service includes us e-filing your affidavit to the Clerk's office on your behalf

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



Wife.

--- PUBLIC SALES ---

SECOND INSERTION

Notice of Self Storage Sale Please take notice Prime Storage

North Fort Myers Hancock located at 4150 Hancock Bridge Pkwy #39 North Fort Myers FL 33903 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.storage treasures.com on 1/28/25 at 12:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Kenneth Winchester unit #00491; Joshua Welch unit #3268; Arthur Barnes unit #00605; Nathalie Ruiz unit #3204; Tara Modeski unit #3146; Josh Burns unit #3220; Damian Carpio unit #3209; Josh Burns unit #3218; Rose Scammon unit #3307; Autumn Haskins unit #0122A; Ronald Merriman unit #R16; Clarence Davis unit #3253; Kelsey Stickel unit #00313; Alainna Yelling unit #00315; Kendall Roman unit #00400; Danny Kyle unit #3068; Tadem Stewart unit #00527; Anna Dwyer unit #00176; Sandra Owens unit #0126A; John Coriell unit #3128; Jeffrey Johns unit #3010; Ruben Rodriguez Sanchez unit #3150; Robin Gresham unit #3191; Jamie Feeney unit #3157; Luis Gonzalez unit #00290; Melissa Hodge unit #3170; Charles Garland unit #00417; Terre Martin unit #3231; Adeline Desprez unit #3288; Shelly Cuevas unit #00219; Catalina Ferrer unit #00114; Damion Germain unit #00110; Edward Grassi unit #00562; Pamela Morrison unit #00383; Fredrek Stan-wood unit #00442; Kayla Gentry unit #00497; Julia Allen unit #3050; Corrado Burdieri unit #3041; Philip R Rollins unit #00329; Lazaro Fernandez unit #00169; Kenneth Walsh unit #00522; Nancy Yelvington unit #00532. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See man-

January 10, 17, 2025 25-00113L

SECOND INSERTION

NOTICE OF PUBLIC SALE

ager for details.

Notice is hereby given that on $1/24/2025\,$ at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1984 FLEE HS FL-FL2652A & FLFL2652B . Last Ten-ants: CORINNA S MACLEAN AND DANNY MARION JORDAN and all unknown parties beneficiaries heirs Sale to be at MHC LAKE FAIRWAYS LLC, 16361 N CLEVELAND AVENUE, NORTH FORT MYERS, FL 33903. 813-282-6754.

January 10, 17, 2025 25-00139L

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA

Case No.: 24-CA-005341 DIRECT GENERAL INSURANCE COMPANY,

Plaintiff, v. MACEY Y. MATIAS AND JONATHAN POZO, Defendants.

TO: JONATHAN POZO Address Unknown

YOU ARE NOTIFIED that Direct General Insurance Company has instituted an Action for Declaratory Judgment against you in the Circuit Civil in and for Lee County and you are required to serve a copy of your written defenses, if any, to it on McFARLANE LAW, whose address is 210 N. Universitv Drive. 6th Floor, Coral Springs, Florida 33071, and file the original with the Clerk of Court at 2075 Dr. Martin Luther King, Jr. Boulevard, Fort Myers, FL 33901, on or before February 18, 2025, 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 for Declaratory Judgment.

This notice shall be published once each week for four consecutive weeks in The Business Observer

Witness my hand and seal of this Court on this day of 01/07/2025,

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

McFARLANE LAW, 210 N. University Drive, 6th Floor, Coral Springs, Florida 33071 25-00138L Jan. 10, 17, 24, 31, 2025

SECOND INSERTION

NOTICE OF PUBLIC SALE

at The Lock Up Self Storage 12700 University Dr Fort Myers, FL 33907 Will sell the contents of the following units to satisfy a lien to the highest bidder on January 29th, 2025 by 10:30am att WWW.STORAGETREASURES.COM All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account.

Unit 2521: Jeffery Beach: Antique Table, Chairs, Golf Clubs, Area Rugs, Boxes, Wall Art, Shelf 25-00134L January 10, 17, 2025

SECOND INSERTION

NOTICE OF ACTION FOR PUBLICATION

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

Case No.: 24-DR-8293 Division: Lee Ann Schreiber IN RE THE MARRIAGE OF: VIKTOR ADOLF POPP, Husband, and RUKAYAT ABIMBOLA OSHODI,

TO: Rukayat Abimbola Oshodi 1336 Weeping Willow Court Cape Coral, Florida 33909

YOU ARE NOTIFIED that an action for Dissolution of Marriage, including claims for dissolution of marriage, payment of debts, division of real and personal property, and for payments of support, has been filed against you. You are required to serve a copy of your written defenses, if any, to this action on Colette Rodgers, Esquire, of Rodgers Law Firm, P.A., Husband's attorney, whose address is 4206 Del Prado Blvd. S., Cape Coral, Florida 33904, on or before February 18, 2025, and file the original with the clerk of this court at Lee County Courthouse, 1700 Monroe Street, Fort Myers, Florida 33901, either before service on Husband's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the peti-

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

DATED this 6th day of January,

CLERK OF THE CIRCUIT COURT (SEAL) By: E. Bakelman Deputy Clerk

Colette Rodgers, Esquire, Rodgers Law Firm, P.A., Husband's attorney 4206 Del Prado Blvd. S., Cape Coral, Florida 33904 January 10, 17, 24, 31, 2025

25-00120L

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on $1/24/2025\,$ at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1988 MERI HS CF24825866A & CF24825866B . Last Tenants: RAE ELLEN D'ONFRO and all unknown parties beneficiaries heirs Sale to be at MHC LAKE FAIRWAYS LLC, 16361 N CLEVELAND AVENUE, NORTH FORT MYERS, FL 33903. 813-282-6754.

January 10, 17, 2025 25-00131L

SECOND INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that oner persons having claims or demands Notice is hereby given that oner persons naving claims of definance 1/24/2025 at 10:30 am, the follow-against decedent's estate on whom a ing mobile home will be sold at publiccopy of this notice is required to be auction pursuant to F.S. 715.109. 1980 served must file their claims with this NOBI HS N11201A & N11201B . Lastcourt ON OR BEFORE THE LATER Tenants: SCOTT ALLEN PETERSONOF 3 MONTHS AFTER THE TIME and all unknown parties beneficiariesOF THE FIRST PUBLICATION OF heirs . Sale to be at ISLAND VISTATHIS NOTICE OR 30 DAYS AFTER ESTATES LLC, 3000 N TAMIAMITHE DATE OF SERVICE OF A COPY TRAIL, N FORT MYERS, FL 33903.OF THIS NOTICE ON THEM.

813-282-6754 January 10, 17, 2025

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 1/24/2025 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 2002 SKYL HS 8D610665P . Last Tenants: CHRISTOPHER JOHN SROCHEN-SKI AND DEE-ANNE SABOURIN and all unknown parties beneficiaries heirs . Sale to be at ISLAND VISTA ESTATES LLC, 3000 N TAMIAMI TRAIL, N FORT MYERS, FL 33903. 813-282-6754.

January 10, 17, 2025 25-00133L

SECOND INSERTION

Notice of Self Storage Sale

Please take notice Prime Storage North Fort Myers located at 2590 N. Tamiami Trail North Fort Myers FL 33903 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.selfstorageauction. com on 1/28/25 at 12:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Kara Stritenberger unit #608; Christy Durham unit #103; Michael Verile unit #562; Oscar Erazo unit #225; Makini Wilkerson unit #414. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. January 10, 17, 2025 25-00114L

administration of the Estate of WILLIAM ORTIZ TORRES, deceased, whose date of death was April 20, 2023. File Number 24-CP-3714, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The name and address of the Personal Representative and the Personal Representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims within this Court WITHIN THE LATER OF THREE MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AF-TER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

SECOND INSERTION

NOTICE TO CREDITORS

All other creditors of the decedent and other persons having claims or demands against the decedent's estate must file their claims within this Court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICA-TION 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 the first publication of this Notice is January 10, 2025.

YUMILKA MELENDEZ, Personal Representative,

1826 Yokum St., Lehigh Acres, FL 33972 RICHARD M. MARCHEWKA, ESQ., attorney for the Personal Representative, Florida Bar Number 0603120 1601 Jackson Street, Suite 203 Fort Myers, FL 33901 (239) 337-1777 January 10, 17, 2025

25-00090L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-003718

IN RE: ESTATE OF ROBERT HUNTER HALL Deceased.

The administration of the estate of Robert Hunter Hall, deceased, whose date of death was October 25, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street. Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attor-

nev are set forth below. All creditors of the decedent and oth-

The personal representative has no 25-00132Lduty 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 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 January 10, 2025.

Personal Representative: /s/ Robert M. Cymbor Robert M. Cymbor

1129 Sunset Road Sinking Spring, Pennsylvania 19608 Attorney for Personal Representative: /s/ Michael A. Sneeringer Michael A. Sneeringer, Attorney Florida Bar Number: 94502 Brennan Manna & Diamond LLC 8891 Brighton Lane, Suite 112 Bonita Springs, FL 34135 Telephone: (216) 294-4996 E-Mail: masneeringer@bmdllc.com Secondary E-Mail: jamasink@bmdllc.com 4922-2225-5624, v. 1 25-00104L January 10, 17, 2025

--- ESTATE ---

SECOND INSERTION NOTICE TO CREDITORS

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

LEE COUNTY

FLORIDA PROBATE ACTION Case No.: 25-CP-000012 IN RE: ESTATE OF: RAYMOND DOUGLAS, Deceased.

The administration of the Estate of RAYMOND DOUGLAS, whose date of death was November 18, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St., Fort Myers, Florida. The names and addresses of the Personal Representatives and the Personal Representatives' attorney are set forth below.

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

All other creditors of Decedent and other persons having claims or demands against Decedent's Estate must file their claims with this Court WITH-IN THREE (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 TIME PERIODS SET FOURTH 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 January 10, 2025.

JAMES ALFANO, Petitioner Carlena E. Hull Attorney for Petitioner(s) Florida Bar No.: 1024079 9240 Bonita Beach Rd., Suite 1117 Bonita Springs, FL 34135 Telephone: (239)220-3100 Email: carlena@costpluslegal.com Secondary Email:

costpluslegal@gmail.comJanuary 10, 17, 2025 25-00106L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-1086 IN RE: ESTATE OF PHYLLIS V. GODSHALK,

Deceased.

The administration of the estate of Phyllis V. Godshalk, deceased, whose date of death was June 19, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. 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

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 January 10, 2025.

Ste. 4

Linda Jones 216 N Broad Street Allentown, PA 18104 THE MERRIMAN LAW FIRM, P.L.L.C.

Robin D. Merriman II, Esq. Florida Bar Number 105386 9200 Estero Park Commons Blvd., Estero, Florida 33928 Telephone: 239.301.3495 Representative, Facsimile: 239.908.0829 Primary Email: Fort Myers, FL 33901 rm@merriman-law.com tq@merriman-law.com 25-00124L January 10, 17, 2025

SECOND INSERTION

NOTICE TO CREDITORS

(Testate)
IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION

CASE NO: 24-CP-003811 IN RE: ESTATE OF MARY JANE MUNDY, Decedent.

The administration of the Estate of Mary Jane Mundy, Deceased, whose date of death was October 30, 2024; Case Number 24-CP-003811, is pending in the Circuit Court for Lee County. Florida, Probate Division, the address of which is PO Box 2469, Ft Myers, Florida 33902. The date of the Will is July 26, 1978. The name and address of the Personal Representative are Gary Joe Mundy, Jr, 17263 Silverling Court, Alva, FL 33920, and the name and address of the Personal Representative's attorney are set forth below.

All creditors of the Decedent and other persons having claims or demands against Decedent's Estate, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this Court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

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

The date of the first publication of

this Notice is January 10, 2025. CARR LAW GROUP, P.A. Lee R. Carr, II, Esquire 200 Central Avenue, Suite 400 St. Petersburg, FL 33701 Voice: 727-894-7000; Fax: 727-821-4042 Primary email address: lcarr@carrlawgroup.com Secondary email address: pcardinal@carrlawgroup.com January 10, 17, 2025 25-00089L

SECOND INSERTION

JANUARY 17 - JANUARY 23, 2025

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

File No. 24-CP-3851 **Division: Probate** IN RE: ESTATE OF TROY ALLEN CHEW

Deceased. The administration of the estate of Troy Allen Chew, deceased, whose date of death was August 14, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr Martin Luther King Jr. Blvd., Fort Myers, Florida 33901. 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.

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 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 January 10, 2025.

Personal Representative: **Donna Sue Curtis**

3720 Sunand Lane Estero, Florida 33928 Attorney for Personal Representative: William M. Bromley Florida Bar Number: 123502 FOX ROTHSCHILD LLP 777 S. Flagler Dr. Suite 1700 West Tower West Palm Beach, FL 33401 Telephone: (561) 835-9600 E-Mail: wbromley@foxrothschild.com Secondary E-Mail:

bjosaphouitch@foxrothschild.com 164118873.1 January 10, 17, 2025 25-00091L

SECOND INSERTION

NOTICE TO CREDITORS

The administration of the Estate of JONATHON A. LITTLE, deceased, whose date of death was March 8, 2024, File Number 24-CP-1116, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The name and address of the Personal Representative and the Personal Representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims within this Court WITHIN THE LATER OF THREE MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AF-TER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against the decedent's estate must file their claims within this Court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICA-TION 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 the first publication of

this Notice is January 10, 2025. RUTH M. LITTLE, Personal Representative,

4271 Lennex Lane, Fort Myers, FL 33919 RICHARD M. MARCHEWKA, ESQ., attorney for the Personal Florida Bar Number 0603120 1601 Jackson Street, Suite 203 $(239) \, 337 \text{-} 1777$ January 10, 17, 2025 25-00112L

SECOND INSERTION

NOTICE TO CREDITORS The administration of the Estate of

BRIAN LEE FARLOW, deceased, whose date of death was April 16, 2024, File Number 24-CP-1739, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The name and address of the Personal Representative and the Personal Representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims within this Court WITHIN THE LATER OF THREE MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AF-TER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against the decedent's estate must file their claims within this Court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICA-TION 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 the first publication of this Notice is January 10, 2025.

MELINDA FARLOW, Personal Representative, 2121 SW 44th Street,

Cape Coral, FL 33914 RICHARD M. MARCHEWKA, ESQ. attorney for the Personal Representative, Florida Bar Number 0603120 1601 Jackson Street, Suite 203 Fort Myers, FL 33901 (239) 337-1777

January 10, 17, 2025 25-00111L

THIRD INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI

CUST FOR the holder of the following

certificate(s) has filed said certificate(s)

for a tax deed to be issued thereon.

The certificate number(s), year(s) of issuance, the description of the prop-

erty and the name(s) in which it was

Certificate Number: 20-779 Year

of Issuance 2022 Description of Property MIRROR LAKES

UNIT 68 BLK 269 PB 27 PG 155 LOT 1 Strap Number 19-45-27-68-00269.0010

All of said property being in the County of Lee, State of Florida. Unless such

certificate(s) shall be redeemed accord-

ing to the law the property described

in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 02/25/2025 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

THIRD INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

Tax Deed #:2024002408 NOTICE IS HEREBY GIVEN that LB-

AMNIA 14 LB-AMNIA 14 SB MUNI

CUST FOR the holder of the following

certificate(s) has filed said certificate(s)

for a tax deed to be issued thereon.

The certificate number(s), year(s) of issuance, the description of the prop-

erty and the name(s) in which it was

Certificate Number: 22-461 Year

of Issuance 2022 Description

of Property LEHIGH ACRES UNIT 9 BLK 58 PB 28 PG 65

LOT 2 Strap Number 36-45-27-

ELPIDIA M ENRIQUEZ, JES-

SE G ENRIQUEZ All of said property being in the County of Lee, State of Florida. Unless such

certificate(s) shall be redeemed accord-

ing to the law the property described in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

25-00052L

January 3, 10, 17, 24, 2025

Names in which assessed:

assessed are as follows:

09-00058.0020

25-00048L

January 3, 10, 17, 24, 2025

Names in which assessed: ROGER FUI LAI

Tax Deed #:2024002448

assessed are as follows:

--- PUBLIC SALES / TAX DEEDS ---

LEE COUNTY

SECOND INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on January 28, 2025, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:45 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the

PUBLIC STORÂGE \sharp 00126, 11995 State Rd 82, Fort Myers, FL 33913, (941) 259-4534

Time: 09:45 AM

Sale to be held at www.storagetreasures.com.

1043 - Hernandez, Gabrielle; 1072 - FRANCO, DAYANA; 1128 - Young, Sharaya; 1183 - Adams, Andre; 1186 - Moise, Selavie; 1223 - Perez, Alian; 1233 - Dorsainvil, Rolin; 1246 - gomez, Jason; 2068 - Gomez, Julio; 2141 - Cosby, Roekyhia; 2153 - Bhola, Alexis; 2217 - Delgado, Aldo; 2273 - Smith, Andrew; 2275 - Alvarado, Maria; 2298 - Rodriquez, Destiny; 3036 - Crutchley, Nicholas; 3041 - Newcomb, Seith; 3051 - Emara, Monika; 3066 - Valcin, Jessica; 3078 - radovan, Carrie; 3086 - edwards, ian; 3160-odely, Brian; 3172-Hickman, Felix; 3179-Rosario, Angel; 3218-Paulino, Jose; 3245-Hernandez, Liliana; 3293-Miller, Angel; 3218-Paulino, Jose; 3245-Paulino, Jose; 3245-Pau

PUBLIC STORAGE # 27142, 10688 Colonial Blvd, Fort Myers, FL 33913, (239) 310-6447

Time: 10:00 AM

Sale to be held at www.storagetreasures.com.

1024 - Allen, Jordan; 2067 - Pierre, Franceska; 2124 - Carden, Kevin B.; 2287 - Concepcion, Raquel; 2289 - Ramswammy, Tyler; 2329 - Gomez, Guillermo; 2360 - Cooper, Ian

Sale to be held at www.storagetreasures.com.

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

January 10, 17, 2025 25-00094L

SECOND INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on January 28, 2025, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 10:45 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the

time of the sale specified.

PUBLIC STORAGE # 25805, 3232 Colonial Blvd, Fort Myers, FL 33966, (305) 204-9211

Time: 10:45 AM

Sale to be held at www.storagetreasures.com.
0020 - Seltz, Jason; 0080 - Jeskey, Paul; 0105 - Zero The Hero Bailbonds, ZeroTheHero; 0174 - Hicks, Qyteria; 0181 - Gaddy, Benjamin; 0269 - Sullivan, Peter; 0324 - Travis-Jones, Audrey; 0340 - powell, Keely; 0344 - Shorey, Kayla; 0471 - Martinez, Lillian; 0472 - thomason, vicki; 0524 - Pinell, Ana; 0531 - Villalobos, Rachel; 0569 - Parkinson, Daminique; 0658 - Felix, Stephan; 0671 - Cobb, Dorothy; 0673 - Brown, Latora; 0739 - Glover, DeAja; 0744 - Vallejos, Roberto; 0766 - Mitchell, Reuben; 0835 - Salazar, Ingrid; 0903 - Johnson, Lakeshea; 0965 - Pacheco, Amy; 1425 - Timm, Janine; RV1133 - Allen, Luther

PUBLIC STORAGE \sharp 25841, 8953 Terrene Ct, Bonita Springs, FL 34135, (305) 501-4721

Time: 11:00 AM

Sale to be held at www.storagetreasures.com.

0014D - McFarlane, Chrissy; 0016 - McFarlane, Chrissy; 0105E - Dutton, Catherine; 0160E - McFarlane, Chrissy; 0253F - Espinoza, Azucena; 1002G - Nixon, Jeffery; 1069 - Lopez, Sylvia; 2005 - Ferreira, Cleber

PUBLIC STORAGE # 25843, 2235 Colonial Blvd, Fort Myers, FL 33907, (941) 257-5489

Sale to be held at www.storagetreasures.com.

042 - koogler, Howard; 075 - Coranguez, Juan; 156 - Cannady, John; 210 - Behrens, Robert; 387 - Littrell, Tamotha M; 398 -Bordeaux, April; 476 - Baker, Vincent; 934 - Zephir, Eric; 944 - Gava, Oacyr

 $PUBLIC\ STORAGE\ \sharp\ 25844, 11181\ Kelly\ Rd, Fort\ Myers, FL\ 33908, (941)\ 270-9635$

Time: 11:30 AM

Sale to be held at www.storagetreasures.com.

B368 - Brisco, Aerica; C418 - Hermance Jr., Robert; C427 - Platt-Summersgill, Sheila; C470 - Johnson, Autumn; D514 - Platt-Summersgill, Sheila; D522 - Thigpen, Nick; D569 - amaya, atilio

 $PUBLIC\,STORAGE\,\sharp\,27143,20091\,Tiburon\,Way,\,Estero,\,FL\,33928,(239)\,676-6571$

Time: 12:15 PM

Sale to be held at www.storagetreasures.com.

1031 - Perricone, Phil; 1081 - Exilhomme, Aphonide; 2084 - Hedman, Stewart; 3090 - Bates, Ralph

 $PUBLIC\,STORAGE\,\sharp\,27263,11800\,S\,Cleveland\,Ave, Fort\,Myers,\,FL\,33907, (941)\,348-6897$

Time: 12:30 PM

Sale to be held at www.storagetreasures.com.

B027 - Kiang, Sabrina; B047 - Anspach, Derrick; B071 - Mims, Khristian; B082 - Hackbarth, Scott; C012 - searl, Delicca; C046 - jackson, Sierra; D006 - Deltore, Junior; D012 - Elliott, Mckenna; E006 - Pyles, Rebecca Rivera; F003 - Mckee, Erin; F040 -Martins, Jennifer; F056 - Olibo, Jerry; F061 - Mims, Jinely; G001 - Johnson, Autumn; H008 - Martinez, Juan; H061 - CLARK, SABRINA; H063 - Sandoval, Epifanio; H073 - Buchanon, Geoshimene

PUBLIC STORAGE # 28082, 5036 S Cleveland Ave, Fort Myers, FL 33907, (941) 548-6811

Sale to be held at www.storagetreasures.com.
B028 - Whiteside, Tessa; C050 - Rivera, Nathalie; C054 - Cyr, Pam; C075 - Byer, Dawn; D102 - Miiranda, Natalia; D112 -Morales, Michael; D135 - Robinson, Katwila; E161 - Hil, Casey; E178 - Gewant, Anne; F193 - Bannworth, Tiffany; F211 - herrera, Carolina; F226 - Gonzales, Mariha; G230 - boyd, Rudolph; H293 - Martinez, Angel; I324 - Fuller, Sharron; L002C - Bouza, Missy; L003E - Audet, Felicia

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

January 10, 17, 2025 25-00092L

SECOND INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on January 28, 2025, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 10:45 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

PUBLIC STORAGE \$ 25805, 3232 Colonial Blvd, Fort Myers, FL 33966, (305) 204-9211

Sale to be held at www.storagetreasures.com.

0020 - Seltz, Jason; 0080 - Jeskey, Paul; 0105 - Zero The Hero Bailbonds, ZeroTheHero; 0174 - Hicks, Qyteria; 0181 - Gaddy, Benjamin; 0269 - Sullivan, Peter; 0324 - Travis-Jones, Audrey; 0340 - powell, Keely; 0344 - Shorey, Kayla; 0471 - Martinez, Lillian; 0472 - thomason, vicki; 0524 - Pinell, Ana; 0531 - Villalobos, Rachel; 0569 - Parkinson, Daminique; 0658 - Felix, Stephan; 0671 - Cobb, Dorothy; 0673 - Brown, Latora; 0744 - Vallejos, Roberto; 0766 - Mitchell, Reuben; 0835 - Salazar, Ingrid; 0903 - Johnson, Lakeshea; 0965 - Pacheco, Amy; 1425 - Timm, Janine; RV1133 - Allen, Luther

PUBLIC STORAGE # 25841, 8953 Terrene Ct, Bonita Springs, FL 34135, (305) 501-4721

Time: 11:00 AM

Sale to be held at www.storagetreasures.com.

0014D - McFarlane, Chrissy; 0016 - McFarlane, Chrissy; 0105E - Dutton, Catherine; 0160E - McFarlane, Chrissy; 0253F -Espinoza, Azucena; 1002G - Nixon, Jeffery; 1069 - Lopez, Sylvia; 2005 - Ferreira, Cleber

PÜBLIC STORAGE # 25843, 2235 Colonial Blvd, Fort Myers, FL 33907, (941) 257-5489

Time: 11:15 AM Sale to be held at www.storagetreasures.com.

042 - koogler, Howard; 075 - Coranguez, Juan; 156 - Cannady, John; 210 - Behrens, Robert; 387 - Littrell, Tamotha M; 398 -

Bordeaux, April; 476 - Baker, Vincent; 934 - Zephir, Eric; 944 - Gava, Oacyr

 $PUBLIC\,STORAGE\,\sharp\,25844,11181\,Kelly\,Rd,Fort\,Myers,FL\,33908,(941)\,270-9635$

Sale to be held at www.storagetreasures.com. B368 - Brisco, Aerica: C418 - Hermance Jr., Robert: C427 - Platt-Summersgill, Sheila: C470 - Johnson, Autumn: D514 - Platt-

Summersgill, Sheila; D522 - Thigpen, Nick; D569 - amaya, atilio

PUBLIC STORAGE # 27143, 20091 Tiburon Way, Estero, FL 33928, (239) 676-6571 Time: 12:15 PM

Sale to be held at www.storagetreasures.com.

1031 - Perricone, Phil; 1081 - Exilhomme, Aphonide; 2084 - Hedman, Stewart; 3090 - Bates, Ralph PUBLIC STORAGE # 27263, 11800 S Cleveland Ave, Fort Myers, FL 33907, (941) 348-6897

Sale to be held at www.storagetreasures.com.

B027 - Kiang, Sabrina; B047 - Anspach, Derrick; B071 - Mims, Khristian; B082 - Hackbarth, Scott; C012 - searl, Delicca; C046 - jackson, Sierra; D006 - Deltore, Junior; D012 - Elliott, Mckenna; E006 - Pyles, Rebecca Rivera; F003 - Mckee, Erin; F040 -Martins, Jennifer; F056 - Olibo, Jerry; F061 - Mims, Jinely; G001 - Johnson, Autumn; H008 - Martinez, Juan; H061 - CLARK, SABRINA: H063 - Sandoval, Epifanio: H073 - Buchanon, Geoshimene

PUBLIC STORAGE \sharp 28082, 5036 S Cleveland Ave, Fort Myers, FL 33907, (941) 548-6811 Time: 12:45 PM

Sale to be held at www.storagetreasures.com.

B028 - Whiteside, Tessa; C050 - Rivera, Nathalie; C054 - Cyr, Pam; C075 - Byer, Dawn; D102 - Miiranda, Natalia; D112 -Morales, Michael; D135 - Robinson, Katwila; E161 - Hil, Casey; E178 - Gewant, Anne; F193 - Bannworth, Tiffany; F211 - herrera, Carolina; F226 - Gonzales, Mariha; G230 - boyd, Rudolph; H293 - Martinez, Angel; I324 - Fuller, Sharron; L002C - Bouza,

PUBLIC STORAGE \sharp 27679, 780 NE 19th Pl, Cape Coral, FL 33909, (239) 643-6200

Time: 01:00 PM

Sale to be held at www.storagetreasures.com.

2111 - Morton, Patricia L; 321011 - Kohl, William

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

January 10, 17, 2025 25-00093L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002484 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-367 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 8 BLK.30 DB 254 PG 25 LOT 14 Strap Number 36-44-27-08-00030.0140 Names in which assessed: JOE EDWIN MAPP

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00044L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002443 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 20-693 Year

of Issuance 2022 Description of Property LEHIGH ACRES UNIT 10 BLK 35 PB 27 PG 173 LOT 23 Strap Number 16-45-27-10-00035.0230

Names in which assessed: TAMIAMI TRAIL NORTH, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

THIRD INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

Tax Deed #:2024002510 NOTICE IS HEREBY GIVEN that

CUST FOR the holder of the following

certificate(s) has filed said certificate(s)

for a tax deed to be issued thereon.

The certificate number(s), year(s) of

issuance, the description of the prop-

erty and the name(s) in which it was

Certificate Number: 16-006 Year

of Issuance 2022 Description

of Property LEHIGH ACRES

UNIT 1 BLK.4 DB 254 PG 95

LOT 12 Strap Number 09-44-

All of said property being in the County of Lee, State of Florida. Unless such

certificate(s) shall be redeemed accord-

in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 02/25/2025 at 10:00

am. by Kevin C. Karnes. Lee County

Clerk of the Circuit Court & Comptrol-

25-00036L

January 3, 10, 17, 24, 2025

BLACK CLUB LLC

assessed are as follows:

27-01-00004.0120

TARPON IV LLC

Names in which assessed:

25-00047L

SB MUNI

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002511 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 16-007 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 1 BLK.4 DB 254 PG 95 LOT 19 Strap Number 09-44-27-01-00004.0190

Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed accordaw the in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00037L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002522 NOTICE IS HEREBY GIVEN that FUNDPALITY II, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-835 Year of Issuance 2022 Description of Property MIRROR LAKES UNIT 64 PB 27 PG 151 PAR 48 PRESERVATION AREA Strap Number 20-45-27-64-00048.0000

Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025 25-00049L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002486 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was

assessed are as follows: Certificate Number: 22-499 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 12 BLK 70 PB 28 PG 70 LOT 18 Strap Number 36-45-27-

12-00070.0180 Names in which assessed: J & L VISION HOMES, INC, J&L VISION HOMES, INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00053L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002526 NOTICE IS HEREBY GIVEN that FUNDPALITY II, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 95-28 Year of Issuance 2022 Description of Property SAN CARLOS PARK #7 UNREC. BLK 111 DB 315 PG 155 LOTS 29 + 30 Strap Number 16-46-25-07-00111.0290

Names in which assessed: ROGER E TERWILLIGER All of said property being in the County of Lee, State of Florida. Unless such

certificate(s) shall be redeemed according to the law the property described uch certificate(s) highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00061L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002478 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) $\,$ has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 17-54 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 39 BLK 2692 PB 16 PG 145 LOTS 3 + 4 Strap Number 35-43-23-C3-02692.0030 Names in which assessed:

GUY ASHER, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

January 3, 10, 17, 24, 2025



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

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

Rarely do consumers specifically search online for public notices.

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002458 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 10-32 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 36 BLK 2346 PB 16 PG 127 LOTS 31 + 32 Strap Number 25-43-23-C2-02346.0310 Names in which assessed: BENJAMIN BROCHERO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025 25-00018L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002427 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 11-826 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 11 BLK 110 PB 15 PG 62 LOT 17 Strap Number 13-44-26-11-00110.0170

Names in which assessed: FREDRICO GALLEGO GIRAL-

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025 25-00020L

THIRD INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

NOTICE IS HEREBY GIVEN that

CUST FOR the holder of the following

certificate(s) has filed said certificate(s)

for a tax deed to be issued thereon.

The certificate number(s), year(s) of issuance, the description of the prop-

erty and the name(s) in which it was

Certificate Number: 11-928 Year

of Issuance 2022 Description

of Property LEHIGH ACRES UNIT 7 BLK.50 PB 15 PG 63

LOT 2 Strap Number 14-44-26-

CAROLYN H MCCOY, CARO-

LYN MCCOY, GLENN G MC-

All of said property being in the County

of Lee, State of Florida. Unless such certificate(s) shall be redeemed accord-

ing to the law the property described

in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 02/25/2025 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

25-00021L

January 3, 10, 17, 24, 2025

Names in which assessed:

 $SB\ MUNI$

Tax Deed #:2024002431

BLACK CLUB LLC

assessed are as follows:

07-00050.0020

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

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

Certificate Number: 12-074 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 7 BLK 41 PB 26 PG 34 LOT 12 Strap Number 20-44-26-07-00041.0120

Names in which assessed: JEFFREY ALAN PAINTER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

 $January\ 3,\ 10,\ 17,\ 24,\ 2025$ 25-00022L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002465 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC $SB\ MUNI$ CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was

assessed are as follows: Certificate Number: 13-28 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 80 BLK 5129 PB 22 PG 148 LOTS 34 + 35 Strap Number 28-43-23-C4-05129.0340

Names in which assessed: ISAAC MAYA, ISAAC MAYA ESTATE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

THIRD INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

NOTICE IS HEREBY GIVEN that

CUST FOR the holder of the following

certificate(s) has filed said certificate(s)

for a tax deed to be issued thereon.

The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was

Certificate Number: 13-09 Year

of Issuance 2022 Description of

Property CAPE CORAL UNIT 80 BLK 5139 PB 22 PG 146

LOTS 28 + 29 Strap Number 28-

5 DIAMOND DEVELOPMENT

LLC, 5 DIAMOND DEVELOP-

All of said property being in the County

of Lee, State of Florida. Unless such

certificate(s) shall be redeemed accord-

ing to the law the property described

in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 02/25/2025 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

43-23-C3-05139.0280

MENT, LLC

Names in which assessed:

Tax Deed #:2024002462

BLACK CLUB LLC

assessed are as follows:

25-00028L

SB MUNI

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002463 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 13-10 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 80 BLK 5139 PB 22 PG 146 LOTS 40 + 41 Strap Number 28-43-23-C3-05139.0400

Names in which assessed: ANTHONY ESWAY

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00026L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024001641 NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following $\operatorname{certificate}(s)$ has filed said $\operatorname{certificate}(s)$ for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 13-867 Year of Issuance 2022 Description of Property LEHIGH ACRES RE-PLAT SEC 2 BLK 69 PB 26 PG 180 LOT 11 Strap Number 02-45-26-08-00069.0110

Names in which assessed: FRANCISCO OLIVENCIA, FRANCISO J OLIVENCIA, TAWANNA OLIVENCIA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

THIRD INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

NOTICE IS HEREBY GIVEN that I.B-

AMNIA 14 LB-AMNIA 14 SB MUNI

CUST FOR the holder of the following

certificate(s) has filed said certificate(s)

for a tax deed to be issued thereon.

The certificate number(s), year(s) of issuance, the description of the prop-

erty and the name(s) in which it was

Certificate Number: 15-138 Year

of Issuance 2022 Description

of Property LEHIGH ACRES

UNIT 9 BLK 36 DB 259 PG 126

LOT 19 Strap Number 02-44-27-09-00036.0190

Names in which assessed: AUDREY AKINLOTAN, AU-

DREY V AKINLOTAN, EM-

All of said property being in the County of Lee, State of Florida. Unless such

certificate(s) shall be redeemed accord-

ing to the law the property described

in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 02/25/2025 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

MANUEL A AKINLOTAN

Tax Deed #:2024002410

assessed are as follows:

25-00030L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2024002430

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

Certificate Number: 13-204 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 3 BLK.23 PB 15 PG 90 LOT 1 Strap Number 34-44-26-03-00023.0010

Names in which assessed: HERMAN L HAFFNER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00027L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002290 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 14-530 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 8 BLK 86 PB 15 PG 98 LOT 3 Strap Number 12-45-26-08-00086.0030

Names in which assessed: CKR PROPERTIES, LLC, SYL-VIA DORISME

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00031L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002483 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-91 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 36 PT 1 BLK 2479 PB 23 PG 90 LOTS 5 + 6 Strap Number 36-43-23-C3-02479.0050

Names in which assessed: CAROLINA A PROZZI, CAROLINA ALEJANDRA PROZZI, MARINA S PROZZI, MARINA SILVIA PROZZI All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00045L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

ed #:2024002402 NOTICE IS HEREBY GIVEN that LB-AMNIA 14 LB-AMNIA 14 SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 14-981 Year of Issuance 2022 Description of Property LEHIGH ACRES BLK 12 PB 15 PG 101 LOT 37 Strap Number 36-43-27-01-00012.0370

Names in which assessed: LEVENTURES LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

 $January\ 3,\ 10,\ 17,\ 24,\ 2025$

25-00033L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002508 NOTICE IS HEREBY GIVEN that SUNSHINE STATE CERTIFICATES VIII LLLP the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 14-741 Year of Issuance 2022 Description of Property WILDCAT RUN SUBD PB 36 PG 36 LOT 101 Strap Number 30-46-26-E4-0100 1010

Names in which assessed: WCR ENTERPRISES LLC, WCR ENTERPRISES, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00032L

THIRD INSERTION

NOTICE OF APPLICATION $FOR\,TAX\,DEED$ Section 197.512 F.S.

Tax Deed #:2024002398 NOTICE IS HEREBY GIVEN that LB-AMNIA 14 LB-AMNIA 14 SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 54-15 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 33 BLK 2220 PB 16 PG 44 LOTS 17 + 18 + VAC ALLEY DESC IN INST# 2008000165570 Strap Number 32-43-24-C3-02220.0170

Names in which assessed: MARK S JETTIE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00057L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002512 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 15-834 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 5 BLK.20 DB 252 PG 441 LOT 20 W 1/2 Strap Number 07-44-27-05-00020.020B Names in which assessed: JOHN REID

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00035L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002451 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 17-205 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 10 BLK.38 DB 252 PG 461 LOT 2 Strap Number 20-44-27-10-00038.0020

Names in which assessed: GELINE MIDOUIN, RAYMERS MIDOUIN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00039L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2024002372

NOTICE IS HEREBY GIVEN that SB MUNI BLACK CLUB LLC CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was

assessed are as follows: Certificate Number: Year of Issuance 2022 Description of Property PAGE FIELD COMMERCIAL PARK DESC IN INST#2007-50553 + 2007-50554 PH V BLDG 1 UNIT 103 Strap Number 01-45-24-P2-00201.0103

Names in which assessed: ALAN D WRIGHT

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05678L



25-00034L

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

25-00025L

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.

LEE COUNTY

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002496 NOTICE IS HEREBY GIVEN that PICKLES ON THE SIDE, INC AND BANESCO USA the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: Year of Issuance 2022 Description of Property MIROMAR LAKES UNIT XX COSTA MAGGIORE PHASE 3 LOT 8 AS DESC IN INSTRUMENT 2021000189545 Strap Number 11-46-25-L2-21000.0080

Names in which assessed: ATWOOD GRADY FAM-ILY TRUST, ATWOOD-GRADY FAMILY TRUS MARCH 22, 2013 TRUST, DATED

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

THIRD INSERTION NOTICE OF APPLICATION

FOR TAX DEED Section 197.512 F.S. Tax Deed #:2024002503

NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 19-707 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 12 BLK 49 PB 15 PG 162 LOT 14 Strap Number 11-45-27-12-00049.0140

Names in which assessed: ESTATE OF HAROLD E. MOR-RARTY, JR, ESTATE OF HAROLD E. MORRARTY, JR., HAROLD E MOR-RARTY JR, ROBERT E MORRARTY All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025 25-00046L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002444 NOTICE IS HEREBY GIVEN that SB MUNI BLACK CLUB LLC CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 87-38 Year of Issuance 2022 Description of Property BROOKHILL SUBD 1ST ADD PB 12 PG 92 LOT 70 Number 18-44-25-01300.0700

Names in which assessed: BERT MAXIM

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

 $Dec.\ 27,\ 2024;\ Jan.\ 3,\ 10,\ 17,\ 2025$ 24-05680L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002413 NOTICE IS HEREBY GIVEN that SB MUNI BLACK CLUB LLC CUST FOR the holder of the following $certificate(s) \ has \ filed \ said \ certificate(s)$ for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 11-289 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 2 BLK 17 PB 15 PG 60 LOT 18 Strap Number 11-44-26-02-00017.0180

Names in which assessed:
JO ANNE WEBER REVOCABLE TRUST DATED FEBRUARY 27, 2004, JO ANNE WEBER REVOCABLE TRUST-FEBRUARY 27, 2004, JO ANNE WEBER TRUST, JOANNE WEBER TRUST

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002515 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the prop-erty and the name(s) in which it was assessed are as follows:

Certificate Number: 16-215 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 5 BLK.20 PB 15 PG 13 LOT 7 Strap Number 11-44-27-05-00020.0070

Names in which assessed: ANNA MARIE CALABRESE DECLARATION OF TRUST DATED MARCH 8, 1995, ANNA MARIE CALABRESE TRUST

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00038L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED **Section 197.512 F.S.** Tax Deed #:2024002509

NOTICE IS HEREBY GIVEN that SUNSHINE STATE CERTIFICATES VIII LLLP the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 22-602 Year of Issuance 2022 Description of Property VILLA BONITA UNIT 1 PB 29 PG 138 LOT 7 Strap Number 34-47-25-B3-01900.0070

Names in which assessed: IRENE AGUILAR RODRI-**GUEZ**

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00054L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002473 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 13-066 Year of Issuance 2022 Description of Property LEHIGH ESTATES UNIT 9 BLK.25 PB 15 PG 89 LOT 4 Strap Number 32-44-26-09-00025.0040

Names in which assessed: BARBARA J BROWN, BARBARA MOSES, DAVID SCHULTZ, DAVID W SCHULTZ, KATHLEEN SCHULTZ, MICHAEL FLANAGAN, MICHAEL H FLANAGAN, ROBERT FLANAGAN, ROBERT P FLANAGAN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002456 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 12-237 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 2 BLK 13 PB 15 PG 67 LOT 2 Strap Number 23-44-26-02-00013.0020

Names in which assessed: H.A.R. DEVELOPERS GROUP 1, LLC, H.A.R. DEVELOPERS GROUP1, LLC, TERRATRUST LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00023L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002450 NOTICE IS HEREBY GIVEN that SB MUNI BLACK CLUB LLC CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 90-17 Year of Issuance 2022 Description of Property HABITAT BEECHER VILLAGE PB 64 PG 67 LOT 6 Strap Number 20-44-25-P4-

00800.0060 Names in which assessed: GEORGIA HENDERSON ES-

TATE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00059L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002399 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 38-7 Year of Issuance 2022 Description of Property KREAMERS AVO-CADO SUBD BLK 15 PB 5 PG 21 E 125.60 FT OF W 376.79 FT Strap Number 05-44-22-01-00015.3150

Names in which assessed: LOUISE D O'DONNELL, LOU-ISE S ODONNELL, THOMAS E O'DONNELL, THOMAS E ODON-NELL

All of said property being in the County of Lee, State of Florida, Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025 25-00055L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2024002479

NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-00 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 39 BLK 2710B PB 16 PG 144 LOTS 8 THRU 10 Strap Number 35-43-23-C4-02710.B080

Names in which assessed: RUTH S HOTT TRUST UAD FEBRUARY 3, 1997

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00041L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024001714 NOTICE IS HEREBY GIVEN that Ram Tax Lien Fund LP RTLF-FL LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as

Certificate Number: 20-87 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 38 BLK 2624 PB 16 PG 98 LOTS 50 + 51 Strap Number 02-44-23-C2-02624.0500

Names in which assessed:

RED BOAT, LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025 25-00050L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002412 NOTICE IS HEREBY GIVEN that LB-AMNIA 14 LB-AMNIA 14 SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 81-7 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 97 BLK.6125 PB 25 PG 89 LOT 1 Strap Number 07-43-23-C3-06125.0010

Names in which assessed: CASTLE AVENUE LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00058I

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024001833 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 13-765 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 11 BLK.121 PB 15 PG 93 LOT 9 Strap Number 01-45-26-11-00121.0090

Names in which assessed: RED BOAT, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00029L

THIRD INSERTION THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002516 NOTICE IS HEREBY GIVEN that THOMAS ADAMS KTJZ PARTNERS II LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-029561 Year of Issuance 2018 Description of Property CAPE CORAL UNIT 29 BLK 1944D PB 16 PG 25 LOT 2 Strap Number 14-44-23-C1-01944.D020

Names in which assessed: TISSA INVESTMENTS LLC. TISSA INVESTMENTS, LLC

All of said property being in the County of Lee, State of Florida, Unless such certificate(s) shall be redeemed according to the law the property described $\,$ in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

 $January\,3,\,10,\,17,\,24,\,2025$ 25-00042L

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

THIRD INSERTION

Tax Deed #:2024002502 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-112 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 4 BLK.23 PB 18 PG 74 LOT 4 Strap Number 22-45-27-04-00023.0040

Names in which assessed: DORIS CONNELLY

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00051L

NOTICE OF APPLICATION

FOR TAX DEED Section 197.512 F.S. Tax Deed #:2024002476

NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-217 Year of Issuance 2022 Description of Property THE FAIRWAYS CONDOMINIUM #2 BLDG G OR 631 PG 726 APT 223 Strap Number 34-44-27-27-0000G.2230 Names in which assessed:

MICHAEL J MYRTHIL All of said property being in the County of Lee, State of Florida, Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

January 3, 10, 17, 24, 2025

25-00043L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002529 NOTICE IS HEREBY GIVEN that FUNDPALITY II, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 51-32 Year of Issuance 2022 Description of Property SUNCOAST ESTATES UNREC BLK 51 OR 32 PG 528 LOT 7 Strap Number 26-43-24-

Names in which assessed: LAS TRES NINAS LLC, LAS TRES NINAS, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/25/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol

January 3, 10, 17, 24, 2025

25-00056L

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FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2024002340

NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 10-159 Year of Issuance 2022 Description of Property LEITNER CR MANOR UT 2 BLK 7 PB 30 PG 80 LOT 76 Strap Number 25-47-25-B4-00207.0760

Names in which assessed: DALE E PREVATT

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05625L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002383 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 11-140 Year of Issuance 2022 Description of Property LEHIGH ACRES UT 3 BLK 13 PB 26 PG 5 LOT 49 Strap Number 03-44-26-03-00013.0490

Names in which assessed: HONG TRAN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Dec. 27, 2024; Jan. 3, 10, 17, 2025

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197 512 F.S.

Section 197.512 F.S. Tax Deed #:2024002385

NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 11-215 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 12 E PT BLK 65 PB 26 PG 15 LOT 15 Strap Number 03-44-26-12-00065.0150

Names in which assessed:
DIEGO RUIZ, OSCAR RUIZ
All of said property being in the County
of Lee, State of Florida. Unless such
certificate(s) shall be redeemed according to the law the property described
in such certificate(s) will be sold to the
highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00
am, by Kevin C. Karnes, Lee County
Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05632

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2024002365

NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 12-324 Year of Issuance 2022 Description of Property LEHIGH PARK UNIT 1 BLK 22 PB 15 PG 64 LOT 23 Strap Number 23-44-26-08-00022.0230

Names in which assessed: OVE CARLSSON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05634L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed \$:2024002420

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

Certificate Number: 12-697 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 15 BLK 24 PB 15 PG 74 LOT 15 Strap Number 26-44-26-15-00024.0150

Names in which assessed: ALICE MUNN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05637I

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2024002424

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

Certificate Number: 13-022 Year of Issuance 2022 Description of Property LEHIGH ESTATES UNIT 3 BLK 10 PB 15 PG 83 LOT 6 Strap Number 32-44-26-03-00010.0060

Names in which assessed: LINDBERGH DAVIS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002418
NOTICE IS HEREBY GIVEN that LB-AMNIA 14 LB-AMNIA 14 SB MUNI
CUST FOR the holder of the following
certificate(s) has filed said certificate(s)
for a tax deed to be issued thereon.
The certificate number(s), year(s) of
issuance, the description of the property and the name(s) in which it was
assessed are as follows:

Certificate Number: 10-640 Year of Issuance 2022 Description of Property FT MYERS SHORES UNIT 2 BLK 19 PB 10 PG 7 LOTS 39 + 40 Strap Number 30-43-26-02-00019.0390

Names in which assessed: JOAN CAROLYN MABRY WHITNEY, M LINDA MABRY

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05626L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002373 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 10-921 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 2 BLK.13 PB 15 PG 59 LOT 1 Strap Number 02-44-26-02-00013.0010

Names in which assessed:
GILBERTO GOMES, JOAQUIM I GOMES

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05627L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002376
NOTICE IS HEREBY GIVEN that
BLACK CLUB LLC SB MUNI
CUST FOR the holder of the following
certificate(s) has filed said certificate(s)
for a tax deed to be issued thereon.
The certificate number(s), year(s) of
issuance, the description of the property and the name(s) in which it was
assessed are as follows:

Certificate Number: 11-088 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 11 BLK.105 PB 15 PG 59 LOT 2 Strap Number 02-44-26-11-00105.0020

Names in which assessed: ASIAH ROLLE, TERRATRUST, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05629L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002422 NOTICE IS HEREBY GIVEN that LB-AMNIA 14 LB-AMNIA 14 SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 12-699 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 15 BLK 24 PB 15 PG 74 LOT 20 Strap Number 26-44-26-15-00024.0200

Names in which assessed: K GORODZINSKI, SAMUEL GORODZINSKI

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05638L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2024002404

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

Certificate Number: 13-515 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 6 BLK 42 DB 281 PG 50 LOT 6 Strap Number 36-44-26-06-00042.0060 Names in which assessed:

ANNA E ZISSU, JOSEFINA E ZISSU, JOSEFINA EVA ZISSU

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05644L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002377
NOTICE IS HEREBY GIVEN that
BLACK CLUB LLC SB MUNI
CUST FOR the holder of the following
certificate(s) has filed said certificate(s)
for a tax deed to be issued thereon.
The certificate number(s), year(s) of
issuance, the description of the property and the name(s) in which it was
assessed are as follows:

Certificate Number: 13-878 Year of Issuance 2022 Description of Property LEHIGH ACRES RPLT TR B UT 9 BLK 86 PB 26 PG 176 LOT 11 Strap Number 02-45-26-09-00086.0110 Names in which assessed: PRABHAWATEE PAR-MANAND

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05645L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002374
NOTICE IS HEREBY GIVEN that
BLACK CLUB LLC SB MUNI
CUST FOR the holder of the following
certificate(s) has filed said certificate(s)
for a tax deed to be issued thereon.
The certificate number(s), year(s) of
issuance, the description of the property and the name(s) in which it was
assessed are as follows:

Sesses are as follows:
Certificate Number: 11-024 Year
of Issuance 2022 Description
of Property LEHIGH ACRES
UNIT 8 BLK.71 PB 15 PG 59
LOT 12 Strap Number 02-4426-08-00071.0120

Names in which assessed: JOSEPH PASQUALE MARSI-GLIA, VERONICA EVELYN MARSIGLIA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05628L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed \$:2024002416 NOTICE IS HEREBY GIVEN that LB-AMNIA 14 LB-AMNIA 14 SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 12-100 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 2 BLK 16 PB 26 PG 38 LOT 9 Strap Number 21-44-26-05-00016.0090

Names in which assessed: FLORENCE QUATTROCHI, J R QUATTROCHI, JOSEPH R QUATTROCHI

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002392 NOTICE IS HEREBY GIVEN that LB-AMNIA 14 LB-AMNIA 14 SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

ssessed are as follows: Certificate Number: 12-541 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 4 REPLT BLK 32 PB 15 PG 70 LOT 14 Strap Number 25-

44-26-04-00032.0140
Names in which assessed:
VASQUEZ-CARSON
CONSTRUCTION, VASQUEZ-CARSON CONSTRUCTION, INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05635L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002394 NOTICE IS HEREBY GIVEN that LB-AMNIA 14 LB-AMNIA 14 SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was

assessed are as follows:
Certificate Number: 12-542 Year
of Issuance 2022 Description
of Property LEHIGH ACRES
UNIT 4 REPLT BLK 32 PB 15
PG 70 LOT 15 Strap Number 2544-26-04-00032.0150

Names in which assessed:
VASQUEZ-CARSON CONSTRUCTION, VASQUEZ-CARSON CONSTRUCTION, INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05636L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2024002436

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

Certificate Number: 15-942 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 3 BLK 10 DB 252 PG 446 LOT 22 Strap Number 08-44-27-03-00010.0220

Names in which assessed: GEO DURST, GEORGE DURST, KATHLEEN M DURST, KATH-LEEN MARY DURST

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller

Dec. 27, 2024; Jan. 3, 10, 17, 2025

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002400
NOTICE IS HEREBY GIVEN that LB-AMNIA 14 LB-AMNIA 14 SB MUNI
CUST FOR the holder of the following
certificate(s) has filed said certificate(s)
for a tax deed to be issued thereon.
The certificate number(s), year(s) of
issuance, the description of the property and the name(s) in which it was

assessed are as follows:

Certificate Number: 54-18 Year
of Issuance 2022 Description of
Property CAPE CORAL UNIT
33 BLK 2220 PB 16 PG 44 LOTS
22 + 23 + VAC ALLEY DESC
IN INST* 2008000165570
Strap Number 32-43-24-C302220.0220

Names in which assessed: MARK JETTIE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05674L

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FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002428 NOTICE IS HEREBY GIVEN that LB-AMNIA 14 LB-AMNIA 14 SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 13-197 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 3 BLK.19 PB 15 PG 90 LOT 19 Strap Number 34-44-26-03-00019.0190

Names in which assessed: SVEND HENRIKSEN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002432 NOTICE IS HEREBY GIVEN that LB-AMNIA 14 LB-AMNIA 14 SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 13-210 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 4 BLK.26 PB 15 PG 90 LOT 2 Strap Number 34-44-26-04-00026.0020

Names in which assessed: ALEXIS STUBBERT

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002434 NOTICE IS HEREBY GIVEN that LB-AMNIA 14 LB-AMNIA 14 SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 13-389 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 6 BLK.51 PB 15 PG 91 LOT 20 Strap Number 35-44-26-06-00051.0200

Names in which assessed: ARTHUR M ELIASON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED **Section 197.512 F.S.** Tax Deed #:2024002384

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

Certificate Number: 14-203 Year of Issuance 2022 Description of Property LEHIGH ESTATES UNIT 6 BLK.1 PB 15 PG 86 LOT 34 Strap Number 05-45-26-06-00001.0340

Names in which assessed: TIMOTEO R GONZALEZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002371 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 15-057 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 10 BLK 40 DB 254 PG 100 LOT 22 Strap Number 01-44-27-10-00040.0220 Names in which assessed:

GEORGE W STEWART All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002347 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 15-163 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 11 BLK 44 DB 259 PG 126 LOT 11 Strap Number 02-44-27-11-00044.0110

Names in which assessed: TOBY BRASHEAR

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025

FOURTH INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

NOTICE IS HEREBY GIVEN that

CUST FOR the holder of the following

certificate(s) has filed said certificate(s)

for a tax deed to be issued thereon.

The certificate number(s), year(s) of

issuance, the description of the prop-

erty and the name(s) in which it was

Certificate Number: 20-72 Year

of Issuance 2022 Description of

Property CAPE CORAL UNIT

38 BLK 2654B PB 16 PG 97

LOTS 28 THRU 30 Strap Num-

EDGAR ALBERTO BARRERA

All of said property being in the County

of Lee, State of Florida. Unless such

certificate(s) shall be redeemed accord-

ing to the law the property described

in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 02/18/2025 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025

ber 02-44-23-C1-02654.B280

Names in which assessed:

SB MUNI

Tax Deed #:2024002358

BLACK CLUB LLC

assessed are as follows:

GOMEZ

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002391 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 14-021 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 10 BLK.92 PB 15 PG 95 LOT 16 Strap Number 03-45-26-10-00092.0160

Names in which assessed: ANNE SHAVER, GWENDO-LYN P LEE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

 $Dec.\ 27,\ 2024;\ Jan.\ 3,\ 10,\ 17,\ 2025$ 24-05648L

FOURTH INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

NOTICE IS HEREBY GIVEN that

CUST FOR the holder of the following

certificate(s) has filed said certificate(s)

for a tax deed to be issued thereon.

The certificate number(s), year(s) of

issuance, the description of the prop-

erty and the name(s) in which it was

Certificate Number: 16-763 Year

of Issuance 2022 Description

of Property LEHIGH ACRES UNIT 7 BLK 27 DB 254 PG 70

LOT 6 Strap Number 16-44-27-

All of said property being in the County of Lee, State of Florida, Unless such

certificate(s) shall be redeemed accord-

in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 02/18/2025 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

24-05656L

forms of notices?

Dec. 27, 2024; Jan. 3, 10, 17, 2025

Names in which assessed:

SB MUNI

Tax Deed #:2024002345

BLACK CLUB LLC

assessed are as follows:

07-00027.0060

NIGEL SHAW

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002364 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 16-498 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 1 BLK.2 DB 254 PG 80 LOT 17 Strap Number 14-44-27-01-00002.0170

Names in which assessed: LOVETT E RANGER, VERNA J RANGER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05654L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002433 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 16-532 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 4 BLK.15 DB 254 PG 80 LOT 11 Strap Number 14-44-27-04-00015.0110

Names in which assessed: DARRELL W THOMPSON, HECTOR GARCIA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05655L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002369 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 19-52 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 34 BLK 2426 PB 16 PG 82 LOTS 41 + 42 Strap Number 01-44-23-C2-02426.0410

Names in which assessed: ST JOSEPH BUILDERS, ST. JOSEPH BUILDERS, CORP

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

 $Dec.\ 27,\ 2024;\ Jan.\ 3,\ 10,\ 17,\ 2025$ 24-05659L

FOURTH INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

NOTICE IS HEREBY GIVEN that

CUST FOR the holder of the following

certificate(s) has filed said certificate(s)

for a tax deed to be issued thereon.

The certificate number(s), year(s) of issuance, the description of the prop-

erty and the name(s) in which it was

Certificate Number: 20-728 Year

of Issuance 2022 Description

of Property MIRROR LAKES

UNIT 1 BLK 5 PB 27 PG 88 LOT

20 Strap Number 18-45-27-01-

All of said property being in the County of Lee, State of Florida. Unless such

certificate(s) shall be redeemed accord-

in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 02/18/2025 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

24-05663L

Dec. 27, 2024; Jan. 3, 10, 17, 2025

g to the law the property described

Names in which assessed:

BERNARD SCHMID

SB MUNI

Tax Deed #:2024002445

BLACK CLUB LLC

assessed are as follows:

00005.0200

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002438 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-600 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 14 BLK 90 PB 18 PG 50 LOT 8 Strap Number 15-45-27-14-00090.0080 Names in which assessed:

MARTHA ALBAN, MARTHA BODERO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05660L

FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002382 NOTICE IS HEREBY GIVEN that LB-AMNIA 14 LB-AMNIA 14 SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-83 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 38 BLK 2659 PB 16 PG 98 LOT 32 Strap Number 02-44-23-C1-02659.A320

Names in which assessed: WILLIAM MOBLEY ESTATE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed accordng to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025

FOURTH INSERTION

24-05662L

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002298 NOTICE IS HEREBY GIVEN that SB MUNI BLACK CLUB LLC CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), vear(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-104 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 4 BLK 20 PB 18 PG 74 LOTS 11 + 12 Strap Number 22-45-27-04-00020.0110

Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed accordng to the law the property descri in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002441 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 16-804 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 12 BLK 47 PB 254 PG 70 LOT 17 Strap Number 16-44-27-12-00047.0170

Names in which assessed: REGIS LORENZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed accordin such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025

24-05657L

FOURTH INSERTION NOTICE OF APPLICATION

FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002440 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), vear(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-618 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 14 BLK 93 PB 18 PG 50 LOT 24 Strap Number 15-45-27-14-00093.0240

Names in which assessed: LILLIAN HOUSE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property desc in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025

What makes public notices in newspapers superior to other

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.

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002406 NOTICE IS HEREBY GIVEN that LB-AMNIA 14 LB-AMNIA 14 SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 22-513 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 12 BLK 73 PB 28 PG 70 LOT 35 Strap Number 36-45-27-12-00073.0350

Names in which assessed: ALEONES PINHEIRO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002331 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 27-77 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 48 BLK 3649 PB 17 PG 141 LOTS 27 + 28 Strap Number 10-44-23-C3-03649.0270

Names in which assessed: LUIS L PINON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

 $Dec.\ 27,\ 2024;\ Jan.\ 3,\ 10,\ 17,\ 2025$ 24-05669L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

Section 197.512 F.S. Tax Deed #:2024002360

NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 32-23 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 54 BLK 3950 PB 19 PG 90 LOTS 64 + 65 Strap Number 17-44-23-C2-03950.0640

Names in which assessed: VAMJAG LP

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

 $Dec.\ 27,\ 2024;\ Jan.\ 3,\ 10,\ 17,\ 2025$

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2024002368

NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 50-34 Year of Issuance 2022 Description of Property SUNCOAST ESTATE UNREC BLK 48 OR 32 PG 528 S 1/2 OF LOT 7 Strap Number 25-43-24-03-00048.0070 Names in which assessed:

JENNIFER ELLEN SNYDER All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002343 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 53-89 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 33 BLK.2240 PB 16 PG 52 LOTS 53 + 54 Strap Number 32-43-24-C2-02240.0530

Names in which assessed: BLDRLOTS, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2024002388

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

Certificate Number: 60-14 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 31 BLK 2020 PB 14 PG 152 LOT 27 Strap Number 07-44-24-C2-02020.0270

Names in which assessed: JOSEPH MANNINO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002390 NOTICE IS HEREBY GIVEN that I.B-AMNIA 14 LB-AMNIA 14 SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-858 Year of Issuance 2022 Description of Property MIRROR LAKES UNIT 67 PB 27 PG 154 PAR 49 PRESERVATION AREA Strap Number 20-45-27-67-00049.0000

Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05665L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002366 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-94 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 41 BLK 2876 PB 17 PG 12 LOTS 42 + 43 Strap Number 03-44-23-C1-02876.0420

Names in which assessed: ARIASI INTERNATIONAL

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05667L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002311 NOTICE IS HEREBY GIVEN that SB MUNI BLACK CLUB LLC CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 54-22 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 33 BLK 2223 PB 16 PG 44 LOTS 5 + 6 Strap Number 32-43-24-C3-02223.0050

Names in which assessed: ASLAN HOLDING LLC, ASLAN HOLDING, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05675L

Section 197.512 E.S.

NOTICE OF APPLICATION FOR TAX DEED

FOURTH INSERTION

Tax Deed #:2024002386 NOTICE IS HEREBY GIVEN that I.B-AMNIA 14 LB-AMNIA 14 SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 58-83 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 31 BLK 2068 PB 14 PG 164 LOT 1 Strap Number 06-44-24-C2-02068.0010

Names in which assessed: BEATRIZ E PINEDA DE BRI-

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05676L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024000487 NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 19-014 Year of Issuance 2022 Description of Property SOUTHWOOD UNIT 1 BLK 4 PB 26 PG 60 LOT 1 Strap Number 07-45-27-01-00004.0010

Names in which assessed: BRIGITTE WAGNER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002367 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 76-35 Year of Issuance 2022 Description of Property COASTAL ESTATES PB 29 PG 78 LOT 64 Strap Number 06-46-24-07-00000.0640 Names in which assessed: ANDREW KEOVANNAVONG

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002381 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 11-118 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 1 BLK 6 PB 26 PG 3 LOT 28 Strap Number 03-44-26-01-00006.0280

Names in which assessed: JAMES C HEHMAN, JAMES CHARLES HEHMAN, RICH-ARD D HEHMAN, RICHARD DEAN HEHMAN

of said propert of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05630L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002387 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 13-924 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 1 BLK 6 PB 15 PG 95 LOT 6 Strap Number 03-45-26-01-00006.0060

Names in which assessed: ALISENA J JEANCHARLES, ALISENA JEAN-CHARLES, EZECK JEAN-CHARLES, EZE-CK JEANCHARLES

of said propert of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05646L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002389 NOTICE IS HEREBY GIVEN that SB MUNI BLACK CLUB LLC CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 13-970 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 5 BLK 42 PB 15 PG 95 LOT 13 Strap Number 03-45-26-05-00042.0130

Names in which assessed: JAMES T RENARD JR, MARI-ANNE RENARD GRANTOR TRUST DATED JANUARY 18. 2023

ll of said property being in of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05647L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002363 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 16-163 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT î BLK 2 DB 259 PG 121 LOT 17 Strap Number 11-44-27-01-00002.0170

Names in which assessed: PATRICIA A DALLEY, PATRICIA A. DALLEY LIVING TRUST DATED SEPTEMBER 17, 2008

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

Dec. 27, 2024; Jan. 3, 10, 17, 2025 24-05653L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002357 NOTICE IS HEREBY GIVEN that BLACK CLUB LLC SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 49-30 Year of Issuance 2022 Description of Property SUNCOAST ESTATES UNR BLK 23 OR 32 PG 526 PO LOT 1 W 110 FT OF E 220 Strap Number 24-43-24-03-00023.001B

Names in which assessed: DIANE CORNELISON, DIANE E CORNELISON, MARY E WIL-LIAMS, ROY LEE WILLIAMS, TARA D BACON

All of said propei of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

 $Dec.\ 27,\ 2024;\ Jan.\ 3,\ 10,\ 17,\ 2025$ 24-05671L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2024002426 NOTICE IS HEREBY GIVEN that LB-AMNIA 14 LB-AMNIA 14 SB MUNI CUST FOR the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was

assessed are as follows: Certificate Number: 13-074 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 1 BLK.7 PB 15 PG 100 LOT 12 Strap Number 33-44-26-01-00007.0120

Names in which assessed: HAROLD GALLOGLY ESTATE. HAROLD I GALLOGLY, HAR-OLD I GALLOGLY ESTATE. HAROLD IVAN GALLOGLY ES-

TATE of said proper of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

 $Dec.\ 27,\ 2024;\ Jan.\ 3,\ 10,\ 17,\ 2025$ 24-05640L

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