## **Public Notices**



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

JANUARY 31 - FEBRUARY 6, 2025

## PINELLAS COUNTY LEGAL NOTICES

## --- PUBLIC SALES ---

## 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 Copiers Online located at 601 Brooker Creek Blvd Ste 200, in the County of Pinellas, in the City of Oldsmar, Florida 34677 intends to register the said name with the Division of Corporations of the Florida Department of State,

Tallahassee, Florida.

Dated at Oldsmar, Florida, this 23rd day of January, 2025.

BAY AREA COPIER RENTAL INC. January 31, 2025 25-00406N

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of Flats on 4th located at 438 106th Avenue North, in the County of Pinellas in the City of St. Petersburg, Florida 32839 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee. Florida.

Dated at Pinellas, Florida, this 27 day of

January, 2025. Archway Flats on 4th, LLLP

January 31, 2025 25-00464N

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of GLM CONSULTING GROUP located at: 28512 TWAIN DRIVE in the city of BONITA SPRINGS, FL 34135 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated this 24th day of January 2025. OWNER:

GOLDENLIGHT MARKETING
CONSULTING GROUP INC
28512 TWAIN DR
BONITA SPRINGS, FL 34135
January 31, 2025
25-00435N

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of LIFETIME SMILES located at 6801 ENERGY COURT, SUITE 100, in the County of SARASOTA in the City of SARASOTA, Florida 34240 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee,

Dated at SARASOTA, Florida, this 28TH day of JANUARY, 2025. BAYVIEW DENTAL HEALTH PROFESSIONALS, PA

January 31, 2025 25-00465N

## NOTICE OF SALE

Pursuant to Florida Statute 713.585 F.S. United American Lien & Recovery as agent w/ power of attorney will sell the following vehicle(s) to the highest bidder; net proceeds deposited with the clerk of court; owner/lienholder has right to hearing and post bond; owner may redeem vehicle for cash sum of lien; all auctions held in reserve; Inspect 1 week prior @ lienor facility; cash or cashier check; any person interested ph (954) 563-1999

Sale date February 21st, 2025 @ 10:00 am 3411 NW 9th Ave Ft Lauderdale FL

33309 40383 2023 Jeep VIN#: ZACNJDB12PPP38075 Lienor: Dayton Andrews Dodge 2301 34th St N Saint Petersburg 727-321-0500 Lien Amt \$5,097.18 40384 2006 Chrysler

VIN#: 2C3KA63H76H230587 Lienor: Dayton Andrews Dodge 2301 34th St N Saint Petersburg 727-321-0500 Lien Amt \$788.31 40385 2023 Jeep VIN#: 3C4NJDBN4PT570342

VIN≉: 3C4NJDBN4PT570342 Lienor: Dayton Andrews Dodge 2301 34th St N Saint Petersburg 727-321-0500 Lien Amt \$1,260.40 40386 2017 Dodge

\*UN#: 2C4RDGCG0HR733213 Lienor: Dayton Andrews Dodge 2301 34th St N Saint Petersburg 727-321-0500 Lien Amt \$788.31 40387 2016 Chrysler

0500 Lien Amt \$788.31 40387 2016 Chrysler VIN\*: 1C3CCCABXGN136367 Lienor: Dayton Andrews Dodge 2301 34th St N Saint Petersburg 727-321-0500 Lien Amt \$788.31 January 31, 2025 25-00403N

## NOTICE OF SALE

BY PINELLAS COUNTY BOCC, PINELLAS COUNTY SHERIFF OFFICE, CITY OF TARPON SPRINGS, CITY OF ST. PETERSBURG, CITY OF OLDSMAR, & CITY OF DUNEDIN

To be sold at public auction, Saturday, February 8th, 2025 at 9:00 a.m. on the premises of JJ Kane Auctions (Licensed AB135/AUG871), located on U.S. Highway 301 five miles north of I-4. Vehicles and equipment are available for inspection at the above location on Friday before the sale. Interested parties may obtain information and bid conditions by contacting JJ Kane Auctions at (813) 986-2485 or visiting (www.tmauction.com) The sale is open to the public, however you must be sixteen or older with proper I.D. to attend. All items are sold AS IS, with no warranty of any kind. Above parties reserve the right to reject any and all bids and to accept only bids that in its best judgment are in the best interest of Pinellas County BOCC, Pinellas County Sheriff, City of Tarpon Springs, City of St. Petersburg, City of Oldsmar, and City of Dunedin.

January 31, 2025 25-00399

## PUBLIC NOTICE OF MEETING COLLECTIVE BARGAINING

ST. PETERSBURG COLLEGE (SPC) AND UNITED FACULTY OF FLORIDA (UFF)

A public meeting of representatives of SPC and UFF to conduct Collective Bargaining reopener negotiations in accordance with Article 22 of SPC-UFF's 2024-2027 Collective Bargaining Agreement will be held on February 14, 2025 from 10:00 a.m. to 12:00 p.m. at the Epi Center, St. Petersburg College, 13805 58th Street North, Clearwater, Florida in room EP-BD1-451, 1-453.

Pursuant to the provisions of the Americans with Disabilities Act, any persons with disabilities requiring reasonable accommodations or assistance to participate should contact the Board Clerk at 727-341-3241 five (5) business days before the meeting date.

meeting date.
January 31, 2025 25-00430N

## NOTICE

Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource permit application number 908092 from St. Philopateer Mercurius Coptic Orthodox Church, INC, located at 2261 Tampa Rd, Palm Harbor FL 34683. Application received December 13, 2024. Proposed activity: Semi-Public/ Church. Project name: Saint Philopateer Church. Project size: 3.99 Acres Location: Section(s) 7 Township 28, Range 16 in Pinellas County. No Outstanding Florida Water: No Aquatic preserve. The application is available for public inspection Monday through Friday at Tampa Service Office, 7601 Highway 301 North, Tampa, FL 33637-6759. Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the date of this notice. If you wish to be notified of intended agency action or an opportunity to request an administrative hearing regarding the application, you must send a written request referencing the permit application number to the Southwest Florida Water Management District, Regulatory Support Bureau, 2379 Broad Street, Brooksville, FL 34604-6899 or submit your request through the District's website at www.watermatters.org. The District does not discriminate based on disability. Anyone requiring accommodation under the ADA should contact the Regulation Performance Management Department at (352)796-7211 or 1(800)423-1476, TDD only 1(800)231-6103.

25-0

## NOTICE

Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource permit application number 857098 from 411ES, LLC. Application received: September 21, 2022. Proposed activity: Modify proposed vault. Project name: Harborview hotel. Project size: 1.15 acres Location: Section(s) 8 Township 29South, Range 15 East, in Pinellas County. Outstanding Florida Water: no Aquatic preserve: no. The application is available for public inspection Monday through Friday at 7601 U.S. Highway 301 North, Tampa, Florida 33637 or through the "Application & Permit Search Tools" function on the District's website at www. watermatters.org/permits/. Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the date of this notice. If you wish to be notified of intended agency action or an opportunity to request an administrative hearing regarding the application, you must send a written request referencing the permit application number to the Southwest Florida Water Management District, Regulation Bureau, 7601 U.S. Highway 301 North, Tampa, Florida 33637 or submit your request through the District's website at www. watermatters.org. The District does not discriminate based on disability. Anyone requiring accommodation under the ADA should contact the Regulation Bureau at (813)985-7481 or 1(800)836-0797, TDD only 1(800)231-6103.

25-00444N

## INVITATION TO BID

WWTP Deep Bed Denitrification Filter Replacement Financial Project #: 522403 Bid #: 25-2509

## CITY OF DUNEDIN FLORIDA

The work generally consists of the following:

January 31, 2025

This project is located at the City of Dunedin's Advanced Wastewater Treatment Plant (WWTP), located at 1140 Martin Luther King Jr. Avenue, Dunedin, FL 34698, and consists of replacement of the existing filtration system underdrains, filter media, air laterals and control valves. It also includes the installation of a blower unloading valve, air blow-off piping, magnetic flow meter, sample port tap, concrete repair and new windows, along with SCADA system integration.

The Engineer's Estimate for the project is \$2,350,000.00

The time allotted for this project is <u>365 days</u> for substantial completion.

A Non-Mandatory Pre-Bid meeting will be held on, Wednesday, February 19, 2025, at 3:00 p.m., at Dunedin City Hall, located at 737 Louden Avenue, Dunedin, FL 34698, in the Caladesi Room (Room #113).

All contractor Requests for Information (RFI) must be submitted ten (10) days before the bid opening. The request should be sent in writing via email to  $\frac{1}{2} \frac{1}{2} \frac{1$ 

Sealed proposals will be accepted via DemandStar.com, until

## 2:30 P.M., Local Time Thursday, March 18, 2025

All work performed shall be in accordance with the Contract Documents. Plans and specifications can be obtained by going to DemandStar at  $\underline{www.demandstar.com}$  .

It is the bidder's responsibility to check <u>www.demandstar.com</u> for final documents and addendum prior to bid submittal.

January 31, 2025

## FIRST INSERTION

## NOTICE OF POLICY (RULE) DEVELOPMENT BY THE SCHOOL BOARD OF PINELLAS COUNTY, FLORIDA

Pursuant to Chapter 120, Florida Statutes, a repeal of policy (rule) is being proposed regarding Policy 5113 - School of Choice Options Provided by the No Child Left Behind Act, 6100 - Uniform Records and Accounts, 7230 - Gifts to the School District, 7300 - Property Custodianship and Insurance, 7320 - Acquisition and Removal of Tangible Property, 7320.01 - Disposal, Sale, or Exchange of Tangible Property, 7450 - Inventories and Property Records, 7455 - Accounting System for Fixed Assets, 7530 - Lending of District-Owned Equipment. No economic impact is expected.

Pursuant to Chapter 120, Florida Statutes, an adoption of policy (rule) is being proposed regarding Policy 7300 - Accountability and Responsibility for School Board Policy. No economic impact is expected.

An agenda item on this issue will be considered on February 11, 2025, during a meeting of the School Board in the Conference Hall at the School Board of Pinellas County, 301 4th Street SW, Largo, Florida.

The policy (rule) is available for review and copying at the office of Strategic Planning and Policy, School Board of Pinellas County, 301 4th Street SW, Largo, Florida.

KEVIN K. HENDRICK, SUPERINTENDENT AND EX OFFICIO SECRETARY SCHOOL BOARD OF PINELLAS COUNTY, FLORIDA

January 31, 2025 25-00382N

25-00382N

## FIRST INSERTION

## NOTICE OF PUBLIC SALE

The following personal property of TIFFANY L. STORDY-MERRICKS, will, on February 12, 2025, at 10:00 a.m., at 1293 Teahouse Drive, Clearwater, Pinellas County, Florida 33764; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

2005 SUBA IMPREZ SEDAN, MA VIN: JF1GD675X5G518659, MA TITLE NO.: CE415158,

and all other personal property located therein PREPARED BY:

J. Matthew Bobo Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236 (PO≉11096-2634) Jan. 31; Feb. 7, 2025

25-00412N

## NOTICE OF PUBLIC HEARING PROPOSED ORDINANCE AMENDING PINELLAS COUNTY CODE CHAPTER 2, ARTICLE V, DIVISION 2

The Pinellas County Board of County Commissioners proposes to adopt the following Ordinance amending the Pinellas County Code, Chapter 2, Article V, Division 2, Purchasing, Sections 2-156 through 2-198.

A public hearing on the Ordinance with virtual public participation and an on-site participation option, to be held on **Tuesday, February 11, 2025, at 9:30 A.M.** or thereafter in the Palm Room, 333 Chestnut Street, Clearwater, Florida 33756, with virtual participation utilizing Communications Media Technology (CMT) on the Zoom platform.

The public hearing will be streamed live at https://youtube.com/pcctv1 and https://pinellas.gov/pinellas-county-connection-television-pcc-tv, and broadcast on the Pinellas County cable public access channels:

Spectrum Channel 637 Frontier Channel 44 WOW! Channel 18

Members of the public wishing to address the body may attend in person, attend virtually or provide comments in advance.

To address the County Commission in person, members of the public are encouraged to preregister at <a href="https://comment.pinellas.gov">https://comment.pinellas.gov</a>. Preregistration is encouraged but not required if individuals plan to attend the meeting at the Assembly Room. Those who have not preregistered may register when they arrive.

Members of the public wishing to address the body virtually via Zoom or by phone are required to preregister by 5:00 P.M. the day before the meeting by visiting https://comment.pinellas.gov. The registration form requires full name, address and telephone number if joining by phone, along with the topic or agenda item to be addressed. Members of the public who cannot access the registration form via the internet may call (727) 464-3000 to request assistance preregistering. Only members of the public who have preregistered by 5:00 P.M. the day before the meeting will be recognized and unmuted to offer comments. If a member of the public does not log in with the same Zoom name or phone number provided in the registration form, they may not be recognized to speak.

Members of the public wishing to provide comments in advance may call the Agenda Comment Line at (727) 464-4400 or complete the online comment form https://www.mypinellasclerk.org/Home/Finance ≠60688-bcc-meetings. Comments on any agenda item must be submitted by 5:00 P.M. the day before the meeting.

Persons who are deaf or hard of hearing may provide public input on any agenda item through use of the State of Florida's relay service at 7-1-1 or for more information see <a href="https://www.ftri.org/relay/faqs">https://www.ftri.org/relay/faqs</a>.

All comments on any agenda item received by 5:00 P.M. the day before the meeting will be included as part of the official record for this meeting and will be available to be considered by the County Commission prior to any action taken.

The agenda for this meeting and information about participation options can be found at <a href="https://pinellas.legistar.com/Calendar.aspx">https://pinellas.legistar.com/Calendar.aspx</a>.

Interested parties may appear at the hearing or use one of the other methods above to be heard regarding the proposed Ordinance:

AN ORDINANCE OF THE COUNTY OF PINELLAS, PROVIDING THAT THE PINELLAS COUNTY CODE BE AMENDED BY REVISING CHAPTER 2, ARTICLE V OF SAID CODE; PROVIDING FOR AN UPDATE TO THE PURCHASING POLICIES AND PROCEDURES; AMENDING SECTION 2-156, DEFINITIONS; AMENDING SECTION 2-159, PRINCIPAL PUBLIC PURCHASING OFFICIAL; AMENDING AND RENAMING SECTION 2-161, BIDDER QUALIFICATIONS AND PREQUALIFICATIONS; SUSPENSION AND DEBARMENT; AMENDING SECTION 2-162, PROTEST PROCEDURE; AMENDING SECTION 2-163, BID AND CONTRACT SECURITY; AMENDING SECTION 2-164, INTERGOVERNMENTAL RELATIONS; AMENDING SECTION 2-176, COMPETITIVE SEALED BIDDING; AMENDING SECTION 2-178, CONTRACTING FOR DESIGNATED PROFESSIONAL SERVICES; AMENDING SECTION 2-181, EMERGENCY PROCUREMENTS; AMENDING SECTION 2-185, AMENDING SECTION 2-188, APPROVAL AUTHORITY; AMENDING SECTION 2-188, APPROVAL AUTHORITY; AMENDING SECTION 2-189, LOBBYING; AMENDING SECTION 2-198, SELECTION OF DESIGN CRITERIA PROFESSIONAL; AMENDING ALL SECTIONS FOR CLARITY, CONSISTENCY AND UNIFORMITY; AND PROVIDING FOR AN EFFECTIVE DATE.

In review of the Ordinance above, there may be modifications that arise at the public hearing and/or with other responsible parties

The proposed Ordinance amending the Pinellas County Code can be inspected at Pinellas County Board Records Department, 315 Court Street, Fifth Floor, Clearwater, Florida, 33756.

Persons are advised that if they decide to appeal any decision made at the meeting/hearing, they will need a record of the proceedings, and, for such purposes, they may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

## SPECIAL ACCOMMODATIONS

PERSONS WITH DISABILITIES WHO NEED REASONABLE ACCOMMODATIONS TO EFFECTIVELY PARTICIPATE IN THIS PROCEEDING ARE ASKED TO CONTACT PINELLAS COUNTY'S OFFICE OF HUMAN RIGHTS BY E-MAILING SUCH REQUESTS TO accommodations@pinellas.gov AT LEAST THREE (3) BUSINESS DAYS IN ADVANCE OF THE NEED FOR REASONABLE ACCOMMODATION. YOU MAY ALSO CALL (727) 464-4882 (VOICE) OR (727) 464-4062 (TDD). MORE INFORMATION ABOUT THE ADA, AND REASONABLE ACCOMMODATION, MAY BE FOUND AT https://pinellas.gov/americans-with-disabilities-act-public-accommodations/.

KEN BURKE, CLERK TO
THE BOARD OF COUNTY COMMISSIONERS
By: Derelynn Revie, Deputy Clerk

25-00463N

Business Observer

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## FIRST INSERTION NOTICE OF 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; 1225Missouri Ave N. Largo,Fl 33770 Auction date:2/20/2025 @1:00pm

Anthony Mollica/Appliances, Boxes ,furniture, child's items, clothes,

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 31; February 7, 2025

## FIRST INSERTION

## NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 10501 S Belcher Rd Largo,

Date and Time of Sale: 2/19/25 10:30AM

Tenant Name: Breela Cantrell

General Description of Property: Household, personal items

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property January 31; February 7, 2025

## FIRST INSERTION

## NOTICE OF 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: 1426 McMullen Booth Rd N, Clearwater, FL 33759, Friday February 21st, 2025, at 10:30AM

Malcolm McKimmon Hayley Rae

Hshld Gds/Furn Hshld Gds/Furn

2 Bedroom Queen Set, Dining Table, Piano Sandra Jones Andrew Staley

Jose Canales Hshld Gds/Furn

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with CASH only and paid at the above facility 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. 25-00392N Jan. 31; Feb. 7, 2025

## 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 Cuzzies Pizza located at 11411 Starkey Rd, in the County of Pinellas, in the City of Largo, Florida 33773 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee,

Dated at Largo, Florida, this 23rd day of January, 2025.

Latif Shabani

Florida.

25-00407N January 31, 2025

## 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 SkolnSteel Sports Cards located at 11419 Starkey Rd, in the County of Pinellas, in the City of Largo, Florida 33773 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Largo, Florida, this 28th day of January, 2025.

SKOLNSTEEL LLC

25-00455N January 31, 2025

## INVITATION TO BID

## ALL INTERESTED BIDDERS

The following construction projects will be solicited within the next 30 days:

25-0073-ITB-C SCB Replacement of Generator Controls and Switchgear (BLA & BLB) (PID 004906DE) 25-0138-ITB-C Federal Drainage and Concrete Work Order Contract

Plans, specifications, bid forms and information will be available at https://procurement.opengov.com/signup

Information, also may be obtained by visiting the Pinellas County Purchasing & Risk  $Management \ web \ site, \\ \underline{\mathbf{www.pinellascounty.org/purchase}}. \ Any \ bids \ received \ after$ the specified time and date posted in OpenGov will not be considered

Merry Celeste, CPPO, CPPB, NIGP-CPP, CPM **Purchasing Director** 

January 31, 2025

## FIRST INSERTION

## ADVERTISEMENT FOR RFQ

The School Board of Pinellas County, Florida will receive sealed Request for Qualifications uploaded to the OpenGov portal for Pinellas County Schools until 3 p.m. local time, on **February 25, 2025** for the purpose of selecting a firm for the Request for Qualifications: Continuing Contracts - Construction Management Services. required for the scope listed below. Subscribing to OpenGov is free and registration can be accessed at this link: https://procurement.opengov.com/portal/pcsb

SCOPE OF PROJECT: Business entities interested in being added to a continuing contracts listing for the District for Construction Management Services, must submit a sealed Qualifications Statement for providing the required services, received by 3:00 pm, local time, on February 25, 2025 uploaded to the OpenGov portal for Pinellas County Schools. This general information application packet shall serve to provide interested parties as to the procedures for selection of Construction Management Services. for the Board. This contract will be for two (2) years from the date of Board Approval, with one (1) year optional renewal.

BY ORDER OF THE SCHOOL BOARD OF PINELLAS COUNTY, FLORIDA

KEVIN K. HENDRICK, SUPERINTENDENT SUPERINTENDENT OF SCHOOLS AND EX-OFFICIO SECRETARY TO THE SCHOOL BOARD

LAURA HINE CHAIRPERSON

JOE BENJAMIN DIRECTOR, PURCHASING

January 31; February 7, 14, 2025

25-00380N

## FIRST INSERTION

--- PUBLIC SALES ---

## NOTICE OF 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: 13880Walsingham Road, Largo, FL33774 on February 20, 2025, at 10:30am.

Maxwell Theodore Holmes "Household"

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.

## FIRST INSERTION

## NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 2180 Drew St. Clearwater, FL 33765 2/21/2025 at 11 A.M.

Tenant Name General Description of Property Mary Randall Office Furniture/Machines James Clough

This 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. Jan. 31; Feb. 7, 2025

## FIRST INSERTION

## NOTICE OF POLICY (RULE) DEVELOPMENT BY THE SCHOOL BOARD OF PINELLAS COUNTY, FLORIDA

Pursuant to Chapter 120, Florida Statutes, an amendment to policy (rule) is being proposed regarding Policy 2140 - Independent Citizens Referendum Oversight Committee (ICROC). No economic impact is expected.

An agenda item on this issue will be considered on February 11, 2025, during a meeting of the School Board in the Conference Hall at the School Board of Pinellas County, 301 4th Street SW, Largo, Florida.

The policy (rule) is available for review and copying at the office of Strategic Planning and Policy, School Board of Pinellas County, 301 4th Street SW, Largo, Florida.

KEVIN K. HENDRICK, SUPERINTENDENT AND EX OFFICIO SECRETARY SCHOOL BOARD OF PINELLAS COUNTY, FLORIDA

January 31, 2025

## 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 Platinum Dust Shop located at 7901 4TH ST N STE 300 in the City of ST. PETERSBURG, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 28th day of January, 2025. Platinum Manufacturing L.L.C. 25-00462N January 31, 2025

## NOTICE UNDER FICTITIOUS NAME LAW ACCORDING TO FLORIDA STATUTE NUMBER 865.09

25-00381N

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of AB Global located at 12651 WALSINGHAM RD, STE C in the City of LARGO, Pinellas County, FL 33774 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 28th day of January, 2025. Alliance Background, LLC 25-00456N

## FIRST INSERTION

NOTICE OF 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: 1016N Belcher Rd Clearwater FL, 33765, 2/21/25 @ 1:30pm

Arnold Lira Household Goods/Furniture Justin Harrell Household Goods/ Furniture Laura Molina Household Goods/ Furniture Toni Wyatt Household Goods/Furniture Household Goods/ Furniture Earl Lee Jr

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 31; February 7, 2025 25-00418N

## FIRST INSERTION

## NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 289 34th St N St Petersburg FL 33713, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www. selfstorageauction.com on 2/20/2025 at 2:30 p.m. Contents include personal property along with the described belongings to those individuals listed below.

1004 Arguello, Humberto 1144 Mincy, Latisha 1203 Hurskin, Yataye 1239 Boehm, Erik 1311 Baez, Luis 1331 Rogers, Jennell 2028 Montanez, Karina 2320 Watson, Jalen 2403 Coleman, Kendra Denise 2431 Davis, Kiante 3032 Johnson, Ceteria 3204 Ross, Tessa 3233 Gondek, Elizabeth 3273 Harris, Benjamin 3409 Lewis, Angelique

Computer items, boxes, Totes Electronics, Furniture, Toys Glass cabinet, Tote Furniture, Kitchenware, Electronics Household items Electronics, Sports items Tools, Electronics, Luggage Boxes, Bags, Toys Appliances, Totes, Bags In struments, Totes, FurnitureAppliances Bags, Totes Furniture, Sports items, Boxes Electronics, Totes, Furniture Kitchenware, Appliances, Toys

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

Please contact the property with any questions. (727)-509-0254 Jan. 31; Feb. 7, 2025

## CHECK OUT YOUR LEGAL NOTICES

## floridapublicnotices.com

## FICTITIOUS NAME NOTICE

January 31, 2025

Notice is hereby given that LUIS MALDONADO'S SERVICES LLC, OWNER, desiring to engage in business under the fictitious name of TAMPA PROPERTY INSPECTIONS located 2121 POINCIANA TERRACE, CLEARWATER, FLORIDA 33760 intends to register the said name in PINELLAS county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the

## FIRST INSERTION

NOTICE IS HEREBY GIVEN that the Tax Collector intends to include the following position in the Senior Management Service Class:

SENIOR MANAGER, TAX COLLECTOR

The Tax Collector, 315 Court St, 3rd Floor, Clearwater, FL 33756 will receive public comment until 5:00 pm on February 7, 2025.

## FIRST INSERTION

## NOTICE OF PUBLIC SALE

Space Center, Inc, on behalf of itself will hold a public auction to sell personal property described below belonging to those individuals listed below located at 1680 North Hercules Avenue, Unit D, Clearwater, Florida 33765 on February 16, 2024

## Name Contents

Brian Madderom An assortment of new and used automotive parts; an assortment of shop tools in various states of condition; Assorted collectibles including die cast metal cars and other collectibles; an assortment of automobiles, mainly without titles; an assortment of containers including shop barrels, totes and other miscellaneous items; small assortment of office supplies, including a desk, stapler and supplies; an assortment of automotive and other manuals; assorted rags and other cloth; an assortment of nuts, bolts, screws and other hardware.

Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Space Center, Inc. may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Sale is subject to cancellation in the event of settlement between owner

and obligated party. Jan. 31; Feb. 7, 2025

## FIRST INSERTION

## PUBLIC NOTICE OF SALE

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801 - 83.809). The undersigned will sell by competitive bidding at lockerfox.com on Thursday the 20th day of February, 2025 at 10:00 AM. Said property is iStorage, 3950 34th Street South,

St. Petersburg, FL, 33711 Jacqueline Walker -sofa, boxes, bags. Jennifer Cooper - Sofa, crutches. Rose Lott - bags, pillows, TV, microwave. Jazzaniah Robinson - bike cart, luggage, bags.

Corri Johnston - bed frame, bags, boxes. Andrae Baldwin - bags, totes, bed frame, mattress, sofa, safe. Kiosha Lawrence - bags, clothes, mattress, night stand, TV.

Paula Scott - boxes, kitchenware, fridge, table. Christopher Hannon - ladders, floor equipment, dryvac, tire, hoses. Michael Denson - boxes, mattress, TV stand.

 $\label{thm:eq:continuous} \mbox{Kimberly Everett-boxes, clothes, two bed sets, sofa, dresser, TVs.}$ Shaneka Scott - baby items, fan, bags, car seat.

Ebony Thomas - bags, boxes, clothes, monitor. Ferdinand Domnic JR Moses - luggage, boxes, speaker system. Chyla Diane Wicks - bed set, dresser, luggage, box, totes.

Domonique Wilson - Vehicle TransAmVIN 1GFFP21E1JL186250. Harold Bryant Jr. - bags, boxes, totes. Brian Anthony Cromartie - bags, boxes, bikes, bed set, TV, table. Charles Dwight Jones - boxes, mirror, chairs, dresser.

Shada Latrecicia-Louise Parker - bags, boxes, chairs, vent fan Seanea Gorpu Morris - painting. Samyia Deaisa Bryant - sofa, TV, lamp, and other household goods.

Roxsanne Marie Huggins - bags, boxes, totes, bed set, dresser, vanity, night stand. James Brown - table, dresser, fish tank, bait bucket.

Louis Gaines - bags, and boxes. Veronica Murph - bags, boxes, totes.

All purchased items are sold as is, where is, and must be removed within 48 hours of the sale. Purchases must be paid for at the time of purchase per facility policy. Sale subject to cancellation in the event of settlement between owner and obligated party. January 31; February 7, 2025

## FIRST INSERTION

## ADVERTISEMENT FOR BIDS

The School Board of Pinellas County, Florida will receive sealed bids in the Purchasing Department, at the School Administration Building, 301 Fourth Street SW, Largo, Florida, 33770-3536 until 3 p.m. E.T., on February 24, 2025, for the purpose of selecting a supplier/contractor for Walk-In Cooler/Freezer Replacement.

Bid #: 25-JG-032 Bid Title: Walk-In Cooler/Freezer Replacement

## **SCOPE**

The purpose and intent of this invitation to bid is to select a supplier to provide and install three (3) new Walk-In Cooler/Freezer units per bid specifications. All indoor walk-ins shall have a minimum of 2" of air gap between wall of building and wall of cooler/freezer unless otherwise directed to alternate dimension. The box size listed below is an estimated size for pricing and will be within the limits but could vary plus or minus a foot in any measurement per factory. The awarded bidder will need to produce and provide accurate drawings for each box that allows max refrigeration SQF for location SQF and proper measurements for door and floors to align with building structure. When successful bidder has final drawing, they will sign off on them and then send to PCSB to verify and sign off on. Supplier is responsible to coordinate with the factory to have the units delivered to the contractor/ installer who will be responsible for delivering the units to the schools listed in the table below and installing them. The contractor/installer shall be required to furnish all materials, labor, tools, equipment and supervision required for the complete demolition, removal and disposal of the existing equipment as detailed in the specifications and installing the new units. Installation and startup of the refrigeration equipment per Pinellas County specs (equipment supplied by owner condenser, stand & evaporator) will also be the responsibility of the awarded bidder. LED light fixtures shall be included in the cost and installation is the responsibility of the awarded bidder. It is the responsibility of the awarded bidder to use a licensed electrician where necessary

SCHOOLS	SCOPE
Palm Harbor Middle School 1800 Tampa Rd Palm Harbor, FL 34683	(1) Inside Cooler/Freezer Combo, Size: 22'1" x 11'11" x 9' (outside dimensions) (New Walk-In 28' x 10'11")
Frontier Elementary 6995 Hopedale Ln. Clearwater, FL 33764	(1) Inside Cooler/Freezer Combo, Size: 25' x 10'11" x 9' (outside dimensions)
Gibbs High School 850 34th St. S St. Peterburg, FL 33711	(1) Inside Cooler/Freezer Combo, Size: 38'2" x 16'2" x 9' (outside dimensions) Swap out equipment in second walk-in cooler.

The State Requirements for Educational Facilities (SREF) are part of the Florida Building Code. SREF requirements shall apply to construction, renovation, and remodeling of public educational facilities owned by Pinellas County School Board.

Bidding documents are available at https://procurement.opengov.com/portal/pcsb

Insurance required for this project. The Owner reserves the right to reject all bids.

## --- PUBLIC SALES ---

## 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 Pages Of Discovery located at 7901 4th St N Ste 300 in the City of St. Petersburg, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 26th day of January, 2025.

Flynn Gullick January 31, 2025 25-00424N

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

NOTICE IS HEREBY GIVEN that ARPC Consulting LLC, desiring to engage in business under the fictitious name of Celeritas Insights located at 7901 4th St N STE 300, St. Petersburg, FL, 33702 intends to register the above said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida pursuant to section 865.09 of the Florida Statutes.

January 31, 2025 25-00390N

## 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 Bearcave Media located at 201 17th Street South, Apt 1021 in the City of Saint Petersburg, Pinellas County, FL 33712 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee,

Dated this 27th day of January, 2025. Hennings Industrial LLC

Enjoli Barre Bedroom Furniture

January 31; February 7, 2025

February 28, 2025 at 12:30pm

Felicia King-TVs, clothes, toys

January 31; February 7, 2025

David Abbott

Jan. 31; Feb. 7, 2025

Debby Smith

Brian Sanders

25-00429N January 31, 2025

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

Notice Is Hereby Given that Largo Medical Center, Inc., 1 Park Plz., Nashville TN 37203, desiring to engage in business under the fictitious name of HCA Florida Countryside Emergency, A part of HCA Florida Largo Hospital, with its principal place of business in the State of Florida in the County of Pinellas, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.

January 31, 2025

## NOTICE UNDER FICTITIOUS NAME LAW ACCORDING TO FLORIDA STATUTE NUMBER

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of DiBS located at 7901 4th St N STE 300  $\,$ in the City of St. Petersburg, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 22nd day of January, 2025. Delphius Beacon Solutions LLC

January 31, 2025 25-00385N

## FLORIDA STATUTE NUMBER 865.09

Dated this 22nd day of January, 2025. Brittany Boyle

January 31, 2025

FIRST INSERTION

NOTICE OF PUBLIC SALE Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Ex-

press, will hold a public auction to sell personal property described below belonging

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.

FIRST INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Ex-

press, will hold a public auction to sell personal property described below belonging

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.

FIRST INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging

Household Goods, Furniture

to those individuals listed below at the location indicated:

to those individuals listed below at the location indicated:

1844 N Belcher Rd Clearwater, FL 33765

2150 25th Street N St Petersburg, FL 33713

to those individuals listed below at the location indicated: 18524 US Hwy 19 N Clearwater, FL 33764 on 02/20/2025 @11:00 AM

## NOTICE UNDER FICTITIOUS NOTICE UNDER FICTITIOUS NAME LAW ACCORDING TO NAME LAW ACCORDING TO FLORIDA STATUTE NUMBER FLORIDA STATUTE NUMBER 865.09 865.09

25-00441N

25-00386N

Dated this 28th day of January, 2025.

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

Reboot located at 7901 4th St N Ste 300  $\,$ 

in the City of St. Petersburg, Pinellas County, FL 33702 intends to register

the said name with the Division of Corporations of the Department of

Dated this 22nd day of January, 2025.

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 Pretty Little Things located at 7901

4th St N STE 300 in the City of St.

Petersburg, Pinellas County, FL 33702

Dated this 22nd day of January, 2025.

January 31, 2025

Florida Custom Apparel & Design LLC

State, Tallahassee, Florida.

REBOOT AI LLC

January 31, 2025

CUSTOM RX. LLC

January 31, 2025

NOTICE IS HEREBY GIVEN that NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in the undersigned, desiring to engage in business under the Fictitious Name of business under the Fictitious Name of Belmar Pharmacy located at 7901 4th St NovarixFL located at 7901 4th St N STE N STE 300 in the City of St. Petersburg, 300 in the City of St. Petersburg, Pinel-Pinellas County, FL 33702 intends to las County, FL 33702 intends to register register the said name with the Division the said name with the Division of Corof Corporations of the Department of porations of the Department of State, State, Tallahassee, Florida. Tallahassee, Florida.

Dated this 27th day of January, 2025. Novarix LLC

January 31, 2025 25-00434N

## NOTICE UNDER FICTITIOUS NAME LAW ACCORDING TO FLORIDA STATUTE NUMBER

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Food and Vacation Specials located at 7901 4th St N STE 300 in the City of St. Petersburg,, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 25th day of January, 2025. Kokomo Beach LLC

January 31, 2025 25-00427N

## 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 Around The Corner Cleaning Services located at 7901 4th St N STE 300 in the City of St. Petersburg, Pinellas County, FL 33702 intends to register the said

Dated this 27th day of January, 2025. Around the Corner Devlopment LLC January 31, 2025

## intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, name with the Division of Corporations of the Department of State, Tallahassee,

## 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 Self Unify located at 7901 4th St N #17252 in the City of St. Petersburg, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida,

Dated this 29th day of January, 2025. Cadrea Group LLC

January 31, 2025 25-00468N

## 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 Adze End Apparel located at 1849 Oak Park Dr N in the City of Clearwater, Pinellas County, FL 33764 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 25th day of January, 2025. Jeremy Newton & Lindsay Rodriguez January 31, 2025 25-00426N

## 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 Simply Hydrate IV Clearwater located at 2454 McMuller Booth Rd Suite 101 in the City of Clearwater, Pinellas County, FL 33759 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee,

Dated this 23rd day of January, 2025. Robert Gray

January 31, 2025

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

Notice Is Hereby Given that Warren Averett Staffing and Recruiting, LLC, 2500 Action Rd, Birmingham, AL 35243, desiring to engage in business under the fictitious name of Warren Averett Executive Search and Recruiting, with its principal place of business in the State of Florida in the County of Pinellas, intends to file an Application for Registration of Fictitious Name with the Florida Department of State. January 31, 2025 25-00466N

## 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 Restore To Endure located at 7901 4th St N Ste 300 in the City of St. Petersburg, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 26th day of January, 2025. Flvnn Gullick

January 31, 2025 25-00425N

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

NOTICE IS HEREBY GIVEN that Dionne Taylor / ErrolTaylor / Shawna Brown will engage in business under the fictitious name COCOBLUE TRAVEL & CONCIERGE SERVICES, with a physical address 6100 12TH STREET SOUTH APT 208, with a mailing address 6100 12TH STREET SOUTH APT 208, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

January 31, 2025

## FIRST INSERTION

## NOTICE OF PUBLIC SALE

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

111 North Myrtle Ave. Clearwater, FL 33755, February 21, 2025 @12:00 p.m.

Eric Eisenhardt-TV, boxes, totes, shelves, suitcases, tacklebox, mirror, fishing poles

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. Jan. 31; Feb. 7, 2025

## FIRST INSERTION

## NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 1675 Starkey Road, Largo, FL 33771 2.21.2025 at 1:00pm

Karie Rose Mullen Luggage, Wall Art, Dresser, Shelves, Hand tools, Clothes, Boxes David Abbott Nightstand, Toolbox, Ladder, Lamp, Trash Cans, Chair

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. Jan. 31; Feb. 7, 2025 25-00395N

## FIRST INSERTION

## NOTICE OF PUBLIC HEARING BY THE SCHOOL BOARD OF PINELLAS COUNTY, FLORIDA Pursuant to Section 1006.283, a public hearing is being scheduled to receive public

comment on recommended instructional materials.

The public hearing will be held on February 11, 2025 during a meeting of the School Board in Conference Hall at the School Board of Pinellas County, 301 4th Street SW, Largo, Florida, which begins at 10:30 pm.

Drafts of the above instructional materials are available for review at the following website https://www.pcsb.org/Page/41062 and with the Instructional Materi als Department at the Walter Pownall Service Center, 11111 S. Belcher Rd., Largo

Jan. 31; Feb. 7, 2025

## FIRST INSERTION

## NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY NOTICE IS HEREBY GIVEN THAT THE UNDERSIGNED INTENDS TO SELL

THE PERSONAL PROPERTY DESCRIBED BELOW TO ENFORCE A LIEN IMPOSED ON SAID PROPERTY UNDER The Florida Self Storage Facility Act Statues (section 83.801-83.809) The undersigned will sell at public sale February 20 2025 scheduled to end at 10:00AM on www.storagetreasures.com. Items will be retrieved from the premise where said property has been stored and which are located at Storquest 1505 S. fort Harrison Ave County of Pinellas State of Florida,

Unit contents Bonnie Espesito artificial plants , fake fireplace, boxes and other miscellaneous items

Purchases must be paid for at the time of purchase in cash only. All purchased items are sold as is, where is and must be removed at the time of sale. Sale is subject to cancellation in the event of settlement between owner and obligated party Jan. 31; Feb. 7, 2025

## NOTICE UNDER FICTITIOUS NAME LAW ACCORDING TO

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of AB Global located at 12651WALSINGHAM RD, STE C in the City of LARGO, Pinellas County, FL 33774 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee,

## FIRST INSERTION NOTICE OF PUBLIC SALE

25-00387N

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 9125 Ulmerton Rd Largo, FL 33771 2/19/2025 at 12:30pm

Sakima Walker Tools, Work Bench, Weights, Generator, Bow, Household Goods

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 31; February 7, 2025

## FIRST INSERTION

NOTICE OF PUBLIC SALE Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 404 Seminole Blvd, Largo, FL 33770 2/21/2025 at 11AM

Bennett Smith household goods Chelsea Girtain clothing and bags

25-00422N

2/20/2025 at 11:30am

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. Jan. 31; Feb. 7, 2025 25-00396N

## FIRST INSERTION

## NOTICE OF 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: 1850 N. Hercules Avenue. Clearwater Florida, 33765 February21st 2025 at 12:30 pm

Manuel Garcia...dresser, tools Jerome Budde......furniture

The auction will be listed and advertised on www.storagetreasures.com Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the property. Jan. 31; Feb. 7, 2025

## FIRST INSERTION

The auction will be listed and advertised on <u>www.storagetreasures.com</u>. 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.

## NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 2/ 20 /25 at 12:30pm 10833 Seminole Blvd. Seminole, FL 33778

Furniture, Kakah's, TV, Work bench, Ladder, Toys, Boxes Sarah Andrews

(GUN IS NOT PART OF SALE) Susan Still Drum set, Shelves, Old magazines, Toys, Totes, Boxes

Household Items, Furniture, Clothes, Hand tools, Boxes, Bags

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 31; February 7, 2025 25-00423N

Cleaning Cart, 3 mop buckets, vacuum, Totes

## FIRST INSERTION

NOTICE OF PUBLIC SALE Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging

to those individuals listed below at the location indicated: 10700 US Highway 19 N, Pinellas Park, FL 33782 on 02/19/2025 @ 11am EST

Sandra Brodosi - Household Goods/Furniture, boxes Roberto Fedelich - Tools Christie Swigert - Household Goods/Furniture

Karen Embs - Boxes, couch, love seat, dresser, lamps Sandra Tremblay - Household Goods/Furniture, Tools/Appliances, Boxes

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. January 31; February 7, 2025



## **Email your Legal Notice**

legal@businessobserverfl.com Deadline Wednesday at noon Friday Publication

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

## --- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

PINELLAS COUNTY, FLORIDA

PROBATE DIVISION

File No. 24-011040

Division ES4

IN RE: ESTATE OF

RONALD GRUNES

Deceased.

The administration of the estate of

RONALD GRUNES, deceased, whose

date of death was December 6, 2023,

is pending in the Circuit Court for PI-

NELLAS County, Florida, Probate Divi-

sion, the address of which is 315 Court

Street, Clearwater, FL 33756. The

names and addresses of the Personal

Representative and the Personal Repre-

sentative's attorney are set forth below.

other persons having claims or de-mands against Decedent's estate on

whom a copy of this notice is required

to be served must file their claims with

this Court ON OR BEFORE THE

LATER OF 3 MONTHS AFTER THE

TIME OF THE FIRST PUBLICATION

OF THIS NOTICE OR 30 DAYS AF-

TER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

duty to discover whether any property

held at the time of the Decedent's death

by the Decedent or the Decedent's sur-

viving spouse is property to which the

Florida Uniform Disposition of Com-

munity Property Rights at Death Act

as described in ss. 732.216-732.228,

Florida Statutes, applies, or may apply,

unless a written demand is made by a

IN RE: ESTATE OF

MINNA ALLEN BOYLE

A/K/A

MINNA A. BOYLE,

Deceased.

The administration of the estate of

Minna Allen Boyle a/k/a Minna A.

Boyle, deceased, whose date of death

was October 21, 2024, is pending in

the Circuit Court for Pinellas County,

Florida, Probate Division, the address

of which is 315 Court Street, Room 106,

Clearwater, FL 33756. The names and

addresses of the personal representative

and the personal representative's attor-

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

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

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,

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 SECTION 733.702 WILL BE FOREVER

NOTWITHSTANDING THE TIME

PERIODS SET FORTH ABOVE, ANY

MORE AFTER THE DECEDENT'S

The date of first publication of this

Personal Representative:

Julia Anne Hughes 927 Belle Plaine #3

Chicago, IL 6061

Attorney for Personal Representative:

25-00460N

DATE OF DEATH IS BARRED.

notice is January 31, 2025.

Michael J. Faehner, Esq.

Secondary Email:

filings@faehner.com

Oldsmar, FL 34677

Jan. 31; Feb. 7, 2025

Florida Bar No. 23043

301 Woodlands Pkwy, #10

Telephone: (727) 306-0201

Email: michael@faehner.com

CLAIM FILED TWO

OF THIS NOTICE ON THEM.

NOTICE.

nev are set forth below.

The Personal Representative has no

All creditors of the Decedent and

PINELLAS COUNTY

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-000866-ES Division Probate IN RE: ESTATE OF WILLIAM R. HENZLER

Deceased.

The administration of the estate of William R. Henzler, deceased, whose date of death was December 1, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Room 106, Clearwater, FL 33756. 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,

FIRST INSERTION

## NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 24-011763-ES IN RE: ESTATE OF GARY LEE SHELTON Deceased.

The administration of the estate of GARY LEE SHELTON, deceased, whose date of death was October 15, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 545 First Ave North, St. Petersburg 33701. 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 31, 2025.

## Personal Representative: Connie Shelton (Jan 28, 2025 10:31 EST) Connie L. Shelton

6901 52 ND Way North Pinellas Park, Florida 33781 Attorney for Personal Representative: /s/ Rod Martelo ROD MARTELO, ESQ. E-mail Addresses: rod@starrlawoffices.com. shelly@starrlawoffices.com Florida Bar No. 1044957 STARR LAW OFFICES PA 8181 US HWY 19 N PINELLAS PARK, FLORIDA 33781 Telephone: (727) 578-5030

Jan. 31; Feb. 7, 2025

25-00450N

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 31, 2025.

## Regions Bank Personal Representative: By: Martha V. Evans, VP Trust Advisor

715 South Fort Harrison Avenue Clearwater, FL 33756 Attorney for Personal Representative:

s/ Patrick D. Quarles Patrick D. Quarles, Esq. Attorney for Personal Representative Florida Bar Number: 106599 Richert Quarles P.A. 5801 Ulmerton Road, Suite 100 Clearwater, Florida 33760 Telephone: (727) 235-6461 E-Mail: patrick@richertquarles.com Secondary E-Mail: emina@richertquarles.com 25-00451N Jan. 31; Feb. 7, 2025

## FIRST INSERTION FIRST INSERTION

NOTICE OF ADMINISTRATION IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 24-010287-ES Division

IN RE: ESTATE OF Ronald J. DeLost Deceased.

The administration of the Estate of RONALD J. DELOST, deceased, File Number 24-010287-ES is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is Pinellas County Courthouse, 315 Court Street, Clearwater, Florida 33758. The estate is testate; the Decedent's will is dated September 9, 2023. The name and address of the Personal Representative and the Personal Representative's attorney are set forth below. The Personal Representative shall promptly serve a copy of this Notice of Administration via certified mail to all beneficiaries under the Decedent's will.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All persons on whom this notice is served who have objections that challenge the validity of the will, the qualifications of the Personal Representative, venue, or jurisdiction of this Court are required to file their objections with this Court ON OR BEFORE THE DATE THAT IS 3 MONTHS AFTER THE DATE OF SERVICE OF A COPY THE NOTICE OF ADMINIS-TRATION. ANY OBJECTIONS TO THE VENUE OR JURISDICTION OF THE COURT SHALL FOLLOW THE FORM AND PROCEDURE SET FORTH IN THE FLORIDA RULES OF CIVIL PROCEDURE.

All creditors of the Decedent and other persons having claims or demands against Decedent's Estate on whom a copy of this notice is served within three months after the date of the first publication of this notice must file their claims with this Court WITH-IN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-

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

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

The date of the first publication of

## this Notice is January 31, 2025. Marsha L. Delost,

Personal Representative 36750 US Highway 19 North Palm Harbor, Florida 34684 (309) -224-7737

Herbert Elliott, Attorney 905 East M.L. King Drive, Suite 225 Tarpon Springs, FL 34689 Telephone: (727) 935-5853 25-00438N Jan. 31; Feb. 7, 2025

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 31, 2025.

## Personal Representative: SETH GRUNES

2211 White Oak Circle Clearwater, FL 33763 Attorney for Personal Representative: ERICA K. SMITH ROODHOUSE Attorney Florida Bar Number: 42337

LEGACY PROTECTION LAWYERS, LLP 100 Second Avenue South, Suite 900 St. Petersburg, FL 33701 Telephone: (727) 471-5868

E-Mail: erica@legacyprotection lawyers.comSecondary E-Mail: karen@ legacyprotectionlawyers.com

Jan. 31; Feb. 7, 2025 25-00402N

FIRST INSERTION

NOTICE TO CREDITORS NOTICE TO CREDITORS (Summary Administration)
IN THE CIRCUIT COURT FOR IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA File No. 24-01174-ES PINELLAS COUNTY, FLORIDA Division PROBATE Probate Division

File No. 24-009929-ES IN RE: ESTATE OF DIANE M. FLEISHMAN 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 DIANE M. FLEISHMAN, deceased, File Number 24-9929-ES, by the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 545 First Ave N, Rm 300, St Petersburg, FL 33701; that the total cash value of the estate is and that the name and address to whom it has been assigned by such order is:

> RONALD O. JENKINS. 3130 Lake Tahoe Trail Lake, MI 48632-8857

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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 within three months after the date of the first publication of this notice must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AF-TER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and persons having claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN THREE MONTHS AF-TER THE DATE OF THE FIRST PUB-LICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of the first publication of this Notice is January 31, 2025.

## Person Giving Notice: RONALD O. JENKINS, Petitioner

3130 Lake Tahoe Trail Lake, MI 48632-8857

Attorney for Personal Representative: Cynthia E. Orozco, Attorney for Petitioner Florida Bar No. 449709 P.O. Box 47277St. Petersburg, FL 33743-7277 (727)346-9616; email: cattorney1@tampabay.rr.com Jan. 31; Feb. 7, 2025 25-00410N

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION UCN: 522024CP011109XXESPR FILE NO: 24-011109-ES IN RE: ESTATE OF BARBARA S. GRANO,

Deceased. The administration of the estate of BARBARA S. GRANO, Deceased, whose date of death was October 20. 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, File No. 24-011109-ES, the address of which is: 315 Court Street, Clearwater, Florida 33756. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons, who have claims or demands against decedent's estate, including unmatured, contingent, or unliquidated claims, and who have been served a copy of this notice, must file their claims with this Court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICA-TION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE ON THEM.

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

FIRST INSERTION

NOTICE OF ADMINISTRATION

AND NOTICE TO CREDITORS

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT IN AND

FOR PINELLAS COUNTY

STATE OF FLORIDA

CASE NO.: 24-011875-ES Division: Probate IN RE: ESTATE OF

CHARLES F. HESS,

Deceased.

The administration of the Estate of

CHARLES F. HESS, deceased, Case

No.: 24-011875-ES, is pending in the Circuit Court for Pinellas County, Pro-

bate Division, the address of which is

315 Court Street, Clearwater, Florida

The name and address of the Per-

sonal Representative and the Personal

Representative's attorney are set forth

ALL INTERESTED PERSONS ARE

All persons on whom this Notice is

served who have objections that challenge the validity of the will, the qualifi-

cations of the Personal Representative,

venue or the jurisdiction of this Court

are required to file their objections with

this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF FIRST PUBLICATION OF THIS

NOTICE OR THIRTY DAYS AFTER

THE DATE OF SERVICE OF A COPY

other persons having claims or demands against the decedent's estate on

whom a copy of this notice is served

within three months after the date of first publication of this notice must

file their claims or demands WITHIN

THE LATER OF THREE MONTHS

AFTER THE DATE OF FIRST PUB-

LICATION OF THIS NOTICE OR

THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS

All other creditors of decedent and

persons having claims or demands against the decedent's estate must file

their claims with this Court WITHIN THREE MONTHS AFTER THE

DATE OF FIRST PUBLICATION OF

THIS NOTICE. ALL CLAIMS, DE-MANDS AND OBJECTIONS NOT

The date of first publication of this

PATRICIA HESS

Personal Representative

WILL BE FOREVER

25-00459N

NOTICE ON THEM.

FILED

notice is January 31, 2025.

Sean W. Scott, Esq. Scott Law Offices, WLAW, P.A.

Attorney for Petitioner

Largo, FL 33771-1900

Telephone: (727) 539-0181

swscott@virtuallawoffice.com

wlawprobate2@gmail.com

Florida Bar No. 870900

3233 East Bay Dr.,

Primary Email:

Secondary Email:

Jan. 31; Feb. 7, 2025

Ste. 104

BARRED.

All creditors of the decedent and

OF THIS NOTICE ON THEM.

33756.

NOTIFIED THAT:

## FIRST INSERTION

THE FIRST PUBLICATION OF THIS

NOTICE. ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

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

THE DATE OF FIRST PUBLICA-TION OF THIS NOTICE IS: January 31, 2025

## Personal Representatives: SHERILYN J. PURTZ 115 Pinewood Court

West End, North Carolina 27376 Attorney for Personal Representative: DAVID W. FOSTER, of FOSTER AND FOSTER ATTOR-NEYS, P.A.

2111 Dr. Martin Luther King Jr. Street North St. Petersburg, Florida 33704;

Telephone: (727) 822-2013 Jan. 31; Feb. 7, 2025 25-00400N

## FIRST INSERTION

NOTICE OF ADMINISTRATION AND NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY STATE OF FLORIDA

CASE NO.: 24-010177-ES Division: Probate IN RE: ESTATE OF EMIL M. KATZ, Deceased.

The administration of the Estate of EMIL M. KATZ, deceased, Case No.:  $24\mbox{-}010177\mbox{-}\mathrm{ES},$  is pending in the Circuit Court for Pinellas County, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756.

The name and address of the Personal Representative and the Personal Representative's attorney are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT: All persons on whom this Notice is

served who have objections that challenge the validity of the will, the qualifi-cations of the Personal Representative, venue or the jurisdiction of this Court are required to file their objections with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All creditors of the decedent and other persons having claims or demands against the decedent's estate on whom a copy of this notice is served within three months after the date of first publication of this notice must file their claims or demands WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF FIRST PUB-LICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE
OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of decedent and persons having claims or demands against the decedent's estate must file their claims with this Court WITHIN THREE MONTHS AFTER THE DATE OF FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS, DE-MANDS AND OBJECTIONS NOT FILED WILL BE FOREVER BARRED.

The date of first publication of this notice is January 31, 2025

## NOEMI PRESNALL-SHVORIN Personal Representative

Sean W. Scott, Esq. Scott Law Offices, WLAW, P.A. Attorney for Petitioner 3233 East Bay Dr. Ste. 104 Largo, FL 33771-1900 Telephone: (727) 539-0181 Florida Bar No. 870900 Primary Email: swscott@virtuallawoffice.com Secondary Email: wlawprobate2@gmail.com

Jan. 31; Feb. 7, 2025

# **BUSINESS OBSERVER**

## CALL 941-906-9386

and select the appropriate County name from the menu option

or e-mail legal@businessobserverfl.com

25-00432N

## --- ESTATE ---

## FIRST INSERTION

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

Case Number: 24-011468-ES IN RE: THE ESTATE OF NANCY JEAN SELLERS Deceased.

The administration of the estate of Nancy Jean Sellers, deceased, whose date of death was on October 8, 2024, with File Number 24-011468-ES, is pending in the Circuit Court for Pinel-las County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. 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 with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 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 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 31, 2025

## Personal Representative Steven V. Sellers

3500 Gulf Boulevard, Unit 411 Belleair Beach, Florida 33786 Attorney for Personal Representative Douglas J. Burns, Esquire FBN: 451060 2559 Nursery Road, Suite A Clearwater, Florida 33764

Telephone: 727.725.2553 Facsimile: 727.725.9584

Email: dburnspa@tampabay.rr.com Jan. 31; Feb. 7, 2025 25-0040 25-00401N

## FIRST INSERTION

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

File No. 2024-5495-ES **Division Probate** IN RE: ESTATE OF ANGELA MARJORIE ANNE HAWKES,

Deceased. The administration of the estate of Angela Marjorie Anne Hawkes, deceased, whose date of death was January 17, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is Pinellas County Clerk of Court, Probate Department, 545 1st Avenue North, St. Petersburg, Florida 33701. 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 PUBLICA-TION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITH-STANDING 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 31, 2025.

## Personal Representative: Signature: Michael Martykan Email: mmartyman@hotmail.com (Jan 24, 2025 17:19 EST) Michael Martykan 1511 Portsmouth Lake Drive

Brandon, FL 33511 Attorney for Personal Representative: Signature: matthew weidner (Jan 25, 2025 16:53 EST) Email: weidner@mattweidnerlaw.com Matthew D. Weidner E-Mail Addresses: service@mattweidnerlaw.com julia@mattweidnerlaw.com Florida Bar No. 0185957 Weidner Law 856 2nd Avenue North

25-00428N

St. Petersburg, FL 33701

Jan. 31; Feb. 7, 2025

Telephone: 727-954-8752

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File 24-012000-ES

Division IN RE: ESTATE OF HELEN KIMBERLY HULICK Deceased.

The administration of the estate of HELEN KIMBERLY HULICK deceased, whose date of death was November 28, 2024; File Number 24-012000-ES is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida  $\,$ 33756. 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 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 31, 2025.

## KERI L JOHNSTON Personal Representative 5029 Camberley Lane Oldsmar, FL 34677

WILLIAM K. LOVELACE, Wilson, Ford & Lovelace, P.A. 401 South Lincoln Avenue Clearwater, Florida 33756 (727) 446-1036 SPN 01823633 FBN 0016578

Attorney For Personal Representative Jan. 31; Feb. 7, 2025 25-00470N

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY,

FLORIDAFile No.: 24-11695-ES Division: PROBATE IN RE: ESTATE OF ROBERT LEWIS DUNCAN

Deceased. The administration of the estate of ROBERT LEWIS DUNCAN, deceased, whose date of death was OCTOBER 23, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division; File Number 24-11695-ES; the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative, THOMAS RICHARD BEAM, and the personal representative's attorney are set forth below.

All creditors of the decedent and oth $er\,persons, who \,have \,claims\,or\,demands$ against decedent's estate, including unmatured, contingent or unliquidated claims, and who have been served a copy of this notice, must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DATES AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons who have claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT SO FILED

WILL BE FOREVER BARRED.

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

THE DATE OF FIRST PUBLICA-TION OF THIS NOTICE IS: JANU-ARY 31, 2025

## Personal Representative THOMAS RICHARD BEAM 6551 Greenbrier Drive

Seminole, FL 33777

Attorney for the Personal Representative James R. Kennedy, Jr., Esquire 856 2nd Ave North St. Petersburg, FL 33701 (727) 821-6888 Email: Jim@jrklaw.com BAR 343528 SPM 00243191 Jan. 31; Feb. 7, 2025 25-00439N

NOTICE OF TRUST IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA

Probate Division File No. 24-009929-ES IN RE: ESTATE OF DIANE M. FLEISHMAN

DECEASED
DIANE M. FLEISHMAN, a resident of Pinellas County, Florida, who died on May 24, 2024, was the Settlor of a trust

The Diane M. Fleishman Trust U/A/D July 25, 1984, as amended which is a trust described in Section 733.707(3) of the Florida Probate Code, and is liable for the expenses of the administration of the decedent's estate and enforceable claims of the decedent's creditors to the extent the decedent's estate is insufficient to pay them,

## FIRST INSERTION

as provided in Section 733.607(2) of the Florida Probate Code.

The name and address of the Trustee

is set forth below.

The Clerk shall file and index this Notice of Trust in the same manner as a caveat, unless there exists a probate proceeding for the settlor's estate in which case this Notice of Trust must be filed in the probate proceeding and the Clerk shall send a copy to the Personal Representative.

Signed on this 17 day of October,

## RONALD O. JENKINS

3130 Lake Tahoe Trail Lake, MI 48632-8857 CLERK OF THE CIRCUIT COURT Copy mailed to Cynthia E. Orozco, Attorney for the Trustee on

Jan. 31; Feb. 7, 2025

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY,

FLORIDA File No.: 24-9752-ES Division: PROBATE IN RE: ESTATE OF MIGUEL ARZOLA, Deceased

The administration of the estate of MIGUEL ARZOLA, deceased, whose date of death was January 16, 2023 is pending in the Circuit Court for Pinellas County, Florida, Probate Division; File Number 24-9752-ES; the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative, JAMES R. KENNEDY, JR., and the personal representative's attorney are set forth

All creditors of the decedent and other persons, who have claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, and who have been served a copy of this notice, must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICA-TION OF THIS NOTICE OR THIRTY

(30) DATES AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE ON THEM.

All other creditors of the decedent and other persons who have claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT SO FILED

WILL BE FOREVER BARRED.

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

THE DATE OF FIRST PUBLICA-TION OF THIS NOTICE IS: JANU-ARY 31, 2025

## Personal Representative

James R. Kennedy, Jr.
Attorney for Personal Representative James R. Kennedy, Jr., Esquire 250 Mirror Lake Dr N St. Petersburg, FL 33701 Email: Jim@jrklaw.com BAR 343528 SPM 00243191 Jan. 31; Feb. 7, 2025 25-00472N

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-000145 Division ES

IN RE: ESTATE OF ROBERT J. DRENNAN,

## Deceased.

The administration of the estate of Robert J. Drennan, deceased, whose date of death was October 11, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. 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 de-mands against Decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AF-TER THE DATE OF SERVICE OF A

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

unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.

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

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  ${\tt DATE\ OF\ DEATH\ IS\ BARRED}.$ 

The date of first publication of this notice is January 31, 2025.

## Personal Representative: Nicole L. Luna $115~\mathrm{Avon}$ Dr.

Safety Harbor, FL 34695 Attorney for Personal Representative: /s/ Kit Van Pelt Kit Van Pelt Attorney Florida Bar Number: 106754 Griffin & Van Pelt, P.A. 1455 Court Street Clearwater, FL 33756 Telephone: (727) 449-9800 Fax: (727) 446-2748 E-Mail: kit@lawyergriffin.com Secondary E-Mail: jennie@lawyergriffin.com Jan. 31; Feb. 7, 2025

## FIRST INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR PINELLAS COUNTY, FLORIDA

CASE NO: 24-1601-CO CHATEAU BELLEAIR CONDOMINIUM ASSOCIATION. INC., a Florida not-for-profit corporation, Plaintiff, vs. ANA CRISTINA GARCES. MARIADELPILAR GARCES and ANY UNKNOWN OCCUPANTS

IN POSSESSION.

Defendants. NOTICE IS HEREBY GIVEN that, pursuant to the Summary Final Judgment in this cause, in the County Court of Pinellas County, Florida, I will sell all the property situated in Pinellas County, Florida described as:

Unit Number C-33, CHATEAU BELLEAIR CONDOMINIUM. a Condominium according to the Declaration of Condominium thereof, recorded in Official Records Book 3897, Page 64, of the Public Records of Pinellas County, Florida, and any amendments thereto, together with its undivided share in the common elements. With the following street address: 2209 Belleair Rd., #C33, Clearwater, Florida, 33764.

at public sale, to the highest and best bidder, for cash, at www.pinellas. realforeclose.com, at 10:00 A.M. on February 27, 2025.

25-00473N

Any person claiming an interest in the surplus from the sale, if any, must file a claim with the Clerk no later than the date that the Clerk reports the funds as unclaimed.

"If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

Dated this 24th day of January, 2025. KEN BURKE CLERK OF THE CIRCUIT COURT

s/ Stephan C. Nikoloff Stephan C. Nikoloff (Steve@associationlawfl.com) Bar Number 56592 Attorney for Plaintiff 1964 Bayshore Boulevard, Suite A Dunedin, Florida 34698 Telephone: (727) 738-1100 Jan. 31; Feb. 7, 2025 25-00414N

## Who benefits from legal

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.

## Are there different types of legal notices?

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

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

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

## Are internet-only legal notices sufficient?

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

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

Newspaper legal notices fulfills all of those standards.

## How much do legal notices cost?

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

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

VIEW NOTICES ONLINE AT Legals.BusinessObserverFL.com

To publish your legal notice Email: legal@businessobserverfl.com

## --- ACTIONS / SALES ---

NOTICE OF ACTION IN THE COUNTY COURT IN AND FOR PINELLAS COUNTY,

FLORIDA CASE NO. 2025 CC 000180 WAYNE C. RICKERT, D/B/A HIGHPOINTE VILLAGE MOBILE HOME PARK A/K/A HIGH POINT VILLAGE, Plaintiff, vs.

COLLIN EARL LINKLETTER AND ROLAND EDWARD CREASER; if the above Defendants are alive and if one or more of said Defendants are dead, their unknown spouses, heirs, devisees, assignees, grantees, creditors, or other parties claiming by, through, under, or against said Defendants, and all unknown parties claiming interests by, through, under, or against a named Defendant to this action, or having or claiming to have any right, title, or interest in the property herein described as JOHN DOE,

## FIRST INSERTION TO: Collin Earl Linkletter 6030 150th Avenue North, Lot 13 Clearwater, FL 33760

Roland Edward Creaser P.O. Box 5361 Largo, FL 33779 YOU ARE NOTIFIED that an ac-

tion for imposition and foreclosure of a landlord's lien upon a mobile home described as that certain 2001 Mobile Home bearing Vehicle Identification Numbers NI8440A and NI8440B has been filed against you, and you are required to serve a copy of your written defenses, if any, to Sheryl A. Edwards, Esquire, Plaintiff's attorney, whose address is 500 S. Washington Boulevard, Suite 400, Sarasota, FL 34236, on or before 30 Days After 1st publication, and file the original with the Clerk of this Court either before service on plaintiff's attorney, or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

NOTICE: If you are a person with disability who needs any accommo-

County, Florida.

Dated: 1-24-2025 Pinellas County Courthouse 315 Court Street

Prepared by: Sheryl A. Edwards, Esq. (941) 363-0110

Jan. 31; Feb. 7, 2025

ability who needs any accommodation

in order to participate in this proceed-

ing, you are entitled, at no cost to you, to the provision of certain assistance.

Please contact the Human Rights Of-

## FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION

CASE NO. 23-007083-CI CARRINGTON MORTGAGE SERVICES, LLC, Plaintiff, vs. KRISTEN E. WALSH A/K/A KRISTIN WALSH; SHANE HOFFMAN; JPMORGAN CHASE BANK, N.A.; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY.

Defendant(s)
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure filed January 8, 2025 and entered in Case No. 23-007083-CI, of the Circuit Court of the 6th Judicial Circuit in and for PINELLAS County, Florida, wherein CARRINGTON MORTGAGE SERVICES, LLC is Plaintiff and KRISTEN E. WALSH A/K/A KRISTIN WALSH; SHANE HOFFMAN; UNKNOWN

NOTICE OF SALE

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT IN AND

FOR PINELLAS COUNTY, FLORIDA

CIVIL DIVISION

CASE NO.: 24-002249-CI

LOAN FUNDER LLC, SERIES

F1 MOTOR TRANSPORT, LLC, a

Florida Limited Liability Company;

NOTICE IF HEREBY GIVEN that

 $\begin{array}{ll} pursuant \ to \ a \ Default \ Summary \ Final \\ Judgment \ entered \ on \ January \ 22, \end{array}$ 

2025 in the Circuit Court of the Sixth

Judicial Circuit in and for Pinellas County, Florida, Ken Burke, CPA, the

Clerk of Court will on FEBRUARY

23, 2025 at 10:00 a.m. (EST), offer

for sale and sell at public outcry to the

highest and best bidder for cash at

www.pinellas.realforeclose.com (Public

computer terminals may be available

for us during sales in the Clerk's Offices

located in the back of the Official

Records Department of the Clearwater

Courthouse at 315 Court St., Room

163, and at the Judicial Building in St.

57732, Plaintiff, vs.

Defendant.

DIVISION ACCORDING TO THE PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 8, PAGE 14, OF THE PUBLIC RE-

This notice is provided pursuant to Administrative Order 2010-045 PA/ dations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Pinellas County Clerk of Courts, 315 Court Street, Clearwater, FL 33756, (727) 464-3341, within two (2) working days of your receipt of this Notice of Action; if you are hearing or voice impaired, call 711.

WITNESS Ken Burke, as Clerk of the County Court, and the seal of said Court, at the Courthouse at Pinellas

> Ken Burke, Clerk of Court Clearwater, FL 33756 By: /s/ Thomas Smith Deputy Clerk

## 25-00415N

IN POSSESSION OF THE SUBJECT PROPERTY; JPMORGAN CHASE BANK, N.A.; are defendants. KEN BURKE, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW. PINELLAS.REALFORECLOSE. COM, at 10:00 A.M., on February 26, 2025, the following described property as set forth in said Final

CORDS OF PINELLAS COUN-TY, FLORIDA.

PI-CIR "If you are a person with a dis-

## NOTICE OF SHERIFF'S SALE

NOTICE IS HEREBY GIVEN That pursuant to a Writ of Execution issued in the Circuit Court of Broward County, Florida, on the 23rd day of September A.D., 2024, in the cause wherein, Exotic Car Leasing LLC, a Florida Limited Liability Company, was plaintiff(s) and Paramount Auto LLC, a Florida Limited Liability Company, and Marchel Zelan, an individual, was defendant(s), being Case No. CACE-23-018167 in the said Court, I, Bob Gualtieri, as Sheriff of Pinellas County, Florida, have levied upon all right, title and interest of the above named defendant(s), Marchel Zelan, and subject to a judgment lien, in and to the following described real property located and situated in

## FIRST INSERTION

Pinellas County, Florida, to-wit: St. Pete Beach, FL 33706 Legal description: Lot 6, Block 96, ST PETERSBURG BEACH NORTH UNIT NO. 4, according to the map or plat thereof as recorded in Plat Book 28, Page 42, Public Records of Pinellas County, Florida. Parcel Identification Number: 36-31-15-78210-096-0060 Physical Address: 451 81st Ave., St. Pete Beach, FL 33706 and on the 28th day of February A.D., 2025, at 14500 49th St. N., Suite 106, in the City of Clearwater, Pinellas County, Florida, at the hour of 10:00 a.m., or as soon thereafter as possible, I will of-fer for sale all of the said defendant's,

right, title and interest in the aforesaid real property at public outcry and will sell the same, subject to all taxes, prior liens, encumbrances and judgments, if any, as provided by law, to the highest and best bidder or bidders for CASH, the proceeds to be applied as far as may be to the payment of costs and the satisfaction of the described Execution.

Bob Gualtieri, Sheriff Pinellas County, Florida By: Marvin Mitchell, Sergeant D.S. Court Processing

Roniel Rodriguez IV PA Roniel Rodriguez 12555 Biscayne Blvd #915 Miami, FL 33181 Jan. 31; Feb. 7, 14, 21, 2025

25-00454N

## FIRST INSERTION

## NOTICE OF DEFAULT AND FORECLOSURE SALE

WHEREAS, on January 22, 2009, a certain Mortgage was executed by VILIUS A. JUSKA and UNKNOWN SUCCESSOR TRUSTEE TO VILIUS. A JUSKA, AN UNMARRIED MAN, AS TRUSTEE OF VILIUS A. JUSKA TRUST DATED FEBRU-ARY 2, 1993, AND AMENDED BY FIRST AMENDMENT DATED APRIL 7, 1997, as mortgagor(s) in favor of AMERICAN REVERSE MORTGAGE CORPORATION, as mortgagee and was recorded on February 4, 2009, in Book 16489 and Page 532 in the Official Records of Pinellas County, Florida; and

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

WHEREAS, the Mortgage is now owned by the Secretary, pursuant to an assignment dated November 12, 2018, and recorded on November 13, 2018, in Book 20333 and Page 1931 in the Official Records of Pinellas County, Florida; and

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

WHEREAS, the entire amount delinquent as of February 28, 2022, is \$254,603.91; and

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

NOW THEREFORE, pursuant to powers vested in me by the Single Family Mortgage Foreclosure Act of 1994, 12 U.S.C. 3751 et seq., by 24 CFR part 27, subpart B, and by the Secretary's designation of me as Foreclosure Commissioner, recorded on December 21, 2021 in Book 21858 and Page 1905, notice is hereby given that on **February 28, 2025 at 10:00 A.M., EST local time**, all real and personal property at or used in connection with the following described premises ("Property") will be sold at public auction to the highest bidder:

THAT CERTAIN PARCEL CONSISTING OF UNIT NO. 221, AS SHOWN ON CONDOMINIUM PLAT OF BAY ISLAND GROUP NO. 6, A CONDOMINIUM, ACCORDING TO THE CONDOMINIUM PLAT BOOK 13, PAGE 59 THROUGH 63, PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA AND BEING FURTHER DESCRIBED IN THAT CER-TAIN DECLARATION OF CONDOMINIUM RECORDED MAY 13, 1971 IN OFFICIAL RECORDS BOOK 3540, PAGE 677 THROUGH 806, AND AMENDMENT ADDING GROUP NO. 6, RECORDED MARCH 6, 1973 IN OFFICIAL RECORDS BOOK 4000, PAGE 1322, TOGETHER WITH SUCH ADDITIONS AND AMENDMENTS TO SAID DECLARA-TION AND CONDOMINIUM PLAT AS FROM TIME TO TIME MAY BE MADE, ALL AS RECORDED IN THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA; TOGETHER WITH THE EXHIBITS ATTACHED THERETO AND MADE A PART THEREOF; AND TOGETHER WITH AN UNDIVIDED SHARE IN THE COMMON ELEMENTS AP-

Commonly known as: 7405 Bay Island Dr. S  $\sharp 221$ , South Pasadena, FL 33707

The sale will be held at the front entrance to Pinellas County Courthouse, 315 Court St., Clearwater, FL 33756.

The Secretary of Housing and Urban Development will bid \$333,001.71.

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

When making their bids, all bidders except the Secretary must submit a deposit totaling \$33,300.17 in the form of a certified check or cashier's check made out to the Secretary of HUD. A deposit need not accompany each oral bid. If the successful bid is oral, a deposit of \$33,300.17 must be presented before the bidding is closed. The deposit is nonrefundable. The remainder of the purchase price must be delivered within 30 days of the sale or at such other time as the Secretary may determine for good cause shown, time being of the essence. This amount, like the bid deposits, must be delivered in the form of a certified or cashier's check. If the Secretary is the highest bidder, he need not pay the bid amount in cash. The successful bidder will pay all conveying fees, all real estate and other taxes that are due on or after the delivery date of the remainder of the payment and all other costs associated with the transfer of title. At the conclusion of the sale, the deposits of the unsuccessful bidders will be returned to them.

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

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

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

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

The amount that must be paid if the mortgage is to be reinstated prior to the scheduled sale is \$333,001.71 as of February 28, 2025, plus all other amounts that would be due under the mortgage agreement if payments under the mortgage had not been accelerated, advertising costs and postage expenses incurred in giving notice, mileage by the most reasonable road distance for posting notices and for the Foreclosure Commissioner's attendance at the sale, reasonable and customary costs incurred for title and lien record searches, the necessary out-of-pocket costs incurred by the Foreclosure Commissioner for recording documents, a commission for the Foreclosure Commissioner, and all other costs incurred in connection with the foreclosure prior to

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

Annalise Hayes DeLuca, Esq., FBN:116897 Audrey J. Dixon, Esq., FBN: 39288 Elizabeth A. Wulff, Esq., FBN: 12219

## MCMICHAEL TAYLOR GRAY, LLC

Foreclosure Commissioner 3550 Engineering Drive, Suite 260 Peachtree Corners, GA 30092 Phone: 404.474.7149 Fax: 404.745.8121 Email: ServiceFL@mtglaw.com

STATE OF FLORIDA COUNTY OF BROWARD

 $The foregoing instrument was acknowledged before me this 14th day of January, 2025, by Annalise DeLuca \underline{who} \underline{is/are}.$ personally known to me, or who has/have produced \_ as identification.

Expires 4/26/2027

Notary Public

Notary Public State of Florida Marie Salmon My Commission HH 383884

PERSON(S)

Judgment, to wit: LOT 42, GLENWOOD, A SUB-

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.

fice, 400 S. Ft. Harrison Ave., Ste.300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) 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 hearing or voice impaired, call 711." Dated this 28th day of January 2025 Marc Granger, Esq.

Bar. No.: 146870 Kahane & Associates, P.A. 1619 NW 136th Avenue, Suite D-220 Sunrise, Florida 33323 Telephone: (954) 382-3486 Telefacsimile: (954) 382-5380 Designated service email: notice@kahane and associates.comFile No.: 23-00405 CMS

V6.20190626 Jan. 31; Feb. 7, 2025 25-00469N

entitled, at no cost to you to the provi-

## FIRST INSERTION

Petersburg at 545 1st Ave. North) the following described property situated in Pinellas County, Florida:

LOT 11, BLOCK 46, DUNEDIN ISLES UNIT NO. 1, A SUBDIVI-SION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 20, PAGES 34 THROUGH 37, INCLUSIVE, OF THE PUBLIC REECORDS OF PINELLAS COUNTY, FLORIDA.

Property address: 460 Hibiscus Lane North, Dunedin, FL 34698

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.

AMERICANS WITH DISABILITIES ACT If you are a person with a disability who

needs any accommodation in order to participate in this proceeding, you are sion of certain assistance. Within two (2) working days or your receipt of this (describe notice/order) please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD). The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding disabled

transportation services. Dated: January 23, 2025. Respectfully submitted, GARY A. ROBERTS & ASSOCIATES, LLC /s/ Tiffani N. Brown TIFFANI N. BROWN, ESQ. Florida Bar No. 1008812 Gary A. Roberts & Associates, LLC 130 Salem Court Tallahassee, Florida 32301 Phone: (850) 513-0505 Fax: (850) 513-0318 tiffani@garyrobertslaw.com Attorneys for Plaintiff

Jan. 31; Feb. 7, 2025

## FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6th JUDICAL CIRCUIT, IN AND FOR PINELLAS, FLORIDA.

CASE No. 24-004928-CI FINANCE OF AMERICA REVERSE Plaintiff vs.

UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF EDO F. FERROL AKA EDO FERROL AKA EDO FERDINAND CONSTAN FERROL, DECEASED, et al.,

Defendants

UNKNOWN SPOUSE, HEIRS, DE-VISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIM-ING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF EDO F. FERROL AKA EDO FER-ROL AKA EDO FERDINAND CON-STAN FERROL, DECEASED 3064 HOMESTEAD OAKS DRIVE, CLEARWATER, FL 33759 SHARON FERROL-YOUNG AKA

SHARON MONIQUE FERROL

**SAVE TIME** 

3064 HOMESTEAD OAKS DRIVE, CLEARWATER, FL 33759 5328 ALHAMA DR, WOODLAND HILLS, CA 91364 UNKNOWN SPOUSE OF SHARON FERROL-YOUNG AKA SHARON MONIQUE FERROL YOUNG 3064 HOMESTEAD OAKS DRIVE, CLEAR-

WATER, FL 33759 5328 ALHAMA DR, WOODLAND HILLS, CA 91364 AND TO: All persons claiming an in-

terest by, through, under, or against the aforesaid Defendant(s). YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in

Pinellas County, Florida: LOT 1, HOMESTEAD OAKS, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 99, PAGES 7, 8 AND 9, OF THE PUBLIC RECORDS OF PINEL-

LAS COUNTY, FLORIDA. has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Greenspoon Marder, LLP, Default Department, Attorneys for Plaintiff, whose address is Trade Centre South, Suite 700, 100 West Cypress Creek Road, Fort Lauderdale, FL 33309, and file the

original with the Clerk within 30 days after the first publication of this notice in Business Observer, on or before, 2025; otherwise a default and a judgment may be entered against you for the relief demanded in the Complaint. IMPORTANT

25-00405N

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 500, Clearwater, FL 33756. Phone: 727.464.4062 V/TDD Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. WITNESS MY HAND AND SEAL

OF SAID COURT on this 28th day of January 2025. Ken Burke

As Clerk of said Court

By: /s/ Thomas Smith As Deputy Clerk Prepared by: Greenspoon Marder, LLP (954) 491-1120;

gmforeclosure@gmlaw.com (24-002315-01) Jan. 31; Feb. 7, 2025 25-00448N

E-mail your Legal Notice

legal@businessobserverfl.com

January 31; February 7, 14, 2025

25-00383N

FIRST INSERTION

## --- ACTIONS / SALES ---

PINELLAS COUNTY

## FIRST INSERTION

NOTICE OF ACTION IN THE COUNTY COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION Case No. 24-009218-CO

HARBOR BLUFFS OWNERS' ASSOCIATION, INC., Plaintiff, vs. LUIS J. BATLLE, MICHELE

DIBONO, and UNKNOWN TENANT(S), Defendants.

TO: MICHELE DIBONO

YOU ARE NOTIFIED that an action to enforce and foreclosure a lien on the following property in Pinellas County, Florida:

Lot 74, HARBOR BLUFFS,

NOTICE OF ACTION FOR

DISSOLUTION OF MARRIAGE

(NO CHILD OR

FINANCIAL SUPPORT)

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT, IN AND

FOR PINELLAS COUNTY, FLORIDA

Case No.: 24-007473-FD

Division: SECTION 17

{Respondent's last known address} 14820 RUE DE BAYONNE, CLEAR-

YOU ARE NOTIFIED that an ac-

tion for dissolution of marriage has

been filed against you and that you are

required to serve a copy of your written

defenses, if any, to it on {name of Peti-

tioner} ANTHONY KUZMICKI, whose

address is 3842 42ND STREET N. ST.

PETERSBURG, FLORIDA 33762 on

or before {date} 28 Days after 1st pub-

lication, and file the original with the

clerk of this Court at {clerk's address} 525 FIRST AVENUE N. ST. PETERS-

BURG, FLORIDA 33701 before service

on Petitioner or immediately thereafter.

If you fail to do so, a default may be en-

tered against you for the relief demand-

ed in the petition.

The action is asking the court to de-

cide how the following real or personal

property should be divided: {insert

'none" or, if applicable, the legal de-

scription of real property, a specific de-

scription of personal property, and the name of the county in Florida where the

Copies of all court documents in this

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT IN AND

FOR PINELLAS COUNTY, FLORIDA

CIVIL ACTION

CASE NO.: 24-004579-CI

Whose last known residence(s) is/are

285 Boca Ciega Point Blvd N., Unit

3009, St. Petersburg, FL 33708. TO: THE UNKNOWN SPOUSE OF

Whose last known residence(s) is/are 285 Boca Ciega Point Blvd N., Unit

TO: ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH UNDER AND AGAINST THE HERE-

IN NAMES INDIVIDITAL DEFEN-

DANTS WHO ARE NOT KNOWN

TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY

CLAIM AN INTEREST AS SPOUSE,

HEIRS, HEIRS OF THE NAMED

NTS DEVISEES

EES, BENEFICIARIES OR OTHER

Whose last known residence(s) is/are

your answer or written defenses, if any,

in the above proceeding with the Clerk

of this Court, and to serve a copy there-

of upon Plaintiff's attorney, Damian G.

Waldman, Esq., Law Offices of Damian

G. Waldman, P.A., PO Box 5162, Largo,

FL 33779, telephone (727) 538-4160, facsimile (727) 240-4972, or email to

service@dwaldmanlaw.com, within

thirty (30) days of the first publication

of this Notice in the Business Observer

or by , the nature of this proceeding be-

ing a suit for foreclosure of mortgage

against the following described prop-

IINIT 3009 OF BOCA CIEGA

POINT EAST SEVENTEEN, A

CONDOMINIUM ACCORD-

ING TO THE DECLARATION OF CONDOMINIUM

THEREOF, RECORDED IN

OFFICIAL RECORDS BOOK

4049, PAGE(S) 620, OF THE

PUBLIC RECORDS OF PINEL-

YOU ARE HEREBY required to file

3009, St. Petersburg, FL 33708.

1 SHARPE OPPORTUNITY

Plaintiff, vs. JEFFREY KEARNEY, et al.,

TO: JEFFREY KEARNEY

JEFFREY KEARNEY

Defendants.

CLAIMANTS

Unknown.

erty, to wit:

INTERMEDIATE TRUST,

property is located}

ANTHONY KUZMICKI,

Respondent, TO: {name of Respondent}

Petitioner, and TINA KUZMICKI,

TINA KUZMICKÍ

WATER, FL 33762

SECTION 4, according to map or plat thereof as recorded in Plat Book 50, Page 40, Public Records of Pinellas County, Florida. PARCEL ID NO.: 06-30-15-35802-000-0740 ("Property") Property Address: 906 Oakwood Drive, Belleair Bluffs, Florida 33770

A Lawsuit has been filed against you in Pinellas County Court, HARBOR BLUFFS OWNERS' ASSOCIATION, INC. v. LUIS J. BATLLE, MI-CHELE DIBONO, and UNKNOWN TENANT(S), and you are required to serve a copy of your written defenses, if any, on or before 30 days after the first publication of this Notice of Action, on Rabin Parker Gurley, P.A., Plaintiff's Attorney, whose address is 2653 Mc-

case, including orders, are available at

the Clerk of the Circuit Court's office.

You may review these documents upon

You must keep the Clerk of the Cir-

cuit Court's office notified of your cur-

rent address. (You may file Designation

of Current Mailing and E-Mail Address.

Florida Supreme Court Approved Fam-

ily Law Form 12.915.) Future papers in

this lawsuit will be mailed or e-mailed

to the address(es) on record at the

clerk's office. WARNING: Rule 12.285, Florida

Family Law Rules of Procedure, re-

quires certain automatic disclosure of

documents and information. Failure to

comply can result in sanctions, includ-

"If you are a person with a disability who needs any accommodation in order

to participate in this proceeding, you

are entitled, at no cost to you, to the provision of certain assistance. Please

contact the Human Rights Office, 400

S. Ft. Harrison Ave., Ste. 300, Clearwa-

ter, FL 33756, (727) 464-4062 (V/TDD)

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

KEN BURKE

Deputy Clerk

25-00413N

and Comptroller

Clerk of the Circuit Court

By: /s/ Thomas Smith

315 Court Street, Clearwater,

Pinellas County, FL 33756-5165

CLERK OF THE CIRCUIT COURT

LAS COUNTY, FLORIDA, AND

ANY AMENDMENTS THERE-

TO. TOGETHER WITH ITS

UNDIVIDED SHARE IN THE

PARCEL IDENTIFICATION NUMBER: 04-31-15-09658-

A/K/A 285 BOCA CIEGA

POINT BLVD N., UNIT 3009,

If you fail to file your response or answer, if any, in the above proceeding

with the Clerk of this Court, and to

serve a copy thereof upon the Plaintiff's attorney, Damian G. Waldman, Esq.,

Law Offices of Damian G. Waldman,

P.A., PO Box 5162, Largo, FL 33779, telephone (727) 538-4160, facsimile

(727) 240-4972, or email to service@

dwaldmanlaw.com, within thirty (30)

days of the first publication of this No-

tice in the Business Observer, a default

will be entered against you for the relief

demanded in the Complaint or petition.

who needs an accommodation in order

to participate in this proceeding, you

are entitled, at no cost to you, to the

contact: Human Rights Office 400 S.

Ft. Harrison Ave., Ste. 500, Clearwater,

FL 33756 Phone: 727.464.4062 V/TDD

Or 711 for the hearing impaired. Con-

tact should be initiated at least seven

days before the scheduled court appear-

ance, or immediately upon receiving

this notification if the time before the

scheduled appearance is less than seven

day of January, 2025.

Damian G. Waldman, Esq.

Damian G. Waldman, P.A.,

facsimile (727) 240-4972.

Jan. 31; Feb. 7, 2025

service@dwaldmanlaw.com

Law Offices of

PO Box 5162,

Largo, FL 33779, telephone (727) 538-4160,

DATED at Pinellas County this 23

KEN BURKE

Deputy Clerk

25-00404N

and Comptroller

Clerk of the Circuit Court

315 Court Street Clearwater,

Clerk of the Circuit Court

By /s/ Thomas Smith

Pinellas County, FL 33756-5165

ion of certain assist

If you are a person with a disability

ST. PETERSBURG, FL 33708

COMMON ELEMENTS.

017-3009

impaired, call 711."

Dated: 1/24/2025

Jan. 31; Feb. 7, 14, 21, 2025

ing dismissal or striking of pleadings

Cormick Drive, Clearwater, Florida 33759, and file the original with this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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

If you are a person with a disability who needs an accommodation in order to participate in this proceeding. vou are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 South Fort Harrison Avenue, Suite 500, Clearwater, Florida 33756, (727)464-4062 V/TDD or 711 for the hearing impaired. Contact should be initiated

at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

WITNESS my hand and the seal of this Court on this 28th day of January,

Ken Burke, Clerk of Court BY: /s/ Thomas Smith DEPUTY CLERK

RABIN PARKER GURLEY, P.A. 2653 McCormick Drive Clearwater, Florida 33759 Telephone: (727)475-5535 Counsel for Plaintiff For Electronic Service: Pleadings@RPGLaw.com10062-198

Jan. 31; Feb. 7, 2025 25-00452N

## FIRST INSERTION

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

DIVISION CASE NO. 24-000196-CI UNITED WHOLESALE MORTGAGE, LLC,

Plaintiff, vs. RYAN K. MARTINEZ, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 19, 2024, and entered in 24-000196-CI of the Circuit Court of the SIXTH Judicial Circuit in and for Pinellas County, Florida, wherein UNITED WHOLESALE MORTGAGE, LLC is the Plaintiff and RYAN K. MARTINEZ; UNKNOWN SPOUSE OF RYAN K. MARTINEZ are the Defendant(s). Ken Burke as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pinellas.realforeclose.com 10:00 AM, on February 19, 2025, the following described property as set

UNIT 117 OF SPRINGWOOD VILLAS NO. 3, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDO-MINIUM THEREOF, RECORD-ED IN OFFICIAL RECORDS BOOK 3021, PAGE(S) 608, OF THE PUBLIC RECORDS OF PI-NELLAS COUNTY, FLORIDA AND ANY AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS. Property Address: 9850 LILY ST N UNIT 117, PINELLAS PARK,

forth in said Final Judgment, to wit:

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

IMPORTANT AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office. 400 S. Ft. Harrison Ave., Ste. 500 Clearwater, FL 33756, (727) 464-4062 V/TDD; or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information

regarding transportation services. Dated this 28 day of January, 2025. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com23-116503 - MaM

Jan. 31; Feb. 7, 2025 25-00458N

## FIRST INSERTION

NOTICE OF FORECLOSURE SALE **PURSUANT TO CHAPTER 45** IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA

CASE NO.: 22-000379-CI PNC BANK, NATIONAL ASSOCIATION, TIMOTHY JOHN PELAMATI A/K/A TIMOTHY J. PELAMATI; UNKNOWN SPOUSE OF TIMOTHY JOHN PELAMATI A/K/A TIMOTHY J. PELAMATI; UNKNOWN TENANT #1; UNKNOWN TENANT #2; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR

OTHER CLAIMANTS

Defendant(s).

NOTICE IS HERERY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on November 6, 2024 in Civil Case No. 22-000379-CI, of the Circuit Court of the SIXTH Judicial Circuit in and for Pinellas County, Florida, wherein, PNC BANK, NATIONAL ASSOCIATION is the Plaintiff, and TIMOTHY JOHN PELAMATI A/K/A TIMOTHY J. PELAMATI; UNKNOWN SPOUSE OF TIMOTHY IOHN PELAMATI A/K/A TIMOTHY J. PELAMATI; UNKNOWN TENANT #1; UNKNOWN TENANT #2; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS,

CLAIMANTS are Defendants. The Clerk of the Court, Ken Burke, CPA will sell to the highest bidder for cash at www.pinellas.realforeclose.com on March 5, 2025 at 10:00:00 AM EST

DEVISEES, GRANTEES, OR OTHER

the following described real property as set forth in said Final Judgment, to wit: LOT 7, BLOCK 3, COLO-NIAL HEIGHTS REPLAT OF BLOCKS 1, 2, 3 AND 4 AND PLAT OF BLOCKS 5 AND 6 COLONIAL HEIGHTS 2ND ADDITION, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 4, PAGE 50, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORI-

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

IMPORTANT AMERICANS WITH DISABILI-TIES ACT: If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office. 400 S. Ft. Harrison Ave., Ste. rater FL 33756 (727) 464 300 Cle 4062 V/TDD; or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 23rd day of January, 2025. ALDRIDGE PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 By: John J. Cullaro 2025.01.23 15:18:57 -05'00' FBN: 66699 Primary E-Mail: Service Mail@aldridge pite.com1457-535B

Jan. 31; Feb. 7, 2025

25-00409N

FIRST INSERTION

NOTICE OF ACTION IN THE COUNTY COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION

Case No. 24-009218-CO HARBOR BLUFFS OWNERS' ASSOCIATION, INC., Plaintiff, vs. LUIS J. BATLLE, MICHELE

DIBONO, and UNKNOWN TENANT(S), Defendants.

TO: LUIS J. BATLLE

YOU ARE NOTIFIED that an action to enforce and foreclosure a lien on the following property in Pinellas County, Florida:

Lot 74, HARBOR BLUFFS, SECTION 4, according to map or plat thereof as recorded in Plat Book 50, Page 40, Public Records of Pinellas County, Florida. PARCEL ID NO.: 06-30-15-35802-000-0740 ("Property") Property Address: 906 Oakwood Drive, Belleair Bluffs, Florida 33770

A Lawsuit has been filed against you in Pinellas County Court, HARBOR BLUFFS OWNERS' ASSOCIA-TION, INC. v. LUIS J. BATLLE, MI-CHELE DIBONO, and UNKNOWN TENANT(S), and you are required to serve a copy of your written defenses, if any, on or before 30 days after the first publication of this Notice of Action, on Rabin Parker Gurley, P.A., Plaintiff's Attorney, whose address is 2653 Mc-

Cormick Drive, Clearwater, Florida 33759, and file the original with this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 South Fort Harrison Avenue, Suite 500, Clearwater, Florida 33756, (727)464-4062 V/TDD or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

WITNESS my hand and the seal of this Court on this 28th day of January, 2025.

Ken Burke, Clerk of Court BY: /s/ Thomas Smith DEPUTY CLERK

RABIN PARKER GURLEY, P.A. 2653 McCormick Drive Clearwater, Florida 33759 Telephone: (727)475-5535 Counsel for Plaintiff For Electronic Service: Pleadings@RPGLaw.com 10062-198

Jan. 31: Feb. 7, 2025 25-00453N

## FIRST INSERTION

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

DIVISION Case No. 18-003459-CI **Deutsche Bank National Trust** Company, as Trustee for Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2004-R8, Plaintiff, vs. John T. Page, et al.,

Defendant. NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 18-003459-CI of the Circuit Court of the SIXTH Judicial Circuit, in and for Pinellas County, Florida, wherein Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2004-R8 is the Plaintiff and John T. Page; Unknown Spouse of John T. Page are the Defendants, that Ken Burke, Pinellas County Clerk of Court will sell to the highest and best bidder for cash at, www.pinellas.realforeclose. com, beginning at 10:00 AM on the 5th day of March, 2025, the following described property as set forth in said

Final Judgment, to wit: LOT 15 AND THE WEST 1/2 OF LOT 16, BLOCK 4, FIRST ADDI-TION TO GAY SHORES SUBDI-VISION, ACCORDING TO THE PLAT THEREOF, AS RECORD-ED IN PLAT BOOK 27, PAGE 39. OF THE PUBLIC RECORDS OF

PINELLAS COUNTY, FLORIDA. TAX ID:

32/30/15/30456/004/0150 Any person claiming an interest in the surplus from the sale, if any, other than

the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. If you are a person with a disability who needs any accommodation in order

to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office. 400 S. Ft. Harrison Ave., Ste. 500 Clearwater, FL 33756, (727) 464-4062 (V/TDD) 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 impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 28th day of January, 2025.

BROCK & SCOTT, PLLC Attorney for Plaintiff 4919 Memorial Hwy, Suite 135 Tampa, FL 33634 Phone: (954) 618-6955 Fax: (954) 618-6954 FLCourtDocs@brockandscott.comBy /s/Justin J. Kelley Justin J. Kellev, Esq. Florida Bar No. 32106 File # 17-F03804 Jan. 31; Feb. 7, 2025

25-00457N

quired to serve a copy of your written de-

fenses if any, to the action on JANNEL P. SILVA, ESQ. of ROSALES|LOPEZ,

ATTORNEYS AT LAW, whose address

is 150 ALHAMBRA CIRCLE SUITE

900, CORAL GABLES, FL 33134,

eservice@dtmiamilaw.com; 786-505-

1024, on or before 30 Days after 1st

and

jpalenzuela@dtmiamilaw.com

## FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA

CASE NO.: 24-005267-CI FENNARIO INVESTMENTS, LLC, a Florida limited liability company, Plaintiff(s) vs. 5117 HOLDINGS, LLC, a Florida limited liability company, JUAN JOHN HENRY AARON A/K/A JOHN HENRY as Guarantor, and MICHAEL BROOKER, and any and all others in possession Defendant(s)

TO: 5117 HOLDINGS, LLC, a Florida limited liability company Last Known Address: 323 Sunny Isles Boulevard, 7th Floor Sunny Isles Beach, Florida 33160 JUAN JOHN HENRY AARON A/K/A JOHN HENRY AARON, Last Known Address: 323 Sunny Isles Boulevard, 7th Floor

Sunny Isles Beach, Florida 33160 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property in Pinellas County, Florida:

Lot 19, Rogers-Scott Subn, according to the map or plat thereof as recorded in plat Book 8. Page 5, Public Records of Pinellas County, Florida Property commonly known as 5117 16th Avenue S., Gulfport, Florida 33707 Folio No.: 28-31-16-76392-000-0190 (the "Property")

has been filed against you. You are re-

publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immedi ately after service; otherwise, a default will be entered against you for the relief demanded in the complaint. PUBLISHED IN: BUSINESS OB-SERVER - LEGAL DEPARTMENT. If you are a person with a disability

who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 500, Clearwater, FL 33756, Phone: 727.464.4062 V/TDD, or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

Dated 1/28, 2025

KEN BURKE Clerk of the Circuit Court and Comptroller 315 Court Street Clearwater. Pinellas County, FL 33756-5165 As Clerk of the Court By: /s/ Thomas Smith As Deputy Clerk

Jan. 31; Feb. 7, 2025

## JBSCRIBE TO THE BUSINESS OBSERVER

Call: (941) 362-4848 or go to: www.businessobserverfl.com



## SUBSEQUENT INSERTIONS

## --- TAX DEEDS ---

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that DANA H COOK FAMILY PARTNERSHIP LTD, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 08638

Year of Issuance: 2022

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

MIRABELLA TOWNHOMES SUB LOT 8 TOGETHER WITH USE OF

BOAT SLIP 2 PARCEL: 06-32-16-58203-000-0080

Name in which assessed:

CONNIE J PENTAUDI

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain  $\,$ assistance. Within two (2) working days of the publication of this NOTICE OF AP-PLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida 25-00094N

FOURTH INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that

RAM TAX LIEN FUND LP RTLF-

FL, LLC, the holder(s) of the following

certificate has/have filed for a tax deed

to be issued thereon. The certificate

number, year of issuance, property

description, and the names in which the

Said certificate embraces the following

described property in the County of Pi-

LAKE FOREST CONDO PHASE

9 BLDG 51, UNIT 5102 PARCEL: 20-30-16-47812-051-

Unless such certificate shall be

redeemed according to law, the property

described in such certificate will be

sold to the highest bidder at www.

pinellas.realtaxdeed.com on the 19th

day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or

5% of the high bid, whichever is greater,

must be deposited prior to sale and in

If you are a person with a disability

who needs accommodation in order to

participate in this proceeding, you are

entitled, at no cost to you, to the pro-

vision of certain assistance. Within two

(2) working days of the publication of

this NOTICE OF APPLICATION FOR

TAX DEED please contact the Human

Rights Office, 400 S Ft. Harrison Ave.,

Ste . 300, Clearwater, FL 33756 (727)

Jan. 10, 17, 24, 31, 2025 25-00073N

FOURTH INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that JPL

INVESTMENTS CORP AND OCEAN

BANK JPL INVESTMENTS CORP,

the holder(s) of the following certificate

has/have filed for a tax deed to be issued

thereon. The certificate number, year

of issuance, property description, and

the names in which the property was

Said certificate embraces the following

described property in the County of Pi-

FRUITLAND HEIGHTS BLK E,

PARCEL: 25-31-16-29664-005-

Unless such certificate shall be

redeemed according to law, the property

described in such certificate will be

sold to the highest bidder at www.

pinellas realtaxdeed com on the 19th

day of February, 2025 at 11:00 A.M.. A

nonrefundable deposit of \$200.00 or

5% of the high bid, whichever is greater,

must be deposited prior to sale and in

If you are a person with a disability

who needs accommodation in order to

participate in this proceeding, you are

entitled, at no cost to you, to the pro-

vision of certain assistance. Within two

(2) working days of the publication of

this NOTICE OF APPLICATION FOR

TAX DEED please contact the Human

Rights Office, 400 S Ft. Harrison Ave.,

Ste . 300, Clearwater, FL 33756 (727)

 $Jan.\ 10, 17, 24, 31, 2025 \quad \ 25\text{-}00087N$ 

KEN BURKE

and Comptroller

Clerk of the Circuit Court

Pinellas County, Florida

464-4062 (V/TDD)

accordance with F.S. 197.542(2).

Certificate Number: 07548

Year of Issuance: 2022

assessed are as follows:

nellas, State of Florida:

Name in which assessed:

JEROME B SMITH

0240

KEN BURKE

and Comptroller

Clerk of the Circuit Court

Pinellas County, Florida

464-4062 (V/TDD)

accordance with F.S. 197.542(2).

property was assessed are as follows:

Certificate Number: 05351

Year of Issuance: 2022

nellas, State of Florida:

Name in which assessed:

SHANA L S KOPP

5102

## Jan. 10, 17, 24, 31, 2025

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that BLACK CUB SB MUNI CUST FOR, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 04116 Year of Issuance: 2022

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

LANDMARK OAKS CONDO PHASE 14 BLDG 14, UNIT 1407 PARCEL: 16-28-16-49850-014-1407

Name in which assessed:

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Jan. 10, 17, 24, 31, 2025 25-00070N

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP RTLF-FL, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the operty was assessed are as follows

Certificate Number: 06302 Year of Issuance: 2022

Said certificate embraces the following described property in the County of Pinellas, State of Florida: FRAZE ACRES BLK 2, LOT 26

LESS E 25FT THEREOF & E 30FT OF LOT 27 PARCEL: 05-31-16-29430-002-

0260

Name in which assessed: MELINDA STEFFNY

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in

accordance with F.S. 197.542(2). If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Jan. 10, 17, 24, 31, 2025 25-00078N

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP RTLF-FL, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 07514

Year of Issuance: 2022

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

CROSSCITY BUSINESS BLOCK LOTS 8,9,10 & 11 AND ADJ VAC 20FT

PARCEL: 25-31-16-19656-000-0080

Name in which assessed:

RONALD HOLLINS, TRE 1757 16TH ST LAND TRUST

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF AP-PLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KÉN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida 25-00086N

Jan. 10, 17, 24, 31, 2025

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP RTLF-FL, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 05617 Year of Issuance: 2022

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

PINELLAS PARK BLK 51, LOT

PARCEL: 28-30-16-71064-051-0120

Name in which assessed: CAROL ANN STANTON

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Jan. 10, 17, 24, 31, 2025 25-00074N

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP RTLF-FL, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Ĉertificate Number: 05904

Year of Issuance: 2022 Said certificate embraces the following described property in the County of Pinellas, State of Florida:

ARCADIAN HEIGHTS BLK D. LOTS 11 AND 12 PARCEL: 35-30-16-01404-004-

0110 Name in which assessed:

HIRE LEVEL REALTY LLC Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

Clerk of the Circuit Court and Comptroller Pinellas County, Florida Jan. 10, 17, 24, 31, 2025 25-00075N

nellas, State of Florida:

BLK 3, LOT 24 PARCEL: 03-31-16-60876-003-0240

Unless such certificate redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Jan. 10, 17, 24, 31, 2025 25-00077N

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP RTLF-FL, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 01277

Year of Issuance: 2022

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

FAIRMONT SUB BLK B, LOT 7PARCEL: 10-29-15-26892-002-0070

Name in which assessed: STREET DREAMS IRREVOCABLE TRUST

CHERYL TRUEBLOOD TRE

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of 200.00 or 6% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF AP-PLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida 25-00063N

Jan. 10, 17, 24, 31, 2025

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED NOTICE IS HEREBY GIVEN that

RAM TAX LIEN FUND LP RTLF-FL, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 06202 Year of Issuance: 2022 Said certificate embraces the following

described property in the County of Pi-NORTH MIDWAY SUB NO. 1

Name in which assessed:

ANDY NGUYEN shall be

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP RTLF-FL, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 06366

Year of Issuance: 2022 Said certificate embraces the following described property in the County of Pinellas, State of Florida:

BAYNARD, LEE JR. NO. 2 BLK A, LOT 13 PARCEL: 06-31-16-03654-001-

0130 Name in which assessed:

ZW PROPERTIES LLC Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in

accordance with F.S. 197.542(2). If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Jan. 10, 17, 24, 31, 2025 25-00080N

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP RTLF-FL, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follow

Certificate Number: 08837

Year of Issuance: 2022 Said certificate embraces the following described property in the County of Pinellas, State of Florida:

PASS-A-GRILLE PLACE CON-DO UNIT E

PARCEL: 19-32-16-67778-000-0050 Name in which assessed:

CHERYL A MOUNTCASTLE DANIEL J MOUNTCASTLE Unless such certificate shall be

redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas realtaxdeed com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2)

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida  $Jan.\ 10,17,24,31,2025\quad 25\text{-}00095N$ 

## FOURTH INSERTION NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP RTLF-FL, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follow

Certificate Number: 07589 Year of Issuance: 2022 Said certificate embraces the following described property in the County of Pi-

nellas, State of Florida:

0250

HARRIS', T.C. & A.H. SUB LOTS 25 AND 26 AND ADJ VAC 5FT ON E PARCEL: 25-31-16-37152-000

Name in which assessed: WINSTON W WALTERS Unless such certificate shall be redeemed according to law, the property described in such certificate will be

sold to the highest bidder at www. pinellas realtaxdeed com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2) If you are a person with a disability

who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Jan. 10, 17, 24, 31, 2025 25-00088N

## FOURTH INSERTION

FOR TAX DEED NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP RTLF-FL, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the

property was assessed are as follows Certificate Number: 07962 Year of Issuance: 2022 Said certificate embraces the following

MAGNUS' REPLAT, JOHN K. BLK A, LOT 10 & S 19.75FT OF LOT 9

PARCEL: 27-31-16-54468-001-

0100 Name in which assessed:

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in

accordance with F.S. 197.542(2). If you are a person with a disability KEN BURKE

Clerk of the Circuit Court and Comptroller Pinellas County, Florida  $Jan.\ 10,17,24,31,2025 \quad \ 25\text{-}00091N$ 

NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP RTLF-FL, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the

Certificate Number: 08627 Year of Issuance: 2022

WILLIAM L EDWARDS

accordance with F.S. 197.542(2). If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727)

KEN BURKE  $Jan.\ 10,17,24,31,2025\quad 25\text{-}00093N$ 

KEN BURKE

## NOTICE OF APPLICATION

described property in the County of Pi-

VANESSA WAISOME

who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

## FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED

rty was assessed are as follows

nellas, State of Florida:

PARCEL: 06-32-16-09594-001-0130 Name in which assessed: MICHAEL S SYLVIA

described in such certificate will be sold to the highest bidder at www. nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater. must be deposited prior to sale and in

and Comptroller Pinellas County, Florida

## Said certificate embraces the following described property in the County of Pi-BOCA CIEGA ISLE BLK A, LOT

Unless such certificate shall be redeemed according to law, the property ninellas realtaydeed com on the 19th day of February, 2025 at 11:00 A.M.. A

464-4062 (V/TDD)

Clerk of the Circuit Court

## --- TAX DEEDS ---

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that BLACK CUB SB MUNI CUST FOR. the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 05043

Year of Issuance: 2022

Said certificate embraces the following described property in the County of Pinellas,

F/K/A WOODSIDE VILLAGE CONDO BLDG 17, UNIT 1703C N/K/A WOODSIDE VILLAGE CONDO BLDG 17, UNIT 1703C TOGETHER WITH THE USE OF PARKING SPACE 1703-C

PARCEL: 31-29-16-99081-017-7033

Name in which assessed:

MICHELLE BRANAM

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF AP-PLICATION FOR TAX DEED please contact the Human Rights Office,  $400~\mathrm{S}$  Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)  $\,$ 

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida 25-00072N

Jan. 10, 17, 24, 31, 2025

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that DANA H COOK FAMILY PARTNERSHIP LTD, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 04695

Year of Issuance: 2022

Said certificate embraces the following described property in the County of Pinellas,

ON TOP OF THE WORLD UNIT 7 CONDO BLDG 7, APT 30 (WING "B" SOUTH)

PARCEL: 06-29-16-64003-007-0300

Name in which assessed:

KRISTINE LAWRENCE

LAWRENCE, RICHARD

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00  $\,$ or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF AP-PLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KÉN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida 25-00071N

Jan. 10, 17, 24, 31, 2025

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that BLACK CUB SB MUNI CUST FOR, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 01247 Year of Issuance: 2022

Said certificate embraces the following described property in the County of Pinellas, State of Florida: NICHOLSON'S, IRA E. ADD BLK 2, LOT 1 LESS W 76FT MOL

PARCEL: 09-29-15-60102-002-0010

Name in which assessed: CHERYL TRUEBLOOD, TRE

STREET DREAMS IRREVOCABLE TRUST

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF AP-PLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KÉN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida 25-00062N

Jan. 10, 17, 24, 31, 2025

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP RTLF-FL, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 06887 Year of Issuance: 2022

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

CORSON'S SUB BLK 16, LOT 2  $\,$ PARCEL: 15-31-16-18288-016-0020

Name in which assessed: WILETTE M AMENDOLA

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave... Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida

Jan. 10, 17, 24, 31, 2025 25-00084N

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP RTLF-FL. LLC. the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 06920 Year of Issuance: 2022

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

SUMMIT LAWN LOT 63 PARCEL: 15-31-16-86130-000-0630

Name in which assessed:

CHELSEA CREEK LLC Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave.. Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court

and Comptroller Pinellas County, Florida

Jan. 10, 17, 24, 31, 2025 25-00085N

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that BLACK CUB SB MUNI CUST FOR, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 06430 Year of Issuance: 2022

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

PINE BAY PARK BLK B, LOT 40 PARCEL: 06-31-16-68976-002-0400

Name in which assessed:

ZW PROPERTIES LLC Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida

Jan. 10, 17, 24, 31, 2025 25-00082N

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP RTLF-FL. LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows: Certificate Number: 01750

Year of Issuance: 2022 Said certificate embraces the following described property in the County of Pinellas, State of Florida:

CAROLINA TERRACE BLK B, LOT 8

PARCEL: 22-29-15-13662-002-

Name in which assessed: OBEDIAH WHITE EST

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Jan. 10, 17, 24, 31, 2025 25-00064N

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP RTLF-FL. LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 02560 Year of Issuance: 2022

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

MARTIN TERRACE 1ST ADD LOT 108 PARCEL: 09-30-15-55728-000-1080

Name in which assessed: SANDRA KEY, EST

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD) KEN BURKE

Clerk of the Circuit Court and Comptroller Pinellas County, Florida Jan. 10, 17, 24, 31, 2025 25-00066N

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that BLACK CUB SB MUNI CUST FOR, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

ST PETERSBURG BEACH RE-PLAT BLK 41, LOT 9

0090 Name in which assessed:

ELIZABETH ANDREWS

described in such certificate will be sold to the highest bidder at www. pinellas realtaxdeed com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida

## FOURTH INSERTION

## NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that BLACK CUB SB MUNI CUST FOR, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 06367 Year of Issuance: 2022

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

BAYNARD, LEE JR. NO. 2 BLK A. LOT 14 PARCEL: 06-31-16-03654-001-

Name in which assessed

ZW PROPERTIES LLC Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater. must be deposited prior to sale and in

accordance with F.S. 197.542(2). If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Jan. 10, 17, 24, 31, 2025 25-00081N

## FOURTH INSERTION

## NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that BLACK CUB SB MUNI CUST FOR, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 07870 Year of Issuance: 2022 Said certificate embraces the following described property in the County of Pinellas. State of Florida:

TROTTER SUB E 27FT OF LOT

15 & W 18FT OF LOT 16 PARCEL: 26-31-16-92430-000-Name in which assessed

BERTHA L LETTHAND Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www pinellas realtaxdeed com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in

accordance with F.S. 197.542(2). If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave.. Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

Jan. 10, 17, 24, 31, 2025 25-00089N

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP RTLF-FL, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Ĉertificate Number: 06456 Year of Issuance: 2022 Said certificate embraces the following described property in the County of Pinellas, State of Florida:

SUNNYDALE NORTHS ANNEX BLK B, LOTS 4 & 5 NORTHSIDE PARCEL: 06-31-16-86796-002-

Name in which assessed KIMBERLY C KIEFT Unless such certificate

shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

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KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Jan. 10, 17, 24, 31, 2025 25-00083N

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP RTLF-FL, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Year of Issuance: 2022 Said certificate embraces the following described property in the County of Pinellas, State of Florida:

Certificate Number: 07905

BRUNSON-DOWELL SUB NO. 1 I OT 222 PARCEL: 27-31-16-12474-000-

2220 Name in which assessed

T K STYLE PROPERTIES LLC Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave. Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Jan. 10, 17, 24, 31, 2025 25-00090N

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that BLACK CUB SB MUNI CUST FOR, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 08074 Year of Issuance: 2022 Said certificate embraces the following described property in the County of Pinellas, State of Florida:

DISSTON BLVD HEIGHTS LOT 23 PARCEL: 28-31-16-21204-000-0230

Name in which assessed:

DONALD J GREGORY Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www pinellas realtaxdeed com on the 19th day of February, 2025 at 11:00 A.M.. A

nonrefundable deposit of \$200.00 or

5% of the high bid, whichever is greater,

must be deposited prior to sale and in

accordance with F.S. 197.542(2) . If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Jan. 10, 17, 24, 31, 2025 25-00092N

Certificate Number: 03625 Year of Issuance: 2022 Said certificate embraces the following described property in the County of Pinellas, State of Florida:

PARCEL: 36-31-15-77994-041-

Unless such certificate shall be redeemed according to law, the property

who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727)

Jan. 10, 17, 24, 31, 2025 25-00069N

## FOURTH INSERTION

## NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP RTLF-FL, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the

Year of Issuance: 2022 Said certificate embraces the following described property in the County of Pinellas, State of Florida:

property was assessed are as follows:

Certificate Number: 09496

GLENWOOD PARK BLK D, LOT 22 PARCEL: 30-31-17-31284-004-

Name in which assessed

T K STYLE PROPERTIES LLC Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas realtaxdeed com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave. Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD) KEN BURKE

Clerk of the Circuit Court and Comptroller Pinellas County, Florida Jan. 10, 17, 24, 31, 2025 25-00096N



## What is a public notice?

KEN BURKE

and Comptroller

Clerk of the Circuit Court

Pinellas County, Florida

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.

25-00320N

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

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

Extra Space Storage 4495 49th St N. St. Petersburg FL,33709 on February 13, 2025

Anthony Sciriha - Household Goods/Furniture Jason Malina - Car parts Rebecca Dawes - tv, couch, bedding Dorris Wright - Personal items

Joshua Szydlik - Household Goods/Furniture Jovita Rich - Household Goods/Furniture Stephen Cowdery - Household Goods/Furniture Romona Bouyer - Household Goods/Furniture

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. January 24, 31, 2025

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

Space Center, LLC, on behalf of itself will hold a public auction to sell personal property described below belonging to those individuals listed below located at 1680 North Hercules Avenue, Unit D, Clearwater, Florida 33765 on February 14, 2025 at

## Contents Name

Vintage various lamps, chairs-various styles, sewing table, right handed school desk, glass top table, three drawer desk, various mirrors, head and foot boards, glass tables, antique rocking baby bed, tricycle-toddler, various pillows-throws, suitcases/cases with locks, various china, desk with chair, various lamp shades and lamps, hose, hose holder, various paintings/art pieces, various desks, metal cabinets/drawers, two seater leather couch, large screen deep TV, various hutches, antique bicycles, various display cabinets and cases, sewing desk, Taylor ice cream maker, outside light fixtures, side tables, antique luggage, boot shine booth, antique golf clubs, antique elliptical, sitting chairs, various pictures, deep freezer, couches, wooden tables, folding tables, rugs and carpets, Coca Cola vending machine, vintage hazel glass trays and cups, crystal glassware and china, antique photo album, sanitary scale, physical scale, smocks, camera equipment, sewing equipment, gas masks, display tables, light fixtures-hanging, various china sets, various wooden furniture, gambling machines, art work, antique mirrors, fire places, mannequins, coin gumball machine, pool set, spinning globe, bookshelves, various knickknacks, organ/pianos, grandfather clocks, skis, air mattress with collapsible frame, projector, video equipment, cat crate, barn doors

Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Space Center, LLC may refuse any bid and may property. Sale is subject to cancellation in the event of settlement between owner and obligated party.

25-00361N January 24, 31, 2025

## NOTICE OF FINDING OF NO SIGNIFICANT IMPACT AND NOTICE OF INTENT TO REQUEST RELEASE OF FUNDS

## January 24, 2025

Florida Housing Finance Corporation 227 North Bronough St., Suite 5000 Tallahassee, FL 32301-1329

These notices shall satisfy two separate but related procedural requirements for activities to be undertaken by the Florida Housing Finance Corporation.

## REQUEST FOR RELEASE OF FUNDS

On or about February 11, 2025 the Florida Housing Finance Corporation (FHFC) will submit a request to the U.S. Department of Housing and Urban Development (HUD) for the release of a State Apartment Incentive (SAIL) and Home Investment Partnership Program American Rescue Plan (HOME-ARP) loan for the financing for Smaller Developments for Persons with Special Needs, under 24 CFR Part 92 under Title II of the Cranston-Gonzalez National Affordable Housing Act (NAHA), in accordance with Section 288 (42 U.S.C. 12838), as amended, to undertake a project known as The Point located at 3901 46th Avenue North, Unincorporated Pinellas County, Florida. The proposed development is for the construction of three residential buildings consisting of 17 one-bedroom/one-bathroom units. Construction costs are estimated at \$6,323,409.00 to be partially funded with SAIL financing in an amount of up to \$4,065,411.00 and HOME-ARP financing in an amount of up to \$2,067,000.00. As stipulated by HUD, an Environmental Review is required of the subject property according to 24 CFR Part 58.

## FINDING OF NO SIGNIFICANT IMPACT

The Florida Housing Finance Corporation has determined that the project will have no significant impact on the human environment. Therefore, an Environmental Impact Statement under the National Environmental Policy Act of 1969 (NEPA) is not required. Additional project information is contained in the Environmental Review Record (ERR) on file at Florida Housing Finance Corporation, 227 North Bronough Street, Suite 5000, Tallahassee, FL 32301-1329, and may be examined or copied weekdays 9:00 AM to 4:00 PM.

## PUBLIC COMMENTS

Any individual, group, or agency may submit written comments on the ERR to Florida Housing Finance Corporation, 227 North Bronough Street, Suite 5000, Tallahassee, FL 32301-1329, Attention: Ms. Angeliki Sellers or via e-mail at ERRComments@ floridahousing.org. All comments received by February 10, 2025, will be considered by the Florida Housing Finance Corporation prior to authorizing submission of a request for release of funds. Comments should specify which Notice they are addressing.

## ENVIRONMENTAL CERTIFICATION

The Florida Housing Finance Corporation certifies to the U.S. Department of Housing and Urban Development (HUD) that Ms. Angeliki Sellers, in her capacity as Chief Finance Corporation (HUD) that Ms. Angeliki Sellers, in her capacity as Chief Finance Corporation (HUD) that Ms. Angeliki Sellers, in her capacity as Chief Finance Corporation (HUD) that Ms. Angeliki Sellers, in her capacity as Chief Finance Corporation (HUD) that Ms. Angeliki Sellers, in her capacity as Chief Finance Corporation (HUD) that Ms. Angeliki Sellers, in her capacity as Chief Finance Corporation (HUD) that Ms. Angeliki Sellers, in her capacity as Chief Finance Corporation (HUD) that Ms. Angeliki Sellers, in her capacity as Chief Finance Corporation (HUD) that Ms. Angeliki Sellers, in her capacity as Chief Finance Corporation (HUD) that Ms. Angeliki Sellers, in her capacity as Chief Finance Corporation (HUD) that Ms. Angeliki Sellers, in her capacity as Chief Finance Corporation (HUD) that Ms. Angeliki Sellers, in her capacity as Chief Finance Corporation (HUD) that Ms. Angeliki Sellers, in her capacity as Chief Finance Corporation (HUD) that Ms. Angeliki Sellers, in her capacity (HUD) that Ms. Angeliki Sellers, in her cap nancial Officer of the FHFC, consents to accept the jurisdiction of the Federal Courts if an action is brought to enforce responsibilities in relation to the environmental review process and that these responsibilities have been satisfied. HUD's approval of the certification satisfies its responsibilities under NEPA and related laws and authorizes and allows FHFC to use Program funds.

## OBJECTIONS TO RELEASE OF FUNDS

HUD will accept objections to its release of fund and the Florida Housing Finance Corporation's certification for a period of fifteen (15) days following the anticipated submission date or its actual receipt of the request (whichever is later) only if they are on one of the following bases: (a) the certification was not executed by the Certifying Officer of the Florida Housing Finance Corporation; (b) the Florida Housing Finance Corporation has omitted a step or failed to make a decision or finding required by HUD regulations at 24 CFR Part 58; (c) the grand recipient has committed funds or incurred costs not authorized by 24 CFR Part 58 before approval of a release of funds by HUD; or (d) another Federal agency acting pursuant to 40 CFR Part 1504 has submitted a written finding that the project is unsatisfactory from the standpoint of environmental quality. Objections must be prepared and submitted via email in accordance with the required procedures (24 CFR Part 58, Sec. 58.76) and shall be addressed to Ms. Tonya R. Madison, Sr. CPD Representative/Program Environmental Specialist, U.S. Department of Housing & Urban Development, Community Planning & Development Division, Jacksonville Field Office, 400 W. Bay Street, Suite 1015, Jacksonville, FL 32202. Potential objectors should contact the HUD Jacksonville Field Office via email to Tonya.R.Madison@hud.gov to verify the actual last day of the objection period.

Ms. Angeliki Sellers, Chief Financial Officer, Florida Housing Finance Corporation

Notice is hereby given that on February 10, 2025 at 1:00pm, the following personal property will be sold at public auction pursuant to F.S. 715.109. 1975 MERC 036105531. Last Tenants: Linda Erickson, Robert Strathmann, and all unknown parties, beneficiaries, and heirs. Sale to be at 1610 W. Bay Drive Largo Florida 33770

PINELLAS COUNTY

--- PUBLIC SALES ---

SECOND INSERTION

Notice of Public Sale

January 24, 31, 2025

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 930 Pasadena Ave S. South Pasadena FL 33707 on February 12, 2025 at 1:00 PM

Lisa Liegl - 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

January 24, 31, 2025

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:  $5890\ 54\text{th}$  Ave. N, Kenneth City, FL 33709 on February 13, 2025 at 11:30 AM

Roytesha Kong - furniture, 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 Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. January 24, 31, 2025

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

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

 $3201\,32\mathrm{nd}$  Ave S St. Petersburg FL, 33712February 14, 2025 at 10:30am

Jessica Garvin - Bedroom set living room and boxes of 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 Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. January 24, 31, 2025 25-00301N

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 4319 Duhme Rd. St Petersburg Fl. 33708

Auction date is 02/12/2025 @ 10:30 AM

Timothy Brill - misc. and boat stuff

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 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 24, 31, 2025 25-00348N

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 2925 Tyrone Blvd N, St. Petersburg, FL. 33710, on  $2/14/2025@11:30\mathrm{AM}$ 

Kelly Mills [fishing poles and household goods] Wendy Monroe[household goods, furniture, exercise equipment, tool boxes, electric

Linnell Baker[household goods and furniture]

Marquetta Reid[electronics, salon chair, shelving] 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 24, 31, 2025

25-00347N

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

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

 $1650\ 7\text{th}$  Ave N St Petersburg FL 33713 February 13th 2025, at 11:15am

Willie Albert- Household items Allen Ruth - Household items Zabrina Suarez -Household items Courtney Murray- 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 Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. January 24, 31, 2025 25-00299N

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

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

Life Storage 1159 94th Ave N. St. Petersburg FL,33702 on February 12, 2025, at 12:30 PM

Ronald Lane Harvtra Williams Jason Hardy James Strother Albrina Frasier Margaret Collins Claudel St Germain Lanjaniece Patrick William Wells Paul Hadnot Jeff Seitz

Clothes, boxes, E Bike Tripods, Christmas tree king bed, book shelfs dresser Speakers, tools, outdoor etc. Totes, luggage, dog kennel Hand Cart, dog crate, barstools Barstools boxes speaker Clothes, baskets, totes Totes, table. Dog ramp couch, totes, chairs Cooler, boxes

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. January 24, 31, 2025

## SECOND INSERTION SECOND INSERTION

## NOTICE OF PUBLIC SALE

Notice is hereby given that on 02/07/2025 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1984 CORO mobile home bearing the Vehicle Identification Numbers 2C7342A and 2C7342B and all personal items located inside the mobile home. Last Tenant: Thomas William Tucker. Sale to be held at: Ranchero Village MHC, 7100 Ulmerton Road, Largo, Florida 33771, (727) 536-5573.

January 24, 31, 2025 25-00370N

## NOTICE OF PUBLIC SALE

Notice is hereby given that on 02/07/2025 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1979 TROP mobile home bearing the Vehicle Identification Numbers 2681A and 2681B and all personal items located inside the mobile home. Last Tenant: Robert Curtis Askey Jr. Sale to be held at: Ranchero Village MHC, 7100 Ulmerton Road, Largo, Florida 33771, (727) 536-5573.

January 24, 31, 2025 25-00369N

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

The following personal property of Robert Raymond Dumas and Dawn Muzzio at 29141 U.S. Hwy 19 North Lot 147, Clearwater FL 33761 will, on February 11, 2025 at 9:00 a.m., be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109: at the Riviera Estate office of 29141 U.S. Hwy 19 North Clearwater FL. 33761

YEAR/MODEL 1972/BUDDVIN# BF3728F Title# 0005482084 Additional personal property unknown

PREPARED BY MARK C. PAYNE, Esq. Agent for Riviera Estates Limited Partnership P.O. Box 1061 Tampa, Florida 33601-1061 Telephone: 813-223-6882 January 24, 31, 2025

25-00346N

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 7220 4th St N St. Petersburg FL 33702

Anthony Barlow - house hold goods William Pinnick-household items Jennifer Jolicoeur- household items Pongpayom Patlada- household items.

February 14, 2025 at 1:00PM

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 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 24, 31, 2025 25-00321N

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

TROPICANA MINI STORAGE – LARGO, located at 220 Belcher Rd., Largo, FL 33771, gives notice that the following units will be advertised and sold by competitive bidding on www.storagetreasures.com to satisfy the owner's lien.

#D057 - David F Abbott, #D211 - Eugene Bell, #E077 - Laura Fagan, #E088 - Kiersten Taylor, #H237 - Hunter L Lane, #H248 - Jeffrey Thiesing, #I047 - Tammy Wright

The bidding will CONCLUDE, and the Lien sale will be deemed Complete upon the owner's acceptance of a bid on Monday, Feb. 10th, 2025 @ 10:00AM. Purchases must be made with cash only and paid at the above referenced facility to finalize the transaction. Tropicana Mini Storage - Largo may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. January 24, 31, 2025

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: Extra Space Storage 1855 32nd St. N St. Petersburg, FL 33713 on February 13, 2025, at 10:30 AM.

9colorsignitiontive - Boxes, Documents, Electronics, Furniture Arrol Bethune - Boxes, Clothing, Documents, Electronics, Toys

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

January 24, 31, 2025

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: Extra Space Storage 950 Pasadena Ave S, South Pasadena, FL 33707

February 13, 2025 12:30 p.m.

Daniel Patrick ONeill- Collectibles, seasonal items, boxes

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property January 24, 31, 2025

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals at the location indicated: 6901 Park Blvd N Pinellas Park, FL 33781

February 12th, 2025 at 12:15pm

Michelle Young: Rocking Chair ,Totes, Holiday Decorations, Bags, Fish Tank ,

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 24, 31, 2025

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

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

Extra Space Storage 2950 Gandy Blvd, St. Petersburg, FL 33702, February 13th, 2025 @ 12:15PM.

Name Contents Furniture, Household Items, Personal Items Marcus McTeer

This 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 24, 31, 2025

## --- ESTATE ---

## SECOND INSERTION

## NOTICE TO CREDITORS The administration of the estate of Paul Everett Anderson, deceased, File Num-

ber file #24-005123-ES, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is Ken Burke, Clerk of Court, Probate Division, RM 106, 315 Court St., Clearwater, FL 33756 The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons, who have claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, and who have been served a copy of this notice, must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AF-TER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS AND OBJECTIONS NOT SO FILED 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 THE FIRST PUBLI-CATION OF THIS NOTICE IS JANU-ARY 24, 2025

## Personal Representative: Daniel Anderson 14805 Oakline Rd. Poway, CA 92064

Attorney for Personal Representative: Digitally signed by trust
Date: 2024.12.18 11:20:52 - 05'00' Robert T. Smallwood II 2100 Constitution Blvd Sarasota, FL 34231 Telephone: (941) 349-6066 25-00329N January 24, 31, 2025

## SECOND INSERTION

## NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-000432-ES IN RE: ESTATE OF ROBERT GERARD HARTLING,

aka ROBERT G. HARTLING

Deceased. The administration of the estate of ROBERT GERARD HARTLING, also known as ROBERT G. HARTLING, deceased, whose date of death was November 17, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. 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 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 24, 2025 JAMES E. HARTLING Personal Representative

604 South Washington Square, #1307 Philadelphia, PA 19106 CHASE L. WILSEY Attorney for Personal Representative Florida Bar No. 1035227 Fisher & Wilsey, P.A. 1000 16th Street North St. Petersburg, Florida 33705 Telephone: 727-898-1181 Email: cwilsey@fisher-wilsey-law.com

25-00341N

eoldja@fisher-wilsey-law.com

January 24, 31, 2025

SECOND INSERTION

NOTICE TO HEIRS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION FILE NO: 25-000193-ES In Re The Estate of RITA DOEHRING BRANDL

Deceased. The administration of the Estate of RITA DOEHRING BRANDL, deceased, who died on AUGUST 3, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is the Honorable Cynthia Joan Newton, 1545 1st Avenue North, #402, St. Petersburg, Florida, 33701. The name and address of the petitioner is set forth below.

There is an action pending in the Circuit Court for Pinellas County, Florida, Probate Division, related to the estate of the decedent. The Court was petitioned to open an estate on behalf a party injured by the decedent in an auto accident. After diligent search, the petitioner, Aaron J. Bedy, Esq., is not aware of any living relatives of the decedent and has requested the Court appoint him as personal representa-

Pursuant to Florida Statutes  $49.011,\, this$  notice will be published for four consecutive weeks and any heirs of the decedent who have priority in preference in appointment as personal representative shall contact either the petitioner or the court and request to be appointed as personal representa-tive or consent to the relief requested in the Petition for Formal Administration filed on January 8, 2025.

If any relatives of the decedent fail to contact the court or the petitioner, an order will be entered by the Court appointing the petitioner as personal representative and authorizing the administration of the estate.

The date of first publication of this notice is January 24, 2025. By: /s/ Aaron J. Bedy Petitioner Bedy Law, PLLC 13043 West Linebaugh Avenue Tampa, Florida 33626 727-308-0529 Florida Bar No.: 99293 aaron@bedylaw.com Jan. 24, 31; Feb. 7, 14, 2025

25-00359N

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION

## FILE NO. 24-011723-ES IN RE: ESTATE OF BRUCE ROBINSON, DECEASED.

The administration of the estate of BRUCE ROBINSON, deceased, whose date of death was September 22, 2024, is pending in the Circuit Court for PI-NELLAS County, Florida, Probate Division, the address of which is 315 Court St, Clearwater, FL 33756. 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 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 or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228 applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211.

All 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 24, 2025.

## Personal Representative: CARMEN BOYD

5858 Central Ave St. Petersburg, FL 33707 Attorney for Personal Representative: Bruce Marger, Esq. BATTAGLIA, ROSS, DICUS & McQUAID, P.A. 5858 Central Ave., St. Petersburg, FL 33707 (727) 381-2300 FBN: 50380 Primary Email: bmarg@brdwlaw.com January 24, 31, 2025 25-00310N SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA

PROBATE FILE NO. 21-008664-ES IN RE: ESTATE OF PETER CERUZZI, Deceased.

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

The administration of the estate of PETER CERUZZI, deceased, File Number 21-008664-ES, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attor-

ney are set forth below.
ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the decedent and other persons having claims or de-mands 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 733.2121 OF THE FLORI-DA PROBATE CODE WILL BE FOR-EVER BARRED.

The date of the first publication of this Notice is January 24, 2025.
PERSONAL REPRESENTATIVE:

## MARK HIGLEY

406 ANTOINETTE DRIVE WILMINGTON, NC 28412 ATTORNEYS FOR PERSONAL REPRESENTATIVE: DAVID J. SOCKOL, ESQ. 325 5TH STREET SOUTH ST. PETERSBURG, FLORIDA 33701 SOCKOLPA@SOCKOL.COM

January 24, 31, 2025 25-00311N

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 24-011491-ES-003 IN RE: ESTATE OF MARY E. CHAVANNE

Deceased. The administration of the estate of Mary E. Chavanne, deceased, whose date of death was August 15, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division. the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's

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

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

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

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

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

The date of first publication of this notice is January 24, 2025.

## Personal Representative: Herbert H. Chavanne

15 Kelleys Trail Oldsmar, Florida 34677 Attorney for Personal Representative: Richard A. Venditti Florida Bar Number: 280550 500 East Tarpon Avenue Tarpon Springs, FL 34689 Telephone: (727) 937-3111 Fax: (727) 938-9575 E-Mail: richard@tarponlaw.com Secondary E-Mail: celeste@tarponlaw.com January 24, 31, 2025 25-00319N

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION CASE NO. 24-011571-ES

IN RE: ESTATE OF EARL F. HACKETT, Deceased.

The administration of the Estate of Earl F. Hackett, deceased, whose date of death was October 10, 2024, Case Number 24-011571-ES, is pending in the Probate Court, Pinellas County, Florida, the address of which is: Pinellas County Courthouse - Clearwater, 315 Court Street, Room 106, Clearwater, Florida 33756. The names and addresses of the petitioner and the petitioner's attorney

are set forth below.

All creditors of the decedent, and other persons having claims or demands against the decedent's estate on whom a copy of this notice has been served must file their claims with this court, WITHIN THE LATER OF THREE MONTHS (3) AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS (30) 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 THREE MONTHS (3) AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of the first publication of this notice is January 24, 2025.

## Karen Hueston-Hackett Petitioner

26 Middletown Avenue Atlantic Highlands, NJ 07716 Attorney for Petitioner Rvan Shirley, Esq. Florida Bar No.: 99157 rshirley@ryanslaw.net Ryan Shirley Law, P.A. 901 Northpoint Parkway, Ste. 310 West Palm Beach, FL 33407 Tel.: (561) 660-8613

January 24, 31, 2025 25-00315N

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 24-011990-ES IN RE: ESTATE OF

MARCEL ROBERT RUTIHAUSER, Deceased.

The administration of the estate of Marcel Robert Rutishauser, deceased, whose date of death was November 3, 2024, is pending in the Circuit Court for PINELLAS County, Florida, Probate Division, the address of which is 545 1st Avenue N, St. Petersburg, Florida 33701. The names and addresses of the personal representative and the personal representative's attorney are

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

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

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

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

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

The date of first publication of this notice is January 24, 2025.

## **Personal Representative:** AGNIESZKA GNICH NASSO

743 Ponce De Leon Dr. St. Petersburg, Florida 33715 Attorney for Personal Representative: JAMES R. (RUSTY) SPOOR Florida Bar Number: 27058 SPOOR LAW, P.A. 877 Executive Center Dr. W., Suite 100 St. Petersburg, FL 33702 Telephone: (727) 822-4355 January 24, 31, 2025 25-00352N SECOND INSERTION

NOTICE OF ADMINISTRATION AND NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY

STATE OF FLORIDA CASE NO.: 24-011876-ES **Division: Probate** IN RE: ESTATE OF DIANE E. TAGUE, Deceased.

The administration of the Estate of DIANE E. TAGUE, deceased, Case No.: 24-011876-ES, is pending in the Circuit Court for Pinellas County, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756.

The name and address of the Personal Representative and the Personal Representative's attorney are set forth below. ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All persons on whom this Notice is served who have objections that challenge the validity of the will, the qualifications of the Personal Representative, venue or the jurisdiction of this Court are required to file their objections with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All creditors of the decedent and other persons having claims or demands against the decedent's estate on whom a copy of this notice is served within three months after the date of first publication of this notice must file their claims or demands WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of decedent and persons having claims or demands against the decedent's estate must file their claims with this Court WITHIN THREE MONTHS AFTER THE DATE OF FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS, DEMANDS AND OBJECTIONS NOT SO FILED WILL BE FOREVER BARRED.

The date of first publication of this notice is January 24, 2025.

## TRACEY CRONKITE Personal Representative

Sean W. Scott, Esq. Scott Law Offices, WLAW, P.A. Attorney for Petitioner 3233 East Bay Dr., Ste. 104 Largo, FL 33771-1900 Telephone: (727) 539-0181 Florida Bar No. 870900 Primary Email: swscott@virtuallawoffice.com Secondary Email: wlawprobate2@gmail.com 25-00367N January 24, 31, 2025

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File Number: 2024-005981-ES IN RE: ESTATE OF Janet Matey Alexander, Deceased.

The administration of the estate of Janet Matey Alexander, deceased, whose date of death was April 30, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Room 106, Clearwater, FL 33756. 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 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 WITH-IN 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 the first publication of this notice is 1/24/2025.

## Personal Representative: Cynthia Williams 2461 West State Road 426, Suite 1001

Oviedo, FL 32765 Attorney for Personal Representative: Nancy S. Freeman Florida Bar No. 968293 Primary email: nfreeman@nfreemanlaw.com Secondary email: mschaffer@nfreemanlaw.com Nancy S. Freeman, P.A. 2461 West State Road 426, Suite 1001 Oviedo, FL 32765 Telephone: (407) 542-0963 Fax: (407) 366-8149 January 24, 31, 2025 25-00336N

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY,

FLORIDA PROBATE DIVISION FILE NO. 24-011549-ES IN RE: ESTATE OF KEVIN M. DONACHY, Deceased.

This administration of the estate of KEVIN M. DONACHY, deceased, whose date of death was September 30, 2024, File Number 24-011549-ES, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 545 First Avenue North, St. Petersburg, FL 33701. 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 STATUTES WILL BE FOREVER

IN ADDITION TO THE TIME LIM-ITS SET FORTH IN SECTION 733.702 OF THE FLORIDA STATUTES, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The first date of publication of this

notice is: January 24, 2025 PATRICIA D. TRAVERS

Personal Representative 1060 South Drive Waterford, PA 16441

/s/ Chelsea Scott Chelsea Scott, Esq. Attorney for Personal Representative Florida Bar No. 119394 Fresh Legal Perspective, PL 6930 W. Linebaugh Avenue Tampa, Florida 33625 813-448-1042 Service@FLPLawFirm.com CScott@FLPLawFirm.com January 24, 31, 2025 25-00339N

## SECOND INSERTION

NOTICE TO CREDITORS THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR THE COUNTY OF PINELLAS - STATE OF FLORIDA PROBATE DIVISION

## File No.: 2024-CP-011247-ES IN RE ESTATE OF JEFFREY P. McKENNA

Deceased. The administration of the Estate of JEFFREY P. McKENNA, deceased, whose date of death was June 5, 2023 is pending in the Circuit Court for Pinellas County Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756, under File No.: 2024-CP-011247-ES. The name and address of the personal representative and the personal representative's attorney are set forth below. The first publication of this Notice is on January

24, 2025. 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 THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICA-TION OF THIS NOTICE OR WITHIN THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against the decedent's estate, must file their claims with this Court WITHIN THREE (3) MONTHS AF-TER THE DATE OF THE FIRST PUB-LICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED 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.

Dated: January 17, 2025 Elena Lamb, Personal Representative

c/o Paul J. Bupivi, Esq 330 S. Pineapple Avenue, Suite 110 Sarasota, Florida 34236

Tel.: (941) 404-6360 Paul J. Bupivi /s/ Paul J. Bupivi, Esq. (FL Bar #94635) Attorney for the Personal Representative 330 S. Pineapple Avenue, Suite 110 Sarasota, Florida 34236 Tel.: (941) 404-6360 Email: paul@bupivilaw.com

25-00337N

January 24, 31, 2025

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA

PROBATE DIVISION File No. 24-011279-ES IN RE: ESTATE OF LEON HIGHSMITH JR,

LEON HIGHSMITH

Deceased. The administration of the estate of LEON HIGHSMITH JR, also known as  $\,$ LEON HIGHSMITH, deceased, whose date of death was July 23, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. 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 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 SEC-TION 733.702 WILL BE FOREVER

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

The date of first publication of this notice is: January 24, 2025.

> EDNA WILSON Personal Representative 4500 52nd Avenue South St. Petersburg, FL 33711

Robert D. Hines, Esq. Attorney for Personal Representative Florida Bar No. 413550 Ryne E. Hartt, Esq. Florida Bar No. 1011330 Hines Norman Hines, P.L. 315 S. Hyde Park Ave Tampa, FL 33606 Telephone: 813-251-8659 Email: rhines@hnh-law.com Secondary Email: rhartt@hnh-law.com January 24, 31, 2025 25-00313N

## --- ESTATE ---SECOND INSERTION

## NOTICE TO CREDITORS (Intestate)

IN THE CIRCUIT COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA

PROBATE DIVISION

CASE NO: 24-011697-ES-04 IN RE: ESTATE OF PER-OLOF WERNER OLOFSSON,

Decedent.

The administration of the Estate of Per-Olof Werner Olofsson, Deceased, whose date of death was November 6, 2024; Case Number 24-011697-ES-04, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The name and address of the Personal Representative are Lee R. Car, II, 200 Central Avenue, Suite 400, St Petersburg, FL 33701, 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 24, 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

25-00312N January 24, 31, 2025

## SECOND INSERTION

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

Case No. 24-010683-ES IN RE: ESTATE OF ELEANOR M. CLARK, Deceased.

The administration of the estate of ELEANOR M. CLARK, deceased, whose date of death was September 2, 2021 is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The name and address of the Personal Representatives 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 FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-

TION 733.702 WILL BE FOREVER BARRED.

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

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 24, 2025.

## Personal Representative: TERESSA L. HUDSON CONTRERAS 1244 Byron Avenue

Clearwater, FL 33756

Attorney for Personal Representative: JEFFREY A. EISEL, ESQUIRE FBN 92365 14020 Roosevelt Blvd., Suite 808 Clearwater, FL 33762 Telephone: (727) 572-4545 Facsimile: (727) 572-4646

Primary Email: jeisel@baskineisel.com Secondary Email: brittany@baskineisel.com Secondary Email:

eservice@baskineisel.com Attorneys for Personal Representative January 24, 31, 2025

## SECOND INSERTION

NOTICE TO CREDITORS (summary administration)
IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA

PROBATE DIVISION File No. 24-012099-ES IN RE: ESTATE OF SHIRLEY GIOE, a/k/a SHIRLEY ANN GIOE, a/k/a SHIRLEY A. GIOE

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 SHIR-LEY GIOE, also known as SHIRLEY ANN GIOE, and SHIRLEY A. GIOE, deceased, File Number 24-012099-ES, by the Circuit Court for PINELLAS County, Florida, Probate Division, the address of which is 545 First Avenue North, St. Petersburg, Florida 33701; that the decedent's date of death was August 30, 2024; that the total value of the estate is \$27,055,70 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address STEVEN P. GIOE 1437 Kings Highway Clearwater, FL 33755 LAUREN D. GIOE 4531- 44th Street South St. Petersburg, FL 33711 J. GERARD CORREA, Trustee of THE SHIRLEY GIOE TRUST, UDT 6-8-2005 as restated on 1-17-2022 275-96th Avenue N., #6 St. Petersburg, FL 33702

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 date of first publication of this Notice is January 24, 2025.

STEVEN P. GIOE P.O. Address: 1437 Kings Highway Clearwater, FL 33755 LAUREN D. GIOE

P.O. Address: 4531- 44th Street South St. Petersburg, FL 33711

J. GERARD CORREA, Trustee, **UDT 6-8-2005** 

P.O. Address: 275-96th Avenue N., #6 St. Petersburg, FL 33702 Attorneys for Person Giving Notice Email Addresses: jcorrealaw@tampabay.rr.com Florida Bar No. 330061 SPN 002142 Correa Legal Services, PLLC 275 96TH AVENUE NORTH

ST. PETERSBURG, FL 33702 Telephone: (727) 577-9876 January 24, 31, 2025 25-00360N

SECOND INSERTION NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 24-009986-ES IN RE: ESTATE OF Philip Anthony Corbin,

Deceased.
The administration of the estate of Philip Anthony Corbin, deceased, whose date of death was January 9, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL, 33756. 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 or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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 24, 2025. **Dwain Anthony Corbin** 

P.O. Address: 74 Valerie Court, Windsor Junction. Nova Scotia B2T 1Y7 Canada Derek Scott Corbin P.O. Address: 15 McGee Street, Springhill, Nova Scotia BOM 1X0 Canada Personal Representative Natasha Lyn Corbin

P.O. Address: 88 Wessex Hill, Beaver Bank. Nova Scotia B4E 3P4 Canada Hodgson Russ LLP Attorneys for Personal Representative 440 Royal Palm Way Suite 202 Palm Beach, FL 33480 Telephone: (561) 656-8013 By: Paul A. Baldovin, Jr. Esq.

Florida Bar No. 376787 Email Addresses: pbaldovin@hodgsonruss.com25-00314N January 24, 31, 2025

## SECOND INSERTION

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

File No. 24-011427 ES IN RE: ESTATE OF ROSEMARY E. PIAZZA Deceased.

The administration of the estate of Rosemary E. Piazza, deceased, whose date of death was October 10, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Room 106, Clearwater, Florida 33756. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 24, 2025.

Personal Representatives: Steven A. Piazza 14210 Carol Manor Drive Largo, Florida 33774 Sally A. Burks 9598 131st Street North Seminole, Florida 33776 Attorney for Personal Representatives: LESLIE J. BARNETT Attorney

Florida Bar Number: 133310 GUNSTER, YOAKLEY & STEWART 401 E. Jackson Street, Suite 1500 Tampa, Florida 33602 Telephone: (813) 228-9080 Fax: (813) 228-6739 E-Mail: lbarnett@gunster.com Secondary E-Mail: jdurant@gunster.com Secondary E-Mail: eservice@gunster.com January 24, 31, 2025 25-00309N

## --- TAX DEEDS ---

## FOURTH INSERTION NOTICE OF APPLICATION NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP RTLF-FL, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

Certificate Number: 06141

Year of Issuance: 2022

SHIEDER'S SUB BLK 2, LOTS 12,13 & 14 PARCEL: 02-31-16-81162-002-0120

Name in which assessed:

Jan. 10, 17, 24, 31, 2025

TRUE HOLINESS WORSHIP MINISTRIES INC

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF AP-PLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

SAVE

KEN BURKE Clerk of the Circuit Court and Comptroller 25-00076N

Pinellas County, Florida

## FOURTH INSERTION

## FOR TAX DEED

NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP RTLF-FL, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 06347 Year of Issuance: 2022

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

AIRY ACRES NO. 3 BLK 1, THAT PART OF LOTS 2 & 1 DESC AS BEG NE 41.58FT TH N 47FT TH E 100FT TO POB

PARCEL: 06-31-16-00162-001-0020 Name in which assessed:

ZW PROPERTIES LLC

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF AP-PLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida 25-00079N

Jan. 10, 17, 24, 31, 2025

## FOURTH INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that JPL INVESTMENTS CORP AND OCEAN BANK JPL INVESTMENTS CORP, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 02078 Year of Issuance: 2022

Said certificate embraces the following described property in the County of Pinellas,

DR-452 ADV POSS 3/25/2021 BELLEAIR MANOR UNIT 1 & 2 (UNIT

2) LOT 1

Name in which assessed:

PARCEL: 33-29-15-07020-000-0010

MINNIE BECK EST DEBRA NELSON JOAN JONES DAVID GREER JOHN GREER SANDRA RABE WILLIAM STRIFE CHERYL SCHWARTZ DAWN VOLLMER ROBERT ELLIS RICHARD ELLIS ROGER ELLIS

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 19th day of February, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00  $\,$ or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

> KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida 25-00065N

## **Email your Legal Notice**

legal@businessobserverfl.com • Deadline Wednesday at noon • Friday Publication

Jan. 10, 17, 24, 31, 2025

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



SECOND INSERTION

NOTICE OF PUBLIC SALE

TROPICANA STORAGE, 29712 US Hwy 19 N, Clearwater, FL 33761 gives notice

that the following units will be advertised and sold by competitive bidding on www.

The bidding will CONCLUDE, and the Lien sale will be deemed Complete upon the

owner's acceptance of a bid on FEB 11, 2025 @ 11:00am. Purchases must be made

with cash only and paid at Tropicana Storage in order to complete the transaction.

Tropicana Storage may refuse any bid and may rescind any purchase up until the

 $\sharp$ 0638 Jordan Clark,  $\sharp$ 0806 Kevin Weburg,  $\sharp$ 2503 Darrell Pete,<br/>  $\sharp$ U026 Linda

storagetreasures.com to satisfy the owner's lien.

winning bidder takes possession of the personal property.

25-00334N

## --- ACTIONS / SALES / PUBLIC SALES ---

PINELLAS COUNTY

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

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

215025th Street N $\,$ St Petersburg, FL $\,33713$ February 14, 2025 at 12:30pm

Colby Mcguirk- Car parts, furniture, boxes, tools Nicholas E Owens- Fake plants, boxes Barbara Brown-Bed, car seat Travis Richardson- Clothes, shoes, hats, boxes Lasasha Barnes- Clothes, boxes Rodrick Corley- Clothes, fishing poles, bins

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 24, 31, 2025

## SECOND INSERTION

NOTICE IS HEREBY GIVEN That Pursuant to an Execution issued in the County Court of Pinellas County, Florida, on the 19th day of December A.D., 2023 in the cause wherein ERIN CAPITAL MANAGEMENT, L.L.C. ASSIGNEE OF PROVIDIAN NATIONAL BANK, was plaintiff(s), and ANGELA INNIS, was defendant(s),

NOTICE OF SHERIFF'S SALE

being Case No. 07-006669-SC in the said Court, I, Bob Gualtieri as Sheriff of Pinellas County, Florida have levied upon all right, title and interest of the above named defendant, ANGELA INNIS in and to the following described property to wit: RED 2017 FORD EXPLORER

VIN# 1FM5K8GT9HGD35867 and on the 26th day of February A.D., 2025 at 1955 Carroll Street, in the city of Clearwater, Pinellas County, Florida,

before service or immediately thereaf-

ter. Failure to serve and file written de-

fenses as required may result in judge-

ment or order for the relief demanded,

who needs any accommodation in order

to participate in this proceeding, you

upon receiving this notification if the

"If you are a person with a disability

without further notice.

at the hour of 10:00 a.m., or as soon thereafter as possible, I will offer for sale "AS IS" "WHERE IS" all of the said defendant's right, title and interest in the aforesaid property at public outcry and will sell the same subject to all prior liens, encumbrances and judgments, if any, as provided by law, to the highest and best bidder or bidders for CASH, the proceeds to be applied as far as may be to the payment of costs and the satisfaction of the described Execution.
BOB GUALTIERI, Sheriff

Pinellas County, Florida By Marvin Mitchell Jr, Sergeant D.S. Court Processing

Shafritz and Associates Hugh Shafritz Esq 601 N Congress Ave, Suite 424 Delray Beach, FL 33445 Jan. 24, 31; Feb. 7, 14, 2025

25-00357N

## THIRD INSERTION

## NOTICE OF ACTION CONSTRUCTIVE SERVICE -PROPERTY

January 24, 31, 2025

IN THE CIRCUIT COURT IN AND FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION

CASE NUMBER: 23-010308-ES

## IN RE: ESTATE OF DOROTHY ELIZABETH SNOW WHITE,

TO: DOUGLAS EDWARD WHITE Address Unknown

Deceased

YOU ARE NOTIFIED that a Formal Administration of the Estate of Dorothy Elizabeth Snow White has been commenced in Pinellas County, Florida and you are required to serve a copy of your written defenses, if any, to it on Howard W. Mazloff, Esq., Law Offices of Howard W. Mazloff, P.A., 9200 South Dadeland Boulevard, Suite 214, Miami, FL 33156, on or before February 14, 2025, and file the original with the clerk of this court either before service on the Personal Representative's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the petition. This notice shall be published in the Business Observer.

"If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

DATED on 01/10/2025.

First day of Publication on : January 17,2025.

KEN BURKE, CPA CLERK OF THE CIRCUIT COURT By /s/ Deputy Clerk (SEAL) CIRCUIT COURT PINELLAS COUNTY, FLORIDA Jan. 17, 24, 31; Feb. 7, 2025

## FOURTH INSERTION

NOTICE OF ACTION Edmonds, WA 98026 (formal notice by publication)
IN THE CIRCUIT COURT FOR THE YOU ARE NOTIFIED that a Second Amended Petition for Summary Ad-SIXTH JUDICIAL CIRCUIT IN AND ministration of the Estate of CHARLES FOR PINELLAS COUNTY, FLORIDA WILLIAM CHISHOLM, Jr. has been PROBATE DIVISION filed in this court. You are required to CASE NO: 23-009603-ES serve a copy of your written defenses, IN RE: ESTATE OF: if any, on petitioner's attorney, whose

name and address are:
DANIEL M. GENET, ESQ. 5322 PRIMROSE LAKE CIRCLE,

SUITE F TAMPA, FLORIDA 33647 on or before FEBRUARY 07, 2025 and to file the original of the written de-

fenses with the clerk of this court either

are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/ TDD) at least 7 days before your scheduled court appearance, or immediately

time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711." Dated: 01/07/2025 09:57:48 AM

First Publication on January 10, KEN BURKE.

CLERK OF THE CIRCUIT COURT AND COMPTROLLER CLERK OF THE CIRCUIT COURT By Deputy Clerk Lynette C. Printed Name (SEAL) CIRCUIT COURT PINELLAS COUNTY,

FLORIDA Jan. 10, 17, 24, 31, 2025 25-00186N

## THIRD INSERTION

## NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA IN AND FOR PINELLAS COUNTY JUVENILE DIVISION

CHARLES WILLIAM

CHISHOLM, Jr.,

Deceased.

TO: CHARLES W. CHISHOLM, III.

CHARELES W. CHISHOLM, III

4 Acquavia Road

Medford, MA 02155

8022 230th Steet SW

22-00333DP-2 FSFN: 102840593 In the Interest of: E.M., DOB: 08/09/2022 PID 311972805

A Child. TO: Alexis Maniatakos 1513 Linwood Dr Clearwater FL 33755

You are hereby notified that a Petition under oath has been filed in the abovestyled Court for the termination of your parental rights of E.M., a female child, born on 08/09/2022, in Pinellas County, Florida, to the mother, Alexis Maniatakos, and commitment of this child to the State of Florida Department of Children and Families for subsequent adoption. You are hereby noticed and commanded to be and appear before the Honorable Kimberly Campbell, Judge of the Circuit Court, at the Pinellas County Justice Center, 14250 49th Street North, Annex Courtroom C, Clearwater, Pinellas County, Florida, 33762, on February 25, 2025, at 10:00 a.m.

FAILURE TO PERSONALLY AP-PEAR AT THIS ADVISORY HEAR-ING CONSTITUTES CONSENT TO THE TERMINATION OF PARENTAL RIGHTS OF THIS CHILD. IF YOU FAIL TO PERSONALLY APPEAR ON THE DATE AND TIME SPECIFIED YOU MAY LOSE ALL YOUR LEGAL RIGHTS AS A PARENT TO THIS CHILD NAMED IN THE PETITION. AN ATTORNEY CANNOT APPEAR

## FOR YOU.

YOU HAVE THE RIGHT TO BE REPRESENTED BY A LAWYER. IF YOU CANNOT AFFORD ONE, THE COURT WILL APPOINT ONE FOR YOU.

PURSUANT SECTIONS TO 39.802(4)(d) AND 63.082(6)(g), FLORIDA STATUTES, YOU ARE HEREBY INFORMED OF THE AVAILABILITY OF PRIVATE PLACE-MENT WITH AN ADOPTION ENTITY, AS DEFINED IN SECTION 63.032(3), FLORIDA STATUTES.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of Human Rights, 400 S. Ft. Harrison Avenue, Suite 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) 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.

Witnessed my hand and seal of this Court at Clearwater, Pinellas County, Florida on this 10 day of January, 2025. CLERK OF COURT /S/ ASHLEY QUIVER

DEPUTY CLERK BRUCE BARTLETT, State Attorney Sixth Judicial Circuit of Florida P.O. Box 17500 Clearwater, Florida 33762 727-464-6221 AC|1220gn31 Jan. 17, 24, 31; Feb. 7, 2025

25-00261N

## THIRD INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA IN AND FOR PINELLAS COUNTY JUVENILE DIVISION

22-00333DP-2 FSFN: 102840593 In the Interest of: E.M., DOB: 08/09/2022 PID 311972805 A Child

TO: Michael J. Thompson You are hereby notified that a Petition under oath has been filed in the above-styled Court for the termination of your parental rights of E.M., a female child, born on 08/09/2022, in Pinellas County, Florida, to the mother, Alexis Maniatakos, and commitment of this child to the State of Florida Department of Children and Families for subsequent adoption. You are hereby noticed and commanded to be and appear before the Honorable Kimberly Campbell, Judge of the Circuit Court, at the Pinellas County Justice Center, 14250 49th Street North, Annex Courtroom C, Clearwater, Pinellas County, Florida, 33762, on February 25, 2025, at 10:00

FAILURE TO PERSONALLY AP-PEAR AT THIS ADVISORY HEARING CONSTITUTES CONSENT TO THE TERMINATION OF PARENTAL RIGHTS OF THIS CHILD. IF YOU FAIL TO PERSONALLY APPEAR ON THE DATE AND TIME SPECIFIED YOU MAY LOSE ALL YOUR LEGAL RIGHTS AS A PARENT TO THIS CHILD NAMED IN THE PETITION. AN ATTORNEY CANNOT APPEAR

## FOR YOU.

YOU HAVE THE RIGHT TO BE REPRESENTED BY A LAWYER. IF YOU CANNOT AFFORD ONE, THE COURT WILL APPOINT ONE FOR YOU.

PURSUANT TO SECTIONS 39.802(4)(d) AND 63.082(6)(g), FLORIDA STATUTES, YOU ARE HEREBY INFORMED OF THE AVAILABILITY OF PRIVATE PLACE-MENT WITH AN ADOPTION ENTITY, AS DEFINED IN SECTION 63.032(3), FLORIDA STATUTES.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of Human Rights, 400 S. Ft. Harrison Avenue, Suite 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) 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 hear-

ing or voice impaired, call 711. Witnessed my hand and seal of this Court at Clearwater, Pinellas County, Florida on this 10 day of January, 2025. CLERK OF COURT /S/ ASHLEY QUIVER

DEPUTY CLERK BRUCE BARTLETT, State Attorney Sixth Judicial Circuit of Florida P.O. Box 17500 Clearwater, Florida 33762 727-464-6221 AC|1220gn33 Jan. 17, 24, 31; Feb. 7, 2025

## 25-00260N

## THIRD INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA

CASE NO.: 24-004510-CI WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY, AS OWNER TRUSTEE OF THE, RESIDENTIAL CREDIT OPPORTUNITIES TRUST II, Plaintiff, v.

PETERSBURG TWO LLC; ET AL, Defendant(s).

To the following Defendant(s): LLOYD EGBERT FORREST (Last Known Address: 15611 NE 15TH AVE, NORTH MIAMI BEACH, FL

YOU ARE NOTIFIED that an action to foreclose based on boundaries established by acquiescence, on the following described property:

LOT 9 AND THE WEST 10 FEET OF LOT 10, BLOCK 7, BOARD-MAN & GOETZ SUB. AT DA-VISTA, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, PAGE 12, OF THE PUBLIC RE-CORDS OF PINELLAS COUNTY, FLORIDA. PROPERTY ADDRESS: 7113

6TH AVENUE NORTH, SAINT PETERSBURG, FL 33710

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Ghidotti | Berger LLP, Attorney for Plaintiff, whose address is 10800 Biscayne Blvd., Suite 201, Miami, FL 33161 on or before , a date which is within thirty (30) days after the first publication of this Notice in the Business Observer and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

This notice is provided pursuant to Administrative Order No. 2010-08

"If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice

impaired, call 711."
WITNESS my hand and the seal of this Court this 10 day of Jan, 2025.

KEN BURKE, CPA As Clerk of the Court By /s/ Thomas Smith As Deputy Clerk

Ghidotti| Berger LLP, Attorney for Plaintiff, 10800 Biscayne Blvd., Suite 201, Miami, FL 33161 Jan. 17, 24, 31; Feb. 7, 2025

25-00268N

## SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 23-008223-CI U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs.

ELIZABETH A. ROGERS, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 30, 2024, and entered in 23-008223-CI of the Circuit Court of the SIXTH Judicial Circuit in and for Pinellas County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and ELIZABETH A. ROGERS; HOUSING FINANCE AUTHORITY OF PINELLAS AUTHORITY OF PINELLAS COUNTY; TYRONE VILLAS, INC. NO. 4 A CONDOMINIUM are the Defendant(s). Ken Burke as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pinellas.realforeclose.com, 10:00 AM, on February 13, 2025, the following described property as set forth in said Final Judgment, to wit:

UNIT 7844-T, TYRONE VIL-LAS NO. 4, A CONDOMINIUM, ACCORDING TO THE PLAT THEREOF RECORDED IN CONDOMINIUM PLAT BOOK 4, PAGE(S) 2, AND BEING FURTHER DESCRIBED IN THAT CERTAIN DECLARA-TION OF CONDOMINIUM RECORDED IN OFFICIAL RE-CORDS BOOK 3098, PAGE(S) 238 THROUGH 295, OF THE PUBLIC RECORDS OF PINEL-LAS COUNTY, FLORIDA, TO-GETHER WITH AN UNDIVID-ED SHARE IN THE COMMON ELEMENTS APPURTENANT THERETO, AND ANY AMEND-MENTS THERETO.

Property Address: 7844 40TH AVE N, ST PETERSBURG, FL 33709

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

## IMPORTANT

AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office. 400 S. Ft. Harrison Ave., Ste. 500 Clearwater, FL 33756, (727) 464-4062 V/TDD; or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 20 day of January, 2025.

ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 23-140173 - MiM January 24, 31, 2025 25-00350N

## SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION

Case No.: 24-001509-CI HHI-NFHB, LLC. Plaintiff, -vs-THE HELEN J. MORRISON TRUST: SHARON LEE MORRISON, AS TRUSTEE OF THE HELEN J. MORRISON TRUST; THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; **UNKNOWN TENANT 1,** Defendant.

Notice is hereby given that, pursuant to a Final Judgment of Foreclosure entered in the above-styled cause, in the Circuit Court of Pinellas County, Florida, KEN BURKE, the Clerk of the Circuit Court will sell the property situate in Pinellas County, Florida, described as:

FORDHAM BUILDING. UNIT 303 FROM THE CONDOMIN-IUM PLAT OF FIVE TOWNS OF ST. PETERSBURG NO. 305. A CONDOMINIUM ACCORD-ING TO THE CONDOMINIUM PLAT BOOK 18, PAGES 76, 77 AND 78, PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA. FURTHER DE-SCRIBED IN THAT CERTAIN DECLARATION OF CONDO-MINIUM FILED JUNE 14, 1974 IF OFFICIAL RECORDS BOOK 4183, AS CLERK'S IN-STRUMENT NO. 74-082534, PUBLIC RECORDS OF PI-NELLAS COUNTY, FLORIDA. TOGETHER WITH AN UNDI-VIDED 1.38% SHARE IN COM-MON ELEMENTS APPURTE-NANT THERETO.

Property Address: 5303 80TH ST. N., ST. PETERSBURGH, FL 33709

at public sale, to the highest and best bidder, for cash, online at www.pinellas. realforeclose.com, at 10:00 a.m. on

March 4, 2025.

ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FUNDS FROM THIS SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS, MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE IN ACCORDANCE WITH SECTION 45.031(1)(a), FLORIDA STATUTES.

NOTE: THIS COMMUNICATION, FROM A DEBT COLLECTOR, IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OB-TAINED WILL BE USED FOR THAT PURPOSE.

"If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Human Rights Office

400 S. Ft. Harrison Ave., Ste. 500 Clearwater, FL 33756 Phone: 727.464.4062 V/TDD Or 711 for the hearing impaired  $\,$ Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than

DATED this 15th day of January.

seven days."

2025 Jeffrey C. Hakanson, Esquire For the Court /s/ Jeffrey C. Hakanson JEFFREY C. HAKANSON, ESQUIRE Florida Bar No. 0061328 Primary E-mail: Jeff@mcintyrefirm.com Secondary E-mail: JCHservice@mcintyrefirm.com McIntyre Thanasides Bringgold Elliott Grimaldi Guito & Matthews, P.A. 1228 E. 7th Ave., Suite 100 Tampa, Florida 33605 813-223-0000 Tel.; 813-899-6069 Fax Attorneys for Plaintiff

25-00363N

January 24, 31, 2025

SECOND INSERTION NOTICE OF SALE IN THE CIRCUIT COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION

Case No.: 24-001554-CI HHI-NFHB, LLC. Plaintiff, -vs-THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST FAYE S. ST. JOHN, DECEASED: THE UNKNOWN HEIRS, DEVISEES, GRANTEES. ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST HORACE E. ST. JOHN, DECEASED: SCOTT ST. JOHN; THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN TENANT 1. Defendant,

Notice is hereby given that, pursuant to a Final Judgment of Foreclosure entered in the above-styled cause, in the Circuit Court of Pinellas County, Florida, KEN BURKE, the Clerk of the Circuit Court will sell the property situate in Pinellas County, Florida, described as:

LOT 14. BLOCK GULFVIEW RIDGE, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 71, PAGES 31, 32, & 33, PUBLIC RECORDS OF PINELLAS COUNTY, FLORI-DA. Property Address: 911 TODD-

SMILL TRCE, TARPON SPRINGS, FL 34689 at public sale, to the highest and best bidder, for cash, online at www.pinellas. realforeclose.com, at 10:00 a.m. on March 4, 2025.

ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FUNDS FROM THIS SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS, MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE IN ACCORDANCE WITH SECTION 45.031(1)(a), FLORIDA STATUTES.

NOTE: THIS COMMUNICATION, FROM A DEBT COLLECTOR, IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OB-TAINED WILL BE USED FOR THAT PURPOSE.

""If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact:

Human Rights Office

seven days."

Clearwater, FL 33756 Phone: 727.464.4062 V/TDD Or 711 for the hearing impaired Contact should be initiated at least seven days before the scheduled court anpearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than

400 S. Ft. Harrison Ave., Ste. 500

DATED this 15th day of January, 2025 Jeffrey C. Hakanson, Esquire For the Court /s/ Jeffrev C. Hakanson JEFFREY C. HAKANSON, ESQUIRE

Florida Bar No. 0061328 Primary E-mail: Jeff@mcintyrefirm.com Secondary E-mail: JCHservice@mcintvrefirm.com McIntyre Thanasides Bringgold Elliott Grimaldi Guito & Matthews, P.A. 1228 E. 7th Ave., Suite 100 Tampa, Florida 33605 813-223-0000 Tel.:

813-899-6069 Fax Attorneys for Plaintiff January 24, 31, 2025 25-00362N

## SECOND INSERTION

NOTICE OF SALE IN THE COUNTY COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA

CASE NO.: 23-003638-CO GULF CREST HOME OWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, v.

THE ESTATE OF DOROTHY MAYR, deceased; ET AL., Defendants.

NOTICE is hereby given that, pursuant to the Summary Final Judgment in Foreclosure entered December 10th, 2024, in this cause, in the County Court for Pinellas County, Florida, the Clerk will sell the property situated in Pinellas

County, Florida, described as: Unit 56, of GULF CREST MO-BILE HOME PARK, a Cooperative, according to Exhibit "A" (plot plan) and the Master Occupancy Agreement recorded in Official Records Book 8237, at Page 564 and as amended in O.R. Book 13178, Page 165, Pinellas County, Florida, commonly known as Lot 56 GULF CREST MOBILE HOME PARK, 6985 Seminole Blvd, Seminole, Florida 33772, Parcel ID 34-30-15-34134-000-0560, which has the address of 6985 Seminole Blvd., Lot 56, Seminole, Florida

33772. TOGETHER WITH the mobile home situated thereon and all other appurtenances hereto. at public sale, to the

highest bidder, for cash, in an online sale at www.pinellas.realforeclose.com beginning at 10:00 a.m., on February

IF YOU ARE A SUBORDINATE LIEN HOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTI-TLED TO ANY REMAINING FUNDS.

"If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

DATED this 20th day of January, 2025. PETER D. GRAHAM, ESQUIRE ZACUR & GRAHAM, P.A. 5200 Central Avenue St. Petersburg, FL 33707 (727) 328-1000; Fax: (727) 323-7519 Email: pdgatty@gmail.com Attorneys for Plaintiff

SPN: 170512; FBN: 192394

January 24, 31, 2025

## SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE  $6 {\rm TH} \, {\rm JUDICIAL} \, {\rm CIRCUIT} \, {\rm IN} \, {\rm AND}$ FOR PINELLAS COUNTY, FLORIDA

CASE NO.: 24-004718-CI SIERRA PACIFIC MORTGAGE COMPANY, INC., Plaintiff, vs. UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES. LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF FLORENCE L. RENTON A/K/A FLORENCE RENTON A/K/A FLORENCE E. RENTON, DECEASED: PARKWOOD ESTATES R.O.C., INC.; KATHLEEN HAGER, Defendant(s).

TO:Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming an interest by, through, under or against the Estate of Florence L. Renton a/k/a Florence Renton a/k/a Florence E. Renton, deceased 912 Pineview Avenue Clearwater, Florida 33756

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following described property in Pinellas County,

Kathleen Hager

LOT 7, BLOCK C, PARKWOOD, ACCORDING TO THE MAP OR PLAT THEREOF AS RE-CORDED IN PLAT BOOK 46 PAGE 38 OF THE PUBLIC RE-

CORDS OF PINELLAS COUN-TY, FLORIDA. Street Address: 912 Pineview Avenue, Clearwater, Florida 33756

25-00340N

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on McCabe, Weisberg & Conway, LLC, Plaintiff's attorney, whose address is 3222 Commerce Place, Suite A, West Palm Beach, FL 33407, within 30 days after the date of the first publication of this notice and file the original with the Clerk of this Court, otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the human rights office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated on 1/17, 2025.

Ken Burke, CPA Clerk of said Court By: /s/ Thomas Smith As Deputy Clerk

McCabe, Weisberg & Conway, LLC 3222 Commerce Place, Suite A West Palm Beach, FL 33407 Telephone: (561) 713-1400 FLpleadings@MWC-law.com File#:24-400357 January 24, 31, 2025 25-00330N

## SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 24-003587-CI DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY ABS CAPITAL I INC. TRUST 2002-HE3 Plaintiff, vs.

DIANE C. LISTER A/K/A DIANE LISTER, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated November 25, 2024, and entered in 24-003587-CI of the Circuit Court of the SIXTH Judicial Circuit in and for Pinellas County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY ABS CAPITAL I INC. TRUST 2002-HE3 is the Plaintiff and DIANE C. LISTER A/K/A DIANE LISTER: UNKNOWN SPOUSE OF DIANE C. LISTER A/K/A DIANE LISTER N/K/A TED SPRAGG: MV REALTY PBC, LLC: PINELLAS COUNTY, FLORIDA; ACCREDITED HOME LENDERS, INC. are the Defendant(s). Ken Burke as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pinellas.realforeclose.com. at 10:00 AM, on February 26, 2025, the following described property as set

forth in said Final Judgment, to wit: LOT 31, ORANGE LAKE VIL-LAGE REPLAT, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 43, PAGE 51, OF THE PUBLIC RECORDS OF PI-NELLAS COUNTY, FLORIDA. Property Address: 11797 104TH ST, LARGO, FL 33773

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

the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section

## IMPORTANT

AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office. 400 S. Ft. Harrison Ave., Ste. 500 Clearwater, FL 33756, (727) 464-4062 V/TDD; or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 3 day of January, 2025. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com Bv: \S\Amanda Murphy Amanda Murphy, Esquire Florida Bar No. 81709 Communication Email: amanda.murphy@raslg.com 24-208506 - NaC

25-00317N

January 24, 31, 2025

## SECOND INSERTION

NOTICE OF SALE UNDER FLA. **STAT. CHAPTER 45** IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND

FOR PINELLAS COUNTY, FLORIDA CASE NO: 16-005029-CI

WELLS FARGO BANK, N.A., AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE HARBORVIEW MORTGAGE LOAN TRUST MORTGAGE LOAN PASS-THROUGH CERTIFICATES. SERIES 2006-12, Plaintiff v.

AIDA L. HAYES, ET AL.,, Defendant(s),

NOTICE IS GIVEN that, in accordance with the Uniform Final Judgment of Foreclosure dated July 1, 2022 and the Agreed Order on Plaintiff's Motion to Cancel and Reschedule foreclosure Sale Set for December 4, 2024 dated November 18, 2024, in the abovestyled cause, the Clerk of Circuit Court Ken Burke, CPA, shall sell the subject property at public sale on the 13th day of February, 2025, at 10:00 am to the highest and best bidder for cash, at www.pinellas.realforeclose.com on the following described property:

LOT 44, BON AIR, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, PAGE 4, OF THE PUBLIC RECORDS OF PINEL-LAS COUNTY, FLORIDA.

NOTICE OF SALE

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT, IN AND

FOR PINELLAS COUNTY, FLORIDA

CASE NO.: 20-003681-CI

WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS

SOLELY AS TRUSTEE FOR BCAT

INDIVIDUAL CAPACITY, BUT

DAMON JAMES DRYSDALE, A MINOR CHILD UNDER THE

CARE OF HIS NATURAL AND

DRYSDALE AND KADENCE

LEGAL GUARDIAN KATHERINE

MONROE DRYSDALE, A MINOR

NOTICE IS GIVEN that, in accordance

with the Uniform Final Judgment

of Foreclosure In Rem entered on

December 19, 2024, in the above-styled

cause, Ken Burke, Pinellas county clerk

of court shall sell to the highest and

best bidder for cash on February 12,

2025 at 10:00 A.M., at www.pinellas.

LOT 15, BLOCK B, NEW ATHENS CITY, ACCORD-

ING TO THE PLAT THERE-

OF RECORDED IN PLAT BOOK 55, PAGE 57, PUBLIC

RECORDS OF PINELLAS

COUNTY, FLORIDA TOGETH-

ER WITH THAT CERTAIN

2003 PALH DOUBLE WIDE

MOBILE HOME HAVING VIN# PH0913697BFL WITH

TITLE #0087086402 AND

VIN#PH0913697AFL WITH

realforeclose.com. the described property:

following

CHILD UNDER THE CARE OF

HIS NATURAL AND LEGAL

GUARDIAN KATHERINE

2020-3TT.

Plaintiff, vs.

DRYSDALE,

Defendants.

Property Address: 821 14th Street N, St. Petersburg, FL 33705.

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

"If you are a person with a disability who needs any accommodation in order to participate in this proceeding. you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before vour 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,

Dated: December 30, 2024. BITMAN O'BRIEN, PLLC /s/ Meghan Keane, Esquire Meghan Keane, Esquire Florida Bar No.: 103343 mkeane@bitman-law.com kimy@bitman-law.com 610 Crescent Executive Ct., Suite 112 Lake Mary, Florida 32746 Telephone: (407) 815-3110 Facsimile: (407) 815-3116 Attorneys for Plaintiff

January 24, 31, 2025 SECOND INSERTION

TITLE #0087086305

Property Address: 330 Archimedes Street, Dunedin, FL 34698 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

25-00338N

AMERICANS WITH DISABILITIES ACT

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you to the provision of certain assistance. Within two (2) working days or your receipt of this (describe notice/order) please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD). The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding disabled transportation services.
Dated: January 15, 2025

/s/ Kelley L. Church Kelley L. Church, Esquire Florida Bar No.: 100194 Quintairos, Prieto, Wood & Boyer, P.A. 255 S. Orange Ave., Ste. 900 Orlando, FL 32801-3454 (855) 287-0240 (407) 872-6012 Facsimile E-mail: servicecopies@qpwblaw.com E-mail: kchurch@qpwblaw.com Attorney for Plaintiff Matter No.: 142067 January 24, 31, 2025 25-00318N

## SECOND INSERTION

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

DIVISION CASE NO. 24-000245-CI U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF2 ACQUISITION TRUST,

CRAIG BEROSHOK, et al.

Plaintiff, vs.

Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 05, 2024, and entered in 24-000245-CI of the Circuit Court of the SIXTH Judicial Circuit in and for Pinellas County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF2 ACQUISITION TRUST is the Plaintiff and CRAIG BEROSHOK; UNKNOWN SPOUSE OF CRAIG BEROSHOK; PORTFOLIO RECOVERY ASSOCIATES, LLC. are the Defendant(s). Ken Burke as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pinellas.realforeclose.com, at 10:00 AM, on February 12, 2025, the following described property as set

forth in said Final Judgment, to wit: LOT 38, MILL POND, AC-CORDING TO THE MAP OR PLAT THEREOF AS RECORD-ED IN PLAT BOOK 75, PAGES 16 AND 17, PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

Property Address: 12704 128TH LN, LARGO, FL 33774 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section

IMPORTANT

AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office. 400 S. Ft. Harrison Ave., Ste. 500 Clearwater, FL 33756, (727) 464-4062 V/TDD; or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 20 day of January, 2025. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com Bv: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248

Communication Email:

January 24, 31, 2025

dsalem@raslg.com

23-132792 - ErS

25-00351N

## SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA

CASE NO. 23-006260-CI WELLS FARGO BANK, NATIONAL ASSOCIATION AS TRUSTEE FOR ABFC 2006-OPT1 TRUST, ASSET BACKED FUNDING CORPORATION ASSET-BACKED CERTIFICATES, SERIES 2006-OPT1, Plaintiff, vs. CHERYL RICE;

Defendants

NOTICE IS HEREBY GIVEN pursuant to a Uniform Final Judgment of Foreclosure dated January 8, 2025, and entered in Case No. 23-006260-CI, of the Circuit Court of the Sixth Judicial Circuit in and for PINELLAS County, Florida. WELLS FARGO BANK, NATIONAL ASSOCIATION AS TRUSTEE FOR ABFC 2006-OPT1 TRUST, ASSET BACKED FUNDING CORPORATION ASSET-BACKED SERIES 2006-CERTIFICATES, OPT1, is Plaintiff and CHERYL RICE, are defendants. Ken Burke, Clerk of Circuit Court for PINELLAS, County Florida will sell to the highest and best bidder for cash Via the Internet at www. pinellas.realforeclose.com, at 10:00 a.m., on the 26TH day of FEBRUARY, 2025, the following described property as set forth in said Final Judgment, to

LOT 15, BLOCK B, ROYAL PALM HEIGHTS, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 35, PAGE 50  $\,$ OF THE PUBLIC RECORDS PINELLAS COUNTY, FLORIDA.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled at no cost to you to the provision of certain assistance. Please

contact: Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 500 Clearwater, FL 33756, telephone number (727) 464-4062 V/TDD least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Si usted es una persona minusválida que necesita algún acomodamiento para poder participar en este procedimiento, usted tiene derecho, sin tener gastos propios, a que se le provea cierta ayuda. Tenga la amabilidad de ponerse en contacto con Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 500 Clearwater, FL 33756; teléfono número number (727) 464-4062 V/TDD, por lo menos 7 días antes de la cita fijada para su comparecencia en los tribunales, o inmediatamente después de recibir esta notificación si el tiempo antes de la comparecencia que se ha programado es menos de 7 días; si usted tiene discapacitación del oído o de la voz, llame

Si ou se yon moun ki enfim ki bezwen akomodasyon pou w ka patisipe nan pwosedi sa, ou kalifye san ou pa gen okenn lajan pou w peye, gen pwovizyon pou jwen kèk èd. Tanpri kontakte Human Rights Office kòòdonatè pwogram Lwa pou ameriken ki Enfim yo nan Tribinal Konte Pinellas la ki nan 400 S. Ft. Harrison Ave., Ste. 500 Clearwater, FL 33756; telefôn li se (727) 464-4062 V/TDD, nan 7 jou anvan dat ou gen randevou pou parèt nan tribinal la, oubven imedvatman apre ou fin resevwa konvokasyon an si lè ou gen pou w parèt nan tribinal la mwens ke 7 jou; si ou gen pwoblèm pou w tande oubyen pale, rele 711.

Dated this 17th day of January, 2025 VAN NESS LAW FIRM, PLC 1239 E. Newport Center Drive, Suite 110 Deerfield Beach, Florida 33442 Ph: (954) 571-2031 PRIMARY EMAIL: Pleadings@vanlawfl.com /s/ Mark Elia Mark C. Elia, Esq. Florida Bar #: 695734

PHH17994-23/sap January 24, 31, 2025 25-00328N

## SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA

CASE NO.: 24-003005-CI NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. ESTATE OF MARTHA DURECKO A/K/A MARTHA A. DURECKO, DECEASED; UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF MARTHA DURECKO A/K/A MARTHA A. DURECKO, DECEASED; PAUL FANTONE; ESTATE OF JOHN CARVELLI, DECEASED; UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF JOHN CARVELLI, DECEASED; DANA SUZANNE CARVELLI; PINE RIDGE AT LAKE TARPON VILLAGE II CONDOMINIUM ASSOCIATION, INC.; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, and ALL OTHER UNKNOWN PARTIES, et.al.,

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Uniform Final Judgment of Foreclosure (in Rem) dated January 9, 2025, entered in Civil Case No.: 24-003005-CI of the Circuit Court of the Sixth Judicial Circuit in and for Pinellas County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, and ESTATE OF MARTHA DURECKO A/K/A MARTHA A. DURECKO, DECEASED; UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF MARTHA DURECKO A/K/A MARTHA A. DURECKO, DECEASED; PAUL FANTONE: ESTATE OF JOHN CARVELLI, DECEASED; UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES. CREDITORS, HEIRS, DEVISEES, GREDITORS, LIENORS, TRUSTEES OF JOHN CARVELLI, DECEASED; DANA SUZANNE CARVELLI; PINE RIDGE AT LAKE TARPON VILLAGE II CONDOMINIUM ASSOCIATION, INC., are Defendants.

KEN BURKE, The Clerk of the Circuit Court, will sell to the highest bidder for cash, at www.pinellas.realforeclose. com, at 10:00 AM, on the 11th day of February, 2025, the following described real property as set forth in said Judgment, to wit:

CONDOMINIUM UNIT D-1. BUILDING NO. 212, OF PINE RIDGE AT LAKE TARPON VILLAGE II, A CONDOMINI-UM, PHASE XI, TOGETHER WITH AN UNDIVIDED IN-TEREST IN THE COMMON ELEMENTS APPURTENANT THERETO, AS SHOWN ON PLAT RECORDED IN CONDO-

MINIUM PLAT BOOK 81, PAG-ES 55 AND 56, AMENDED IN CONDOMINIUM PLAT BOOK 85, PAGES 87 THROUGH 93, INCLUSIVE, ALL IN ACCORDANCE WITH, AND SUBJECT TO THE DECLARATION OF CONDOMINIUM RECORDED IN O.R. BOOK 5908, PAGE 1261; O.R. BOOK 5912, PAGE 1931; O.R. BOOK 5914, PAGE 1729; O.R. BOOK 5918, PAGE 1534; O.R. BOOK 5922, PAGE 2014; O.R. BOOK 5928, PAGE 1206; O.R. BOOK 5979, PAGE 1615; O.R. BOOK 5991, PAGE 2154; O.R. BOOK 6014, PAGE 475; O.R. BOOK 6032, PAGE 1048; O.R. BOOK 6067, PAGE 539; O.R. BOOK 6087, PAGE 1661, O.R. BOOK 6125, PAGE 2098; O.R. BOOK 6143, PAGE 14; O.R. BOOK 6333, PAGE 1930; O.R. BOOK 6346, PAGE 453, O.R. BOOK 6411, PAGE 763; O.R. BOOK 8029, PAGE 1571; O.R. BOOK 8206, PAGE 723; O.R. BOOK 9189, PAGE 181; O.R. BOOK 9959, PAGE 2193, AND ALL AMEND-MENTS THERETO, ALL OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORI-

If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk before the clerk reports the surplus as unclaimed. If you fail to file a timely claim you will not be entitled to any remaining funds. After the funds are reported as unclaimed, only the owner of record as of the date of the Lis Pendens may claim the surplus.

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact:

Human Rights Office 400 S. Ft. Harrison Ave., Ste. 500 Clearwater, FL 33756

Phone: 727.464.4062 V/TDD Or 711 for the hearing impaired Contact should be initiated at least

seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

Dated: January 16, 2025 /s/ Brian L. Rosaler By: Brian L. Rosaler Florida Bar No.: 0174882. Attorney for Plaintiff: Brian L. Rosaler, Esquire Popkin & Rosaler, P.A. 1701West Hillsboro Boulevard Suite 400 Deerfield Beach, FL 33442 Telephone: (954) 360-9030 Facsimile: (954) 420-5187 24-51346

January 24, 31, 2025 25-00316N



## Newsprint is inherently superior to the internet for public notice

because reading a newspaper is a serendipitous process.

We find things in newspapers we weren't expecting to see. On the internet, we search for specific information and ignore everything else.





## Citizens continue to learn about vital civic matters from newspaper notices.

Documented examples of people taking action and alerting their community after reading a newspaper notice are reported on a regular basis.

## Verifying publication is difficult-to-impossible on the web.

That's why the courts subject digital evidence to far greater scrutiny than evidence published in newspapers



## Significant numbers of people in rural areas still lack highspeed internet access.

Those who are older than 65 or who have lower incomes or lack high-school diplomas are also cut off from the internet in far higher numbers than the average.



# Moreover, the real digital divide for public notice is growing

due to the massive migration to smartphones and other small-screen digital devices

Governments aren't very good at publishing information on the internet.

Unlike newspaper publishers, public officials aren't compelled by the free market to operate effective websites.



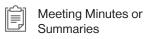
## **Types Of Public Notices**

## Citizen Participation Notices

Proposed Budgets and

Government Meetings and Hearings

Land and Water Use



Creation of Special Tax Districts



Tax Rates

School District Reports



## **Commercial Notices**

Unclaimed Property,
Banks or Governments

Delinquent Tax Lists,
Tax Deed Sales

Government Property Sales

Permit and License
Applications

## Court Notices

Mortgage Foreclosures

Name Changes

Probate Rulings

Divorces and Adoptions

Orders to Appear in Court

## Stay Informed, It's Your Right to Know.

For legal notice listings go to: **Legals.BusinessObserverFL.com**To publish your legal notice call: **941-906-9386** or **Legal@BusinessObserverFL.com** 

## ESSENTIAL ELEMENTS OF A PUBLIC NOTICE

Federal and state public notice statutes generally establish four fundamental criteria for a public notice.

Each of these elements are critical aspects of the checks and balances that public notice was designed to foster.



## 1. Accessible

Every citizen in the jurisdiction affected by the notice must have a realistic opportunity to read it



## 2. Archivable

Notices must be capable of being archived in a secure and publicly available format for the use of the judicial system, researchers and historians



## 202 3. Independent

Notices must be published by organizations independent of the government body or corporation whose plans or actions are the subject of the notice



## 4. Verifiable

There must be a way to verify that each notice was an original, unaltered notice and actually published in accordance with the law



## **Types Of Public Notices**

## Citizen Participation Notices

Government Meetings and Hearings

Land and Water Use

Meeting Minutes or

Creation of Special Tax Districts

Agency Proposals

Tax Rates

Proposed Budgets and

School District Reports

Land Use Changes

Zoning, Annexation and

**Commercial Notices** Unclaimed Property,

Unclaimed Property,

Banks or Governments Delinquent Tax Lists,

Tax Deed Sales

**Government Property** 

Permit and Li Applications Permit and License

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