

MANATEE COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of RJK ENTERPRISES located at 1812 6th Avenue west Unit #15-16, in the County of Manatee, in the City of PALMETTO, Florida 34221 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at PALMETTO, Florida, this 4th day of February, 2025.

David L. Komor
February 7, 2025

25-00196M

FIRST INSERTION

Notice of Self Storage Sale

Please take notice Prime Storage - Bradenton 512 Cortez Road W Bradenton FL 34207 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storagetreasures.com on 2/25/2025 at 12:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Robert Copeland unit #H10326; Richard A. Carnahan Jr unit #V10148. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

February 7, 14, 2025

25-00176M

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of "Manasota Senior Solutions", located at 518 - 13th Street West, Bradenton, Florida, 34205, in the County of Manatee, in the City of Bradenton, State of Florida, 34205. GALATIANS 6:2, INC., a Florida corporation, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

DATED at Bradenton, Manatee County, Florida, this 4th day of February, 2025.

GALATIANS 6:2, INC., a Florida corporation
By: s/ Gary R. Crawford
Gary R. Crawford, President
(Corporate Seal)

February 7, 2025

25-00197M

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, Alfo Graze Street AMI Corp., a Florida corporation, desires to engage in business under the fictitious name of Graze Street AMI, at 3218 E. Bay Street Drive, Holmes Beach, FL 34217. Notice is further given that the undersigned intends to register this fictitious name with the Florida Department of State, Division of Corporations, Tallahassee, Florida.

Dated: 01/31/2025

Alfo Graze Street AMI Corp., A Florida corporation
By: s/ Clare D Dunn
Name: Clare D. Dunn
Title: President

February 7, 2025

25-00191M

FIRST INSERTION

FICTITIOUS NAME NOTICE -

Notice is hereby given that Mykalan, LLC, owner(s) desiring to engage in business under the fictitious name of "Virtual Drive Thru" located in Manatee County, Florida, intends to register the said name with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

February 7, 2025

25-00173M

FIRST INSERTION

FICTITIOUS NAME NOTICE -

Notice is hereby given that Mykalan, LLC, owner(s) desiring to engage in business under the fictitious name of "dbInformer" located in Manatee County, Florida, intends to register the said name with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

February 7, 2025

25-00174M

FIRST INSERTION

NOTICE OF UNCLAIMED FUNDS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION

CASE NO. 2021CA001965AX
IN RE: ELLEN, ANDREA et al
Vs
MOREIRA, PEDRO PAULO et al
DECEASED

PLEASE TAKE NOTICE that on 02/21/2023, there was placed on deposit in this office, funds received from David J. Bouziane, Esq. in the amount of \$25,287.58.

Said funds, less Clerk's fees and advertising fees, if any, are assets due to Norma Dunn (deceased).

Unless said funds are claimed on or before six months from the date of the first publication of this notice, said funds will be forwarded to the State of Florida, pursuant to Florida Statutes 733.816.

IN WITNESS WHEREOF I have set my hand and official seal at Bradenton, Florida on February 3, 2025.

Angelina "Angel" Colonnoso,
Clerk of the Circuit Court
& Comptroller of the
Circuit Court & Comptroller
By: Connie Lucas
Deputy Clerk

Feb. 7; March 7, 2025

25-00202M

FIRST INSERTION

NOTICE OF RIGHT TO RECLAIM ABANDONED PROPERTY (WITH NOTICE OF SALE)

(Certified Mail, Return Receipt Required and by Regular Mail)

COLONIAL MANOR MHC HOLDINGS, LLC
900 9TH AVENUE EAST PALMETTO, FL 34221

TO: JACQUELINE E. STEPHENS, DAVID JACKSON AMYX, DEBORAH AMX and ANY UNKNOWN PARTY(S) IN POSSESSION AT:

900 9th Avenue East; Lot #108

Palmetto, Florida 34221

CMRR#: 9589-0710-5270-0136-5661-01

PHILIP MUNDY

9618 State Route 269

Bellevue, OH 44811-9683

CMRR#: 9589-0710-5270-0136-5660-95

When you vacated the premises at 900 9th Avenue East; Lot #108, Palmetto, FL 34221, the following personal property remained:

1969 VANDY MAUVE UNKNOWN MODEL; DOUBLE WIDE MOBILE HOME; TITLE No.: 0008819387; VIN No.: 41V4024C2N7064L; TITLE No.: 0008819388; VIN No.: 41V4024C2N7064R and UNIDENTIFIED PERSONAL PROPERTY WITHIN IT

You may claim this property at: 900 9th AVENUE EAST, PALMETTO, FL 34221 (Main Office)

Unless you pay the reasonable costs of storage and advertising, if any, for all the above described property and take possession of the property which you claim, not later than **February 21, 2025** at 11:00 a.m., this property may be disposed of pursuant to Florida Statutes §715.109.

PLEASE NOTE: If you fail to reclaim the property, it will be sold at a Public Sale after notice of the sale has been given by this publication. You have the right to bid on the property at the sale. After the property is sold and the costs of storage, advertising, and sale are deducted, the remaining money will be paid over to the county. You may claim the remaining money at any time within 1 year after the county receives the money.

DATE: February 3, 2025 COLONIAL MANOR MHC HOLDINGS, LLC
CHERYL PEAKE, PARK MANAGER
900 9th Avenue East
Palmetto, FL 34221
(941) 722-3191

THIS DOCUMENT WAS PREPARED BY: WILLIAM C. PRICE, III, P.A.

522 12th STREET WEST
BRADENTON, FL 34205

February 7, 14, 2025

25-00198M

FIRST INSERTION

NOTICE OF PUBLIC MEETING DATES TARA COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of Tara Community Development District will hold their regular monthly meetings for the Fiscal Year 2024/2025 at 10:00 a.m. and will be held at the Tara Community Center, located at 7340 Tara Preserve Lane, Bradenton, Florida 34203. The meeting dates are as follows:

- February 18, 2025
- March 18, 2025
- April 15, 2025
- May 20, 2025
- June 17, 2025
- July 15, 2025
- August 19, 2025
- September 16, 2025

The meeting will be open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The meeting may be continued in progress without additional published notice to a time, date and location stated on the record at the meeting.

A copy of the agenda may be obtained at the office of the District Manager, Inframark, located at 313 Campus Street, Celebration, FL 34747, (407) 566-1935, during normal business hours. There may be occasions when one or more Supervisors will participate by telephone.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at least forty-eight (48) hours before the meeting by contacting the District Manager at (407) 566-1935. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, who can aid you in contacting the District Office.

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

Kristee Cole
District Manager
February 7, 2025

25-00200M

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of JPGS located at 3209 79th Ave E in the City of Sarasota, Manatee County, FL 34243 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.

Scott Palmer

February 7, 2025

25-00172M

FIRST INSERTION

PUBLIC NOTICE

Effective Feb. 7, 2025, Saurabh Yadav, MD, will no longer be providing care at Optum. Patients of Dr. Yadav may continue care at Optum - Riverfront. Patients can obtain copies of their medical records at: Optum - Riverfront 2424 Manatee Ave W, Suite 100 Bradenton, FL 34205
Phone: 1-941-847-7920
Feb. 7, 14, 21, 28, 2025

25-00195M

FIRST INSERTION

FOUND AND ABANDONED PROPERTY POST DATE: January 31, 2025

The Manatee County Sheriff's Office is holding the below listed found or abandoned property. The Sheriff's Office will retain custody of the listed property for 90 days from the date the property was submitted to the Property and Evidence section of the Sheriff's Office. Items that are not claimed by the rightful owner after 90 days may be donated to a charitable organization, traded to another local government or state agency, sold at auction or retained for use by the Sheriff's Office.

If you wish to claim any of the below listed property, please contact the Property and Evidence Section of the Manatee County Sheriff's Office at (941) 747-3011 ext. 1130 to make an appointment.

Note: You will be required to clearly identify your property and present valid state-issued identification.

TYPE	CASE	TYPE	CASE
Money	2024-017272	Money	2024-001435
Money	2024-003138	Money	2024-008433
Money	2024-024070	Money	2024-009471
KAYAK	2023-006082	Money	2024-012148
Money	2024-024517	Money	2024-012805
Money	2023-026620	Money	2024-020624
		Money	2024-023841

February 7, 14, 2025

25-00175M

FIRST INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on February 24, 2025, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:45 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

PUBLIC STORAGE # 22125, 2100 US Highway 301 N, Palmetto, FL 34221, (941) 212-4690

Time: 09:45 AM

Sale to be held at www.storagetreasures.com.

0070 - Moore, Troy; 0083 - Costello, Kellie; 0119 - Deleon, Jacqueline; 0126 - Scott, Brea; 0193 - Bateman, Tracy; 0547 - Baity, Tiara; 1092 - Randall, Lakenyah; 2224 - Dixon, Yolanda; 2248 - Picciano, John; 3007 - Picciano, John; 3051 - Capen, Amanda; 3063 - Galloway, William; 3064 - foster, Ryan; 3092 - Puffenburger, Tina K; 4018 - Ahier, Clinton; 4117 - White, Jessica; 4131 - Archie, Latoya; 4169 - Hillery, Jennifer; 4180 - Dunlap, Dwayne; 4249 - Johnson, Shane

PUBLIC STORAGE # 25803, 3009 53rd Ave E, Bradenton, FL 34203, (941) 217-7078

Time: 10:45 AM

Sale to be held at www.storagetreasures.com.

0114 - Gomez, Yasundry; 0319 - parker, david; 0429 - willis, Mark; 0433 - Yenko, Dion; 0443 - Jackson, Aaron; 0459 - Santell, Yajaira; 0475 - Watkins, Crystal; 0478 - Daniels, Derrik; 0493 - Kelly, Justin; 0609 - Byrd, Jewneathia; 0614 - Williams, Ivy; 0618 - Combs, Frederick; 0637 - brown, Brione; 0666 - Burton, James; 0712 - Schamber, Karilyn; 0720 - Lopez, Samuel; 0725 - Denali Transports, LLC George, Frisch; 0804 - Wood, Nikita; 0838 - Alexander, Terrika; 0849 - Yacin, Charlene; 2014 - Redden, Christell; 2082 - Griffith, Alicia; 2083 - F&B MASONARY bellville, deborah; 2098 - Berger, Richard

PUBLIC STORAGE # 25948, 6801 Cortez Road W, Bradenton, FL 34210, (941) 217-7531

Time: 11:00 AM

Sale to be held at www.storagetreasures.com.

A05CC - Mitrell, Victor; B02CC - robertson, timothy; B03CC - Aragon, Daniel; B12 - Hernandez drywall and paint LLC Hernandez, Efrain; B19CC - Lejander, Destiney; C04 - Welsh, Margaret; C09 - carpento, patricia; D17 - Crum, Jodie; E14 - Lindsay, John; E26CC - Adkins, Kenneth; F03 - Jordan, Jennifer; G04CC - Kravcak, Kevin; G12 - Peterson, Andrea; I07CC - Evans, Matthew; L17CC - Pittman, Christina

PUBLIC STORAGE # 27137, 6500 Manatee Ave W, Bradenton, FL 34209, (941) 867-9430

Time: 11:30 AM

Sale to be held at www.storagetreasures.com.

1027 - Palacios, Marvin; 1113 - Bisram, Davanand; 1141 - Richardson, Phillip; 1315 - Tackett, Linda; 1408 - Tindal, Jessica; 1503 - Daggett, Michael; 2020 - Devoto, Chris; 2233 - Booth, Rodney; 2339 - Cobb, Richard; 2345 - Power, Krystle; 2531 - George, Brittany St; 3020 - Lloyd, Nicole; 3233 - halford, Brittny; 3525 - thomas, Perry

PUBLIC STORAGE # 27251, 920 Cortez Road W, Bradenton, FL 34207, (941) 217-7473

Time: 12:30 PM

Sale to be held at www.storagetreasures.com.

A072 - Deshawn, Laquylon; A075 - Helmes, Richard; A078 - Bravi, Mark; B010 - Gray, Bradley; B046 - Sorey, Latisha; B050 - Cameron, Sandy; C033 - Blakely, Tatiana; C038 - Bradley, Destinia; C039 - naloaflooring@gmail.com Jones, sean; C095 - Smith, Ronald; C096 - Bradshaw, Tracie; C097 - Milton, Mercedes; C118 - Malinowski, Dawn; C122 - Gower, Shane; D044 - Gatling, Troy; E027 - Williams, Justice; E036 - Love-Davis, Kanecia; F031 - Martinez, Rafael; F053 - Calhoun, Frederick; G016 - Jackson, Dallas; G042 - Carnegie, John; H012 - malaret, Christian; J029 - Evans, Tiara; J039 - Settles, Abreal; J052 - Sheffield, Jonathan

PUBLIC STORAGE # 77875, 6015 26th St W, Bradenton, FL 34207, (941) 290-5339

Time: 01:00 PM

Sale to be held at www.storagetreasures.com.

0103 - jurado, ruby; 0139 - Bagley, Kisha; 0219 - Reed, Kiara; 0221 - Semerall, Alicia; 0267 - Carias, Josue; 0279 - Reyes, Brianna; 0315 - Reed, Kiara; 2065 - Agustin, Adileni; 2126 - alvear, Laura; 2142 - Hanes, Heather; 2148 - Gray, Jazzmere R; 2173 - Moore, Jarrod; 2211 - Peterson, Michael; 2235 - Agustin, Adileni; 3079 - Seaman, Danny; 3085 - Guerrero, Martha

Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080.
February 7, 14, 2025

25-00183M



Are there different types of legal notices?

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

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

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

VIEW NOTICES ONLINE AT
Legals.BusinessObserverFL.com

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

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 002830
Division Probate
IN RE: ESTATE OF
WILLIAM BAGGOTT
Deceased.

The administration of the estate of William Baggott, deceased, whose date of death was August 12, 2024 is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is February 7th, 2025.

Personal Representatives
Deborah Baggott
6645 Meandering Way
Lakewood Ranch, Florida 34202
Attorney for Personal Representative:
Neil T. Lyons, Esq.
Florida Bar No. 91826
Luhren Goldberg, LLC
6954 Professional Parkway
Lakewood Ranch, Florida 34240
Email Address:
ntl@lawpoweredbywomen.com
February 7, 14, 2025 25-00187M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT IN AND
FOR MANATEE COUNTY, FLORIDA
PROBATE DIVISION
CASE NO: 2025 CP 184
IN RE: THE ESTATE OF:
PATRICIA DIANE MELVIN,
Deceased.

The administration of the estate of PATRICIA DIANE MELVIN, deceased, whose date of death was December 9, 2024, and whose last 4 digits of Social Security Number are xxx-xx-8947, is pending in the Circuit Court in and for Manatee County, Florida, Probate Division, the address of which is Post Office Box 25400, Bradenton, Florida 34206. 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 DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of the first publication of this Notice is 02/07/25.

Personal Representatives:
LISA CONWELL
c/o Richard Barton Ray,
Registered Agent
6108 26th Street West, Suite 2
Bradenton, Florida 34207
PAULA ALDERMAN
c/o Richard Barton Ray,
Registered Agent
6108 26th Street West, Suite 2
Bradenton, Florida 34207
Attorney for Personal Representative
s/ Richard Barton Ray
RICHARD BARTON RAY, Esquire
6108 26th Street West, Suite 2
Bradenton, Florida 34207
(941)755-3731
Florida Bar No: 0717381
February 7, 14, 2025 25-00179M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-000134
IN RE: ESTATE OF
MARY ANNE PURDY,
Deceased.

The administration of the estate of MARY ANNE PURDY, deceased, whose date of death was SEPTEMBER 28, 2024, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is P.O. BOX 25400, BRADENTON, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: February 7, 2025.

/S/ MEM
MARY E. MORA
Personal Representative
14418 Sundial Place
Lakewood Ranch, FL 34202
/S/ JHH
JENNIFER J. HENSLEY, ESQUIRE
Attorney for Personal Representative
Email: Jen@JenHensleyLaw.com
Email: Lisa@JenHensleyLaw.com
Florida Bar No. 1022202
5190 26th Street West, Suite D
Bradenton, FL 34207
Telephone: (941) 755-8583
February 7, 14, 2025 25-00181M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2024-CP-2262
IN RE: ESTATE OF:
KENNETH R. MONETT,
Deceased.

The administration of the estate of KENNETH R. MONETT, deceased, whose date of death was July 28, 2024; is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave W, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: February 7, 2025.

LINDA R. MONETTE
Personal Representative
5925 Old Ranch Rd.
Sarasota, FL 34241
Dave M. Evans, Jr., Esquire
Attorney for Personal Representative
Florida Bar No. 1013511
LEE & EVANS, P.A.
2601 Cattlemen Road, Suite 503
Sarasota, Florida 34232
Telephone: (941) 954-0067
Facsimile: (941) 365-1492
Email: devans@leeandevans.com
Secondary Email:
ljohnston@leeandevans.com
February 7, 14, 2025 25-00182M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
Case No. 2024 CP 2099
JUDGE DIANA MORELAND
IN RE: ESTATE OF
CHARLES H. OTTO
Deceased

The administration of the Estate of Charles H. Otto, deceased, whose date of death was July 21, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. 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 THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

NOTWITHSTANDING 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 February 7, 2025.

Personal Representative:
TERESA K. ALEXANDER
9915 Cameron Lane
Parrish, Florida 34219
Attorney for Personal Representative:
JENNIFER L. HAMEY (0123046)
Jennifer L. Hamey, PA
3815 US Highway 301 N
Ellenton, FL 34222
(941) 932-6217
jenniferhamey@gmail.com
February 7, 14, 2025 25-00186M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File Number: 2024 CP 2690 AX
IN RE: ESTATE OF
DEBORAH ANN FIPPS
Deceased.

The administration of the Estate of Deborah Ann Fipps deceased, whose date of death was October 20, 2024 is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave. W., Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
Charity Fipps
c/o Knowles, Bouziane & Shaffer
PLLC
2812 Manatee Ave. W.
Bradenton, Florida 34205
Attorney for Personal Representative:
William Shaffer, Esq
Attorney for Petitioner
Florida Bar Number: 65952
Knowles, Bouziane & Shaffer PLLC
2812 Manatee Ave. W.
Bradenton, Florida 34205
Telephone: (941) 404-4940
E-Mail: will@bandslaw.com
February 7, 14, 2025 25-00177M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2025-CP-139
IN RE: ESTATE OF
SANDRA B. HARKEY
Deceased.

The administration of the estate of SANDRA B. HARKEY, deceased, whose date of death was January 24, 2024, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is February 7, 2025.

Personal Representative:
ERIN REBECCA HARKEY
Attorney for Personal Representative:
CHARLES J. PRATT, JR.
Florida Bar Number: 319171
DYE HARRISON KNOWLES
KIRKLAND PRAIT &
DEPAOLA, PLLC
1206 Manatee Avenue West
BRADENTON, FL 34205
(941) 746-1167
cpratt@dye-harrison.com
mbr@dye-harrison.com
February 7, 14, 2025 25-00184M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025 CP 000142
Division Probate
IN RE: ESTATE OF
Robert John Fesko, a/k/a
Robert J. Fesko,
Deceased.

The administration of the estate of Robert John Fesko, also known as Robert J. Fesko, deceased, whose date of death was October 21st, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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

The date of first publication of this notice is February 7, 2025.

Karin Hernandez
P.O. Address: 53312 Cheshire Drive,
Utica, MI 48316
Personal Representative
JOHN WEST, PLLC
Attorneys for Personal Representative
2477 Stickney Point Road
Suite 215 B
Sarasota, FL 34231
Telephone: (941) 953-9600
Florida Bar No. 987026
Email Addresses:
jwest@johnwestiii.com
February 7, 14, 2025 25-00206M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
FILE NO: 2025CP000208AX
IN RE: ESTATE OF
NANCY RUTH CROSS
Deceased.

The administration of the estate of NANCY RUTH CROSS, deceased, whose date of death was December 4, 2024; is pending in the Circuit Court for Manatee County, Florida, Probate Division; File No. 412025CP-000208CPAXMA; the address of which is P.O. Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons 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.

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

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 PUBLICATION OF THIS NOTICE IS February 07, 2025 .

Personal Representative:
LINDA LAIRD
5407 Via Estrella
N. Fort Myers, FL 33903
Attorney for Personal Representative:
Joan DeMichael Henry
LUSK, DRASITES & TOLISANO, P.A.
202 Del Prado Boulevard
Cape Coral, Florida 33990
(239) 574-7442
FLORIDA BAR #0136352
February 7, 14, 2025 25-00194M

FIRST INSERTION

NOTICE OF ADMINISTRATION AND NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
12th JUDICIAL CIRCUIT, IN AND
FOR MANATEE COUNTY, FLORIDA
CASE NO.:
41-2024-CP-002029-CPAXMA
PROBATE DIVISION
IN RE: ESTATE OF
CHARLOTTE JAWITZ,
Deceased.

The Administration of the Intestate Estate of CHARLOTTE JAWITZ, deceased, File Number 41-2024-CP-002029-CPAXMA, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Manatee County Courthouse, 1051 Manatee Ave, West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All persons who may be entitled to exempt property under Section 732.402 will be deemed to have waived their rights to claim that property as exempt property unless a petition for determination of exempt property is filed by such persons or on their behalf on or before the later of the date that is 4 months after the date of service of a copy of the notice of administration on such persons or the date that is 40 days after the date of termination of any proceeding involving the construction, admission to probate, or validity of the will or involving any other matter affecting any part of the exempt property.

All persons who may be entitled to take an elective share must file an election on or before the earlier of the date that is 6 months after the date of service of a copy of the notice of administration on the surviving spouse, or an attorney in fact or a guardian of the property of the surviving spouse, or a date that is 2 years after the date of the decedent's death.

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

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 claim with this Court WITHIN 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 NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against the estate of the decedents 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. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) OR MORE YEARS AFTER THE DECEDENT'S DEATH IS BARRED.

The date of first publication of this Notice is: February 7, 2025.

Personal Representative:
VICKI GOLDBERG JAWITZ
12300 Briarbrush Lane
Potomac, Maryland 20854.
Attorney for Personal Representative:
GLENN J. GARRETT, P.A.
7800 West Oakland Park Blvd.,
Suite 104
Sunrise, Florida 33351
TEL: (954)792-5400
FAX: (954)792-5403
glennjgarrett@aol.com
glennjgarrett@gmail.com
February 7, 14, 2025 25-00201M

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER

CALL 941-906-9386
and select the appropriate County name from the menu option
or e-mail legal@businessobserverfl.com

Business Observer

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2023 CP 003181
IN RE: ESTATE OF
SOOK LING YEE
Deceased.

The administration of the estate of Sook Ling Yee, deceased, whose date of death was 17 August 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, P. O. Box 25400., Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is February 7th, 2025.

Personal Representative:

Yeeria Yee
17 Holmes Lane
Wayne, NJ 07470

Attorney for Personal Representative:
Marc H. Feldman
Feldman & Roback
mhf@feldmanrobback.com
Florida Bar No. 276537
3908 26th St W
Bradenton, FL 34205
Telephone: (941) 758-8888
February 7, 14, 2025 25-00203M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE TWELFTH JUDICIAL
CIRCUIT COURT
IN AND FOR MANATEE
COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025 CP 00026 AX
Division Probate
IN RE: ESTATE OF
LORRAINE D. BOUCHER,
Deceased.

The administration of the estate of LORRAINE D. BOUCHER, deceased, whose date of death was November 1, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave., W, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: February 7, 2025.

Signed on this 4th day of February, 2025.

JOHN J. WASKOM**Personal Representative**

8470 Enterprise Circle, Suite 201
Lakewood Ranch, FL 34202

John J. Waskom

Attorney for

Personal Representative

Florida Bar No. 0962181

Icard, Merrill, Cullis, Timm,

Furen & Ginsburg, P.A.

8470 Enterprise Circle, Suite 201

Lakewood Ranch, FL 34202

Telephone: 941-907-0006

Email:

jwaskom@icardmerrill.com

Secondary Email:

cahlberg@icardmerrill.com

February 7, 14, 2025 25-00204M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025 CP 0060
Division: Probate
IN RE: ESTATE OF
RICHARD JESSEN DECKER
Deceased.

The administration of the estate of Richard Jessen Decker, deceased, whose date of death was May 4, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave W, Bradenton, FL 34205. 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 OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA PROBATE DIVISION
File No. 2025-CP-206
IN RE: ESTATE OF
HARRY WIGGINS, JR.,
also known as HARRY WIGGINS,
Deceased.

The administration of the estate of HARRY WIGGINS, JR., also known as HARRY WIGGINS, deceased, whose date of death was September 29, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the street address of which is 1115 Manatee Avenue West, Probate Division, Bradenton, Florida 34205 and the mailing address of which is P.O. Box 25400, Probate Division, Bradenton, FL 34206.

The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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

The date of first publication of this notice is February 7, 2025.

Personal Representative:

/s/ Donna M. Decker

Donna M. Decker

16715 Ellsworth Avenue

Bradenton, Florida 34202

Attorney for Personal Representative:

/s/ William Galarza

William Galarza, Esq.

Florida Bar Number: 0760501

6151 Lake Osprey Drive, Suite 300

Sarasota, FL 34240

Telephone: (941) 487-8602

Fax: (941) 296-8017

E-Mail: wgalarza@galarzalaw.com

Secondary E-Mail:

galarzawilliam@gmail.com

February 7, 14, 2025 25-00180M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA PROBATE DIVISION
File No. 2024 CP 002877
IN RE: ESTATE OF
JOANNE GEHAS,
Deceased.

The administration of the estate of JOANNE GEHAS, deceased, whose date of death was October 22, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 3000, Bradenton, FL 34206.

The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's

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

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

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

The date of first publication of this notice is February 7, 2025.

Personal Representative:

JOYCE LECATSAS

2546 Estancia Blvd.

Clearwater, FL 33761

Attorney for Personal Representative:

ELIZABETH P. COTTOM

Florida Bar No. 92847

Williams Parker Harrison Dietz &

Getzen

50 Central Avenue, Eighth Floor

Sarasota, FL 34236

Telephone: 941-366-4800

Designation of

Email Addresses for service:

Primary:

ecottom@williamsarker.com

Secondary:

emitchell@williamsarker.com

February 7, 14, 2025 25-00193M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2025-CP-191
IN RE: ESTATE OF
JAMIE W. FREEMAN, III,
also known as
JAMIE W. FREEMAN,
Deceased.

The administration of the estate of JAMIE W. FREEMAN, III, also known as JAMIE W. FREEMAN, deceased, whose date of death was December 29, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the street address of which is 1115 Manatee Avenue West, Probate Division, Bradenton, Florida 34205 and the mailing address of which is P.O. Box 25400, Probate Division, Bradenton, FL 34206.

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 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 or a beneficiary as specified under s. 732.2211, Florida Statutes.

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

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

The date of first publication of this notice is: February 7, 2025.

Tracy Ann Chambers Lucci**Personal Representative**

4118 Pinar Drive

Bradenton, FL 34210

Kevin M. Collver

Attorney for Personal Representative

Florida Bar No. 0104450

BARNES WALKER, GOETHE,

PERRON, SHEA, & ROBINSON,

PLLC

3119 Manatee Avenue West

Bradenton, FL 34205

Telephone: (941) 741-8224

Email: kcollver@barneswalker.com

Secondary Email:

swix@barneswalker.com

February 7, 14, 2025 25-00190M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2024-CP-2896
IN RE: ESTATE OF
JOSEPH L. SAFFOS,
also known as
JOSEPH LOUIS SAFFOS,
Deceased.

The administration of the estate of JOSEPH L. SAFFOS, also known as JOSEPH LOUIS SAFFOS, deceased, whose date of death was March 16, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the street address of which is 1115 Manatee Avenue West, Probate Division, Bradenton, Florida 34205 and the mailing address of which is P.O. Box 25400, Probate Division, Bradenton, FL 34206.

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 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 or a beneficiary as specified under s. 732.2211, Florida Statutes.

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

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

The date of first publication of this notice is: February 7, 2025.

Tracy Saffos**Personal Representative**

13126 50th Court East

Parrish, FL 34219

M. Brandon Robinson, Esq.

Attorney for Personal Representative

Florida Bar No. 0119364

BARNES WALKER, GOETHE,

PERRON, SHEA & ROBINSON,

PLLC

3119 Manatee Avenue West

Bradenton, FL 34205

Telephone: (941) 741-8224

Email: brobinson@barneswalker.com

Secondary Email:

mcarmichael@barneswalker.com

February 7, 14, 2025 25-00188M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA PROBATE DIVISION
File No. 2023-CP-003377
Division AX
IN RE: ESTATE OF
FAYE M. MCGREGOR A/K/A
MARGARET FAYE MCGREGOR
Deceased.

The administration of the estate of FAYE M. MCGREGOR a/k/a MARGARET FAYE MCGREGOR, deceased, whose date of death was March 21, 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Ave. W., Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-

732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.

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

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

NOTWITHSTANDING THE TIME 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 February 7, 2025.

Personal Representative:

/s/ Diana McGregor-Bosworth

DIANA MCGREGOR-BOSWORTH

6519 65th Avenue Dr. E

Bradenton, Florida 34203

Attorney for Personal Representative:

/s/ Tiffany M. Cerniglio

TIFFANY M. CERNIGLIO

Attorney

Florida Bar Number: 121791

HARRIS BARRETT MANN & DEW

1700 66th Street N., Ste. 502

St. Petersburg, FL 33710

Telephone: (727) 892-3100

Fax: (727) 898-0227

E-Mail: tiffany@hbmldlaw.com

Secondary E-Mail:

denise@hbmldlaw.com

February 7, 14, 2025 25-00192M



Email your Legal Notice

legal@businessobserverfl.com

Deadline Wednesday at noon • Friday Publication

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

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

CASE NO.: 2022-CA-002080 LAKEVIEW LOAN SERVICING, LLC, Plaintiff, v. NATHAN L. POPP, et al., Defendants.

NOTICE is hereby given that Angelina "Angel" Colonnese, Clerk of the Circuit Court of Manatee County, Florida, will on March 12, 2025, at 11:00 a.m. ET, via the online auction site at www.manatee.realforeclose.com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Manatee County, Florida, to wit:

Lot 3 and the West 1/2 of parcel marked "Lake", a/k/a the West 1/2 of Lot "A", Block 2, a Re-Subdivision Plat of a Part of Golfclub Gardens, according to the plat thereof, recorded in Plat Book 8, Page(s) 98, of the Public Records of Manatee County, Florida. Property Address: 4307 18th Ave W, Bradenton, FL 34209

pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number of which is set forth above.

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

before the clerk reports the surplus as unclaimed.

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagee, the Mortgagee or the Mortgagee's attorney.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

SUBMITTED on this 31st day of January, 2025.

TIFFANY & BOSCO, P.A. /s/ Kathryn I. Kasper, Esq. Anthony R. Smith, Esq. FL Bar #157147 Kathryn I. Kasper, Esq. FL Bar #621188 Attorneys for Plaintiff OF COUNSEL: Tiffany & Bosco, P.A. 1201 S. Orlando Ave, Suite 430 Winter Park, FL 32789 Telephone: (205) 930-5200 Facsimile: (407) 712-9201 February 7, 14, 2025 25-00185M

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE & RELATED RELIEF
Manatee County, Florida
TWELFTH JUDICIAL CIRCUIT
Case Number 2025 DR 0206

In Re: The Marriage of DANA HELLER, Wife, and KEITH HELLER, Husband.
To: Keith Heller
Last Known Address: 2410 NE 2nd Ave. Pompano, Florida 33064
YOU ARE NOTIFIED that an

action has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Dana B. Keane, Esq., attorney for Dana Heller, whose address is Suite 5, 46 No. Washington Blvd., Sarasota, Florida 34236 on or before 03/12/2025 and file the original with the Clerk of this Court at 2000 Main Street, Sarasota, Florida 34237 before service on counsel for the Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the Petition. Cop-

ies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Notice of Current Address, Florida Supreme Court Approved Family Law Form 12.915) Future papers in this lawsuit will be mailed to the address on record at the Clerk's office.

The relief sought by the Petitioner includes dissolution of marriage. WARNING: Rule 12.285, Florida

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

Dated: January 29, 2025.
ANGELINA "ANGEL" COLONNESO
Clerk of Court
(SEAL) By C. Gaskin
As Deputy Clerk
Feb. 7, 14, 21, 28, 2025
25-00199M

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

GENERAL JURISDICTION DIVISION CASE NO.

412024CA000052CAAXMA HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE OF THE FIELDSTONE MORTGAGE INVESTMENT TRUST, SERIES 2006-3,

Plaintiff, vs. PATTI M. ANDERSON, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 04, 2024, and entered in 412024CA000052CAAXMA of the Circuit Court of the TWELFTH Judicial Circuit in and for Manatee County, Florida, wherein HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE OF THE FIELDSTONE MORTGAGE INVESTMENT TRUST, SERIES 2006-3 is the Plaintiff and PATTI M. ANDERSON; CHRISTOPHER E. ANDERSON A/K/A CHRISTOPHE E. ANDERSON; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR FIELDSTONE MORTGAGE COMPANY; WF HIL 2020-2 GRANTOR TRUST C/O WILMINGTON SAVINGS FUND SOCIETY, FSB, AS OWNER TRUSTEE; PALM LAKE ESTATES OF PALMETTO HOMEOWNERS ASSOCIATION, INC. are the Defendant(s). Angelina Colonnese as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.manatee.realforeclose.com, at 11:00 AM, on March 06, 2025, the following described property as set

forth in said Final Judgment, to wit: LOT 19, PALM LAKE ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 45, PAGE(S) 25, PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

Property Address: 1506 21ST AVE W, PALMETTO, FL 34221
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 4 day of February, 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: fmail@raslg.com
By: \S\Danielle Salem
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email: dsalem@raslg.com
23-124904 - MaM
February 7, 14, 2025 25-00205M

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

CASE NO.: 2024CA001422 TARPON X, LLC, Plaintiff, v.

JOSEPH KUCIK, THE ESTATE OF JOSEPH KUCIK, UNKNOWN HEIRS OF JOSEPH KUCIK, JUANITA LORE RUFFT, ALFRED WALTER CHANDLER, LUISE KUCIK, ESTATE OF LUISE KUCIK, and UNKNOWN HEIRS OF LUISE KUCIK, Defendants

TO: JOSEPH KUCIK ADDRESS UNKNOWN THE ESTATE OF JOSEPH KUCIK ADDRESS UNKNOWN UNKNOWN HEIRS OF JOSEPH KUCIK ADDRESS UNKNOWN ALFRED WALTER CHANDLER ADDRESS UNKNOWN LUISE KUCIK ADDRESS UNKNOWN ESTATE OF LUISE KUCIK ADDRESS UNKNOWN UNKNOWN HEIRS OF LUISE KUCIK ADDRESS UNKNOWN

YOU ARE NOTIFIED that an action to quiet title on the following property in Manatee County, Florida:

THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN MANATEE COUNTY, FLORIDA, TO WIT

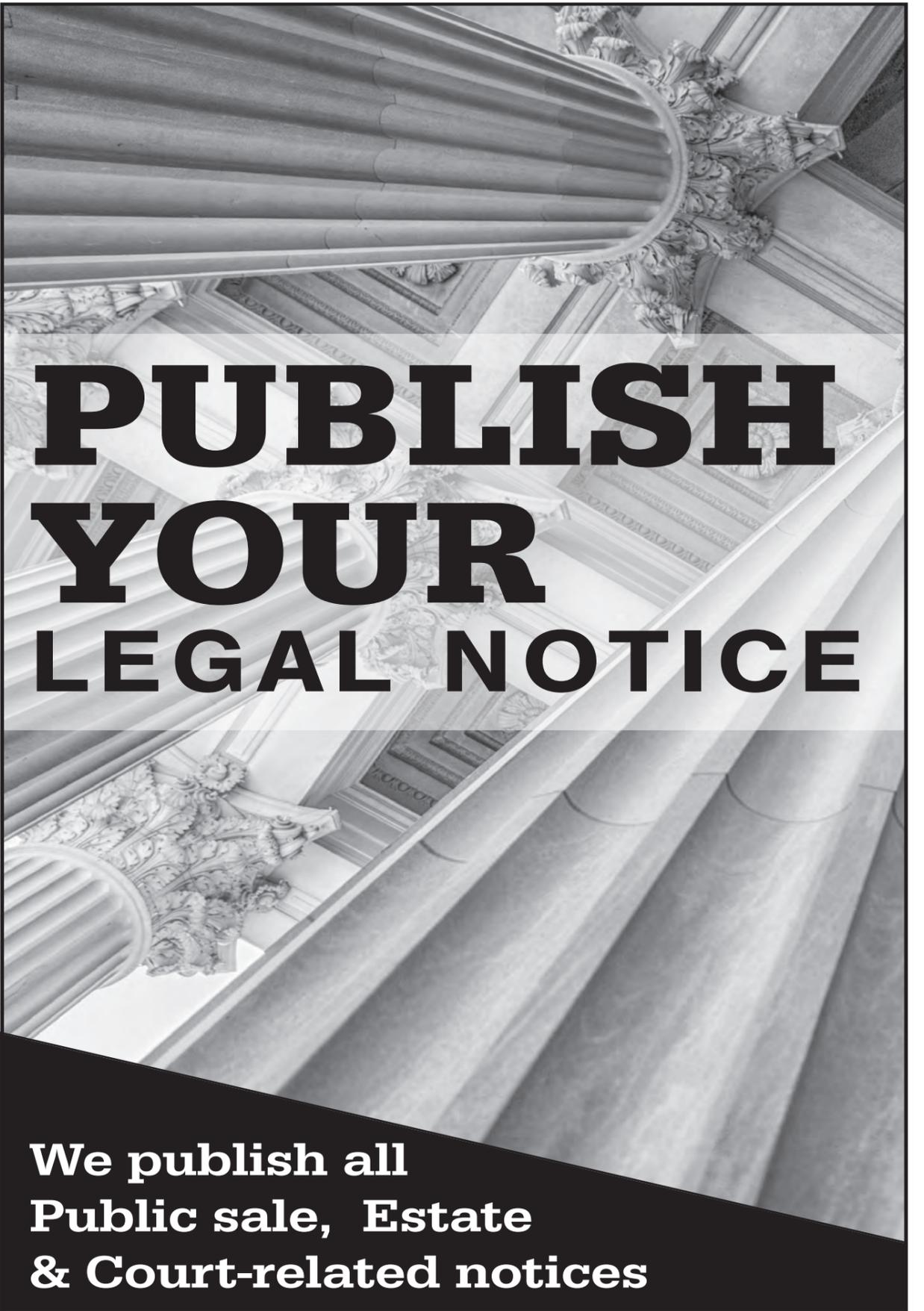
LOT 53, VILLAGE GREEN OF BRADENTON, UNIT C, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGES 90 AND 91, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA Pl#38994.1845/7.

has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiffs attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, not less than 28 days of the first date of publication of this Notice, and file the original with the Clerk of this Court, at 1115 Manatee Ave W, Bradenton, Florida 34205 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint.

In and for Manatee County: If you cannot afford an attorney, contact Gulfoast Legal Services at (941) 746-6151 or www.gulfoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 15th day of January 2025.
Angelina Colonnese
Clerk of the Circuit Court
By: First and Last name
As Deputy Clerk
Feb. 7, 14, 21, 28, 2025 25-00178M



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

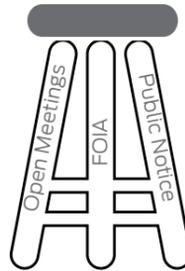
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- Service includes us e-filing your affidavit to the Clerk's office on your behalf

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FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer

Why Public Notice Should Remain in Newspapers

Along with open meeting and freedom of information laws, public notice is an essential element of the **three-legged stool of government transparency**



This is not about “newspapers vs the internet”.

It’s newspapers *and* newspaper websites vs government websites

and newspaper websites have a much larger audience. Moving notice from newspapers to government websites would **reduce the presence of public notices on the internet**



Requiring independent, third-party newspapers to ensure that public notices run in accordance with the law helps

prevent government officials from hiding information

they would prefer the public not to see

Since the first U.S. Congress, public officials have understood that newspapers are the best medium to notify the public about official matters because they contain the **essential elements of public notice:**



Accessibility



Independence



Verifiability



Archivability

Publishing notices on the internet is neither cheap nor free



Newspapers remain the primary vehicle for public notice in all 50 states



Types Of Public Notices

Citizen Participation Notices



Government Meetings and Hearings



Land and Water Use



Meeting Minutes or Summaries



Creation of Special Tax Districts



Agency Proposals



School District Reports



Proposed Budgets and Tax Rates



Zoning, Annexation and Land Use Changes

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Unclaimed Property, Banks or Governments



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SUBSEQUENT INSERTIONS

--- PUBLIC SALES / SALES ---

SECOND INSERTION

Notice of Self Storage Sale

Extra Space Storage will hold a public auction to sell personal property described below at the location indicated.

Auction date and time:
02/20/25 @ 10:00AM
Extra Space Storage
1930 Cortez Rd W,
Bradenton, FL, 34207
941-302-9918
www.StorageTreasures.com

Flor Yamileth Fuentes Machado - Home items, personal items, bike
Purchases must be made with cash only and paid at the above referenced facility in order to complete this transaction. Extra Space Storage may refuse any bid and may rescind any purchase until the winning bidder takes possession of the personal property.

Jan. 31; Feb. 7, 2025

25-00118M

SECOND INSERTION

Notice of Self Storage Sale

Please take notice Midgard Self Storage - Lakewood Ranch 10810 Internet Pl Bradenton FL 34211 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storageauctions.com on 2/21/2025 at 1:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Cassandra Borely unit #1126; Britt Geiman unit #3007; Matthew Hill unit #3109. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.
Jan. 31; Feb. 7, 2025 25-00114M

SECOND INSERTION

Notice of Self Storage Sale

Please take notice Midgard Self Storage - Bradenton - SR70 8785 State Road 70 Bradenton FL 34202 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storageauctions.com on 2/21/2025 at 1:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Darren McHugh unit #1204; Kendra Karas unit #2224; Paige Rollins unit #7202. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.
Jan. 31; Feb. 7, 2025 25-00113M

SECOND INSERTION

Notice of Self Storage 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, 5305 Manatee Ave W, Bradenton FL, 34209 on 2-20-2025 at 9:30am

Those in Auction:

Diane Farmer - Toys, Baby items, Games, Mattress Topper, Books, Household Items, Baby Crib, Rocking Horse, Baby Chair
Evelyn Treworgy - Household Items
Evelyn Treworgy - Household Items
Evelyn Treworgy - Appliances, Dishes & Kitchenware, Lamps, Toys, Baby Items, Games, Movies, Music & Books,

Electronics, Furniture, Boxes, Tools & Supplies, Cornhole Boards, Table Saw, Statue Art

James Waldrop - Motor Vehicle Parts, Tools & Supplies, Car parts, Wheelbarrow

Thalia Santiago - Cabinets & Shelves, Toys, Baby Items, Games, Clothing & Shoes, Personal Effects, Wall Art, Sports & Outdoors Equipment

The auction will be listed and advertised on www.storageauctions.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 25-00119M

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT CIVIL COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR MANATEE COUNTY CIVIL DIVISION

Case No. 2022CA004086AX

Division B
US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST Plaintiff, vs.

ZECHARIAH HILL, BRADEN CROSSINGS HOMEOWNERS ASSOCIATION, INC., AND UNKNOWN TENANTS/OWNERS, Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on January 21, 2025, in the Circuit Court of Manatee County, Florida, Angelina M. Colonneso, Clerk of the Circuit Court, will sell the property situated in Manatee County, Florida described as:

LOT 21, BRADEN CROSSINGS, PHASE 1-B, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 31, PAGES 151-155, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA

and commonly known as: 4675 56TH DR E, BRADENTON, FL 34203; including the building, appurtenances,

and fixtures located therein, at public sale, to the highest and best bidder, for cash, www.manatee.realforeclose.com, on April 9, 2025 at 11:00 A.M..

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

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated: January 24, 2025

/By: /s/ Jennifer M. Scott

Jennifer M. Scott
Attorney for Plaintiff
Jennifer M. Scott
(813) 229-0900 x
Kass Shuler, P.A.
1505 N. Florida Ave.
Tampa, FL 33602-2613

ForeclosureService@kasslaw.com
328202/2425400/wll

Jan. 31; Feb. 7, 2025

25-00142M

SECOND INSERTION

Notice of Public Hearing and Board of Supervisors Meeting of the Parrish North Community Development District

The Board of Supervisors (the "Board") of the Parrish North Community Development District (the "District") will hold a public hearing and a meeting on February 20, 2025, at 2:30 p.m. at the Parrish Fire Department Meeting Hall at Station 2 located at 3804 N. Rye Road, Parrish, Florida 34219.

The purpose of the public hearing is to receive public comments on the proposed adoption of the District's fiscal year 2025-2026 proposed budget. A meeting of the Board will also be held where the Board may consider any other business that may properly come before it. A copy of the proposed budget and the agenda may be obtained by contacting the District Manager's office via email at jayna.cooper@infamark.com or via phone at (813) 608-8242.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. They may be continued to a date, time, and place to be specified on the record at the hearing or meeting. There may be occasions when staff or Board members may participate by speaker telephone.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations because of a disability or physical impairment should contact the District Manager's office at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 or 1-800-955-8771 (TTY), or 1-800-955-8770 (voice) for aid in contacting the District Manager's office.

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

Jayna Cooper
District Manager

Jan. 31; Feb. 7, 2025

25-00122M

SECOND INSERTION

NOTICE AND ORDER TO SHOW CAUSE

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR MANATEE COUNTY, FLORIDA GENERAL CIVIL DIVISION

CASE NO: 2024-CA-001914 AX

DEL WEBB SUNCHASE COMMUNITY DEVELOPMENT DISTRICT, a local unit of special-purpose government organized and existing under the laws of the State of Florida, Plaintiff, v.

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

TO THE STATE OF FLORIDA, AND THE TAXPAYERS, PROPERTY OWNERS AND CITIZENS OF DEL

WEBB SUNCHASE COMMUNITY DEVELOPMENT DISTRICT, INCLUDING NON-RESIDENTS OWNING PROPERTY OR SUBJECT TO TAXATION THEREIN, AND OTHERS HAVING OR CLAIMING ANY RIGHTS, TITLE OR INTEREST IN PROPERTY TO BE AFFECTED BY THE ISSUANCE OF THE BONDS DESCRIBED, OR TO BE AFFECTED IN ANY WAY THEREBY:

Del Webb Sunchase Community Development District (the "District") having filed its Complaint for validation of not to exceed \$55,955,000 Del Webb Sunchase Community Development District Special Assessment Bonds, in one or more series (the "Bonds") and the special assessments levied securing such Bonds pursuant to Chapters 170, 190, and 197, Florida Statutes (the "Special Assessments"), and it appearing in and from said Complaint and the Exhibits attached thereto that the District has adopted a resolution authorizing the issuance of the Bonds for the purpose of providing funds, together with other available funds, for paying the costs of planning, financing, acquiring, constructing, reconstructing, equipping and installing improvements as part of its Capital Improvement Plan (as defined in said Complaint), and it also appearing that all of the facts required to be stated by said Complaint and the Exhibits by Chapter 75, Florida Stat-

utes, are contained therein, and that the District prays that this Court issue an order as directed by said Chapter 75, and the Court being fully advised in the premises:

NOW, THEREFORE,

IT IS ORDERED that all taxpayers, property owners and citizens of the District, including non-residents owning property or subject to taxation, and others having or claiming any rights, title or interest in property to be affected by the issuance of the Bonds and levy of Special Assessments, or to be affected in any way thereby, and the State of Florida, through the State Attorney of the Twelfth Judicial Circuit, in and for Manatee County, Florida (the "Parties"), appear on February 25, 2025, at 1:30 p.m. before the Honorable Edward Nicholas via Zoom Application (invitation below) and show cause if any there be why the prayers of said Complaint for the validation of the Bonds should not be granted and the Bonds, the proceedings therefore, and other matters set forth in said Complaint, should not be validated as prayed for in said Complaint. The parties and public may access the hearing via the following Zoom link: www.zoom.us, Meeting ID: 899 284 9846, Password 408941, or by calling 1-786-635-1003 and using the aforementioned Meeting ID.

IT IS FURTHER ORDERED that prior to the date set for the hearing

on said Complaint for validation, the Plaintiff, on behalf of the Clerk of this Court, shall cause a copy of this Notice and Order to be published in a newspaper published and of general circulation in Manatee County, being the County wherein said Complaint for validation is filed, at least once each week for two (2) consecutive weeks, commencing with the first publication which shall not be less than twenty (20) days prior to the date set for said hearing.

IT IS FURTHER ORDERED that by such publication of this Notice and Order, the State of Florida, and the several taxpayers, property owners and citizens of the District, including non-residents owning property or subject to taxation therein, and others having or claiming any rights, title or interest in property to be affected by the issuance of the Bonds and levy of Special Assessments, or to be affected in any way thereby, shall be and are made party defendants to this proceeding, and that this Court shall have jurisdiction of them to the same extent as if specifically and personally named as defendants in said Complaint and personally served with process in this cause.

DONE AND ORDERED in Manatee County, Florida this 18th day of December, 2024.

The Honorable Edward Nicholas
Circuit Court Judge
Jan. 31; Feb. 7, 2025 25-00123M

SECOND INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 6424 14th St W, Bradenton, FL 34207, 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 02/20/25 at 2:30 pm Contents include personal property along with the described belongings to those individuals listed below.

Unit B2102 Jessica Mitchell
Unit B2108 Javier Guerrero
Unit B2112 Dana Flores Lopez
Unit C4078 Michael Rogalin
Unit C5143 Dalton Brumbach
Unit D6025 Miguel Mireles

Boxes, totes
Furniture, electronics, boxes, bags
Furniture, boxes, clothing
Totes, Lawn Equipment
Appliances, electronics, boxes
Appliances, electronics, boxes, totes

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

Please contact the property with any questions. (941)263-7814

Jan. 31; Feb. 7, 2025

25-00121M

THIRD INSERTION

The Parrish North Community Development District Notice of a public hearing and the intent to use the uniform method for the levy, collection, and enforcement of non-ad valorem assessments

The Board of Supervisors ("Board") of the Parrish North Community Development District ("District") will hold a public hearing and a regular Board meeting on February 20, 2025, at 2:30 p.m., at the Parrish Fire Department Meeting Hall Station 2, located at 3804 N. Rye Road, Parrish, Florida 34219 to consider the Board's intent to use the uniform method for the levy, collection, and enforcement of non-ad valorem assessments pursuant to Section 197.3632 (the "Uniform Method"). All affected property owners have the right to appear at the hearing and be heard regarding the District's use of the Uniform Method.

At the conclusion of the hearing the Board will consider the adoption of a resolution authorizing the District to use the Uniform Method for any non-ad valorem special assessments that the District may levy on properties located within the District's boundaries. If the District elects to use the Uniform Method, such assessments will be collected by the Manatee County Tax Collector.

The meeting and hearing are open to the public and will be conducted in accordance with the provisions of Florida Law for community development districts. The meeting and/or the hearing may be continued in progress to a date and time certain announced at the meeting and/or hearing.

If anyone chooses to appeal any decision made by the Board with respect to any matter considered at the meeting or hearing, such person will need a record of the proceedings and should accordingly ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which such appeal is to be based.

Pursuant to the Americans with Disabilities Act, any person requiring special accommodations at the meeting or hearing because of a disability or physical impairment should contact the District office at (813) 608-8242 at least 2 calendar days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 for aid in contacting the District office.

Jayna Cooper, District Manager

January 24, 31; February 7, 14, 2025

25-00088M

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--- PUBLIC SALES / ESTATE ---

SECOND INSERTION

Notice of Self Storage Sale
Please take notice Midgard Self Storage - Bradenton - Lena 5246 Lena Rd Bradenton FL 34211 intends to hold a sale to sell the property stored at the Facility by the below Occupant who is in default at an Auction. The sale will occur as an online auction via www.storageauctions.com on 2/21/2025 at 1:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Daniel MacDonald unit #3526. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.
Jan. 31; Feb. 7, 2025 25-00112M

SECOND 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 11:00 AM. Said property is iStorage, 4660 53rd Ave. East, Bradenton, FL, 34203 William Eklund - Plastic Totes, Bicycle parts, suitcase, Fishing pole, Pool sticks Misc household goods. Daniel Church - Motorcycle helmet, Chairs, Shelving units, Plumbing snake, Food saver sealer, TV, Dehumidifier, 2 safes. 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.
Jan. 31; Feb. 7, 2025 25-00154M

SECOND 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, 4305 32nd Street West, Bradenton, FL, 34205 Richard Tucker Car radio, totes, stool, shovel, milk crates,. Gerard Anderson Shoes, bassinet, boxes, bags, baby stroller, box fan, kids toy. John Blacketer Clothing, tools, car battery, beach chair, blankets, leaf blower, tool box. Charli Parsons Clothing, Bags. Edmund Jendrick Outdoor stones, large trashcan, totes, rakes, tool box, wooden sawhorses. Crystal Brimer Bike, wooden cabinet, doll house, plastic drawers, totes, metal shelf rack, bags, cords, trunk, wooden boxes, tool box. Tara Murrell Boxes, dining room chairs, love seat, lamps, kids toys, flat screen TV, rocking horse, diaper changing station, baby walker, stroller. Latasha Prater Boxes, bags, metal shelf. Tara Murrell VEHICLE AND DIRT BIKE NOT FOR SALE Kids toys, deep freezer, boxes, play pen, bags, bassinet, pressure cooker, chairs. 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.
Jan. 31; Feb. 7, 2025 25-00151M

SECOND 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, 2900 US 301 N, Ellenton, FL, 34222 Gerald Plumbo; Files, signage stuff, merchandise, boxes, shelving, veronica Gonzalez; Dressers, plastic drawers, totes, kids toys, backpack, clothes, box. vicky kornegay; Walker, TV Box, weed wacker, leaf blower, chainsaw case, christmas decorations, misc tools, boxes, totes, air compressor, clothes. Valerie Barbara Miller; Shovels, couch, tool box, dresser, mattress, plants (faux), whiteboard, mirror, dining room set, games, toys, leather furniture, boxes, electronics. Adriana Gomez; Vacuum, Dresser, Firepit, tire, pole saw, roomba, buckets, shelves, blankets, blowup mattress. Carl Jensen; Safe, toolbox, shop vac, totes, boxes, AC unit, sandblaster, shovels, side car for motorcycle, coolers, chests, tool bags, pressure washer MOTORCYCLE IS NOT INCLUDED IN SALE. 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.
Jan. 31; Feb. 7, 2025 25-00138M

SECOND INSERTION

Notice of Self Storage 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, 3708 Manatee Ave W Bradenton, FL 34205 on February 20th, 2025 at 9: 30 AM
Shilaia Williams - Totes and Clothes
The auction will be listed and advertised on www.storageauctions.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 25-00117M

SECOND 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 11:00 AM. Said property is iStorage, 10415 Portal Crossing, Bradenton, FL, 34211 Holly Garback - Dressers, soccer net, boxes, mirrors, tubs, tools, vacuum, misc furniture, pictures, rugs, pillows, mattress, misc household goods. 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.
Jan. 31; Feb. 7, 2025 25-00155M

SECOND 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 11:00 AM. Said property is iStorage, 14710 SR 64 East, Bradenton, FL, 34212 Aerial Laycock - Boxes, wagon, dressers, fan, headboard, dolly, fishing poles, mattresses, light bulbs, toys, tires, mirror, blower, plastic bags, tackle box, tool box, rugs, shop vac, dog crate, clothes, tarp, dishes, misc household. Ryan Travis- Boxes, tubs, pictures, pillows, clothes, Bikes, table, misc household items. Nicole Lia - Vacuum, boxes, bags, pictures, suite case, beach chair, TV, hangers, basket, misc household. Christopher Grimes - Fishing pole, recliner, office chair, diver bc, chest, coffee maker, mattress, bedframe, tools, boxes, tables, pictures, dishes, misc furniture, misc household goods. Rich Polese - Pallet jack, computer equipment, boxes, tool chest, welding equipment, bolt cutter, baseball bat, metal cabinets, misc household goods. 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.
Jan. 31; Feb. 7, 2025 25-00153M

SECOND 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, 8400 Cortez Road W, Bradenton, FL, 34210 Paul Lameiro , Grill, Entertainment Center, Mattresses, Mirror, TV, Sink, Dining Room Tables, Pots/Pans, Artwork. Darrin Combs, Bed frame, beds, shoes, vacuum, mop, diaper genie, totes, bassinet. Frankie Clements, Kayak, table saw, bike, kayak rig, blankets (CAR NOT FOR SALE). Daniel Stambaugh, Bikes, fishing equipment, cooler, dresser, wheel rims, truck tool box. Noah Mose Ransom, Car (Lincoln) car not for sale, Rims, Tires, Boxes Misc Motor Oil. Pauline Ney, File boxes, Beach Chairs, Sleeping bags, Blankets, Art work. Spyros Marinou, Restaurant equipment, pizza oven, cooler, lights, dough mixer, prep bar, misc pieces, restaurant tools. Thomas Shepherd, tools boxes, ladder, totes, extension cords, fishing poles, vacuum. Shawn Wall, Boat motor, air compressor, tires, tools, ropes, anchors (CAR NOT FOR SALE). 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.
Jan. 31; Feb. 7, 2025 25-00140M

SECOND INSERTION

NOTICE OF PUBLIC SALE
Notice of Public Auction for money due on storage units. Auction will be held on February 17, 2025, at or after 8:00AM and will continue until finished. Units are said to contain household items. Property sold under Florida Statute 83.806. The names of whose unit will be sold as follows.
3602 14th street W Bradenton FL 34205
Mercedes Brown 4187 \$276.65
Denise Maginness 1076 \$349.02
Amanda Perez Cardoso 3066 \$507.35
Rob Casbarro 3023 \$560.75
Anna Mares 1044 \$576.20
Kasey Watsstrobe 2072 \$375.35
Aerion Saxton 1104 \$225.40
7735 US 41 Palmetto, FL 34221
Samantha Fanco 2027 \$466.10
Ernest Robinson 1108 \$532.85
LottieL Greer 0150 \$1,090.30
Jan. 31; Feb. 7, 2025 25-00164M

SECOND INSERTION

Notice of Self Storage Sale
Please take notice Midgard Self Storage - Bradenton - Manatee 2330 Manatee Ave E/ 2305 9th St W Bradenton FL 34208 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storageauctions.com on 2/21/2025 at 1:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Estate Of Belinda L Nash unit #B207; Alexander Abbott unit #B229; Nicolas Jasso-Ortiz unit #B255; All Seasons Service/Orlando Briseno unit #B394; Emmanuela Philippe unit #C481; Nicolas Jasso-Ortiz unit #C486; Carol Perry unit #C487; Pamela Y Johnson unit #D645; Scott Rill unit #M941; Raul Machado unit #MA113; Jason Brown unit #MA218; Russell Formes unit #MB304. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.
Jan. 31; Feb. 7, 2025 25-00115M

SECOND 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 11:00 AM. Said property is iStorage, 1102 53rd Ave W, Bradenton, FL, 34207 Kaden Crigley - Mattress, Printer, metal Cabinets, Vacuum, Personal items , futon, picture frame, and miscellaneous household items. Kaden Crigley - Floor Joyce, Fish tank, Mattress, metal shelf. Brian Beck - Rake, Stroller, Table saw, Trunk. Angelica Leyva - Washer, Dryer, Air Hockey table, refrigerator. Rick Rojas - Refrigerator smoker, Nail gun, Paint gun TVs. Dana Flores Lopez - Chair, Luggage Box fan Table. Michael Garten - refrigerator mirror. Julio Ruiz - boxes luggage tables. Adrienne Rolleset of tires. 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.
Jan. 31; Feb. 7, 2025 25-00152M

SECOND 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, 3760 Cortez Road West, Bradenton, FL, 34210 Tatiana Lee 04013 Pressure Washer, Water Tank, Workout Bench, Sinks, Fishing Pole, Air Fryer, Step Stool. Christine Cundiff 03012 Tiger Stripe Chair, Boxes, Misc Household, Furniture. Thomas Macdonald 08023 Tools, Travel Couch, Street Sign Mcdonald sign, Misc Items, Trailer. Jayon Bahamian 00413 Couch, Paintings, Bedframe, Vacuum. Stephen Caton 01039 Couch, Shelf, Scooter, Fan, Pipes. Chris Tina Harrison 00222 Clothes, Mattress, Misc Items. Michael Aguiar 00226 Shelves, Box, Bunkbed Staircase. tony marsh 01414 2 Mattress, 1 Teddy Bear. Matthew Gordon 01007 Toys, Bounce House, TV, Dog Cage, Boxes, Bins, Bags. Angela Reid 00912 Furniture, Kids Toys, Table, Misc Household Items. Claudia Sampson 01311 Plates Pons Piano, Golf Clubs Clothes, Beach Chairs, End Table, Suitcases. Jonathan Coronado 01082 Clothes, Bookbag, Bags, Paper, Cane. 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.
Jan. 31; Feb. 7, 2025 25-00165M

SECOND 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 12:00 PM. Said property is iStorage, 8709 Old Tampa Rd, Parrish, FL, 34219 Andrew Bocchiaro; Sports memorabilia, sports equipment, boxes, totes. Wendy Skoczen; Childrens books, boxes, shelving, books. 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.
Jan. 31; Feb. 7, 2025 25-00139M

SECOND INSERTION

Notice of Self Storage 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, 4805 96th St E, Palmetto, FL 34221 on February 20th, 2025 at 9: 30 AM
Shamone Garvin - Furniture, Home Goods, Electronics, TV's etc.
Monique M King - Household goods, furniture
Kayla Miller - containers and bins
The auction will be listed and advertised on www.storageauctions.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 25-00116M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION
File No. 2025-CP-000179-AX
IN RE: ESTATE OF NANCY DAVIS, Deceased.
The administration of the Estate of NANCY DAVIS, Deceased, whose date of death was December 6, 2024 is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

The 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 270 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 Section 732.221, Florida Statutes.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is: January 31, 2025.
Signed on this 29th day of December, 2024.
LOUISE CLARE JUILLARD
Personal Representative
6320 Venture Drive, Ste. 104
Lakewood Ranch, Florida 34202
Justin W. Najmy, Esq.
Attorney for Personal Representative
Florida Bar No. 1039816
Najmy Thompson P.L.
6320 Venture Drive, Suite 104
Lakewood Ranch, FL 34202
Telephone: 941-907-3999
Email:
jwnajmy@najmythompson.com
Secondary Email:
mscott@najmythompson.com
Jan. 31; Feb. 7, 2025 25-00171M

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, 5311 34th St. W Bradenton, FL 34210 on 2/20/2025 at 9:30AM
Adrain Mitchell - Boxes
Myaael Barrington - Bags and boxes
The auctions will be listed and advertised on www.storageauctions.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 25-00144M

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:
Facility Address 5225 Caruso Road, Bradenton, FL 34203
Phone Number 941-216-0233
Time of Sale February 20, 2025 @ 11am
Chevella Drayton
Stove fridge 2 bed room sets fish tank clothing 70" TVs entertainment center
The auction will be listed and advertised on www.storageauctions.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 25-00133M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION
File No. 2025-CP-176
IN RE: ESTATE OF JOHN C. VESELENAK, Deceased.

The administration of the estate of CLARE MADELEINE SMITH, deceased, whose date of death was July 30, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave. W., Bradenton, Florida 34205. 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 must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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 Florida Statutes Sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under Section 732.221, Florida Statutes.

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

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

The date of first publication of this notice is: January 31, 2025. Signed on this 29th day of December, 2024.

LOUISE CLARE JUILLARD
Personal Representative
111 Meadowspring Circle
The Woodlands, TX 77381
SUSAN NESBET-SIKUTA
Attorney for Personal Representative
Florida Bar No. 859001
Dentons Cohen & Grigsby P.C.
9110 Strada Place, Suite 6200
Naples, FL 34110
Telephone: (239) 390-1900
Email: susan.sikuta@dentons.com
Secondary Email: shannon.haas@dentons.com
Jan. 31; Feb. 7, 2025 25-00168M

SECOND 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:
Facility Address 5717 14th Street W, Bradenton, Florida 34207
Phone Number 941-866-6675
Time of Sale 02/20/2025 9:30am
Nyesha Williams- Household Goods
Miranda Hopper- Household Items
The auction will be listed and advertised on www.storageauctions.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 25-00124M

SECOND INSERTION

Notice of Self Storage Sale
Please take notice Safeguard Self Storage #140401 located at 4335 Royal Palm Drive Bradenton FL 34210 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storageauctions.com on 2/18/2025 at 4:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Miren Itxaso Menchaca unit #147; Kristin Kay Sommers unit #221; Octavia Dimitra Maxwell unit #228; Damien Latroy Simmons unit #247. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.
Jan. 31; Feb. 7, 2025 25-00120M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION
File No. 2025-CP-176
IN RE: ESTATE OF JOHN C. VESELENAK, Deceased.

The administration of the estate of JOHN C. VESELENAK, deceased, whose date of death was January 1, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the street address of which is 1115 Manatee Avenue West, Probate Division, Bradenton, Florida 34205 and the mailing address of which is P.O. Box 25400, Probate Division, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative 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 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 or a beneficiary as specified under s. 732.221, Florida Statutes.

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

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

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

Robert M. Elliott
Personal Representative
5105 Manatee Avenue West, Suite 15
Bradenton, FL 34209
Kevin M. Colver
Attorney for Personal Representative
Florida Bar No. 0104450
BARNES WALKER, GOETHE, PER-
RON & SHEA, PLLC
3119 Manatee Avenue West
Bradenton, FL 34205
Telephone: (941) 741-8224
Email: kcollver@barneswalker.com
Secondary Email: swix@barneswalker.com
Jan. 31; Feb. 7, 2025 25-00169M

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024CP2851
IN RE: ESTATE OF
JOAQUIM LOPES, JR.
Deceased

The administration of the Estate of JOAQUIM LOPES, JR., deceased, File No. 2024-CP- 2851 is pending in the Circuit Court for Manatee County, Florida, Probate Division, P. O. Box 25400, Bradenton, Florida 34206. 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 unmaturred, 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 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED 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:
JAMES WM. KNOWLES
2812 Manatee Ave W
Bradenton, FL 34205

Attorney for Personal Representative:
JAMES WM. KNOWLES
Florida Bar No. 0296260
2812 Manatee Ave W
Bradenton, FL 34205
941-746-4454
Jan. 31; Feb. 7, 2025 25-00125M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-CP-002098
IN RE: ESTATE OF:
FRANKLIN FREDRIC FIEDLER
Deceased.

The administration of the estate of FRANKLIN FREDRIC FIEDLER, deceased, whose date of death was July 31, 2024; is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in section 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.221.

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

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

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

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

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

PAMELA J. JESTER
Personal Representative
1213 Eliza Street
Key West, Florida 33040

Thomas A. Moseley
Attorney for Personal Representative
Email:
tom@bradentonattorneyatlaw.com
Secondary Email: michoeh@bradentonattorneyatlaw.com
Florida Bar No. 0333689
Thomas A. Moseley, Chartered
1724 Manatee Avenue West
Bradenton, Florida 34205
Telephone: 941-747-8185
Jan. 31; Feb. 7, 2025 25-00147M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025CP47
IN RE: ESTATE OF
RACER PHOENIX MILLER
Deceased

The administration of the Estate of RACER PHOENIX MILLER, deceased, is pending in the Circuit Court for Manatee County, Florida, Probate Division, P. O. Box 25400, Bradenton, Florida 34206. 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 unmaturred, 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 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED 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:
JESSICA L. MILLER
4850 51st St W, Apt. 1106
Bradenton, FL 34210

Attorney for Personal Representative:
DAVID J. BOUJANE, JR., ESQ.
Florida Bar No. 058865
2812 Manatee Ave W
Bradenton, FL 34205
941-404-4940
Jan. 31; Feb. 7, 2025 25-00126M

SECOND INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-000157
Division PROBATE
IN RE: ESTATE OF
IMELDA FAHY
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 IMELDA FAHY, deceased, File Number 2025-CP-000157, by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue W, Bradenton, Florida 34205; that the decedent's date of death was September 18, 2024; that the total value of the estate is \$500.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
WILLIAM B. SCOVILL
8031 Cooper Creek Blvd., Suite 101
University Park, Florida 34201

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes.

The date of first publication of this Notice is January 31, 2025.
Attorney and Person Giving Notice
BART SCOVILL, Attorney
Florida Bar Number: 0985716
8031 Cooper Creek Blvd., Suite 101
University Park, FL 34201
Telephone: (941) 365-2253
E-Mail: bart@scovills.com
Secondary E-Mail:
melissa@scovills.com
Jan. 31; Feb. 7, 2025 25-00136M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2024CP2821
IN RE: ESTATE OF
WILLIAM E. STRAKER
Deceased

The administration of the Estate of WILLIAM E. STRAKER, deceased, File No. 2024-CP-2821 is pending in the Circuit Court for Manatee County, Florida, Probate Division, P. O. Box 25400, Bradenton, Florida 34206. 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 unmaturred, 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 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED 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:
ROBERTA R. STRAKER
4118 Heron Way
Bradenton, FL 34205

Attorney for Personal Representative:
JAMES WM. KNOWLES
Florida Bar No. 0296260
2812 Manatee Ave W
Bradenton, FL 34205
941-746-4454
Jan. 31; Feb. 7, 2025 25-00131M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
Manatee COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025CP154
Division PROBATE
IN RE: ESTATE OF
SAUNDRA RAHN,
Deceased.

The administration of the estate of Sandra Rahn, deceased, whose date of death was December 24th, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, Florida 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Gregory E. Rahn
P.O. Address:
407 135th Street East,
Bradenton, FL 34212

Pamela J. Rahn
P.O. Address:
3839 Creekside Park Drive,
Parrish, FL 34219

Personal Representative
ROBERT W. DARNELL
ATTORNEY AT LAW
Attorneys for Personal Representative
2639 FRUITVILLE ROAD
SUITE 201
SARASOTA, FL 34237
Telephone: (941) 365-4950
Florida Bar No. 0611999
Jan. 31; Feb. 7, 2025 25-00130M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025CP23
IN RE: ESTATE OF
SALLY E. LAVIOLETTE
Deceased

The administration of the Estate of SALLY E. LAVIOLETTE, deceased, is pending in the Circuit Court for Manatee County, Florida, Probate Division, P. O. Box 25400, Bradenton, Florida 34206. 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 unmaturred, 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 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED 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:
JOSEPH R. LAVIOLETTE
24 Squire Dr
West Springfield, MA 01089

Attorney for Personal Representative:
DAVID J. BOUJANE, JR.
Florida Bar No. 58865
2812 Manatee Ave W
Bradenton, FL 34205
941-404-4940
Jan. 31; Feb. 7, 2025 25-00149M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-CP-2302
Twelfth Judicial Circuit
IN RE: ESTATE OF
WALTER A. MERKLER,
Deceased.

The administration of the estate of Walter A. Merkler, deceased, whose date of death was June 15, 2024, and whose social security number is xxx-xx-1891, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME 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:
Mary C. Merkler
525 Blue Heron Drive
Anna Maria, Florida 34216

John M. Compton (FL Bar #128058)
Attorney for Personal Representative
Primary Email:
jcompton@nhslaw.com
Secondary Email:
tpayne@nhslaw.com
Norton, Hammersley, Lopez & Skokos, P.A.
1819 Main Street, Suite 610
Sarasota, Florida 34236
Telephone: (941) 954-4691
Jan. 31; Feb. 7, 2025 25-00128M

SECOND INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
Case No. 2024 CP 2742
Judge Diana Moreland
IN RE: ESTATE OF
FRED R. BOEHM
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 Fred R. Boehm, deceased, Case No. 2024 CP 2742 by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205; that the decedent's date of death was August 4, 2024; that the total value of the estate is approximately \$54,000.00, and that the name of those to whom it has been assigned by such order is:

Kenneth Boehm
Alison Bridge
Maureen Bascom

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 WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

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

Person Giving Notice:
MAUREEN BASCOM
3 Magauran Drive
Stafford Springs, CT 06076

Attorney for Person Giving Notice:
JENNIFER L. HAMEY (0123046)
Jennifer L. Hamey, PA
3815 US Highway 301 N
Ellenton, FL 34222
(941) 932-6217
jenniferhamey@gmail.com
Jan. 31; Feb. 7, 2025 25-00135M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT IN AND
FOR MANATEE COUNTY, FLORIDA
PROBATE DIVISION
CASE NO: 2024 CP 2921
IN RE: THE ESTATE OF:
BARBARA ELEANOR NELSON
Deceased.

The administration of the estate of BARBARA ELEANOR NELSON deceased, whose date of death was 7/16/24 and whose Social Security Number is xxx-xx-0852, is pending in the Circuit Court in and for Manatee County, Florida, Probate Division, the address of which is Post Office Box 25400, Bradenton, Florida 34206. 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 DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this Notice is 1/31/25.

Personal Representative
KENNETH E. GROTZ
c/o Richard Barton Ray,
Registered Agent

6108 26th Street West, Suite 2
Bradenton, Florida 34207
Attorney for Personal Representative
s/ Richard Barton Ray
RICHARD BARTON RAY, Esquire
6108 26th Street West, Suite 2
Bradenton, Florida 34207
(941)755-3731
Florida Bar No: 0717381
Jan. 31; Feb. 7, 2025 25-00166M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2023-CP-2575
IN RE: ESTATE OF
CINDY MARIE MACKEY
Deceased

The administration of the estate of CINDY MARIE MACKEY, deceased, whose date of death was February 13, 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Avenue West, Bradenton, Florida 34205. 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 who have claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

s/ Personal Representative:
s/ D. SCOTT WESLEY, ESQUIRE
Attorney for Personal Representative:

s/ D. SCOTT WESLEY, ESQUIRE
D. SCOTT WESLEY, ESQUIRE
Attorney
Florida Bar Number: 0127462
2127 Ringling Blvd., Suite 103
Sarasota, Florida 34237
Telephone: (941) 951-6733
E-Mail: scott@dswesley-law.com
Secondary E-Mail:
scott@sarasotafamilylawyers.com
Jan. 31; Feb. 7, 2025 25-00146M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-000141-AX
IN RE: ESTATE OF
CAROLE JEAN MICKLUS,
Deceased.

The administration of the estate of CAROLE JEAN MICKLUS, deceased, whose date of death was December 30, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
Samuel Micklus
c/o Christopher A. Likens, Esq.

1800 Second Street, Suite 971
Sarasota, FL 34236
Attorney for Personal Representative:
Christopher A. Likens
Florida Bar Number: 0981303
CHRISTOPHER A. LIKENS, P.A.
1800 Second Street, Suite 971
Sarasota, FL 34236
Telephone: (941) 365-7838
eservice@calikens.com
Jan. 31; Feb. 7, 2025 25-00150M



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

-- ESTATE --

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 001316 AX
Division Probate
IN RE: ESTATE OF
ROBIN LEE GARBER
Deceased.

The administration of the estate of Robin Lee Garber, deceased, whose date of death was April 5, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Ave. West, Bradenton, FL 34205. The names and addresses of the personal representative and her attorney are set forth below.

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

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

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

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

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

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

Personal Representative:

Deborah K. Garber
1280 20th St. W.
Bradenton, FL 34205
whatever32181@yahoo.com
(941) 465-7064

Attorney for Personal Representative:
Whitney C. Glaser, Esq
Attorney

Florida Bar Number: 0059072
3027 Manatee Avenue West, Suite B
Bradenton, FL 34205
Telephone: (941) 241-8266
Fax: (941) 241-8304
E-Mail:
whitney@whitneyglaserlaw.com
Secondary E-Mail:
paralegal@whitneyglaserlaw.com
Jan. 31; Feb. 7, 2025 25-00129M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2024-CP-2837
Division Probate
IN RE: ESTATE OF
DOROTHY M. KIDD
Deceased.

The administration of the estate of Dorothy M. Kidd, deceased, whose date of death was June 9, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400 Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

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

Personal Representative:

Brenden Kidd
24840 Jennings Road
Myakka City, Florida 34251

Attorney for Personal Representative:
/s/ Jeanne M. Bennett
Jeanne M. Bennett, Esquire
Florida Bar No.: 32881
O'BRIEN & BENNETT, P.A.
2750 Ringling Blvd., Ste 3
Sarasota, Florida 34237
Telephone: (941) 316-9200
Fax: (941) 308-0202
E-Mail: jeanne@obrienbennett.com
Jan. 31; Feb. 7, 2025 25-00141M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA PROBATE DIVISION
File No. 2025-CP-0133
IN RE: ESTATE OF

WILLIAM A. EVANKO, Deceased.

The administration of the estate of WILLIAM A. EVANKO, deceased, whose date of death was October 17, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the street address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205 and the mailing address of which is P.O. Box 25400, Probate Division, Bradenton, Florida 34206.

The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative 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 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 or a beneficiary as specified under s. 732.2211, Florida Statutes.

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

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

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

Valarie M. Evanko

Personal Representative
6101 34th Street West, Unit 26E
Bradenton, Florida 34210

M. Brandon Robinson, Esq.
Attorney for Personal Representative
Florida Bar No. 0119364
BARNES WALKER, GOETHE, PER-
RON, SHEA & ROBINSON, PLLC
3119 Manatee Avenue West
Bradenton, FL 34205
Telephone: (941) 741-8224
Email: brobinson@barneswalker.com
Secondary Email:
mcar michael@barneswalker.com
Jan. 31; Feb. 7, 2025 25-00167M

-- ACTIONS / SALES --

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT
OF THE TWELFTH JUDICIAL
CIRCUIT OF FLORIDA IN
AND FOR MANATEE
COUNTY
GENERAL JURISDICTION
DIVISION
CASE NO.

412024CA001134CAAXMA
LAKEVIEW LOAN SERVICING,
LLC,
Plaintiff, vs.
NICHOLAS JOHN D'AMICO A/K/A
NICHOLAS D'AMICO, et al.,
Defendant.
TO: NICHOLAS JOHN D'AMICO A/K/A
NICHOLAS D'AMICO
4024 MOSSY LIMB CT, PALMETTO,
FL 34221
UNKNOWN SPOUSE OF NICHOLAS
JOHN D'AMICO A/K/A NICHOLAS
D'AMICO

4024 MOSSY LIMB CT, PALMETTO,
FL 34221

LAST KNOWN ADDRESS STATED,
CURRENT RESIDENCE UNKNOWN

YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit: LOT 46, WILLOW WALK - PHASE IIA-IIB-III, ACCORDING TO THE PLAT AS RECORDED IN PLAT BOOK 63, PAGE 129, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

has been filed against you and you are required to file a copy of your written defenses, if any, to it on Sara Collins, Esq., McCalla Raymer Leibert Pierce, LLC, 225 East Robinson Street, Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above-styled Court 30 days from the first

publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

In and for Manatee County:

If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at

least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of said Court on the 27th day of January 2025
ANGELINA "ANGEL"
COLONNESO, ESQ.
CLERK OF COURT OF
MANATEE COUNTY
As Clerk of the Court
(SEAL) BY: Kris Gaffney
eSigned: 01/27/2025 16:12:22 PM
Deputy Clerk

Sara Collins, Esq
McCalla Raymer
Leibert Pierce, LLC
225 East Robinson Street, Suite 155
Orlando, FL 32801
24-09120FL
Jan. 31; Feb. 7, 2025 25-00161M

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT OF
FLORIDA IN AND FOR MANATEE
COUNTY
GENERAL JURISDICTION
DIVISION
CASE NO.

412024CA001922CAAXMA
FEDERAL HOME LOAN
MORTGAGE CORPORATION
AS TRUSTEE FOR FREDDIE
MAC SEASONED CREDIT RISK
TRANSFER TRUST, SERIES
2018-2,
Plaintiff, vs.
SANDRA SILER ROSS, et al.,
Defendant.

To: the following Defendant(s):
ANY AND ALL UNKNOWN PARTIES
CLAIMING BY, THROUGH, UNDER,
AND AGAINST DIANE S. BARCUS
A/K/A DIANE BARCUS A/K/A DIANE
SUE BARCUS, WHETHER SAID
UNKNOWN PARTIES MAY CLAIM
AN INTEREST AS SPOUSES, HEIRS,
DEVEISEES, GRANTEEES OR OTHER
CLAIMANTS
ADDRESS: UNKNOWN

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

LOT 1, BLOCK 1, HIGHLAND
GROVE SUBDIVISION, AC-
CORDING TO THE PLAT
THEREOF RECORDED IN
PLAT BOOK 2, PAGE 91, OF
THE PUBLIC RECORDS OF
MANATEE COUNTY, FLORI-
DA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on McCalla Raymer Leibert Pierce, LLC, Sara Collins, Attorney for Plaintiff, whose address is 225 East Robinson Street, Suite 155, Orlando, FL 32801 within thirty (30) days after the first publication of

this Notice in 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.

In and for Manatee County:

If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of this Court this 23rd day of January, 2025.

ANGELINA "ANGEL"
COLONNESO, ESQ.
CLERK OF COURT OF
MANATEE COUNTY
(SEAL) By As Deputy Clerk

Submitted by:
MCCALLA RAYMER LEIBERT
PIERCE, LLP
225 East Robinson Street, Suite 155,
Orlando, FL 32801
Phone: (407) 674-1850
24-10656FL
Jan. 31; Feb. 7, 2025 25-00137M

SECOND INSERTION

NOTICE OF SALE PURSUANT TO
CHAPTER 45
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA
CIVIL ACTION

CASE NO.: 2015-CA-001183AX
ARCEP 1, LLC,
Plaintiff, vs.
MARIO S. BARBISH, PERSONAL
REPRESENTATIVE OF THE VICTOR
BARBISH ESTATE AND
DIANE BARBISH, et al.,
Defendants.

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated October 28, 2024, and entered in Case No. 2015-CA-001183AX of the Circuit Court of the Twelfth Judicial Circuit in and for Manatee County, Florida in which ARCEP 1, LLC, is the Plaintiff and MARIO S. BARBISH, PERSONAL REPRESENTATIVE OF THE VICTOR BARBISH ESTATE AND DIANE BARBISH, SUNLIFE FUNDING, LLC; MICHAEL AVERBUCH; DIANE BARBISH; RIVER CLUB HOMEOWNERS' ASSOCIATION, INC.; THE UNKNOWN SETTLERS/BENEFICIARIES OF CV-LR1 TRUST UAD JANUARY 14, 2013; BV REALTY TRUST UAD JUNE 14, 2022; ALEX AVERBUCH, AS TRUSTEE OF CR SWFL INVESTORS II TRUST UAD JUNE 14, 2013; ALEXEY GANISHEV; HAVA SLEMOVICI; MARION CROSSING HOLDINGS, LLC; REALTY TRUST UAD JUNE 14, 2022; ELGAN ENGINEERING; THE UNKNOWN SETTLERS/BENEFICIARIES OF CR SWFL INVESTORS II TRUST UAD JUNE 14, 2013; AVERBUCH REALTY, INC.; YOUR HOME CENTER, LLC; CERTIMAX CAPITAL, LLC; UNKNOWN TENANT #1 and UNKNOWN TENANT #2 are defendants, Angelina Colonneso, Clerk of the Court, will sell to the highest and best bidder for cash in/

on www.manatee.realforeclose.com.

in accordance with chapter 45 Florida Statutes, Manatee County, Florida on February 19, 2025 at 11:00 am, EST the following described property as set forth in said Final Judgment of Foreclosure:

LOT 4157, RIVER CLUB
SOUTH SUBPHASE IV, AC-
CORDING TO THE PLAT
THEREOF RECORDED IN
PLAT BOOK 32, PAGES 85, OF
THE PUBLIC RECORDS OF
MANATEE COUNTY, FLORI-
DA.
PROPERTY ADDRESS: 10609
CHEVAL PLACE, BRADEN-
TON, FL 34202

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. The Court, in its discretion, may enlarge the time of sale. Notice of the changed time of sale shall be published as provided herein.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
/s/ Damian G. Waldman
Damian G. Waldman, Esq.
Florida Bar No. 0090502
Law Offices of
Damian G. Waldman, P.A.
PO Box 5162
Largo, FL 33779
Telephone: (727) 538-4160
Facsimile: (727) 240-4972
Email 1: damian@dwardmanlaw.com
E-Service: service@dwardmanlaw.com
Attorneys for Plaintiff
Jan. 31; Feb. 7, 2025 25-00127M

SECOND INSERTION

AMENDED NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA
FAMILY LAW DIVISION
Case Number 2025 DR 14
DIVISION: 3

IN THE MATTER OF THE
TERMINATION OF PARENTAL
FOR THE PROPOSED ADOPTION
OF A MINOR CHILD
INFANT CRAIN
D/O/B: 12/26/2024

TO: Any and all unknown birth fathers

YOU ARE NOTIFIED that a Petition for Termination proceeding hereinafter described is pending in the Circuit Court, Twelfth Judicial Circuit in and for Manatee County, Florida, the style of which is: IN RE: The Termination of Parental Rights for the Proposed Adoption of Infant Crain (DOB: 12/26/2024)

You are required to serve a copy of your written response, if any, to it on W. SCOTT HAMILTON, ESQUIRE, Petitioners' attorney, whose address is 2400 Manatee Avenue West, Bradenton, Florida, 34205, on or before MARCH 10, 2025, and file the original with the Clerk of the Court at Manatee County Clerk of Court, PO Box 25400, Bradenton, Florida 34206 either before service on Petitioners' attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Petition.

The identity of the birth father: Possibly Black, Asian or Hispanic, age unknown, present whereabouts are unknown

Pursuant to the Petition, the child was born at Manatee Memorial Hospital, Bradenton, Florida. The Indian Child Welfare Act is not applicable to this child. There are no known grandparents with rights to notice of this pro-

ceeding. The grounds for termination of parental rights are those set forth in Section 63.089 of the Florida Statutes.

There will be a hearing on the Petition for Termination of Parental Rights on March 31, 2025, at 9:00 AM, before the Honorable Kevin Brining at the Manatee County Judicial Center, 1051 Manatee Ave. West, Courtroom 3D, Bradenton, Florida 34205.

If you execute a Consent to Adoption or an Affidavit of Non-paternity and a Waiver of Venue, you may have the right to request that the hearing on the petition to terminate parental rights be transferred to the county in which you reside. You may object by appearing at the hearing or filing a written objection with the Court.

If you elect to file written defenses to said Petition, you are required to serve a copy on Petitioner's attorney, W. Scott Hamilton, Esq., Hamilton Price PA, 2400 Manatee Avenue West, Bradenton, FL 34205 (941)748-0550, and file the original response or pleading in the Manatee County Clerk's Office, PO Box 25400 Bradenton, Florida 34206.

UNDER SECTION 63.089, FLORIDA STATUTES, FAILURE TO FILE A WRITTEN RESPONSE TO THIS NOTICE WITH THE COURT OR TO APPEAR AT THIS HEARING CONSTITUTES GROUNDS UPON WHICH THE COURT SHALL END ANY PARENTAL RIGHTS YOU MAY HAVE REGARDING THE MINOR CHILD.

Dated at Bradenton, Manatee County, Florida this 27 day of JANUARY, 2025.

Angelina Colonneso
Clerk of Circuit Court
(SEAL) C. Gaskin
By: Deputy Clerk
Jan. 31; Feb. 7, 14, 21, 2025
25-00162M

SECOND INSERTION

NOTICE OF ACTION
IN THE COUNTY COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA
CIVIL DIVISION
CASE NO.

CASE NO.: 2024CC003889
PALM GROVE CONDOMINIUM
ASSOCIATION, INC., a Florida
not-for-profit corporation,
Plaintiff, vs.
ANDREW HARRIS; ANNABELL
ALVAREZ; 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
SAD UNKNOWN PARTIES
MAY CLAIM AN INTEREST AS
SPOUSES, HEIRS, DEVEISEES,
GRANTEES, OR OTHER
CLAIMANTS; UNKNOWN
OCCUPANT(S), whose name is
fictitious to account for parties in
possession,
Defendants.

TO: ANDREW HARRIS and ANNA-BELL ALVAREZ

Last Known Address: 7333 Fountain Palm Circle, Bradenton, FL 34203
YOU ARE NOTIFIED that an action has been filed against you in the County Court of the Twelfth Judicial Circuit, in and for Manatee County, Florida, for foreclosure of a claim of lien and for damages, regarding the following real property in Manatee County, Florida, UNIT 9-202, PALM GROVE, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM AS RECORDED IN OFFICIAL RECORDS BOOK 1987, PAGES 1324 THROUGH 1408, PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA, TOGETHER WITH ALL APPURTENANCES THERETO. Commonly identified as: 7333 Fountain Palm Circle, Bradenton, FL 34203

and you are required to serve a copy of your written defenses, if any, within 30 days after the first publication of this notice on Plaintiff's attorney, Kari L. Martin, whose address is 1401 8th Avenue West, Bradenton, Florida 34205, and to file the original with the Clerk of this Court, at the Manatee County Judicial Center, 1115 Manatee Avenue W., Bradenton, Florida 34205, either before service of your defenses on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint of petition.

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

In and for Manatee County:
If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.

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WITNESS my hand and the seal of said Court on 1/27/2025

ANGELINA "ANGEL" COLONNESO
CLERK OF COURT
(SEAL) BY: As Deputy Clerk
Attn: Kari L. Martin, Esq.
Najmy Thompson, P.L.
1401 8th Avenue West
Bradenton, FL 34205
Jan. 31; Feb. 7, 2025 25-00159M

PUBLISH
YOUR
LEGAL NOTICE

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

or email
legal@businessobserverfl.com

Business
Observer