

MANATEE COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (No Children or Financial Support) IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

CASE NO.: 2024-DR-2685 DIVISION: 4
IN RE: The Marriage of: SHUNMEI QI, Petitioner/Wife, and JUSTIN CHU, Respondent/Husband.
 TO: Justin Chu
 Address Unknown
 YOU ARE HEREBY NOTIFIED that a petition for Dissolution of your Marriage has been filed against you and you are required to serve a copy of your written defenses, if any, to it on DAPHANE STEVENS, ESQ., Attorney for Petitioner, whose address is 701 Manatee Avenue West, Suite 104, Bradenton, FL 34205, and file the original with the Manatee County Clerk of Court on or before March 25, 2025, at 1115 Manatee Ave W, Bradenton, FL 34205, before service on Petitioner's attorney or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.
 The action is asking the court to decide how the following real or personal property should be divided: None.
 Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office.

You may review these documents upon request.
 You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the address(es) on record at the clerk's office.
WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings
 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 02/21/2025
 Clerk of the Circuit Court
 By: (SEAL) Shanice Mays
 March 7, 14, 21, 28, 2025
 25-00330M

FIRST INSERTION

REQUEST FOR QUALIFICATIONS FOR ENGINEERING SERVICES FOR THE DEL WEBB SUNCHASE COMMUNITY DEVELOPMENT DISTRICT
RFQ for Engineering Services

The Del Webb Sunchase Community Development District ("District"), located in Manatee County, Florida, announces that professional engineering services will be required on a continuing basis for the District's capital improvement plan, including stormwater management system, landscaping improvements, utilities, roadway improvements, and other public improvements authorized by Chapter 190, Florida Statutes. The engineering firm selected will act in the general capacity of District Engineer and will provide District engineering services, as required.
 Any firm or individual ("Applicant") desiring to provide professional services to the District must: 1) hold applicable federal, state and local licenses; 2) be authorized to do business in Florida in accordance with Florida law; and 3) furnish a statement ("Qualification Statement") of its qualifications and past experience on U.S. General Service Administration's "Architect-Engineer Qualifications, Standard Form No. 330," with pertinent supporting data. Among other things, Applicants must submit information relating to: a) the ability and adequacy of the Applicant's professional personnel; b) whether the Applicant is a certified minority business enterprise; c) the Applicant's willingness to meet time and budget requirements; d) the Applicant's past experience and performance, including but not limited to past experience as a District Engineer for any community development districts and past experience with Manatee County, Florida; e) the geographic location of the Applicant's headquarters and offices; f) the current and projected workloads of the Applicant; and g) the volume of work previously awarded to the Applicant by the District. Further, each Applicant must identify the specific individual affiliated with the Applicant who would be handling District meetings, construction services, and other engineering tasks.
 The District will review all Applicants and will comply with Florida law, including the Consultant's Competitive Negotiations Act, Chapter 287, Florida Statutes ("CCNA"). All applicants interested must submit one (1) unbound and (1) electronic copy of Standard Form No. 330 and Qualification Statement by 12:00 p.m. on March 21, 2025 to the attention of Kristen Sui, Wrathell Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 ("District Manager's Office").
 The Board shall select and rank the Applicants using the requirements set forth in the CCNA and the evaluation criteria on file with the District Manager, and the highest ranked Applicant will be requested to enter into contract negotiations for a continuing contract. If an agreement cannot be reached between the District and the highest ranked Applicant, negotiations will cease and begin with the next highest ranked Applicant, and if these negotiations are unsuccessful, will continue to the third highest ranked Applicant.
 The District reserves the right to reject any and all Qualification Statements. Additionally, there is no express or implied obligation for the District to reimburse Applicants for any expenses associated with the preparation and submittal of the Qualification Statements in response to this request.
 Any protest regarding the terms of this Notice, or the evaluation criteria on file with the District Manager, must be filed in writing, within seventy-two (72) calendar hours (excluding Saturdays, Sundays, and state holidays) after the publication of this Notice. The formal protest setting forth with particularity the facts and law upon which the protest is based shall be filed within seven (7) calendar days (including Saturdays, Sundays, and state holidays) after the initial notice of protest was filed. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of any right to object or protest with respect to aforesaid Notice or evaluation criteria provisions. Any person who files a notice of protest shall provide to the District, simultaneous with the filing of the notice, a protest bond with a responsible surety to be approved by the District and in the amount of Ten Thousand Dollars (\$10,000.00). Additional information and requirements regarding protests are set forth in the District's proposed Rules of Procedure, which are available from the District Manager.
 March 7, 2025 25-00337M

FIRST INSERTION

UNIVERSITY PARK RECREATION DISTRICT REQUEST FOR PROPOSAL RFP# 25-01 9-HOLE GOLF COURSE RENOVATION

University Park Recreation District (the "District") is seeking sealed proposals from licensed contractors interested in a 9-hole golf course renovation (re-grassing of fairways, tees, and fairway bunker rebuild) in accordance with the proposal documents (the "RFP").
 The Project Manual will be available for pick up on weekdays, between 8:00 am and 4:00 pm, beginning March 10, 2025, from the Administrative Office of the University Park Country Club A.K.A. (UPCC), 7671 The Park Blvd., University Park, FL 34201. Please contact Curtis Nickerson, Director of Property and Facilities, University Park Country Club, at cnickerson@universitypark-fl.com regarding any questions about the project.
 Proposal documents must be received by 2:00 p.m. on April 8, 2025, at the offices of University Park Country Club A.K.A. (UPCC) 7671 The Park Blvd., University Park, FL 34201.
 The proposals shall be submitted via electronic mail to Curtis Nickerson at cnickerson@universitypark-fl.com and clearly marked within the body of the email "Sealed Proposal for 9-hole course renovation (RFP #25-01)." The proposals will be opened publicly at approximately 2:05 p.m. on April 8, 2025, at the offices of University Park Country Club A.K.A. (UPCC), 7671 The Park Blvd., University Park, FL 34201, Florida. Proposers and/or representatives may be present at such opening.
 The District reserves the right to reject any or all proposals, to waive technicalities, to re-advertise, and to otherwise conduct this RFP in the manner it deems to be in the best interests of the Districts.
 Prospective proposers, as well as any agents, representatives or persons acting at the request of such prospective proposers, shall be prohibited from discussing any matters related in any way to this RFP with any District board member, officer, agent, or employee, other than the contact person identified above.
 Vivian Carvalho
 District Manager
 March 7, 2025 25-00357M

FIRST INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on March 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 09:30 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storage-treasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.
PUBLIC STORAGE # 25803, 3009 53rd Ave E, Bradenton, FL 34203, (941) 217-7078
Time: 09:30 AM
Sale to be held at www.storage-treasures.com.
 0126 - saint-cyr, Zabdi; 0129 - Glover, Ricky; 0312 - Rubio, Agustin; 0459 - Santell, Yajaira; 0478 - Daniels, Derrick; 0493 - Kelly, Justin; 0603 - Mcclendon, Katie; 0660 - Lawson, James; 0702 - Patingale, Luke; 0820 - Braswell, Consuella; 0825 - Wilson, Logan; 0838 - Alexander, Terrika; 2014 - Redden, Christell; 2079 - saucedo, Kassandra
PUBLIC STORAGE # 22125, 2100 US Highway 301 N, Palmetto, FL 34221, (941) 212-4690
Time: 09:45 AM
Sale to be held at www.storage-treasures.com.
 0038 - Wilson, Lindsey; 0070 - Moore, Troy; 0083 - Costello, Kellie; 0110 - Pryor, Jeremiah; 0125 - Williams, Faye; 0126 - Scott, Brea; 0147 - Williams, Melody Frazier; 1041 - McNeil, Erica; 1110 - Edwards, Latoya; 2017 - Rausch, Carrie; 2024 - Benjamin, Dexter; 2026 - Benjamin, Dexter; 2197 - wade, Brittney; 2232 - Kaulsky, Joseph; 2248 - Picciano, John; 3007 - Picciano, John; 3092 - Puffenburger, Tina K; 4018 - Ahier, Clinton; 4033 - Hawkins, Aaliyah; 4117 - White, Jessica; 4168 - Howell, Shayeta N; 4182 - Bazan, Juan
PUBLIC STORAGE # 25948, 6801 Cortez Road W, Bradenton, FL 34210, (941) 217-7531
Time: 11:00 AM
Sale to be held at www.storage-treasures.com.
 A01CC - Jean-Marie, Natalie; A06CC - Tucker, Alisha; A37 - myer, Ryan; B19CC - Lejander, Destiney; C04 - Welsh, Margaret; C28 - Menchaca, Miren; C49 - Warner, Beth; D09 - Vahovick, Edward; D31CC - Stewart, Kimberly; E36CC - James, Deanna; G12 - Peterson, Andrea; H02 - Rodgers, Joseph; K31 - Burns, Chantia; K37 - Cottingham, Cheryl
PUBLIC STORAGE # 27137, 6500 Manatee Ave W, Bradenton, FL 34209, (941) 867-9430
Time: 11:30 AM
Sale to be held at www.storage-treasures.com.
 1221 - Heath, Krista; 1233 - Pierre, Alembert; 1244 - Abbott, Al; 1324 - Mathews, Johnny; 1408 - Tindal, Jessica; 1426 - Williams, Renee C; 1446 - Lukowiak, Elizabeth; 2014 - Johnson, Ron; 2018 - Jones, Robyn; 2019 - Shannon, William; 2020 - Devoto, Chris; 2140 - Pandtle, Mindee; 2339 - Cobb, Richard; 2558 - peters, arianna; 3001 - Tackett, Robert; 3019 - Jose, Wilaine; 3233 - halford, Brittney; 3309 - Moore, Shaddai
PUBLIC STORAGE # 27251, 920 Cortez Road W, Bradenton, FL 34207, (941) 217-7473
Time: 12:30 PM
Sale to be held at www.storage-treasures.com.
 A036 - Kelly, John A; A067 - Maxwell, Hermeana; B050 - Cameron, Sandy; C040 - crisp, Renee; C052 - Wilson, Kaitlyn; C080 - Nunez, Cornejo; C085 - marshall, Ajaysia; C097 - Milton, Mercedes; C101 - Clarke, Jayla; D017 - Laws, Dorine; D044 - Gatling, Troy; D053 - Brown, Howard; D082 - Dent, Mallorie; E001 - Wagner, Tamara; E017 - woods, Brookes; E030 - Daniels, Jolene; F027 - Duche, Lori; F032 - Vallance, Jordan; G007 - Rafferty, Danielle; G016 - Jackson, Dallas; G030 - Quinones, Felicit; H047 - MEXIRA, ROVELY; J035 - mcgee, Jasmine; J039 - Settles, Abreal; K001 - Lubin, Jackie; K014 - Wombold, Jamie; K015 - Barnes, Benisia
PUBLIC STORAGE # 77875, 6015 26th St W, Bradenton, FL 34207, (941) 290-5339
Time: 01:00 PM
Sale to be held at www.storage-treasures.com.
 0103 - jurado, ruby; 0134 - Nelson, Jerry; 0222 - Foster, Michael; 0231 - Raley, Amber; 0235 - Moran, Jose; 0311 - Levatte, Tedra; 0314 - Burnham, Edward; 1037 - mortimore, Benjamin; 2013 - Vega, Evelyn; 2145 - Montgomery, Charlie; 2148 - Gray, Jazzmere R; 2218 - Abbott, Alexander; 2229 - sardina, Elizabeth; 3073 - Brewer, Shedrea; 3085 - Guerrero, Martha; 3134 - duran, daniel; 3233 - Robinson, Jasmine
 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.
 March 7, 14, 2025 25-00335M

FIRST INSERTION

UNIVERSITY PARK RECREATION DISTRICT REQUEST FOR PROPOSAL RFP# 25-02 BRIDGE INSPECTION AND REBUILDING

University Park Recreation District (the "District") is seeking sealed proposals from licensed contractors interested in inspecting and rebuilding two (2) bridges in accordance with the proposal documents (the "RFP").
 The Project Manual will be available for pick up on weekdays, between 8:00 am and 4:00 pm, beginning March 10, 2025, from the Administrative Office of the University Park Country Club A.K.A. (UPCC), 7671 The Park Blvd., University Park, FL 34201. Please contact Curtis Nickerson, Director of Property and Facilities, University Park Country Club, at cnickerson@universitypark-fl.com regarding any questions about the project.
 Proposal documents must be received by 2:30 p.m. on APRIL 8, 2025, at the offices of University Park Country Club A.K.A. (UPCC) 7671 The Park Blvd., University Park, FL 34201.
 The proposals shall be submitted via electronic mail to Curtis Nickerson at cnickerson@universitypark-fl.com and clearly marked within the body of the email "Sealed Proposal for Bridge Inspection and Rebuilding (RFP #25-02)." The proposals will be opened publicly at approximately 2:35 p.m. on APRIL 8, 2025, at the offices of University Park Country Club A.K.A. (UPCC) 7671 The Park Blvd., University Park, FL 34201, Florida. Proposers and/or representatives may be present at such opening.
 The District reserves the right to reject any or all proposals, to waive technicalities, to re-advertise, and to otherwise conduct this RFP in the manner it deems to be in the best interests of the Districts.
 Prospective proposers, as well as any agents, representatives or persons acting at the request of such prospective proposers, shall be prohibited from discussing any matters related in any way to this RFP with any District board member, officer, agent, or employee, other than the contact person identified above.
 Vivian Carvalho
 District Manager
 March 7, 2025 25-00361M

FIRST INSERTION

FOUND AND ABANDONED PROPERTY POST DATE: March 7, 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
Misc construction tools stolen from multiple burglaries in January & February of 2024	2024-001926
MONEY	2025-004522

March 7, 14, 2025 25-00367M



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 Burn Boot Camp-Lakewood Ranch located at 4705 Sweet Retreat Run, in the County of Manatee, in the City of Lakewood Ranch, Florida 34211 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
 Dated at Lakewood Ranch, Florida, this 3rd day of March, 2025.
 HI-PER BRANDS LLC
 March 7, 2025 25-00352M

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 ARSENAULT DERMATOLOGY located at 8926 77TH TERRACE E STE 101 in the City of BRADENTON, Manatee County, FL 34202 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
 Dated this 5th day of March, 2025.
 EMILY F. ARSENAULT, M.D., L.L.C.
 EMILY ARSENAULT, as Co-Manager
 March 7, 2025 25-00369M

FIRST INSERTION

FICTITIOUS NAME NOTICE
 Notice Is Hereby Given that NCI GROUP, INC, 5020 Weston Pkwy, Cary, NC 27513, desiring to engage in business under the fictitious name of Union Corrugating Company, with its principal place of business in the State of Florida in the County of Manatee, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.
 March 7, 2025 25-00327M

--- PUBLIC SALES ---

FIRST INSERTION

DEL WEBB SUNCHASE COMMUNITY DEVELOPMENT DISTRICT REQUEST FOR PROPOSALS FOR ANNUAL AUDIT SERVICES

The Del Webb Sunchase Community Development District hereby requests proposals for annual financial auditing services...

The auditing entity submitting a proposal must be duly licensed under Chapter 473, Florida Statutes...

Proposal packages, which include evaluation criteria and instructions to proposers, are available from the District Manager...

Proposers must provide one (1) electronic and one (1) unbound copy of their proposal to the District Manager...

District Manager March 7, 2025 25-00338M

FIRST INSERTION

NOTICE OF PUBLIC MEETING UNIVERSITY PARK RECREATION DISTRICT

Notice is hereby given that the Board of Supervisors ("Board") of the University Park Recreation District ("District") will hold its regular meeting...

A copy of the agenda may be obtained at the offices of the District Manager, c/o PFM Group Consulting LLC...

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts...

Any person requiring special accommodations at the meeting because of a disability or physical impairment should contact 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 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...

Vivian Carvalho District Manager March 7, 2025 25-00370M

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 Mills Tallow Co. located in the City of palmetto, Manatee County, FL 34221 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 28th day of February, 2025. Courtney Mills March 7, 2025 25-00339M

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 Aviato at Bradenton located at 105 15th Street East in the City of Bradenton, Manatee County, FL 34208 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 4th day of March, 2025. 15th Street East SNF Opco LLC March 7, 2025 25-00363M

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 Aviato at Palma Sola Bay located at 6305 Cortez Rd W. in the City of Bradenton, Manatee County, FL 34210 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 4th day of March, 2025. 6305 Cortez Rd W Opco LLC March 7, 2025 25-00362M

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 Aviato at Bradenton Villas located at 105 15th Street East in the City of Bradenton, Manatee County, FL 34208 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 4th day of March, 2025. 15th Street East ALF Opco LLC March 7, 2025 25-00364M

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 Arch & Curl located at 8209 Nature's Way, Suite 203 in the City of Bradenton, Manatee County, FL 34202 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 26th day of February, 2025. Laurel Ples March 7, 2025 25-00326M

FIRST INSERTION

PUBLIC NOTICE OF SALE

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801 - 83.809). The undersigned will sell by competitive bidding at lockerfox.com on Thursday the 27th day of March, 2025 at 10:00 AM.

March 7, 14, 2025 25-00346M

FIRST INSERTION

PUBLIC NOTICE OF SALE

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801 - 83.809). The undersigned will sell by competitive bidding at lockerfox.com on Thursday the 27th day of March, 2025 at 10:00 AM.

March 7, 14, 2025 25-00351M

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 Claney's Irish Sports Pub & Grill located at 6218 Cortez Road West in the City of Bradenton, Manatee County, FL 34210 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 5th day of March, 2025. Dana B Ryan Rothgery March 7, 2025 25-00368M

FIRST INSERTION

PUBLIC NOTICE OF SALE

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801 - 83.809). The undersigned will sell by competitive bidding at lockerfox.com on Thursday the 27th day of March, 2025 at 10:00 AM.

March 7, 14, 2025 25-00348M

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that Jade Badger will engage in business under the fictitious name BADGERS FINANCIAL SERVICES, with a physical address 218 22ND STREET CT NE BRADENTON, FL 34208, with a mailing address 218 22ND STREET CT NE BRADENTON, FL 34208, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

March 7, 2025 25-00353M

FIRST INSERTION

PUBLIC NOTICE OF SALE

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801 - 83.809). The undersigned will sell by competitive bidding at lockerfox.com on Thursday the 27th day of March, 2025 at 10:00 AM.

March 7, 14, 2025 25-00349M

FIRST INSERTION

PUBLIC NOTICE OF SALE

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801 - 83.809). The undersigned will sell by competitive bidding at lockerfox.com on Thursday the 27th day of March, 2025 at 10:00 AM.

March 7, 14, 2025 25-00350M

FIRST INSERTION

PUBLIC NOTICE OF SALE

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801 - 83.809). The undersigned will sell by competitive bidding at lockerfox.com on Thursday the 27th day of March, 2025 at 10:00 AM.

March 7, 14, 2025 25-00347M

FIRST INSERTION

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

File No. 2025-CP-000485-AX IN RE: ESTATE OF TIMMY L. AMLONG, Deceased.

The administration of the Estate of TIMMY L. AMLONG, Deceased, whose date of death was February 4, 2025 is pending in the Circuit Court for Manatee County, Florida, Probate Division...

All creditors of the Decedent and other persons having claims or demands against Decedent's Estate 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...

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 272 is made by a creditor as specified under s. 732.2211. Section 13.

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

COURTNEY AMLONG HILERY 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 March 7, 14, 2025 25-00331M

FIRST INSERTION

Notice of Sale

Pursuant to Florida Statute 713.585 F.S. United American Lien & Recovery as agent w/ power of attorney will sell the following vehicle(s) to the highest bidder; net proceeds deposited with the clerk of court; owner/lienholder has right to hearing and post bond; owner may redeem vehicle for cash sum of lien; inspect 1 week prior @ the lienor facility; cash or cashier check; any person interested ph (954) 563-1999 Sale Date March 28th 2025 @ 10:00 AM at each individual repair facility.

40500 2013 Dodge VIN#: 2C4RDGBG4DR774004 Repair Facility: Vic's Performance Transmission & Automotive Inc 1210 11th St E Palmetto 941-721-0240 Lien Amt \$1,073.67 March 7, 2025 25-00328M

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS IN THE TWELFTH JUDICIAL CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION

CASE NUMBER: 2024-CP-0002891 IN RE: THE ESTATE OF WILBERT EDWARD BRAUN, Deceased.

The administration of the estate of Wilbert Edward Braun, deceased, whose date of death was May 20, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division...

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...

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 March 7, 2025.

Personal Representative

Eric V. Braun 225 Lockwood Drive Apartment 2D Red Bud, Illinois 62278

By: Sean S. Whaley, Esq. Florida Bar No. 0013076 P.O. Box 78 Ellenton, FL 34222 Telephone Number: 321 289-1927 Email Addresses: Sean@whaleygroup.com Attorney for Personal Representative March 7, 14, 2025 25-00332M

FIRST INSERTION

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

File No. 2025-CP000404AX IN RE: ESTATE OF MICHAEL GOROUSINGH Deceased.

The administration of the estate of Michael Gorousingh deceased, whose date of death was December 4, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division...

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...

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 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 March 7, 2025

Personal Representative:

Otensia Berry 6330 Kenava Loop Palmetto, FL 34221 Attorney for Personal Representative: /s/ Myrna Serrano Setty, Esq. Florida Bar No. 110636 Myrna Serrano Setty, P.A. P.O. Box 145 Lutz, FL 33548 15310 Amberly Dr. Suite 250 Tampa, FL 33647 Telephone: (813) 902-3189 mss@seranosetty.com; info@seranosetty.com March 7, 14, 2025 25-00355M

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--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-CP-002580
Division Probate
IN RE: ESTATE OF
EVELYN C. JOHNSON A/K/A
EVELYN CONESTA JOHNSON
A/K/A EVELYN CONETTA
JOHNSON
Deceased.

The administration of the estate of Evelyn C. Johnson a/k/a Evelyn Conesta Johnson a/k/a Evelyn Conetta Johnson, deceased, whose date of death was September 1, 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.

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 March 7, 2025.

Personal Representative:
Latisha Johnson Sweptson
1010 Golden Crest Dr.
Durham, North Carolina 27704
Attorney for Personal Representative:
Dawn Calache, Esq.
Attorney for Personal Representative
Florida Bar Number: 123760
The Law Offices of Dawn Calache
3959 S. Nova Road, Suite 2
Port Orange, Florida 32127
Telephone: (386) 872-4223
Fax: (888) 678-6790
E-Mail: dealache@calachelaw.com
Secondary E-Mail:
service@lawsprt.com
March 7, 14, 2025 25-00356M

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
File No. 2025-CP-000392
Division Probate
IN RE: ESTATE OF
BETTIE PURVIS
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 BETTIE PURVIS, deceased, File Number 2025-CP-000392, by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Avenue West, Bradenton, Florida 34205; that the decedent's date of death was September 3, 2024; that the total value of the estate is \$45,222.88 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
DON B. PURVIS, JR.
615 Foxworth Lane
Holmes Beach, FL 34217
DONNA SUZANNE PURVIS
8412 41st Avenue Circle West
Bradenton, FL 34209

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET

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

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

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

Person Giving Notice:
DON B. PURVIS, JR.
c/o Jeffrey D. Mytinger
802 11th Street West
Bradenton, FL 34205
Attorney for Person Giving Notice
JEFFREY D. MYTINGER
Attorney
Florida Bar Number: 1010340
802 11th Street West
Bradenton, Florida 34205-7734
Telephone: (941) 748-0100
E-Mail:
jmytinger@blalockwalters.com
Secondary E-Mail:
jmeltzer@blalockwalters.com
Alternate Secondary E-Mail:
mchapan@blalockwalters.com
5025138v1
March 7, 14, 2025 25-00354M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-CP-001488
Division Probate
IN RE: ESTATE OF
DENNIS A. WARREN a/k/a
DENNIS ANTHONY WARREN
Deceased.

The administration of the estate of Dennis A. Warren, a/k/a Dennis Anthony Warren, deceased, whose date of death was February 15, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue 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.

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 March 7, 2025.

Personal Representative:
/s/ Luci W. Hartmann
(Jan 23, 2025 06:15 EST)
Luci W. Hartmann
a/k/a Luci Ann Warren
6515 Columbia Drive
Bradenton, Florida 34207
Attorney for Personal Representative:
/s/ Valerie Lang Hall
Valerie Lang Hall, Esq.
Attorney for Personal Representative
Florida Bar Number: 1042263
Lang Hall Law Offices
3639 Cortez Rd W, Suite 106
Bradenton, Florida 34210
Telephone: (888) 973-5043
E-Mail: hello@langhall.legal
March 7, 14, 2025 25-00344M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-CP-001215
Division Probate
IN RE: ESTATE OF
DAVID OTERO A/K/A
DAVID OTERO SUAREZ
Deceased.

The administration of the estate of David Otero a/k/a David Otero Suarez, deceased, whose date of death was June 14, 2022, 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.

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 March 7, 2025.

Personal Representative:
Christine N. Failey, Esq.
P.O. BOX 76076
St. Petersburg, Florida 33734
Attorney for Personal Representative:
Mercedes Buntz, Esq.
Attorney for Personal Representative
Florida Bar Number: 139076
Mercedes Buntz Law, PLLC
918 Drew Street, Ste. A
Clearwater, Florida 33755
Telephone: (727) 474-0228
Fax: (888) 317-3513
E-Mail: Mercedes@MBuntzLaw.com
Secondary E-Mail:
service@lawsprt.com
March 7, 14, 2025 25-00329M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025 CP 000041
Division Probate
IN RE: ESTATE OF
VIRGINIA LESLIE JORDAN
Deceased.

The administration of the estate of VIRGINIA LESLIE JORDAN, deceased, whose date of death was September 10, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 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.

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

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-0210
IN RE: ESTATE OF
LINDA B. CREAGER
Deceased.

The administration of the estate of LINDA B. CREAGER, deceased, whose date of death was November 4, 2024, 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 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 March 7, 2025.

Personal Representative:
Steven Mark Burnett
1545 Mound Street
Sarasota, Florida 34236
Attorney for Personal Representative:
John A. Moran, Esq.
Attorney for Personal Representative
Florida Bar Number: 0718335
Dunlap & Moran, P.A.
P.O. Box 3948
Sarasota, Florida 34230
Telephone: (941) 366-0115
Fax: (941) 365-4660
E-Mail: jmoran@dunlapmoran.com
Secondary E-Mail:
DMprobate@dunlapmoran.com
02276800-1 / 22358/2 CZACCARI:
March 7, 14, 2025 25-00342M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2025-CP-000361-AX
IN RE: ESTATE OF
ANTHONY JOSEPH
MELASECCA,
Deceased.

The administration of the estate of Anthony Joseph Melasecca, deceased, whose date of death was January 26, 2025, 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 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 March 7, 2025.

Joseph Shawn Melasecca
P.O. Address: 5710 16th Street West
Bradenton, FL 34207
Robert P. Scheb, Esq.
Bowman, George, Scheb,
Kimbrough, Koach & Chapman, PA
2750 Ringling Blvd., Suite 3
Sarasota, FL 34237
(941) 366-5510
Florida Bar No. 398519
Email Address:
rscheb@bowmangeorge.com
Attorneys for Personal Representative
March 7, 14, 2025 25-00343M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-000425
IN RE: ESTATE OF
THOMAS JAMES PAHL,
Deceased.

The administration of the estate of THOMAS JAMES PAHL, deceased, whose date of death was March 19, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is PO 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 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: March 7, 2025.

DEBBIE GRECCO
A/K/A DEBRA GRECCO
Personal Representative
5421 Badini Way
Palmetto, FL 34221
Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
jrivera@hnh-law.com
March 7, 14, 2025 25-00333M

FIRST INSERTION

NOTICE OF ADMINISTRATION
TWELFTH JUDICIAL CIRCUIT
MANATEE COUNTY, FL
PROBATE DIVISION
NO.: 412025CP000248CPAXMA
In re: ESTATE OF
MARIE ELIZABETH
CAVAROCCHI,
Deceased

The administration of the Estate of MARIE ELIZABETH CAVAROCCHI, deceased, Case No. 412025CP-000248CPAXMA, whose date of death was December 25, 2024, is pending in the Circuit Court for Manatee County, FL, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. The estate is intestate as no known will or codicil has been located.

The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below. The fiduciary lawyer-client privilege in Fl. Stat. 90.5021 applies with respect to the personal representative and any attorney employed by the personal representative.

ALL INTERESTED PERSONS ARE REQUIRED TO FILE WITH THE ABOVE-STYLED COURT ANY OBJECTION BY AN INTERESTED PERSON ON WHOM A COPY OF THE NOTICE IS SERVED THAT CHALLENGES THE VALIDITY OF THE INTESTATE ESTATE, THE QUALIFICATIONS OF THE PERSONAL REPRESENTATIVE, VENUE, OR JURISDICTION OF THE COURT WITHIN THREE (3) MONTHS AFTER THE DATE OF SERVICE OF A COPY OF THE NOTICE OF ADMINISTRATION ON THE OBJECTING PERSON. THE THREE (3) MONTH TIME PERIOD MAY ONLY BE EXTENDED FOR ESTOPPEL BASED UPON A MISSTATE-

ment by the personal representative regarding the time period within which an objection must be filed. The time period may not be extended for any other reason, including affirmative representation, failure to disclose information, or misconduct by the personal representative or any other person.

Any interested person on whom a copy of the notice of administration is served must object to the validity of the intestate estate, the qualifications of the personal representative, venue, or jurisdiction of the court by filing a petition or other pleading requesting relief in accordance with the Florida Probate Rules WITHIN THREE (3) MONTHS AFTER THE DATE OF SERVICE OF A COPY OF THE NOTICE ON THE OBJECTING PERSON, OR THOSE OBJECTIONS ARE FOREVER BARRED.

Any person entitled to exempt property is required to file a petition for determination of exempt property WITHIN THE TIME PROVIDED BY LAW OR THE RIGHT TO EXEMPT PROPERTY IS DEEMED WAIVED.

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

/s/ Dr. Nicholas Cavarocchi
DR. NICHOLAS CAVAROCCHI
Personal Representative
40 Sleepy Hollow Drive
Newtown Square, PA 19073
/s/ Nicholas J. Altopiedi, Esq.
NICHOLAS J. ALTOPIEDI, ESQUIRE
Attorney for Petitioner
902 Old Marple Rd.
Springfield, PA 19064
Fl Bar No: 1058918
March 7, 14, 2025 25-00340M

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Business Observer

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE TO CREDITORS
TWELFTH JUDICIAL CIRCUIT
MANATEE COUNTY, FL
PROBATE DIVISION
NO.: 412025CP000248CPAXMA
In re: ESTATE OF
MARIE ELIZABETH
CAVAROCCHI,
Deceased

The administration of the Estate of MARIE ELIZABETH CAVAROCCHI, deceased, Case No. 412025CP-000248CPAXMA, whose date of death was December 25, 2024, is pending in the Circuit Court for Manatee County, FL, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. The estate is intestate as no known will or codicil has been located.

The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent, or unliquidated claims, on whom a copy of this notice is served must file their claims with this Court within the later of three months after the date of 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 decedent and persons having claims or demands against the decedent estate, including unmatured, contingent, or unliquidated claims, must file their claims with this Court within three (3) months after the date of first publication of this notice.

ALL CLAIMS, DEMANDS AND OBJECTIONS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER DECEDENT'S DEATH IS BARRED.

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

/s/ **Dr. Nicholas Cavarocchi**
DR. NICHOLAS CAVAROCCHI
Personal Representative
40 Sleepy Hollow Drive
Newtown Square, PA 19073
/s/ Nicholas J. Altopiedi, Esq.
NICHOLAS J. ALTOPIEDI, ESQUIRE
Attorney for Petitioner
902 Old Marple Rd.
Springfield, PA 19064
FL Bar No: 1058918
March 7, 14, 2025 25-00341M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 2255
Division PROBATE
IN RE: ESTATE OF
FREDERICK O. WINDERS, JR.
A/K/A FREDERICK ORVILLE
WINDERS, JR.
Deceased.

The administration of the estate of FREDERICK O. WINDERS, JR. A/K/A FREDERICK ORVILLE WINDERS, JR., deceased, whose date of death was August 6, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25499, 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 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: March 7, 2025.

Signed on this 13th day of September, 2024.

ALISA RENEE WINDERS-SMITH
Personal Representative
660 N. Diana Drive
Ellettsville, Indiana 47429
Katie L. Cook
Attorney for Personal Representative
Florida Bar No. 1032226
Hamilton Price, P.A.
2400 Manatee Avenue West
Bradenton, Florida 34205
Telephone: 941-748-0550
Email: Katie@hamiltonpricelaw.com
Secondary Email:
Ellen@hamiltonpricelaw.com
March 7, 14, 2025 25-00359M

FIRST INSERTION

NOTICE TO HEIRS
IN THE CIRCUIT COURT IN AND
FOR MANATEE COUNTY, FLORIDA
PROBATE DIVISION
CASE NO: 2023 CP 3004
IN RE: ESTATE OF
DONALD C. HALL
Deceased.

A Petition For Administration and an Amended Petition for Administration of The Estate of Donald C. Hall, whose date of death was July 22, 2023, has been filed in the Circuit Court for Manatee County, Florida, Probate Division, 1115 Manatee Avenue West, Bradenton, Florida 34205. Case number 2023 CP 3004. The name and address of the personal representative and personal representative's attorney are set forth below.

JAMES MCFARLING was a named beneficiary in the Last Will and Testament and/or Codicil thereto, of the decedent. JAMES MCFARLING died before a distribution could be made. The heirs of JAMES MCFARLING are hereby given notice of potential funds due for disbursement to said heirs that will be set forth by an order of the court. Heirs and/or their legal successors or representatives, are given notice to contact the attorney below within 30 days to claim their respective interest in the estate. If no heirs claim an interest in the estate, any funds remaining at the conclusion of the estate will be deposited into the registry of the court, after which time each respective heir will be required to properly petition the court for their respective share of the funds, if any. Failure to take timely action may result in escheatment of the funds to the State of Florida. You are encouraged to seek legal counsel if you do not understand the importance of this notice.

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

Personal Representative:
Signed by: Anne Forrest Fair
Anne Forrest Fair
c/o Brenden S. Moriarty, Esq.
1111 N. Northshore Drive, Suite S-700
Knoxville, Tennessee 37919
Attorney for Personal Representative:
/s/ Brenden S. Moriarty
Brenden S. Moriarty, Esq.
Florida Bar Number: 0189863
Long, Ragsdale & Waters, PC
1111 N. Northshore Drive, Suite S-700
Knoxville, Tennessee 37919
Telephone: (865) 584-4040
E-Mail: bmoriarty@lrwlaw.com
March 7, 14, 21, 28, 2025 25-00365M

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA
Case No.: 2024 CA 002093 AX
Agency Case No.: 2024-027446
IN RE: FORFEITURE OF:
NINE THOUSAND EIGHT
HUNDRED NINETY-THREE
DOLLARS (\$9,893.00) IN U.S.
CURRENCY

TO ALL PERSONS OR ENTITIES
HAVING OR CLAIMING TO HAVE
ANY RIGHT, TITLE OR INTEREST
IN THE PROPERTY HEREIN DE-
SCRIBED:

YOU ARE NOTIFIED THAT an action pursuant to the Florida Contraband Forfeiture Act has been filed by Petitioner, Manatee County Sheriff's Office, on the following property in Manatee County, Florida NINE THOUSAND EIGHT HUNDRED NINETY-THREE DOLLARS (\$9,893.00) IN U.S. CURRENCY and you are required to serve a copy of your written defenses to it, if any, on the Attorney for Petitioner, Brian A. Iten, General Counsel, Manatee County Sheriff's Office, at the address of 600 Hwy. 301 Blvd. W., Ste. 202, Bradenton, FL 34205 within 20 days after last publication of this Notice and file the original with the Clerk of this Court either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

you for the relief demanded in the complaint or petition.
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.
DATED on February 26, 2025.
Angelina Colonnese
As Clerk of the Court
(SEAL) By: /s/ Kris Gaffney
Deputy Clerk
NIURKA F ASMER, ESQUIRE
Plaintiff's attorney
APPLETON REISS, PLLC
215 N. Howard Avenue, Suite 200
Tampa, FL 33606
Feb. 28; Mar. 7, 2025 25-00319M

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA
Case No.: 23-CA-004265
CITY OF BRADENTON,
Plaintiff, v.
JOSEFINA DURAN-WEBSTER,
KEVIN MCMICHAEL,
Defendant(s),
NOTICE IS HEREBY GIVEN that pursuant to the Final Judgment of Foreclosure dated January 24, 2025 and entered in Case No. 23-CA-004265 of the Circuit Court of the Twelfth Judicial Circuit in and for Manatee County, Florida where City of Bradenton, is the Plaintiff and Josefina Duran-Webster, Kevin McMichael is/ are the Defendant(s). Angelina Colonnese will sell to the highest bidder for cash at www.Manatee.realforeclose.com at 11:00 a.m. on April 24, 2025 the following described properties set forth in said Final Judgment to wit:

Lot 2, Jackson Terrace, according to plat thereof as recorded in Plat Book 2, Page 88, of the Public Records of Manatee County, Florida.
Property No.: 4406600009
Address: 1715 12th Ave W,
Bradenton, FL 34205

uled 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: 3/5/25
ANGELINA COLONNOSO,
CLERK OF THE CIRCUIT COURT
MANATEE COUNTY, FLORIDA
1115 Manatee Avenue West
Bradenton, FL 34205
(Seal) BY: Deputy Clerk
Attorney for Petitioner
Brian A. Iten
General Counsel
Manatee County Sheriff's Office,
600 Hwy. 301 Blvd. W., Ste. 202,
Bradenton, FL 34205
March 7, 14, 2025 25-00358M

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF ACTION
IN THE COUNTY COURT IN AND
FOR MANATEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 2024-CC-002530
BRADENTON TROPICAL PALMS,
INC.,
Plaintiff, vs.
WANDA J. BAKER AND DEBORAH
L. CATERINO,
Defendants.
TO: WANDA J. BAKER
2514 17TH STREET LANE WEST, BRADENTON, FL 34205

YOU ARE HEREBY NOTIFIED that an action for foreclosure of lien on the following described property:
Unit # 2514 17 SLW, BRADENTON TROPICAL PALMS, a Residential Cooperative, according to Exhibit "B" (Plot Plan) of the Master Form Proprietary Lease recorded in Official Records Book 1539, Pages 729-785, of the Public Records of Manatee County, Florida.

Has been filed against you, and that you are required to serve a copy of your written defenses, if any, to it NIURKA F. ASMER, ESQUIRE, Plaintiff's attorney, whose address is APPLETON REISS, PLLC, 215 N. Howard Avenue, Suite 200, Tampa, FL 33606, on or before, a date within 30 days after the first publication of the notice and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise default will be entered against

you for the relief demanded in the complaint or petition.
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.
DATED on February 26, 2025.
Angelina Colonnese
As Clerk of the Court
(SEAL) By: /s/ Kris Gaffney
Deputy Clerk
NIURKA F ASMER, ESQUIRE
Plaintiff's attorney
APPLETON REISS, PLLC
215 N. Howard Avenue, Suite 200
Tampa, FL 33606
Feb. 28; Mar. 7, 2025 25-00319M

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA
CIVIL DIVISION
Case No.: 23-CA-004265
CITY OF BRADENTON,
Plaintiff, v.
JOSEFINA DURAN-WEBSTER,
KEVIN MCMICHAEL,
Defendant(s),
NOTICE IS HEREBY GIVEN that pursuant to the Final Judgment of Foreclosure dated January 24, 2025 and entered in Case No. 23-CA-004265 of the Circuit Court of the Twelfth Judicial Circuit in and for Manatee County, Florida where City of Bradenton, is the Plaintiff and Josefina Duran-Webster, Kevin McMichael is/ are the Defendant(s). Angelina Colonnese will sell to the highest bidder for cash at www.Manatee.realforeclose.com at 11:00 a.m. on April 24, 2025 the following described properties set forth in said Final Judgment to wit:

Lot 2, Jackson Terrace, according to plat thereof as recorded in Plat Book 2, Page 88, of the Public Records of Manatee County, Florida.
Property No.: 4406600009
Address: 1715 12th Ave W,
Bradenton, FL 34205

Any person or entity claiming an interest in the surplus, if any, resulting from the Foreclosure Sale, other than the property owner as of the date of the Lis Pendens, must file a claim on the same with the Clerk of Court within sixty (60) days after the Foreclosure Sale.
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 in Manatee County, Florida, on February 25, 2025.
Weidner Law, P.A.
Counsel for the Plaintiff
250 Mirror Lake Dr., N.
St. Petersburg, FL 33701
Telephone: (727) 954-8752
Designated Email for Service:
Service@MattWeidnerLaw.com
By: s/ Matthew D. Weidner
Matthew D. Weidner, Esq.
Florida Bar No. 185957
Feb. 28; Mar. 7, 2025 25-00316M

SECOND INSERTION


NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA
CASE NO.
412022CA00241ICAAXMA
PENNYMAC LOAN SERVICES,
LLC;
Plaintiff, vs.
CHAD THOMAS WHITERMORE,
JASMINE MARIE
WHITERMORE, ET.AL;
Defendants
NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated April 10, 2024, and the Order Granting Plaintiff's Motion to Reschedule Foreclosure Sale dated January 30, 2025, in the above-styled cause, I will sell to the highest and best bidder for cash beginning at 11:00 AM at WWW.MANATEE.REALFORECLOSE.COM on March 19, 2025, the following described property:
Lot 319, Harmony at Lakewood Ranch, Phase II, Subphases A and B, according to the map or plat thereof, as recorded in Plat Book 60, Pages (s) 1 through 15, Inclusive, of the Public Records of Manatee County, Florida.
Property Address: 5221 HORIZON CV, BRADENTON, FL 34211
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 THE 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.
Andrew Arias, FBN: 89501
Attorneys for Plaintiff
Marinosci Law Group, P.C.
100 West Cypress Creek Road, Suite 1045
Fort Lauderdale, FL 33309
Phone: (954) 644-8704
ServiceFL2@mlg-defaultlaw.com
ServiceFL2@mlg-defaultlaw.com
MLG No.: 22-03442
Feb. 28; Mar. 7, 2025 25-00289M

SECOND INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)
IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA
Case No.: 2024-DR-002526
YELIZAVETA KHOMCHENKO,
Petitioner, and
VICTOR RODRIGUEZ PEREZ,
Respondent
TO: Victor Rodriguez Perez
8972 San Juan Ave, Apt. B. South Gate, CA 90280
YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Counsel for the Petitioner, Penter Holmes, Esq., whose address is 151 N Nob Hill Rd, Suite 259, Plantation, FL 33324. legalresearch@outlook.com on or before 03/18/2025, and file the original with the clerk of this Court at 1051 Manatee Ave W, Bradenton, FL 34205, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.
The action is asking the court to decide how the following real or personal property should be divided: none
Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office.

You may review these documents upon request.
You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the address(es) on record at the clerk's office.
WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.
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: 02/04/2025
CLERK OF THE CIRCUIT COURT
By: (SEAL) C. Gaskin
Deputy Clerk
Feb. 28; Mar. 7, 14, 21, 2025 25-00307M



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](https://legals.businessobserverfl.com)
To publish your legal notice email: legal@businessobserverfl.com

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SUBSEQUENT INSERTIONS

--- PUBLIC SALES / ESTATES ---

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 :
 ExtraSpace 115 Manatee Ave. W. Bradenton FL 34205 on March 20,2025 at 10:00 AM
 Cindy D Chase – Household goods
 John Fletcher – Household goods
 Kathleen Brusger– Household goods
 Bethany DiBell – Household goods
 The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property
 Feb. 28; Mar. 7, 2025 25-00276M

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 9419 Moccasin Wallow Rd Parrish, FL 34219
 Phone Number 941292232
 Time of Sale March 20, 2025 @ 11am
 James Casey
 bedroom couch recliner tools king mattress
 The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property
 Feb. 28; Mar. 7, 2025 25-00311M

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 March 20, 2025 @ 11am
 Chris Wilson
 Household Items
 Jeffrey Cooper
 Home items, clothes, electronics, kitchen, washer/dryer
 The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
 Feb. 28; Mar. 7, 2025 25-00290M

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 03/20/2025 9:30am
 Loni Britto- Household Goods
 Kristi Hayes- Furniture
 The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
 Feb. 28; Mar. 7, 2025 25-00280M

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, 3708 Manatee Ave W Bradenton, FL 34205 on March 20th, 2025 at 9: 30 AM
 Tammy Swafford - Mattress
 The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
 Feb. 28; Mar. 7, 2025 25-00281M

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, 4805 96th St E, Palmetto, FL 34221 on 03/20/2025 at 9: 30 AM
 Jacqueline Bradham- Household Goods
 The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
 Feb. 28; Mar. 7, 2025 25-00277M

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice of Public Auction for money due on storage units. Auction will be held on March 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
 Brandon Valentine 2096 \$193.20
 Antonio Martin 3027 \$283.20
 David Robinson 4027 \$494.40
7735 US 41 Palmetto, FL 34221
 Kionna Busby 1203 \$362.80
 Cotton 0130 \$955.25
 Jarrett Cotton 0130 \$955.25
 Feb. 28; Mar. 7, 2025 25-00308M

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, 5305 Manatee Ave W, Bradenton FL, 34209 on 3/20/2025 at 9:30am
 Those in Auction:
 Kenneth Wilson Daniel - ladders, fishing nets, mini-fridge, dingy, fan, coolers, bins, assorted fishing gear, captain's chair, appliances, household goods, sports & outdoor equipment, tools & supplies
 Hunter Watson - tables, ladder, sawzall, paint products, hose, small furniture, household items, boxes, tools & supplies
 The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
 Feb. 28; Mar. 7, 2025 25-00279M

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA
 PROBATE DIVISION
File No. 2025-CP-0014
IN RE: ESTATE OF ANTONIO M. DEANGELO, JR. Deceased.

The administration of the estate of Antonio M. Deangelo, Jr., deceased, whose date of death was October 13, 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.

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 28, 2025.

Melissa Signor
 P.O. Address: 529 77th Street, Holmes Beach, FL 34217
Personal Representative
Nicki D. Rutkowski
 1805 Sutton Rd
 Palmetto, Florida 34221
 Attorney for Personal Representative:
 R. Matthew Elliott, Esquire
 Florida Bar Number: 17820
 1023 Manatee Avenue West, Suite 502
 Bradenton, FL 34205
 Telephone: (941) 242-2898
 E-Mail: matt@rmelliottesq.com
 Feb. 28; Mar. 7, 2025 25-00301M

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA
 PROBATE DIVISION
File No. 2024CP002855AX
IN RE: ESTATE OF Robert P. Borneman, Deceased.

The administration of the estate of Robert P. Borneman, deceased, whose date of death was October 29, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave. 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.

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 Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228 applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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 28, 2025.

DEBORAH MONTAGUE
C/O TIMOTHY W. GENSMER, P.A.
 2831 RINGLING BLVD. STE 202A SARASOTA, FL 34237
 Attorney for Petitioner:
 TIMOTHY W. GENSMER, ESQ.
 TIMOTHY W. GENSMER, P.A.
 2831 RINGLING BLVD, STE 202A SARASOTA, FL 34237
 Telephone: 941-952-9377
 Florida Bar No. 586242
 Feb. 28; Mar. 7, 2025 25-00299M

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA
 PROBATE DIVISION
CASE NO. 2024CP002863AX
IN RE: ESTATE OF ALEXANDER FRASER, DECEASED.

The administration of the estate of ALEXANDER FRASER, deceased, whose date of death was September 27, 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 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 28, 2025.

Petitioner:
DEBORAH MONTAGUE
C/O TIMOTHY W. GENSMER, P.A.
 2831 RINGLING BLVD. STE 202A SARASOTA, FL 34237
 Attorney for Petitioner:
 TIMOTHY W. GENSMER, ESQ.
 TIMOTHY W. GENSMER, P.A.
 2831 RINGLING BLVD, STE 202A SARASOTA, FL 34237
 Telephone: 941-952-9377
 Florida Bar No. 586242
 Feb. 28; Mar. 7, 2025 25-00299M

SECOND INSERTION

NOTICE TO CREDITORS

SUMMARY ADMINISTRATION
 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA
 PROBATE DIVISION
File # 2025CP000156AX
IN RE: ESTATE OF RICHARD C. MCMILLAN, JR. Deceased

Administration of the estate of Richard C. McMillan, Jr., deceased, file number 2025CP000156AX, has been filed in the Circuit Court for Bradenton County, Florida, located at 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, who have claims or demands against decedent's estate, including unmatre, 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 unmatred, contingent or unliquidated claims, must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

The date of the first publication of this notice is February 28, 2025.

Personal Representative: Richard Clayton McMillan
 2605 221st East, Bradenton, Fl. 34211
 Attorney for personal representative:
 Peter J. Pike, Esq.
 Pike Law Firm, P.A.
 4901 26th Street West, Suite B
 Bradenton, FL 34207
 941-312-2580
 Fl Bar No 38833
 Feb. 28; Mar. 7, 2025 25-00292M

SECOND INSERTION

NOTICE OF PUBLIC HEARING PURSUANT TO SECTION 177.101, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN pursuant to Section 177.101, Florida Statutes, and Section 312 of the Manatee County Land Development Code that an application for vacation of a plat either in whole or in part has been made by Publix Super Markets, Inc., to the Board of County Commissioners of Manatee County, Florida (Board). Said vacation application is assigned application number VAC2408-0002 and seeks to vacate a portion of a sidewalk easement located at 6010 14th Street West, Bradenton, Florida 34207, in Plat of Bayshore Gardens Shopping Center.

On the 25th of March 2025, at 9:00 a.m., or as soon thereafter in the Honorable Patricia M. Glass Commission Chambers, on the First Floor of the Manatee County Administrative Center, located at 1112 Manatee Avenue West, Bradenton, Florida, 34205, the Board will consider, act upon, adopt or reject said application and the following corresponding resolution:

RESOLUTION R-25-028

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF MANATEE COUNTY, FLORIDA, VACATING A PORTION OF A SIDEWALK EASEMENT WITHIN A PLAT SUBDIVIDING LAND PURSUANT TO SECTION 177.101, FLORIDA STATUTES, AND THE LAND DEVELOPMENT CODE, MANATEE COUNTY, FLORIDA.

The subject property of this vacation application is located at 6010 14th Street West, Bradenton, Florida 34207, and is 1,848 square feet (0.042 acres) in size. The future land use map designation and zoning district of the property subject to the application is GC and ROR, respectively. The application, staff report, related materials and proposed Resolution related to this vacation application may be inspected by the public during normal business hours at the County Administration Building, requested via email at planning.agenda@mymanatee.org, or on the County's website at www.mymanatee.org.

Persons may appear and be heard, written comments filed with the Director of the Property Management Department will be entered into the record and the hearing may be continued from time to time as necessary. For more information, call 941-748-4501 Extension 3670.

The Board does not discriminate upon the basis of any individual's disability status. This non-discrimination policy involves every aspect of the Board's functions including one's access to, participation in, employment with, or treatment in its programs or activities. Anyone requiring reasonable accommodation for this meeting as provided for in the Americans with Disabilities Act (ADA), or assistance with accessing any documents pertaining to this matter, should contact Kimberly Middleton at (941) 748-4501 Ext. 6012 or kimberly.middleton@mymanatee.org

According to Section 286.0105, Florida Statutes, any person desiring to appeal any decision made by the Board with respect to any matter to be considered at a public hearing or meeting will need a record of the proceedings, and for such purposes, may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is to be based.
 Feb. 28; Mar. 7, 2025 25-00286M

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA
 PROBATE DIVISION
File No. 412025CP000393CPAXMA
IN RE: ESTATE OF SETH THOMAS BROWN, Deceased.

The administration of the estate of SETH THOMAS BROWN, deceased, whose date of death was December 18, 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 date of first publication of this notice is: February 28, 2025.

BRIDGETTE L. BROWN
Personal Representative
 2254 Village Ct.
 Brandon, FL 33511
 Ashley G. Friedrich
 Florida Bar No. 1007955
 Attorney for Personal Representative
 Hines Norman Hines, PL
 315 South Hyde Park Avenue
 Tampa, FL 33606
 Telephone: 813-251-8659
 Email: afriedrich@hnh-law.com
 Feb. 28; Mar. 7, 2025 25-00288M

--- ACTIONS / SALES / ESTATES ---

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION CASE NO: 2025 CP 132 IN RE: THE ESTATE OF: EVA MAE COLEMAN, Deceased.

The administration of the estate of EVA MAE COLEMAN, deceased, whose date of death was October 13, 2024, and whose Social Security Number is xxx-xx-0273, 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 the first publication of this Notice is 2/28/25.

Personal Representative DEBBIE COLEMAN SMITH 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 Feb. 28; Mar. 7, 2025 25-00304M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File Number 2025 CP 000270 IN RE: ESTATE OF JEFFREY KARL SCHWARZ, a/k/a JEFFREY SCHWARZ, Deceased.

The administration of the estate of Jeffrey Karl Schwarz, deceased, whose date of death was November 6, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Ave. West, Bradenton. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must

file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

The date of the first publication of this notice is February 28, 2025.

Personal Representative: Patricia Poillon Schwarz Attorney for Personal Representative: Angela Siegel, Esq. Feb. 28; Mar. 7, 2025 25-00323M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File Number: 2025 CP 000148 AX IN RE: ESTATE OF JUDITH FLOREY Deceased.

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

The administration of the estate of JUDITH FLOREY, deceased, File Number 2025 CP 000148 AX, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Angelina "Angel" Colonnese, Clerk of the Circuit Court and Comptroller, Manatee County, P.O. Box 25400, Bradenton, FL 34206. The name and address of the personal representative and the personal representative's attorney are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

The date of the first publication of this Notice is February 28, 2025.

Personal Representative: Matthew W. Lowrie 118 Crestview Court Louisville, CO 80027

Attorney for Personal Representative: Laurie B. Sams, Esq Florida Bar #136001 3859 Bee Ridge Road, #202 Sarasota, Florida 34233 (941) 923-1685 Primary E-mail: lauriesams@comcast.net Feb. 28; Mar. 7, 2025 25-00317M

SECOND INSERTION

COLONIAL MANOR MHC HOLDINGS, LLC 900 9TH AVENUE EAST PALMETTO, FL 34221 NOTICE OF RIGHT TO RECLAIM ABANDONED PROPERTY (WITH NOTICE OF SALE)

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

TO: CHRISTOPHER GORDON ANDREW and ANY UNKNOWN PARTY(S) IN POSSESSION AT:

900 9th Avenue East; Lot #6 Palmetto, Florida 34221 CMRR#: 9589-0710-5270-0136-5665-83

JAMES ALAN O'CONNOR P.O. BOX 11405 BRADENTON, FL 34282 CMRR#: 9589-0710-5270-0136-5665-90

When you vacated the premises at 900 9th Avenue East; Lot #6, Palmetto, FL 34221, the following personal property remained:

- 1970 UNKNOWN MAUVE UNKNOWN MODEL; DOUBLE WIDE MOBILE HOME; TITLE No.: 0004061875; VIN No.: JG4024C2N14548R; TITLE No.: 0004061876; VIN No.: JG4024C2N14548L; 1996 JAGUAR XJS GOLD CONVERTIBLE; VIN No.: SA-

JNX2742TC226356; 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 March 14, 2025 at 11:00 a.m., this property may be disposed of pursuant to Florida Statutes §735.109.

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 26, 2025 COLONIAL MANOR MHC HOLDINGS, LLC CHERYL PEAKE, PARK MANAGER 900 9th Avenue East Palmetto, FL 34221 (941) 722-3191 Feb. 28; Mar. 7, 2025 25-00325M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File Number 2025 CP 294 IN RE: ESTATE OF KAREN L. SOLEM, Deceased.

The administration of the ESTATE OF KAREN L. SOLEM, deceased, whose date of death was January 19, 2025, 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.

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

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

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

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

The date of the first publication of this Notice is February 28, 2025.

Personal Representative: RICHARD R. GANS c/o 1515 Ringling Blvd., 10th Floor Sarasota, Florida 34236 Attorney for Personal Representative: RICHARD R. GANS Florida Bar No. 0040878 FERGESON SKIPPER, P.A. 1515 Ringling Boulevard, 10th Floor Sarasota, Florida 34236 (941) 957-1900 rgans@fergesonskipper.com services@fergesonskipper.com Feb. 28; Mar. 7, 2025 25-00322M

FOURTH INSERTION

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

Case No. 2024-CA-1179 NANCY L. BLOSSER, LARRY D. BLOSSER, AND RONALD J. BLOSSER, as heirs and beneficiaries of John Blosser and Verna Bernice Blosser, a/k/a Vera Blosser, Plaintiffs, v.

LYDIA D. MCFARLAND, as heir and beneficiary of Charles P. McFarland and Anna E. McFarland, and ANY OTHER KNOWN AND UNKNOWN HEIRS AND BENEFICIARIES OF CHARLES P. MCFARLAND AND ANNA E. MCFARLAND Defendants.

TO: LYDIA D. MCFARLAND, as heir and beneficiary of Charles P. McFarland and Anna E. McFarland, and ANY OTHER KNOWN AND UNKNOWN HEIRS AND BENEFICIARIES OF CHARLES P. MCFARLAND AND ANNA E. MCFARLAND

YOU ARE NOTIFIED that an action for quiet title, for declaratory relief and/or adverse possession under color of title concerning the following property in Manatee County, Florida:

Commence at the SE corner of the SW 1/4 of Section 19, Township 33 South, Range 18 East, Manatee County, Florida; thence N 02°42.01' E 2124.15, feet along the East line (by occupation) of said 1/4 Section; thence South 87°58'21" W, 176 feet for Point of Beginning; thence continue South 87°58'21" W, 1011.32 feet; thence North 0°28'01" E along the Easterly R/W of The Atlantic Coast Line Railroad (130 feet R/W), 288.0 feet; thence North 87°58'21" E 1029.26 feet to the Westerly R/W of State Road No. 45; thence South 4°01'03" W, along said Westerly R/W, 289.34 feet to the Point of Beginning. All lying and being in Section 19, Township 33 South, Range 18 East, Manatee County, Florida. Parcel Identification Number

634910004

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Barnes Walker, Goethe, Perron, Robinson & Shea, PLLC, the Plaintiff's attorney, whose address is 3119 Manatee Avenue West, Bradenton, Florida 34205, on or before 3/26, 2025, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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.

Dated: 2/12, 2025 Angelina Colonnese CLERK OF THE CIRCUIT COURT Angelina "Angel" Colonnese As Clerk of the Court (SEAL) By: Kris Gaffney As Deputy Clerk

Barnes Walker, Goethe, Perron, Robinson & Shea, PLLC the Plaintiff's attorney 3119 Manatee Avenue West Bradenton, Florida 34205 Feb. 14, 21, 28; Mar. 7, 2025 25-00236M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 000055 AX Division: Probate IN RE: ESTATE OF DOROTHY IRENE FLINN Deceased.

The administration of the estate of Dorothy Irene Flinn, deceased, whose date of death was September 22, 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 representatives and the personal representatives' attorney are set forth below.

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

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

creditor as specified under s. 732.2211, Florida Statutes.

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

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

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

The date of first publication of this notice is February 28, 2025.

Personal Representatives: Kathleen Inez Flinn Klotz 766 Hudson Ave., Suite C Sarasota, Florida 34236 Milton G. Flinn Jr. 766 Hudson Ave., Suite C Sarasota, Florida 34236 Attorney for Personal Representatives: Teresa A. Monfils, Esq. Attorney Florida Bar Number: 1019949 PAYNE LAW GROUP PLLC 766 Hudson Ave., Suite C Sarasota, FL 34236 Telephone: (941) 487-2800 Fax: (941) 487-2801 E-Mail: tmonfils@lawnav.com Secondary E-Mail: kcarter@lawnav.com Feb. 28; Mar. 7, 2025 25-00315M

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CASE NO.:

412024CA002009CAAXMA U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF BKPL-EG BASKET TRUST, Plaintiff, v. TONY L. BRANDON; BUFFIE L. BRANDON F/K/A BUFFIE L. SMITH; ET AL, Defendant(s).

To the following Defendant(s): BUFFIE L. BRANDON F/K/A BUFFIE L. SMITH (Last Known Address: 8922 FOUNDERS CIRCLE, PALMETTO, FL 34221) UNKNOWN SPOUSE OF BUFFIE L. BRANDON F/K/A BUFFIE L. SMITH (Last Known Address: 8922 FOUNDERS CIRCLE, PALMETTO, FL 34221)

YOU ARE NOTIFIED that an action to foreclose based on boundaries established by acquiescence, on the following described property:

LOT 30, FAIRWAYS AT IMPERIAL LAKEWOODS PHASE III-A, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 43, PAGE 21, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

PROPERTY ADDRESS: 8922 FOUNDERS CIRCLE, PALMETTO, FL 34221 has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Ghidotti | Berger LLP, Attorney for Plaintiff, whose address is 10800 Biscayne Blvd., Suite 201, Miami, FL 33161 a date which is within thirty (30) days after the first publication of this Notice in the Busi-

ness Observer and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

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.

This notice is provided pursuant to Administrative Order No. 2010-08

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 the seal of this Court this 27th day of Jan, 2025.

As Clerk of the Court (SEAL) By /s/ Kris Gaffney As Deputy Clerk

Ghidotti | Berger LLP Attorney for Plaintiff 10800 Biscayne Blvd., Suite 201 Miami, FL 33161 Feb. 28; Mar. 7, 14, 21, 2025 25-00295M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 0310 Division Probate IN RE: ESTATE OF Barbara E. Clark Deceased.

The administration of the estate of BARBARA E. CLARK, deceased, whose date of death was October 18, 2024, 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, Braden-

ton, 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 de-

mands 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 28, 2025.

Personal Representative: MARY K. MARRA 901 Riverbend Boulevard Longwood, FL 32779

Attorney for Personal Representative: Rodney D. Gerling, Esq. Florida Bar No. 0554340 Affordable Attorney Gerling Law Group Chartered 6148 State Road 70 East, Bradenton, FL 34203 Telephone: (941) 756-6600 Email: rgerling@gerlinglawgroup.com Feb. 28; Mar. 7, 2025 25-00303M

PUBLISH YOUR LEGAL NOTICE Email legal@businessobserverfl.com Business Observer logo

-- ESTATE --

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA PROBATE DIVISION
File No. 2025 CP 000336
Division Probate
IN RE: ESTATE OF
JAY F. GORZELANY
Deceased.

The administration of the estate of JAY F. GORZELANY, deceased, whose date of death was December 9, 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.

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.

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

The date of first publication of this notice is February 28, 2025.

Personal Representative:
SARAH GORZELANY
c/o Jenna Kyle Meltzer

802 11th Street West
Bradenton, Florida 34205
Attorney for Personal Representative:
JENNA KYLE MELTZER
Attorney
Florida Bar Number: 1028517
Blalock Walters, P.A.
802 11th Street West
Bradenton, Florida 34205-7734
Telephone: (941) 748-0100
E-Mail: jmelzert@blalockwalters.com
Secondary E-Mail:
jschembr@blalockwalters.com
Alternate Secondary E-Mail:
mchapman@blalockwalters.com
Feb. 28; Mar. 7, 2025 25-00313M

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
FILE NO. 2025CP000281AX
IN RE: ESTATE OF
MARGARET M DEMEY
DECEASED.

The administration of the estate of MARGARET M DEMEY, deceased, whose date of death was November 30, 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 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

SECOND INSERTION

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 28, 2025.

Personal Representative:
LARRY A HARTMAN
29 Almond Drive

Hershey, Pennsylvania 17033
Attorney for Personal Representative:
Bruce Marger, Esq.
Florida Bar Number: 50380
BATTAGLIA, ROSS, DICUS &
MCQUAID
5858 Central Avenue,
St. Pete, FL 33707
Telephone: (727) 381-2300
Email: bmargin@brdwlw.com
Secondary Email:
probatecasemgr@brdwlw.com
Feb. 28; Mar. 7, 2025 25-00324M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA PROBATE DIVISION
FILE NO.:
412025CP000215CPAXMA
IN RE: ESTATE OF
LA'TRAYON FAGINS,
Deceased.

The administration of the Estate of La'Trayon Fagins, deceased, whose date of death was March 10, 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.

ney are set forth below.

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

All other creditors of the Decedent and other persons having claims or 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.

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

demand is made by a creditor as specified under s. 732.2211.

The date of first publication of this notice is February 28, 2025.

Personal Representative:
Deana Davis

c/o Bennett Jacobs & Adams, P.A.
Post Office Box 3300
Tampa, Florida 33601
Attorney for Personal Representative:
Linda Muralt, Esquire
Florida Bar No.: 0031129
Bennett Jacobs & Adams, P.A.
Post Office Box 3300
Tampa, Florida 33601
Telephone: (813) 272-1400
Facsimile: (866) 844-4703
E-mail: LMURALT@BJA-Law.com
Feb. 28; Mar. 7, 2025 25-00285M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 002321 AX
Division: Probate
IN RE: ESTATE OF
CAROL ZABOTINSKY A/K/A
CAROLINE ZABOTINSKY
Deceased.

The administration of the estate of CAROL ZABOTINSKY a/k/a CAROLINE ZABOTINSKY, deceased, whose date of death was August 8, 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.

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 28, 2025.

Personal Representative:
LAURA J. SCOZZARO

c/o Staas Law Group, P.L.L.C.
801 E. Venice Ave., Ste. #2
Venice, FL 34285
Attorney for Personal Representative:
JULIE A. COLLINS
Florida Bar Number: 0151483
Staas Law Group, P.L.L.C.
801 E. Venice Ave., Ste. #2
Venice, FL 34285
Telephone: (941) 408-8555
Fax: (941) 408-8556
E-Mail:
JCOLLINS@staaslawgroup.com
Secondary E-Mail:
E-service@veniceelderlaw.com
Feb. 28; Mar. 7, 2025 25-00310M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 412024CP002817
Division Probate
IN RE: ESTATE OF
JUNE SIGLER AKA
JUNE ALICE SIGLER Deceased.

The administration of the estate of June Sigler aka June Alice Sigler, deceased, whose date of death was October 13, 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 representatives 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 representatives have no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, 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 28, 2025.

Co-Personal Representatives:
Robert Sigler
13115 Shadowbrook Ln.
Fairfax, VA 22033

Matthew Sigler
193 Bastian Ln. Georgetown, TX 78626
Attorney for Personal Representatives:
Shannon Davis Norvig, Esq., Attorney
Florida Bar Number: 72493
LULICH & ATTORNEYS, P.A.
1069 Main Street Sebastian, FL 32958
Telephone: (772) 589-5500
Fax: (772) 589-8800
E-Mail: shannon@lulich.com
Secondary E-Mail:
michelle@lulich.com
Feb. 28; Mar. 7, 2025 25-00300M

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-0228
IN RE: ESTATE OF
ROGER W. BYRON, Deceased.

The administration of the estate of ROGER W. BYRON, deceased, whose date of death was July 25, 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.

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 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 28, 2025.

Karin I. Byron
Personal Representative
6444 7th Avenue Cir. W.
Bradenton, FL 34209

Jeffrey S. Goethe
Attorney for Personal Representative
Florida Bar No. 0861420
BARNES WALKER, GOETHE,
PERRON, SHEA & ROBINSON,
PLLC
3119 Manatee Avenue West
Bradenton, FL 34205
Telephone: (941) 741-8224
Email: jgoethe@barneswalker.com
Secondary Email:
ctschida@barneswalker.com
Feb. 28; Mar. 7, 2025 25-00293M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA PROBATE DIVISION
FILE NO.:
412025CP000211CPAXMA
IN RE: ESTATE OF
LORENZA ALEXANDER
JANARD BROWN,
Deceased.

The administration of the Estate of Lorenza Alexander Janard Brown, deceased, whose date of death was January 27, 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.

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

The date of first publication of this notice is February 28, 2025.

Personal Representative:
Chantal Thimogene

c/o Bennett Jacobs & Adams, P.A.
Post Office Box 3300
Tampa, Florida 33601
Attorney for Personal Representative:
Linda Muralt, Esquire
Florida Bar No.: 0031129
Bennett Jacobs & Adams, P.A.
Post Office Box 3300
Tampa, Florida 33601
Telephone: (813) 272-1400
Facsimile: (866) 844-4703
E-mail: LMURALT@BJA-Law.com
Feb. 28; Mar. 7, 2025 25-00284M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025 CP 000119
IN RE: ESTATE OF
RICHARD MARSHALL NELSON
Deceased.

The administration of the estate of RICHARD MARSHALL NELSON, deceased, whose date of death was November 3, 2024, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is PO 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.

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 28, 2025.

Personal Representative:
LEIF M. NELSON

6119 Swansea Street
Bethesda, Maryland 20817
Attorney for Personal Representative:
MATTHEW RHEINGANS
Attorney
Florida Bar Number: 0624608
1314 E. Venice Avenue
Suite E
VENICE, FL 34285
Telephone: (941) 412-9000
Fax: (941) 480-1446
E-Mail: matt@hrlaw1314.com
Secondary E-Mail:
patty@hrlaw1314.com
Feb. 28; Mar. 7, 2025 25-00312M

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-320
IN RE: ESTATE OF
CHERYL KATHLEEN DEPAOLA,
also known as
CHERYL K. DEPAOLA,
Deceased.

The administration of the estate of CHERYL KATHLEEN DEPAOLA, also known as CHERYL K. DEPAOLA, deceased, whose date of death was December 11, 2024, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the street address of which is 1115 Manatee Avenue West, Bradenton, 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 28, 2025.

Jaime M. DePaola
Personal Representative

100 Muirfield Road, Apt. 1004
Jackson, NJ 08527
Kevin M. Collver
Attorney for Personal Representative
Florida Bar No. 0104450
BARNES WALKER, GOETHE, PER-
RON, SHEA & ROBINSON, PLLC
3119 Manatee Avenue West
Bradenton, FL 34205
Telephone: (941) 741-8224
Email: kcollver@barneswalker.com
Secondary Email:
swix@barneswalker.com
Feb. 28; Mar. 7, 2025 25-00306M

SECOND 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

--- ACTIONS / SALES ---

SECOND INSERTION

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

CASE NO.:
412024CA001496CAAXMA
WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF THE ASPEN INCOME TRUST, A DELAWARE STATUTORY TRUST, Plaintiff, v.
SUSAN G. LYONS; SHORELINE TERRACES V ASSOCIATION, INC.; UNKNOWN TENANT I; UNKNOWN TENANT II; AND ANY UNKNOWN HEIRS, DEVISEES, GRANTEES, CREDITORS, AND OTHER UNKNOWN PERSONS OR UNKNOWN SPOUSES CLAIMING BY, THROUGH AND UNDER ANY OF THE ABOVE-NAMED DEFENDANTS, Defendant(s).

TO: SUSAN G. LYONS
949 SANDPIPER CIRCLE
BRADENTON, FL 34209

YOU ARE NOTIFIED that an action to foreclose a mortgage and reform deeds on the following property in Manatee County, Florida:

CONDOMINIUM UNIT NO. 949, OF SHORELINE TERRACES V, AT PERICO BAY CLUB CONDOMINIUM, PHASE II, A CONDOMINIUM, ACCORDING TO THE DECLARATION THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 1253, AT PAGES 311 THROUGH 390, INCLUSIVE, AND AS AMENDED AND AS PER PLAT THEREOF, RECORDED IN CONDOMINIUM PLAT BOOK 23, PAGES 105 THROUGH 111, INCLUSIVE, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

ADDRESS: 949 Sandpiper Circle, Bradenton, FL 34209

has been filed against you and you are required to serve a copy of your writ-

ten defenses, if any, to it on Sean K. Mills, Esq. of MBK Chapman PC, the plaintiff's attorney, whose address is 433 Plaza Real, Suite 275, Boca Raton, FL 33432, on or before 30 days from first publication, and file the original with this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition.

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 the seal of said court at Bradenton, Florida on this 1/15, 2025.

ANGELINA COLONNESO
As Clerk, Circuit Court
Manatee County, Florida
1115 Manatee Avenue West
Bradenton, FL 34205
By (SEAL) K. Gaffney
As Deputy Clerk

Sean K. Mills, Esq.
MBK Chapman PC
the plaintiff's attorney
433 Plaza Real, Suite 275
Boca Raton, FL 33432

Feb. 28; Mar. 7, 2025 25-00320M

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA
CIVIL DIVISION:

CASE NO.: 2023CA000052
PLANET HOME LENDING, LLC, Plaintiff, vs.
VERLYN F. WILSON, II; CENTRE LAKE OWNERS ASSOCIATION, INC.; OVATION SALES FINANCE TRUST; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), ANGELINA M. COLONNESO as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.manatee.realforeclose.com at 11:00 AM on the 19 day of March, 2025, the following described property as set forth in said Final Judgment, to wit:

LOT 21, BLOCK A, CENTRE LAKE, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 23, PAGE 69, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

PROPERTY ADDRESS: 3541 65TH AVENUE CIRCLE E, SARASOTA, FL 34243

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST

FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs 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 12 day of February 2025.

By: /s/ Lindsay Maisonet
Lindsay Maisonet, Esq.

Bar Number: 93156

Submitted by:
De Cubas & Lewis, P.A.
PO Box 5026

Fort Lauderdale, FL 33310

Telephone: (954) 453-0365

Facsimile: (954) 771-6052

Toll Free: 1-800-441-2438

DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA.

R. JUD. ADMIN 2.516

eservice@decubaslewis.com

22-01523

Feb. 28; Mar. 7, 2025 25-00296M

SECOND INSERTION

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

Case No.: 2024 CA 2014 AX
Agency Case No.: 2023-023925
IN RE: FORFEITURE OF: FOURTEEN THOUSAND THREE HUNDRED TWENTY-SEVEN DOLLARS (\$14,327.00) IN U.S. CURRENCY, ONE LOUIS VUITTON SHOULDER STRAP BAG, AND ONE LOUIS VUITTON ZIPPER BAG

TO ALL PERSONS OR ENTITIES HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED:

YOU ARE NOTIFIED that an action pursuant to the Florida Contraband Forfeiture Act has been filed by Petitioner, Manatee County Sheriff's Office, on the following property in Manatee County, Florida FOURTEEN THOUSAND THREE, HUNDRED TWENTY-SEVEN DOLLARS (\$14,327.00) IN U.S. CURRENCY, ONE LOUIS VUITTON SHOULDER STRAP BAG, AND ONE LOUIS VUITTON ZIPPER BAG, and you are required to serve a copy of your written defenses to it, if any, on the Attorney for Petitioner, Brian A. Iten, General Counsel, Manatee County Sheriff's Office, at the address of 600 Hwy. 301 Blvd. W., Ste. 202, Bradenton, FL 34205 within 20 days after last publication of this Notice and file the original with the Clerk of this Court either before service on Petitioner'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.

DATED: 2/21/2025

ANGELINA COLONNESO,
CLERK OF THE CIRCUIT COURT
MANATEE COUNTY, FLORIDA

1115 Manatee Avenue West
Bradenton, FL 34205
(Seal) BY: Deputy Clerk

Attorney for Petitioner

Brian A. Iten

General Counsel

Manatee County Sheriff's Office,

600 Hwy. 301 Blvd. W., Ste. 202,

Bradenton, FL 34205
Feb. 28; Mar. 7, 2025 25-00297M

CHARLOTTE COUNTY LEGAL NOTICES

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF RESCHEDULED SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA
CIVIL ACTION

CASE NO.: 23004259CA
CITIZENS BANK NA F/K/A RBS CITIZENS NA, Plaintiff, vs.
RONALD E. SLAGLE A/K/A RONALD E. SLAGLE JR., et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated February 6, 2025, and entered in Case No. 23004259CA of the Circuit Court of the Twentieth Judicial Circuit in and for Charlotte County, Florida in which Citizens Bank NA f/k/a RBS Citizens NA, is the Plaintiff and Ronald E. Slagle a/k/a Ronald E. Slagle Jr., Jamie K. Slagle, are defendants, the Charlotte County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on at www.charlotte.realforeclose.com, Charlotte County, Florida at 11:00 AM on the 24th day of March, 2025, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 19, BLOCK 544, PORT CHARLOTTE SUBDIVISION SECTION THIRTEEN, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 5, PAGE(S) 2-A THROUGH-2-G, INCLUSIVE, OF THE PUBLIC RECORDS

OF CHARLOTTE COUNTY, FLORIDA.
A/K/A 22237 LOCKPORT AVE
PORT CHARLOTTE FL 3395

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated in Charlotte County, Florida this day of 03/05/2025.

Clerk of the Circuit Court
Charlotte County, Florida

By: G. Colon
Deputy Clerk

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
CT - 23-007378
March 7, 14, 2025 25-00222T

FIRST INSERTION

NOTICE OF ACTION
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA
CIVIL DIVISION

CASE NO: 2400175CC
EAGLE PRESERVE COMMUNITY ASSOCIATION, INC., Plaintiff, v.
INGA MASJULE, Defendant.

TO: INGA MASJULE

3 Polonia Ave, Lawrenceville, NJ 08648
YOU ARE NOTIFIED that an action to foreclose a Claim of Lien on the following described property in CHARLOTTE County, Florida:

Lot 35, Eagle Preserve Estates, Unit 2, according to the map or plat thereof, as recorded in Plat Book 16, Page(s) 72A, of the Public Records of Charlotte County, Florida.
Which has the address of 10100 Eagle Preserve Dr, Englewood, FL 34224

has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Association Legal Services, LLC, Plaintiff's attorney, at 12600 World Plaza Lane, Build.#63, Fort Myers, FL 33907 (239-887-4276), leland@associationlegalservices.com, within thirty (30) days from first date

of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110 or jembury@ca.cjis20.org, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED ON Feb 27, 2025.
ROGER D. EATON
CLERK OF THE CIRCUIT COURT
By: D. Gerace (SEAL)
As Deputy Clerk

Association Legal Services, LLC
Plaintiff's attorney
12600 World Plaza Lane. Build.#63
Fort Myers, FL 33907
(239-887-4276)
leland@associationlegalservices.com
March 7, 14, 2025 25-00205T

SECOND INSERTION

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

Case No.:
412024CA000948CAAXMA
THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2005-57CB, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-57CB, Plaintiff, v.
UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF RAYMOND J. LEPRIOL, DECEASED; JEANNETTE D. LEPRIOL; RAYMOND J. LEPRIOL, III, AS POTENTIAL HEIR OF THE ESTATE OF RAYMOND J. LEPRIOL, DECEASED; ASHLEY LEPRIOL, AS POTENTIAL HEIR OF THE ESTATE OF RAYMOND J. LEPRIOL, DECEASED; ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREON DESCRIBED; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendant.

To the following Defendant(s):
BRENDA LEPRIOL SANDERS AS POTENTIAL HEIR OF THE ESTATE OF RAYMOND J LEPRIOL, DECEASED (RESIDENCE UNKNOWN) and
ASHLEY LEPRIOL AS POTENTIAL HEIR OF THE ESTATE OF RAYMOND J. LEPRIOL, DECEASED

1/k/a 6904 MANATEE AVE W, APT 53B
BRADENTON, FL 34209

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:
THE EAST 1/2 OF LOTS 395 AND 396, ROSEDALE MAN-

OR, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGE 89, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.
a/k/a 3805 West 11th Avenue,
Bradenton, FL 34205

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Kelley Kronenberg, Attorney for Plaintiff, whose address is 10360 West State Road 84, Fort Lauderdale, FL 33324 on or before, a date which is 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.

This notice is provided pursuant to Administrative Order No. 2.065.

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 the seal of this Court this 26TH day of FEBRUARY, 2025.

ANGELINA COLONNESO
As Clerk Of The Court
(SEAL) By Kris Gaffney
As Deputy Clerk

Kelley Kronenberg
Attorney for Plaintiff
10360 West State Road 84
Fort Lauderdale, FL 33324
Feb. 28; Mar. 7, 2025 25-00321M

FIRST INSERTION

NOTICE OF ACTION
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA
CIVIL DIVISION

CASE NO: 24001791CC
EAGLE PRESERVE COMMUNITY ASSOCIATION, INC., a Florida Not-for-profit Corporation, Plaintiff, v.
INGA MASJULE, Defendant.

TO: INGA MASJULE
3 Polonia Ave.,
Lawrenceville, NJ 08648

YOU ARE NOTIFIED that an action to foreclose a Claim of Lien on the following described property in CHARLOTTE County, Florida:

Lot 34, Eagle Preserve Estates, Unit 2, according to the map or plat thereof, as recorded in Plat Book 16, Page(s) 72A, of the Public Records of Charlotte County, Florida. Property address: 10110 Eagle Preserve Dr, Englewood, FL 34224
Which has the address of 10110 Eagle Preserve Dr, Englewood, FL 34224

has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Association Legal Services, LLC, Plaintiff's attorney, at 12600 World Plaza Lane, Build.#63, Fort Myers, FL 33907 (239-887-4276), leland@associationlegalservices.com,

within thirty (30) days from first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110 or jembury@ca.cjis20.org, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED ON Feb 27, 2025.

ROGER D. EATON
CLERK OF THE CIRCUIT COURT
By: D. Gerace (SEAL)
As Deputy Clerk

Association Legal Services, LLC
Plaintiff's attorney
12600 World Plaza Lane. Build.#63
Fort Myers, FL 33907
(239-887-4276)
leland@associationlegalservices.com
March 7, 14, 2025 25-00206T

lv20906_v11

SAVE TIME

Email your Legal Notice

legal@businessobserverfl.com • Deadline Wednesday at noon • Friday Publication

PUBLISH YOUR LEGAL NOTICE

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

- Simply email your notice to legal@businessobserverfl.com
- We offer an online payment portal for easy credit card payment
- Service includes us e-filing your affidavit to the Clerk's office on your behalf

FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business Observer

lv20878