### VOLUSIA COUNTY LEGAL NOTICES

#### FIRST INSERTION

NOTICE OF PUBLIC SALE

The following personal property of Cindy Hayes and Cindy Lee Hayes herein described, on the 10th day of April, 2025, at 10:00 a.m., on the property located at 1311 Turnbull Street, Lot #13, New Smyrna Beach, Volusia County, Florida 32168, be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section

Year/Make: 1992/WEST Singlewide Mobile Home VIN No.: GAFLN75A15146WE Title No.: 0062564633 Decal No.: 20194073 All Other Personal Property Therein

PREPARED BY: Charles Lovings, Attorney Vector Law PLLC 1309 Thomasville Road, Suite 302 Tallahassee, Florida 32303 25-00038V

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 10310 PRDL IN RE: ESTATE OF ALGIMANTAS A. GARKA A/K/A ALGIMANTAS ANTHONY GARKA A/K/A A. ANTHONY GARKA A/K/A TONY GARKA A/K/A ALGIMANTAS ANTANAS GARKA Deceased.

The administration of the estate of A. AN-THONY GARKA, deceased, whose date of death was December 18, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is P. O. Box 6043, DeLand, FL 32721-6043. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NO-

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION  $733.702~\mathrm{WILL}$  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 no-

tice is: March 27, 2025. Signed on this 24th day of March,

#### /s/ Scott A. Garka SCOTT A. GARKA Personal Representative

3624 Riverdowns Dr. N. Midlothian, VA 23113 /s/ Robert Kit Korey ROBERT KIT KOREY, ESQUIRE Attorney for Personal Representative Florida Bar No. 147787 ROBERT KIT KOREY, P. A. 595 W. Granada Blvd. Suite A Ormond Beach, FL 32174

Telephone: (386) 677-3431 Email: Kit@koreylawpa.com Secondary Email: Dwargo@koreylawpa.com March 27; April 3, 2025

FIRST INSERTION

25-00129I

#### DAYTONA WEST COMMUNITY DEVELOPMENT DISTRICT NOTICE OF MEETING

The Board of Supervisors ("Board") of the Daytona West Community Development District ("District") will hold a special meeting on April 8, 2025 at 10:30 a.m., at the office of Cobb Cole, 231 North Woodland Boulevard, DeLand, Florida 32720 for the purpose of approving the FY2026 proposed budget as well as considering any other business which may properly come before it.

The meeting is open to the public and will be conducted in accordance with the provision of Florida law. The meeting may be continued to a date, time, and place to be specified on the record at the meeting. A copy of the agenda for the meeting may be obtained by contacting the offices of the District Manager, Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (561) 571-0010, during normal business hours.

There may be occasions when one or more Supervisors or staff will participate by telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at the meeting because of a disability or physical impairment should contact the District Office at (561) 571-0010 at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

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

District Manager March 27, 2025

25-00139I

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY. FLORIDA GENERAL JURISDICTION DIVISION

Case No. 2024 10842 CICI Wells Fargo Bank, N.A.,

Defendants.

Plaintiff, vs. The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Joy B. Pinner a/k/a Joy Brice Pinner, Deceased, et al.,

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2024 10842 CICI of the Circuit Court of the SEVENTH Judicial Circuit, in and for Volusia County, Florida, wherein Wells Fargo Bank, N.A. is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Joy B. Pinner a/k/a Joy Brice Pinner, Deceased; Stephen Larry Pinner a/k/a Stephen Larry Pinner, Jr. a/k/a Stephen L. Pinner, Jr.; Sherry Marie Pinner a/k/a Sherry M. Pinner a/k/a Sherry Pinner; Lisa Dawn Sheppard a/k/a Lisa D. Sheppard a/k/a Lisa Pinner Sheppard f/k/a Lisa Dawn Pinner f/k/a Lisa D. Pinner; Sherry Marie Pinner a/k/a Sherry M. Pinner a/k/a Sherry Pinner, as Personal Representative of the Estate of Joy B. Pinner a/k/a Joy Brice Pinner, Deceased are the Defendants, that Laura Roth, Volusia County Clerk of Court will sell to the highest and best bidder for cash at, ww.volusia.realforeclose.com, beginning at 11:00AM on the 30th day of April, 2025, the following described property as set

forth in said Final Judgment, to wit: LOT 7, BLOCK 5, MASON PARK HOMES, UNIT #2, ACCORDING TO THE PLAT THEREOF AS RECORD-ED IN MAP BOOK 19, PAGE 178, OF THE PUBLIC RECORDS OF VOLU-SIA COUNTY, FLORIDA.

TAX ID: 533715050070 Any person claiming an interest in the surplus from the sale, if any, other than

### FIRST INSERTION

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

File No. 2025 10606 PRDL IN RE: ESTATE OF SAMANTHA DAYLE MARSHALL,

**Deceased.**The administration of the estate of SA-MANTHA DAYLE MARSHALL, deceased, whose date of death was January 7, 2025, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is PO Box 6043, DeLand, FL 32721-6043. The names and addresses of the personal representative and the personal representative's attorney are set forth

All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-

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 Stat-

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

NOTWITHSTANDING THE TIME PE-RIOD 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 27, 2025

#### KEITH RIDLEY, JR. Personal Representative

21 Summit Terrace Peabody, MA 01960 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 27; April 3, 2025

#### FIRST INSERTION

the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.

REQUESTS FOR ACCOMODATIONS BY PERSONS WITH DISABILTIES If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at not cost to you, to the provision of certain assistance. Please contact Court Administration, 101 N. Alabama Ave., Ste. D-305, De-Land, FL 32724, (386) 257-6096, at least  $7~\mathrm{days}$  before your scheduled court appearance, or immediately upon receiving this notification if the time before the appearance is less than 7 days; if you are hearing or voice impaired, call 711.

THESE ARE NOT COURT INFORMA-TION NUMBERS

SOLICITUD DE ADAPTACIONES PARA PERSONAS CON DISCAPACID-

Si usted es una persona con discapacidad que necesita una adaptación para poder participar en este procedimiento, usted tiene el derecho a que se le proporcione cierta asistencia, sinincurrir en gastos. Comuníquese con la Oficina de Administración Judicial (Court Administración), 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096, con no menos de 7 días de antelación de su cita de comparecencia ante el juez, o de inmediato al recibir esta notificación si la cita de comparecencia está dentro de un plazo menos de 7 días; si usted tiene una discapacidad del habla o del oído, llame al 711. ESTOS NUMEROS TELEFONICOS

NO SON PARA OBTENER INFORMA-

CION JUDICIAL Dated this 18th day of March, 2025. BROCK & SCOTT, PLLC Attorney for Plaintiff 4919 Memorial Hwy, Suite 135 Tampa, FL 33634 Phone: (954) 618-6955 Fax: (954) 618-6954 FLCourtDocs@brock and scott.comBy /s/Justin J. Kelley Justin J. Kelley, Esq. Florida Bar No. 32106 File # 24-F00268 March 27; April 3, 2025 25-00130I

### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2025-10309-PRDL IN RE: ESTATE OF ALBERT C. EDMONSON

Deceased. The administration of the estate of Albert C. Edmonson, deceased, whose date of death was November 8, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N Alabama Ave, DeLand, FL 32724. 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 NO-TICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE ON THEM.

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

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 NO-

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 27, 2025.

#### Personal Representative: Richard Charles Duncan 3060 Garrison Street NW Washington, DC 20008

Attorney for Personal Representative /S/ Brian M. Malec Brian M. Malec Attorney Florida Bar Number: 41498 Dean, Mead, Egerton, Bloodworth, Capouano & Bozarth, P.A. 420 S. Orange Ave, Ste 700 Orlando, Florida 32801 Telephone: (407) 428-5177 Fax: (407) 423-1831 E-Mail: bmalec@deanmead.com Secondary E-Mail: probate@deanmead.com March 27; April 3, 2025 25-00138I

#### FIRST INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CARRINGTON MORTGAGE SERVICES LLC, Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF LINDA F. CARPENTER, DECEASED, et. al.

CASE NO. 2025 10374 CICI

Defendant(s), TO: THE UNKNOWN HEIRS. BEN-EFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF LINDA F. CARPENTER, DE-

whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:
LOT FIFTY-FOUR (54) ACCORD-

ING TO AND AS SHOWN BY MAP

### OND ADDITION, BEING A SUBDI- $VISION\ OF\ LOTS\ 8,9,10,11,12\ AND$ 13 IN BLOCK 3, OF GEORGE E.

AND PLAT OF ROWLADER'S SEC-

COLEMAN'S ADDITION TO DAY-TONA BEACH, FLORIDA, SAID PLAT BEING ON RECORD IN MAP BOOK 4, PAGE 141 OF THE PUBLIC RECORDS OF VOLUSIA COUNTY. FLORIDA

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 4/11/2025 /(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief de-

THIS NOTICE SHALL BE PUB-LISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.

manded in the complaint or petition filed

WITNESS my hand and the seal of this Court at Volusia County, Florida, this 12th day of March, 2025. LAURA E ROTH CLERK OF THE CIRCUIT COURT

(SEAL) BY: /s/ Shawnee S. Smith

DEPUTY CLERK ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com

March 27; April 3, 2025

#### FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT, IN AND FOR VOLUSIA COUNTY, FLORIDA CASE No.: 2025 10041 CIDL HUGO FERNANDO TOLOZA AND VIRGINIA STRAIGHT,

SYLVESTER BRUTEN, JR., deceased and all others claiming by, through and under SYLVESTER BRUTEN, JR., deceased, WILLIAM BRUTEN, deceased and all others claiming by, through and under WILLIAM BRUTEN, deceased, MARY YOUNG, deceased and all others claiming by, through and under MARY YOUNG, deceased, SHARON B. PARKER, ALICIA B. WEST, DERYL R. BRUTEN, SHEILA V. THORNTON, BRIGETTE C. YEARBY, deceased and all others claiming by, through and under BRIGETTE C. YEARBY, deceased, RICHARD BRUTEN, JR., and ARVIA

S. HALL,

TO: SYLVESTER BRUTEN, JR., deceased and all others claiming by, through and under SYLVESTER BRUTEN, JR., deceased, WILLIAM BRUTEN, deceased and all others claiming by, through and under WILLIAM BRUTEN, deceased, MARY YOUNG, deceased and all others claiming by, through and under MARY YOUNG, deceased, SHARON B. PARKER, and all others claiming by, through and under SHA-RON B. PARKER, DERYL R. BRUTEN and all others claiming by, through and under DERYL R. BRUTEN, BRIGETTE C. YEARBY, deceased and all others claiming by, through and under BRIGETTE C. YEARBY, deceased and RICHARD

### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND PROBATE DIVISION

CASE NO. 2025 10890 PRDL IN RE: ESTATE OF GEORGE HALL Deceased.

The administration of the Estate of GEORGE HALL, deceased, whose date of death was October 11, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address is 101 North Alabama Avenue, DeLand, FL 32724. The personal representative's and the personal representative's attorney names and addresses are set forth below.

All creditors of the decedent and other ersons having claims or demands against decedent's estate whom a copy of this notice is required to be served must file their claims with this Court WITHIN THE LAT-ER 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 NO-TICE 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 NO-

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN THE FLORIDA STATUTES 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 27, 2025.

### TRACIE SWINK

Personal Representative /S/ RICHARD M. RICCIARDI, JR. RICHARD M. RICCIARDI, JR., ESQ. Florida Bar No. 90567 YOURADVOCATES, P.A. 2050 McGregor Blvd. Fort Myers, FL 33901 Phone: (239) 689-1096 Fax: (239) 791-8132 E-mail: rricciardi@your-advocates.org March 27; April 3, 2025 25-00137I

BRUTEN, JR., and all others claiming by, through and under RICHARD BRUTEN,

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

The North 40 feet of Lot 19, Block A, Plat of Lockhart's Re-Division of Block's 29-30 Howry's Addition to Deland, according to the plat thereof, as recorded in Map Book 6, Page 57 and Map Book 18, Page 59, of the Public Records of Volusia County, Florida. a/k/a S Adelle Ave, Deland, FL 32720; Parcel ID: 701740010191

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on J.D. Manzo, of Manzo & Associates, P.A., Plaintiff's attorney, whose address is 4767 New Broad Street, Orlando, FL 32814, telephone number (407) 514-2692, on or before April 28, 2025, and file the original with the Člerk 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.  $\mathrm{DATE}\hat{\mathrm{D}}$  this 14th day of March 2025.

LAURA E ROTH CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Shawnee S. Smith DEPUTY CLERK J.D. Manzo

Manzo & Associates, P.A. Plaintiff's attorney 4767 New Broad Street Orlando, FL 32814 telephone number (407) 514-2692 Mar. 27; Apr. 3, 10, 17, 2025

### FIRST INSERTION

NOTICE TO CREDITORS IN THE SEVENTH JUDICIAL CIRCUIT COURT, IN AND FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION Case No.: 2025 10106 PRDL

Div.:10 IN RE: ESTATE OF GARY WILLIAM LOGAN, JR., Deceased.

The administration of the Estate of GARY WILLIAM LOGAN, JR., deceased, whose date of death was September 24, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N Alabama Ave, De-Land, FL 32724. 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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-

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

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

The date of this notice was first published is March 27, 2025.

Personal Representative: /s/ Nicholas Christian Logan Nicholas Christian Logan 89 E Lakeridge Dr. Spring, TX 77381 Attorney for Personal Representative:

/s/ Elan R. Kaney Elan R. Kaney, Esq. Florida Bar No. 0538302 Elan R. Kaney, PLLC 523 N. Halifax Ave Daytona Beach, FL 32118 (386) 281-5777 Email: Elan.Kaney@KaneyLaw.com March 27; April 3, 2025

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No.: 2025-CP-010048 IN RE: ESTATE OF DOUGLAS LEE LAUB,

Deceased.

The administration of the Estate of Douglas Lee Laub, deceased, whose date of death was December 6, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N Alabama Avenue, DeLand, Florida 32724. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth be-

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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-

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 27, 2025. Personal Representative: Sandy L. Laub

500 Barefoot Life Lane Daytona Beach, Florida 32124 Attorney for Personal Representative: Elaine N. McGinnis Florida Bar Number: 725250 324 N. Dale Mabry Highway, Suite 100 Tampa, FL 33609 Telephone: (813) 851-3380

E-Mail: elaine@estatelawtampa.com March 27; April 3, 2025

> NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2024 11613 PRDL

FIRST INSERTION

Division 10 IN RE: ESTATE OF JUDITH CLOSSON DYKE, aka JUDITH C. DYKE Deceased. The administration of the estate of JU-DITH CLOSSON DYKE, also known as JUDITH C. DYKE, deceased, whose date of death was February 24, 2024, is pending in

is 101 N. Alabama Ave., DeLand, FL 32724. The names and addresses of the personal representative and the personal representative's attorney are set forth below. 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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-

the Circuit Court for Volusia County, Flor-

ida, Probate Division, the address of which

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 NO-

CATION OF THIS NOTICE OR 30 DAYS

AFTER THE DATE OF SERVICE OF A

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 Stat-

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

NOTWITHSTANDING THE TIME PE-RIOD 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 27, 2025. HEIDI S. WEBB

As Trustee of the Revocable Trust Agreement of Judith C. Dyke, Dated October 6th, 1997 Heidi S. Webb

Attorney for Personal Representative Florida Bar No. 73958 Law Office of Heidi S. Webb 210 South Beach Street, Suite 202 Daytona Beach, Florida 32114 Telephone: (386) 257-3332 Email: heidi@heidiwebb.com March 27; April 3, 2025

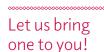


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25-00132I



FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

VOLUSIA COUNTY, FLORIDA

PROBATE DIVISION

File No.: 2025 10386 PRDL

Division: 10

IN RE: ESTATE OF

PERRINE CHERIE HAYS

Deceased.

The administration of the estate of PER-

RINE CHERIE HAYS, deceased, whose

date of death was December 17, 2024, is

pending in the Circuit Court for Volusia

County, Florida, Probate Division, the ad-

dress of which is 101 North Alabama Ave,

DeLand, FL 32724. The names and ad-

dresses of the personal representative and

the personal representative's attorney are

All creditors of the decedent and oth-

er persons having claims or demands

against decedent's estate on whom a copy

of this notice is required to be served

must file their claims with this court

ON OR BEFORE THE LATER OF 3

MONTHS AFTER THE TIME OF THE

FIRST PUBLICATION OF THIS NO-

TICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-

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 NO-

ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH

IN FLORIDA STATUTES SECTION

733.702 WILL BE FOREVER BARRED.

PERIODS SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENT'S

The date of first publication of this no-

Personal Representative: MICHAEL BRACCHI, ESQ.

6751 N. Federal Hwy, Suite 101

Boca Raton, FL 33487

Attorney for Personal Representative:

Attorney for Personal Representative

trwalser@floridaprobatefirm.com

Florida Probate Law Firm, PLLC

6751 N. Federal Highway, Ste. 101,

THOMÁS R. WALSER, ESQ.

E-mail Addresses:

Florida Bar No. 116596

Boca Raton, FL 33487

March 27; April 3, 2025

Telephone: (561) 210-5500

DATE OF DEATH IS BARRED.

tice is March 27, 2025.

NOTWITHSTANDING THE TIME

set forth below.

TICE ON THEM.

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 10703 PRDL Division 10 IN RE: ESTATE OF MEHADIN ARAFEH, aka MEHADIN KAMEL ARAFEH Deceased.

The administration of the estate of ME-HADIN ARAFEH, also known as MEHADIN KAMEL ARAFEH and MEHAD IN K. ARAFEH, deceased, whose date of death was November 6, 2024, is pending in the Circuit Court for VOLUSIA County, Florida, Probate Division, the address of which is Post Office Box 6043, DeLand, FL 32721. 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 NO-TICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE ON THEM.

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

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

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 NO-TICE.

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 27, 2025.

#### Personal Representative: Sousan Arafeh

c/o Legacy Law Associates, P.L. 313 South Palmetto Avenue Daytona Beach, FL 32114

Attorney for Personal Representative: Edward A. Dimayuga Attorney Florida Bar Number: 50634 Legacy Law Associates, P.I. 313 South Palmetto Avenue Daytona Beach, FL 32114 Telephone: (386) 252-2531 Fax: (386) 258-0392 E-Mail: ed@legacylaw313.com

paralegal@legacylaw313.com

March 27; April 3, 2025

Secondary E-Mail:

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA

CIVIL ACTION CASE NO.: 2025-10290-CICI  ${\bf MARSH\,MAMA, LLC,}$ Plaintiff, vs.

THE ESTATE OF EDYTHE P.

FERNANDO C/O CECELIA BRASWELL REID PERSONAL REPRESENTATIVE; EDWIN V. FERNANDO; THE UNKNOWN SPOUSE OF EDWIN V. FERNANDO; ESTATE OF OTTO D. BRASWELL; ANNETTA BRASWELL FOSTER; CECELIA BRASWELL REID; RUBY BRASWELL SMITH; BARBARA BRASWELL; CITY OF DAYTONA BEACH, ALL UNKNOWN PARTIES IN POSSESSION, AND ANY AND ALL KNOWN OR UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST ANY OF THE HEREIN NAMED INDIVIDUAL DEFENDANTS,

Defendants. TO: Cecelia Braswell Reid Personal Representative of The Estate of Edythe P. Fernando 1403 Newby Road Portsmouth, VA 32701

and Cecelia Braswell Reid 1403 Newby Road Portsmouth, VA 32701

Edwin V. Fernando 532 Shady Place Daytona Beach, FL 32114 and The Estate of Otto D. Braswell

c/o Barbara Braswell 6328 Leaf Avenue Sacramento, CA 95831 Annetta Braswell Foster 372 Florida Road No. 360

#### FIRST INSERTION

Ruby Braswell Smith 6328 Leaf Avenue Sacramento, CA 95831

Barbara Braswell 6328 Leaf Avenue Sacramento, CA 95831

YOU ARE NOTIFIED that an action to quiet title on the following property in

LAND, SITUATE, LYING, AND BE-ING IN VOLUSIA COUNTY, FLOR-

IDA, TO WIT: The Westerly One Hundred Forty-four and 67/100 (144.67) feet of Lot Six (6),

of Volusia County, Florida.

Beach, FL 32114 Parcel ID Number 533903690060

Florida Consumer Lawyers Plaintiffs attorney PO Box 341499 Tampa, FL 33694 Phone Number: (813) 282-9330

and

Volusia County, Florida: THE FOLLOWING DESCRIBED

Block Sixty-nine (69), J.B. HIGBEE'S DAYTONA, as per map thereof in Deed Book L, page 704, public records a/k/a: 530 Shady Place, Daytona

has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Florida Consumer Lawyers, Plaintiffs attorney, at PO Box 341499, Tampa, FL 33694, Phone Number: (813) 282-9330, not less than 28 nor more than 60 days of the First date of publication of this Notice, and file the original with the Clerk of this Court, at Post Office Box 6043, DeLand, FL 32721-6043, service on Plaintiff or immediately thereafter. If you fail to do so a default may be entered against you for the relief demanded in the Complaint.

DATED this 23rd day of March, 2025. LAURA E ROTH CLERK OF THE CIRCUIT COURT (SEAL) /s/ Shawnee S. Smith As Deputy Clerk

Mar. 27; Apr. 3, 10, 17, 2025 25-00143I

# SUBSEQUENT INSERTIONS

25-00140I

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY

GENERAL JURISDICTION DIVISION CASE NO. 2023 12830 CIDL NEW AMERICAN FUNDING, LLC,

JASON RAY SOWERS, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered July 23, 2024 in Civil Case No. 2023 12830 CIDL of the Circuit Court of the SEVENTH JUDICIAL CIRCUIT in and for Volusia County, Deland, Florida, wherein NEW AMERICAN FUNDING, LLC is Plaintiff and Jason Ray Sowers, et al., are Defendants, the Clerk of Court, LAURA E. ROTH, ESQ., will sell to the highest and best bidder for cash electronically at www. volusia.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 8th day of April, 2025 at 11:00 AM on the following described property as set forth in

said Summary Final Judgment, to-wit: Lot 16, Block 831, A REPLAT OF TRACTS "B" & "F" OF DELTONA LAKES UNIT THIRTY-TWO, according to the Plat thereof as recorded in Map Book 28, Pages 16 Through 18, inclusive, of the Public Records of

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

reports the surplus as unclaimed. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114; (386) 257-6096. Hearing or voice impaired, please call 1 (800) 955-8770. By: /s/Robyn Katz

Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff
225 East Robinson Street, Suite 155 Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420

Email: MRService@mccalla.com Fla. Bar No.: 146803 23-08611FL

March 20, 27, 2025 25-00112I

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY

GENERAL JURISDICTION DIVISION CASE NO. 2024 13688 CICI M&T BANK,

Plaintiff, vs. WESLEY FLADLAND, et al.,

To: WESLEY FLADLAND, 38 CANTER-BURY WOODS, ORMOND BEACH, FL

SHANNON BORGES, 38 CANTERBURY WOODS, ORMOND BEACH, FL 32174 LAST KNOWN ADDRESS STATED,

CURRENT RESIDENCE UNKNOWN YOU ARE HEREBY NOTIFIED that an ction to foreclose Mortgage covering the following real and personal property described as follows, to-wit:

LOT 43, SHADOW CROSSINGS, UNIT 4 OF HUNTER'S RIDGE SUB-DIVISION PHASE 1, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN MAP BOOK 45, PAGE(S) 44 AND 45, PUBLIC RE-CORDS OF VOLUSIA COUNTY, FLORIDA.

has been filed against you and you are required to file a copy of your written defenses, if any, to it on Sara Collins, Esq, Mc-Calla Raymer Leibert Pierce, LLP, 225 East Robinson Street, Suite 155, Orlando, FL  $32801\,\mathrm{and}$  file the original with the Clerk of the above- styled Court on or before March 21, 2025 or 30 days from the first publication, otherwise a Judgment may be entered  $\,$ against you for the relief demanded in the

WITNESS my hand and seal of said Court on the 19th day of Feb, 2025. LAURA E. ROTH, ESQ

CLERK OF COURT OF VOLUSIA COUNTY As Clerk of the Court

(SEAL) BY: /s/ Shawnee S. Smith Deputy Clerk MCCALLA RAYMER LEIBERT PIERCE, LLP

225 East Robinson Street, Suite 155, Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: Accounts Payable@mccalla.com24-10378FL March 20, 27, 2025

### SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 2024 10062 CIDL PENNYMAC LOAN SERVICES, LLC, Plaintiff, vs.
MARILYN SANTIAGO; BANKERS
INSURANCE COMPANY; INDEPENDENT SAVINGS PLAN COMPANY A/K/A ISPC; O'SHAUGHNAHILL SURETY & INSURANCE, INC.; PRS ROOFING LLC; STATE OF FLORIDA; VOLUSIA COUNTY, FLORIDA CLERK OF COURT; UNKNOWN SPOUSE OF MARILYN SANTIAGO; 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), LAURA E. ROTH as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.volusia. realforeclose.com at, 11:00 AM on the 10 day of April, 2025, the following described property as set forth in said Final Judgment, to wit: LOT 22, BLOCK 1928, DELTONA

LAKES UNIT SEVENTY-FOUR, A SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN MAP BOOK 29, PAGES 28 THROUGH 44, INCLU-SIVE, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA. PROPERTY ADDRESS: 1952 ENG-LISH DR. DELTONA, FL 32738

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 RE-PORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY RE-MAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED. ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance.

To request such an accommodation, please contact Court Administration in advance of the date the service is needed:

Court Administration 125 E. Orange Ave., Ste. 300 Daytona Beach, FL 32114

(386) 257-6096 Hearing or voice impaired, please call Dated this 12 day of March 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** 

23-03603 March 20, 27, 2025 25-00108I

flaglerclerk.com **VOLUSIA COUNTY** clerk.org

**FLAGLER COUNTY** 

### SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA

MORTGAGE ASSETS MANAGEMENT, Plaintiff, vs. HILDA AKYAA CORRI; KWABENA

DWUMON CORRI; MANDELA K. ZABULUNGI; UNITED STATES OF AMERICA, ACTING ON BEHALF OF SUBJECT PROPERTY,

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure filed 2023 11987 CIDL, of the Circuit Court of County, Florida, wherein MORTGAGE ASSETS MANAGEMENT, LLC is Plaintiff and HILDA AKYAA CORRI; KWABENA DWUMON CORRI; MANDELA K. ZABULUNGI; UNKNOWN PERSON(S) PROPERTY; UNITED STATES OF AMERICA, ACTING ON BEHALF OF said Final Judgment, to wit:

LOT 4, BLOCK 559, DELTONA LAKES UNIT SEVENTEEN, AC-

NOTICE OF SALE PURSUANT TO

CHAPTER 45

IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT

IN AND FOR VOLUSIA COUNTY,

FLORIDA

CIVIL ACTION

CASE NO.: 2024 12824 CIDL

THE UNKNOWN HEIRS, DEVISEES,

GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR

OTHER CLAIMANTS CLAIMING BY,

THROUGH, UNDER, OR AGAINST ANGELA B. TURNER AKA ANGELA

LORETTA TURNER, DECEASED, et

NOTICE IS HEREBY GIVEN Pursuant

to a Final Judgment of Foreclosure dated February 25, 2025, and entered in Case

No. 2024 12824 CIDL of the Circuit Court

of the Seventh Judicial Circuit in and for

Volusia County, Florida in which Wells

Fargo Bank, N.A., is the Plaintiff and Jacob

Turner, The Unknown Heirs, Devisees,

Grantees, Assignees, Lienors, Creditors,

Trustees or other claimants claiming

by, through, under, or against Angela B. Turner aka Angela Loretta Turner,

Deceased, James Bass II a/k/a Jayme Bass,

are defendants, the Volusia County Clerk of the Circuit Court will sell to the highest

and best bidder for cash in/on online at

electronically/online at http://www.volusia.realforeclose.com, Volusia County, Florida

at 11:00AM EST on the April 8, 2025 the

following described property as set forth in said Final Judgment of Foreclosure:

LOT 1, ROSEWOOD TERRACE, A

SUBDIVISION ACCORDING TO MAP IN MAP BOOK 32, PAGE 135,

PUBLIC RECORDS OF VOLUSIA

COUNTY, FLORIDA.

Defendant(s).

WELLS FARGO BANK, N.A.,

OF AS RECORDED IN MAP BOOK 25, PAGES 241 THROUGH 244, INCLUSIVE, OF THE PUBLIC RE-FLORIDA.

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

This notice is provided pursuant to Ad-

In accordance with the Americans with Disabilities Act, if you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to provisions of certain assistance. Please contact the Court Administrator at Suite 300, Courthouse Annex, 125 E. Orange Ave., Daytona Beach, FL 32114; call (386)257-6096 within two (2) working days of your receipt of this notice or pleading; if you are hearing impaired, call 1-800-955-8771 (TDD); THIS IS NOT A COURT INFORMATION LINE; if you are voice impaired, call 1-800-995-8770 (V) (Via Florida Relay Services).

Dated this 17th day of March 2025. s/ Marc Granger Marc Granger, Esq. Bar. No.: 146870 Kahane & Associates, P.A. 1619 NW 136th Avenue, Suite D-220 Sunrise, Florida 33323 Telephone: (954) 382-3486 Telefacsimile: (954) 382-5380 Designated service email: notice@kahane and associates.comFile No.: 23-00818 PHH V6.20190626

March 20, 27, 2025

SECOND INSERTION

TOGETHER WITH A MOBILE HOME LOCATED THEREON AS A PERMANENT FIXTURE AND deceased APPURTENANCE THERETO, DE-711 Laisy Drive SCRIBED AS A 1973 DOUBLEWIDE

ING TITLE NUMBERS: 5555994 AND 5555995; VIN NUMBERS: 3000104A AND 3000104B. A/K/A 307 DOLORES BLVD DE-

TRINITY MOBILE HOME BEAR-

LAND FL 32724 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. ATTENTION PERSONS WITH DIS-ABILITIES: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration, 125 E. Orange Ave., St. 300, Daytona Beach, FL 32114, 386-257-6096, within 2 days of your receipt of this notice. If you are hearing impaired, call 1-800-955-8771; if you are voice impaired, call 1-800-955-8770.

THIS IS NOT A COURT INFORMA-TION LINE. To file response please contact Volusia County Clerk of Court, 101 N. Alabama Ave., DeLand, Fl 32724, Tel: (386) 736-5907. Dated this 12 day of March 2025.

ALBERTELLI LAW P. O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 EService: servealaw@albertellilaw.com By: /s/ Justin Ritchie Florida Bar #106621 Justin Ritchie, Esq. IN/24-028825

25-00107I

March 20 27, 2025

The Palm Coast & Ormond Beach

Observers now qualify to publish public and legal notices.



For rates and information, call 386-447-9723

CORDING TO THE PLAT THERE-CIVIL DIVISION

 $\pmb{\text{CASE NO. 2023 11987 CIDL}}\\$ 

THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN PERSON(S) IN POSSESSION OF THE

February 13, 2025 and entered in Case No. the 7th Judicial Circuit in and for VOLUSIA IN POSSESSION OF THE SUBJECT THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; are defendants. LAURA E. ROTH, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.VOLUSIA.REALFORECLOSE. COM, at 11:00 A.M., on April 17, 2025, the following described property as set forth in

CORDS OF VOLUSIA COUNTY,

ministrative Order No.2.065.

25-00122I

foreclose a mortgage on the following described property in Volusia County, Florida: LOT 2, BLOCK B, PLAT OF UNIT NO. 1, COLLEGE ARMS ESTATES, A SUBDIVISION ACCORDING TO THE MAP RECORDED IN MAP BOOK 25, PAGE 14, OF THE

PUBLIC RECORDS OF VOLUSIA

### FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA

CIVIL ACTION CASE NO.: 2025-10073-CIDL DIVISION: 01

LARA M. FRANCISCO, Plaintiff, vs. GILDA V. SALCICCIA, ALL UNKNOWN PARTIES IN POSSESSION, AND ANY AND ALL KNOWN OR UNKNOWN PARTIES

CLAIMING BY, THROUGH, UNDER OR AGAINST ANY OF THE HEREIN NAMED INDIVIDUAL DEFENDANTS, Defendants. TO: Gilda V. Salciccia

2 Gertrude Place Wappingers Falls, Dutchess County, NY

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

THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BE-ING IN VOLUSIA COUNTY, FLOR-IDA, TO WIT: Lot 3, Block 30, Daytona Park Estates

Section No. C, according to the map or plat thereof, recorded in Plat Book 23, Page(s) 97 and 98, Public Records of Volusia County, Florida. a/k/a: 2417 E. Lake Drive, Deland, FL

Parcel ID Number 700103300030

has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Florida Consumer Lawyers, Plaintiffs attorney, at PO Box 341499, Tampa, FL 33694, Phone Number: (813) 282-9330, not less than 28 nor more than 60 days of the First date of publication of this Notice, and file the original with the Clerk of this Court, at Post Office Box 6043, DeLand, Florida 32721-6043 service on Plaintiff or immediately thereafter. If you fail to do so a default may be entered against you for the relief demanded in the

DATED this 24th day of March, 2025. LAURA E ROTH CLERK OF THE CIRCUIT COURT (SEAL) /s/ Shawnee S. Smith

As Deputy Clerk

Florida Consumer Lawyers Plaintiffs attorney PO Box 341499 Tampa, FL 33694 Phone Number: (813) 282-9330 Mar. 27; Apr. 3, 10, 17, 2025 25-00142I

## SUBSEQUENT INSERTIONS

#### SECOND INSERTION

NOTICE OF ACTION COUNTY, FLORIDA.

IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA Street Address: 711 Laisy Drive, Deland, Florida 32724 CASE NO.: 2025 10319 CIDL has been filed against you and you are required to serve a copy of your written defenses, if any, to it on McCabe, Weisberg &

25-00141I

THE BANK OF NEW YORK MELLON, F/K/A THE BANK OF NEW YORK AS SUCCESSOR IN INTEREST TO JPMORGAN CHASE BANK, N.A. AS TRUSTEE FOR NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2005-4, NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2005-4, Plaintiff, vs. UNKNOWN HEIRS, DEVISEES,

CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF IVORINE CAINE A/K/A IVORINE JACKSON-CAINE, DECEASED; CHANELLE SHEPHERD, Defendant(s).

GRANTEES, ASSIGNEES, LIENORS,

TO: Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming an interest by, through, under or against the Estate of Ivorine Caine a/k/a Ivorine Jackson-Caine,

Deland, Florida 32724 YOU ARE NOTIFIED that an action to

Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114, (386) 257-6096 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

Conway, LLC, Plaintiff's attorney, whose

address is 3222 Commerce Place, Suite A, West Palm Beach, FL 33407, within 30

days after the date of the first publication

of this notice, on or before April 10, 2025,

and file the original with the Clerk of this

Court, otherwise, a default will be entered

against you for the relief demanded in the

who needs any accommodation in order to participate in this proceeding, you are

entitled, at no cost to you, to the provision

of certain assistance. Please contact Court

If you are a person with a disability

complaint or petition.

impaired, call 711.

Dated on March 11, 2025. LAURA E ROTH CLERK OF THE CIRCUIT COURT (SEAL) By: /s/ Shawnee S. Smith As Deputy Clerk

McCabe, Weisberg & Conway, LLC 3222 Commerce Place, Suite A West Palm Beach, FL 33407

Telephone: (561) 713-1400 FLpleadings@MWC-law.com File#:24-400409

March 20, 27, 2025

25-00123I

### SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 2024 12553 CIDL

U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE FOR HOF GRANTOR TRUST 1, Plaintiff, vs. 204 MAGNOLIA LLC; CITY OF NEW SMYRNA BEACH, FLORIDA;

EXCELL ROOFING LLC; MICHAEL ANTHONY SARACCO; 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), LAURA E. ROTH as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.volusia.realforeclose.com at, 11:00 AM on the 10 day of April, 2025, the following described property as set forth in said Final Judgment, to wit:
THE WEST 90 FEET OF LOT 91

AND THE NORTH 35 FEET OF LOT 92, BLOCK 9, ANDREW'S SUBDIVI-SION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORD-ED IN MAP BOOK 2, PAGE 68, OF THE PUBLIC RECORDS OF VOLU-SIA COUNTY, FLORIDA. PROPERTY ADDRESS: 204 MAGNOLIA STREET, NEW SMYRNA

BEACH, FL 32168 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 RE-PORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY RE-MAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation.

please contact Court Administration in advance of the date the service is needed: Court Administration 125 E. Orange Ave., Ste. 300

Daytona Beach, FL 32114 (386) 257-6096 Hearing or voice impaired, please call Dated this 12 day of March 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** March 20, 27, 2025

25-00109I



### SUBSEQUENT INSERTIONS

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2024 14334 PRDL IN RE: ESTATE OF JEAN ANNE SNYDER. Deceased.

The administration of the estate of Jean Anne Snyder, deceased, whose date of death was March 31, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N. Alabama Avenue Deland, FL 32724. 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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-

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 20, 2025.

#### Personal Representative: Elizabeth (Betsy) Mallicote 607 Riverbend Blvd

Longwood, Florida 32779 Attorney for Personal Representative: Kristen M. Jackson, Attorney Florida Bar Number: 394114 JACKSON LAW PA 5401 S KIRKMAN RD, Ste 310 ORLANDO, FL 32819 Telephone: (407) 363-9020 E-Mail: kjackson@jacksonlawpa.com Secondary E-Mail: jjackskon@jacksonlawpa.com March 20, 27, 2025 25-00125I

SECOND INSERTION

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, PROBATE DIVISION File No. 2024 14545 PRDL IN RE: ESTATE OF VISHNUKARTIK NITTA

The administration of the estate of Vishnukartik Nitta, deceased, whose date of death was November 14, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 North Alabama Avenue, DeLand, Florida 32721. 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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 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 NO-

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 20, 2025

#### Personal Representative: Wendy A. Mara, Esq. 555 West Granada Blvd. Suite D-10

Ormond Beach, Florida 32174 Attorney for Personal Representative: /s/ Wendy A. Mara Wendy A. Mara, Attorney Florida Bar Number: 69872 555 West Granada Blvd., Ste.D-10 Ormond Beach, Florida 32174 Telephone: (386) 672-8081 Fax: (386) 265-5995 E-Mail: wamara@maralawpa.com Secondary E-Mail: pmflynt@maralawpa.com

25 - 00113I

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 10777 PRDL Division 10

IN RE: ESTATE OF THELMA ELAINE MARQUEZ, Deceased.

administration of the estate of THELMA ELAINE MARQUEZ, deceased, whose date of death was February 6, 2025, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N. Alabama Ave., DeLand, FL 32724. 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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-

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 Stat-

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

NOTWITHSTANDING THE TIME PE-RIOD 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 20, 2025.

#### AVA ELAINE LAPHAM AS SUCCESSOR TRUSTEE OF THE THELMA ELAINE MARQUEZ REVOCABLE TRUST DATED JULY 15, 2021

Heidi S. Webb Attorney for Personal Representative Florida Bar No. 73958 Law Office of Heidi S. Webb 210 South Beach Street, Suite 202 Daytona Beach, Florida 32114 Telephone: (386) 257-3332 Email: heidi@heidiwebb.com 25-00114I March 20, 27, 2025

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 10604 PRDL

Division 10 IN RE: ESTATE OF JONATHAN JAY CAMPOS, Deceased.

administration of the estate of JONATHAN JAY CAMPOS deceased whose date of death was January 29, 2025, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 125 E Orange Ave., Daytona Beach, FL 32114. The names and addresses of the personal representative and the personal representative's attorney are

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BE-FORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLI-CATION 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 NO-

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 Stat-

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 20, 2025

### Personal Representative: MICHELLE PEREZ GONZALEZ

HC 1 Box 5250 Hatillo, PR 00659

Attorney for Personal Representative: ELLEN L. REGNERY, ESQ. Florida Bar No. 863769 Nason Yeager Gerson Harris & Fumero,

3001 PGA Blvd., Ste. 305 Palm Beach Gardens, Florida 33410 Telephone: (561) 686-3307 Email: eregnery@nasonyeager.com 25-001261 SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT, SEVENTH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION FILE NO.: 2025 10461 PRDL

DIVISION: 10 IN RE: ESTATE OF DAVID ALLEN NORMAN, Deceased.

The administration of the estate of DA-VID ALLEN NORMAN, deceased, whose date of death was January 6, 2025, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is Post Office Box 6043, DeLand, FL 32721. 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 ersons 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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 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 NO-

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 20, 2025.

#### Signed by: Diane Barneski

Personal Representative 1639 San Jose Blvd. Holly Hill, FL 32117 /s/ Fred B. Share

FRED B. SHARE, ESQUIRE Florida Bar No. 256765 1092 Ridgewood Avenue Holly Hill, FL 32117 Telephone: (386) 253-1030 Fax: (386) 248-2425 E-Mail: fredshare@cfl.rr.com 2nd E-Mail: brobins@cfl.rr.com Attorney for Personal Representative 25-00128I March 20, 27, 2025

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA

COUNTY GENERAL JURISDICTION DIVISION CASE NO. 2023 32231 CICI NATIONSTAR MORTGAGE LLC,

Plaintiff, vs CAROL A. BOILEAU, et al.,

**Defendant.**NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered February 24, 2025 in Civil Case No. 2023 32231 CICI of the Circuit Court of the SEVENTH JUDICIAL CIRCUIT in and for Volusia County, Deland, Florida, wherein NATIONSTAR MORTGAGE LLC is Plaintiff and CAROL A. BOILEAU, et al., are Defendants, the Clerk of Court, LAURA E. ROTH, ESQ., will sell to the highest and best bidder for cash electronically at www. volusia.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 11th day of April, 2025 at 11:00 AM on the following described property as set forth in

said Summary Final Judgment, to-wit: LOT 7, PELICAN BAY, PHASE III, UNIT II, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN MAP BOOK 37, PAGES 50 THROUGH 55, INCLUSIVE, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114; (386) 257-6096. Hearing or voice impaired, please call 1 (800) 955-8770. By: /s/Robyn Katz Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff

225 East Robinson Street, Suite 155 Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 146803 23-07170FL

March 20, 27, 2025

25 - 00111I

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 10040 PRDL

Division 10 IN RE: ESTATE OF DONALD ROBERT KIERNAN III Deceased.

The administration of the estate of Donald Robert Kiernan III, deceased, whose date of death was October 27, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is PO Box 6043, Deland, FL 32721-6043. The names and addresses of the personal representative and the personal representative's attorney are set forth

All creditors of the decedent and other ersons 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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 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 NO-

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 20, 2025.

/s/ Lynn Kiernan Lynn Kiernan Personal Representative 61 Westcedar Lane Palm Coast, Florida 32164

/s/ Wendy A. Mara Wendy A. Mara, Esq. Attorney for Personal Representative Florida Bar Number: 0069872 Mara Law. P.A. 555 West Granada Blvd., Ste.D-10 Ormond Beach, Florida 32174 Telephone: (386) 672-8081 Fax: (386) 265-5995 E-Mail: wamara@maralawpa.com Secondary E-Mail: para legal m@maralawpa.comMarch 20, 27, 2025

25-00115I

SECOND INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA

GENERAL JURISDICTION DIVISION CASE NO. 2021 11383 CIDL FREEDOM MORTGAGE

CORPORATION, Plaintiff, vs. KAREN AYTES-ROCHESTER, et al.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated July 28, 2022, and entered in 2021 11383 CIDL of the Circuit Court of the SEVENTH Judicial Circuit in and for Volusia County, Florida, wherein FREEDOM MORT-GAGE CORPORATION is the Plaintiff and KAREN AYTES-ROCHESTER are the Defendant(s). Laura E. Roth as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.volusia realforeclose.com, at 11:00 AM, on April 10, 2025, the following described property as set forth in said Final Judgment, to wit: LOT 9, DELEON OAKS SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN MAP BOOK 40, PAGE 122, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.

Property Address: 5025 DELEON OAKS CT, DE LEON SPRINGS, FL 32130 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

Dated this 17 day of March, 2025 ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 20-011065-MaM 25-00124I March 20, 27, 2025

**CONTINUED FROM PAGE 1A** 

Dog beach

same level and assuming similar efforts dedicated to ensuring dog stations are supplied with bags would represent a continued annual cost of nearly \$100,000," the report states. "However, adjustments to staff coverage and greater use of volunteers could reduce the estimated annual cost. For instance, the lack of rule violations in the dog beach would indicate the potential for adjustments to the staffing from Animal Control Officers to a 50% parttime basis matching the level of service provided at each of our inlet park dog beaches, focusing enforcement during peak periods."

Kent said he hopes the dogfriendly beach in Ormond becomes permanent, and that other dog-friendly sections are opened up in the other coastal cities: Daytona Beach, Daytona Beach Shores, Ponce Inlet and New Smyrna Beach.

"I'll be anxious to hear from my fellow council members to see if any of them agree with me," Kent said.

If the council wants to add other sections of dogfriendly beach, Daytona Dog Beach Inc. would be in support. Petrella has submitted a proposal to the county already to continue to pay to supply and maintain the dog waste bag stations - and should the program expand, the nonprofit has vowed to pay for more stations and to have volunteers cover those areas. Adding more dogfriendly beach areas would be good for tourism and would be embraced by county residents who would rather not have to travel to Ormond.

"I'm a block off the beach here in Daytona," Petrella said. "I would love to be able to walk down, take a bucket, clean up and take one of my dogs and walk that area. We think it's a real benefit to the people that live here."

#### **OPPONENTS OF THE DOG-**FRIENDLY BEACH

In March 2024, a petition emerged to end the program, citing dog owners failing to keep their dogs on a leash and clean up after them, both in and outside of the dogfriendly beach area.

Part-time Ormond Beach resident and former City Commissioner David Schecter created last year's petition. The pilot program, he said, has been a "failure," and no elected official seems to care, as his concerns, delivered via calls and emails have largely been ignored. Schecter lives in a condo north of the dogfriendly beach, and said he sees dogs there every day.

"This is a travesty, plain and simple," Schecter said. "The county has not done its job in protecting the citizens for regular beach use. The areas outside of the pilot zone continue to have dogs running around all the time. There is no enforcement outside of the zone."

The beach code is clear, he added: No animals allowed on the beach.

Volusia has prohibited dogs on the majority of the beach since it took over beach regulation in 1987. Before the pilot program, dogs were only

allowed on two beach parks: Smyrna Dunes Park, in New Smyrna Beach; and Lighthouse Point Park, in Ponce

The county's staff report notes that "the presence of dogs on the beach has historically been a persistent issue." During the 18-month pilot program, the Volusia Sheriff's Office Coastal Unit issued 58 citations and gave 714 verbal warnings to dog owners. A total of 749 dogs were removed from the beach. These offenses, the county states, occurred outside of the dog-friendly pilot program area.

"During this reporting period for the pilot program (November 2023-October 2024), Beach Safety staff made 1,017 contacts regarding dogs outside of the dog beach area," the report states. "Although this seems high, it constitutes less contacts about dogs not allowed on the beach than in prior years."

On Feb. 11, Schecter reached out to the Ormond Beach City Commission and Kent, asking for the program to be reconsidered.

"The hope was that the city would be a partner with us and not just go along with what the county has stated," Schecter said.

#### **COMMISSION SUPPORTS DOG-FRIENDLY BEACH**

Ormond Beach Mayor Jason Leslie, on behalf of the City Commission, submitted a letter on Feb. 19 to the County Council in support of making the dog-friendly pilot program permanent.

"Since its inception, this initiative has significantly enhanced the quality of life for our residents and visitors, fostering a sense of community and promoting responsible pet ownership," the letter states. "While we acknowledge the concerns raised by a minority of residents regarding potential rule violations, it is important to note the positive feedback we all have received and the overall broad community approval and success of this pilot."

Kent said it's noteworthy to him that the most vocal opposers to the dog-friendly beach either live in a home or condo on the beach.

"It's just interesting to me how certain people feel entitled once they buy a property on the ocean, that they think that their backyard is only truly for them and that no one else can enjoy it," Kent said. "... You're never going to make everyone happy and there's always one curmudgeon in the group."

A dog-friendly beach is what Daytona Dog Beach Inc., was founded on, Petrella said. But there are other things they would love to do to enhance the community.

"We just see this as the first

step of what could be something really special in our area, again, for residents and tourists, and visitors and for businesses too," Petrella said. "... We think there's a lot of positive that has come from it, and that can continue to come from it, if we're just given the chance to let it be."





# **PUBLIC NOTICES**

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

### FLAGLER COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR FLAGLER COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-00187 Division 48 IN RE: ESTATE OF JACQUELINE M. TROESCH

Deceased. The administration of the estate of Jacqueline M. Troesch, deceased, whose date of death was November 24, 2024, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 E Moody Blvd Building #1, Bunnell, Florida 32110. 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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-

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 27, 2025.

#### Personal Representative: /s/ Brian Troesch Brian T. Troesch

44 Cayuga Way Short Hills, New Jersey 07078 /s/ Jennifer Akin Attorney for Personal Representative: Jennifer Akin

E-mail Addresses: pleadings@jakinlaw.com Florida Bar No. 113117 J. Akin Law 6045 A1A S.

St. Augustine, Florida 32080 Telephone: (904) 320-0011 March 27; April 3, 2025

25-00090G

#### FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR FLAGLER COUNTY, FLORIDA PROBATE DIVISION File No. 2024 CP 00872 Division 48 IN RE: ESTATE OF

Deceased. The administration of the estate of ALAN WILLIAM MCANANY, deceased, whose date of death was January 20, 2024, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 E. Moody Boulevard dresses of the personal representative and the personal representative attorney are set

ALAN WILLIAM MCANANY

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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-

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

The date of first publication of this notice is March 27, 2025. Personal Representative:

#### STEVEN MCANANY 157 BAUER CIRCLE, DAYTONA BEACH, FL 32124 Attorney for Personal Representative:

/s/ Stephanie A. Cruz, Esq. Stephanie A. Cruz 14100 Palmetto Frontage Road #100 Miami Lakes, FL 33016 Telephone: 305-698-6565 Email: scruz@scruzlaw.com FL Bar Number: 121394 March 27; April 3, 2025 25-00088G

### FIRST INSERTION

NOTICE OF FORFEITURE A 2014 Infinity with VIN# JN-1BV7AP9EM682362 was seized for forfeiture by the Flagler County Sheriff's Office

on February 27, 2025. The item(s) were seized at or near Palm Coast Pkwy NW & Pine Lakes Pkwy N, Palm Coast FL. The Flagler County Sheriff is holding the property for purposes of a current forfeiture action 2025 CA 0000156 in the 7th Circuit Court. Mar. 27, Apr. 3

FIRST INSERTION

#### NOTICE OF PUBLIC MEETING TOMOKA COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given that the Board of Supervisors ("Board") of the Tomoka Community Development District ("District") will hold its regular meeting of the Board of Supervisors on April 8, 2025, at 4:00 p.m., at 150 Flagler Plaza Drive, Palm Coast, FL 32137. A copy of the agenda for the meeting can be obtained from the District Office at PFM Group Consulting LLC, 3501 Quadrangle Boulevard, Suite 270, Orlando, FL 32817 or by phone at (407) 723-5900. Additionally, a copy of the agenda, along with any meeting materials available in an electronic format, may be obtained at https://tomokacdd.com/.

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

Any person requiring special accommodations at the meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the

District Manager's Office.

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

District Manager

25-00079F

#### 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 Flor-ida Self Storage Facility Act Statutes (Section 83.801 - 83.809). The undersigned will sell by competitive bidding at lockerfox. com on Thursday the 17th day of April, 2025 at 10:00 AM. Said property is iStorage, 2303 N State St, Bunnell, FL, 32110 Charles Blunk - Mirror, Tables, Storage Drawer. Kenneth Hansen - Tools, Fishing Poles, Shovels, Tool Boxes, Misc. All pur-chased items are sold as is, where is, and must be removed within 48 hours of the sale. Purchases must be paid for at the time of purchase per facility policy. Sale subject to cancellation in the event of settlement between owner and obligated party.
Mar. 27, Apr. 3 25-00087F

FIRST INSERTION

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT FOR FLAGLER COUNTY FLORIDA

PROBATE DIVISION File No. 2025-CP-000044 Division: 48 IN RE: ESTATE OF HASMIK SIMONIAN

**DECEASED.**The administration of the estate of Hasmik Simonian, deceased, whose date of death was August 18, 2024, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 East Moody Blvd., Bunnell, FL 32110. The names and addresses of the personal representative and the personal representative's th helow

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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUES 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 27, 2025

Personal Representatives: Armen Simonian 3 Jefferson Place Pennington, NJ 08534 Gregory Simonian 300 Skylark Court Paramus, NJ 07652

Attorney for Personal Representatives: Renee A. Fatovic Email: rfatovic@pricemeese.com Florida Bar No. 1038850 50 Tice Boulevard, Suite 380 Woodcliff Lake, NJ 07677 Telephone: 201-391-3737

March 27; April 3, 2025 25-00091G

### 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 GreatFlorida Insurance, located at 160 Cypress Point Pkwy, C-102, in the City of Palm Coast, Flagler County, FL 32164 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 25th day of March, 2025 James K Cimorelli Insurance LLC 25-00086F



**Email your Legal Notice** legal@observerlocalnews.com

FIRST INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that 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 at public sale by competitive bidding on April 14, 2025 at 10:00am on www. storagetreasures.com .

Where said property is stored at: Optimum Storage Solutions, Bunnell

3357 N State St.

Tenant: Audrey Purcell Unit A8 Contents: bins/crates; house items All purchased items are sold as is, where is, and must be removed within

Sale is subject to cancellation if settlement between the owner and obligated 25-00088F

### FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA

CASE NO.: 2025 CA 000128 CARRINGTON MORTGAGE SERVICES LLC,

Plaintiff, vs. UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF STEPHEN H. POINT A/K/A STEPHEN HARRIS POINT, DECEASED; JASON POINT; UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT, Defendant(s).

TO: Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming an interest bv. through, under or against the Estate of Stephen H. Point a/k/a Stephen Harris Point, deceased

17 Magnolia Drive North Ormond Beach, Florida 32174

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following described property in Flagler County, Florida: LOT 17, PLANTATION BAY PHASE 1-A, UNIT 1, ACCORDING

TO PLAT THEREOF RECORDED IN PLAT BOOK 27, PAGE 40, OF THE PUBLIC RECORDS OF FLA-GLER COUNTY, FLORIDA. Street Address: 17 Magnolia Drive

North, Ormond Beach, Florida

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on McCabe, Weisberg & Conway, LLC, Plaintiff's attorney, whose address is 3222 Commerce Place, Suite A, West Palm Beach, FL 33407, within 30 days of the first publication of this notice and file the original with the Clerk of this Court, otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114, (386) 257-6096 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 3/20/2025. Tom Bexley (SEAL) By: /s/ Margarita Ruiz

As Deputy Clerk McCabe, Weisberg & Conway, LLC 3222 Commerce Place, Suite A West Palm Beach, FL 33407 Telephone: (561) 713-1400 FLpleadings@MWC-law.com File#:25-400107 March 27; April 3, 2025 25-00092G

### 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 LLT Trading Company, located at 27 Village Cir, in the City of Palm Coast, Flagler County, FL 32164 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 21st day of March, 2025

25-00083F

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 1965 Tattoo Aftercare, located at 20 Furness Pl., in the City of Palm Coast, Flagler County, FL 32137 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 24th day of March, 2025

**Evolv Topicals** 25-00085F Mar. 27



**FLAGLER COUNTY** flaglerclerk.com

**VOLUSIA COUNTY** 



FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR FLAGLER COUNTY, FLORIDA PROBATE DIVISION File No. 2024 CP 00872 Division 48

IN RE: ESTATE OF ALAN WILLIAM MCANANY Deceased. The administration of the estate of ALAN WILLIAM MCANANY, deceased, whose

date of death was January 20, 2024, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 E. Moody Boulevard Bunnell, FL 32110. The names and addresses of the personal representative and the personal representative attorney are set 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 BE-FORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLI-CATION 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 NO-

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 March 27, 2025. Personal Representative: STEVEN MCANANY 157 BAUER CIRCLE, DAYTONA BEACH, FL 32124

Attorney for Personal Representative: /s/ Stephanie A. Cruz, Esq. Stephanie A. Cruz 14100 Palmetto Frontage Road #100 Miami Lakes, FL 33016 Telephone: 305-698-6565 Email: scruz@scruzlaw.com FL Bar Number: 121394 25-00088G March 27; April 3, 2025

FIRST INSERTION

NOTICE TO CREDITORS (summary administration)
IN THE CIRCUIT COURT FOR FLAGLER COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-0129 Division 48

IN RE: ESTATE OF DOUGLAS D. DECKER Deceased. TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE

You are hereby notified that an Order

of Summary Administration has been entered in the estate of Douglas D. Decker, deceased, File Number 2025-CP-0129, by the Circuit Court for Flagler County, Flor ida, Probate Division, the address of which is Kim C. Hammond Justice Center, 1769 E. Moody Blvd., Bldg. 1, Bunnell, Florida 32110; that the decedent's date of death was January 17, 2025; that the total value of the estate is \$17,000.00 and that the names and addresses of those to whom it has been

assigned by such order are: NAME ADDRESS Jeffery A. Walters, as Trustee of the Douglas D. Decker Revocable Trust u/a dated December 30, 1997 4040 Embassy Pkwy., Ste. 100 Akron, OH 44333 Douglas D. Decker, Jr. 19 Stanridge Ct. Irondequoit, NY 14617 Margo Usher 176 Bren Mar Lane

Palm Coast, FL 32137 ALL INTERESTED PERSONS ARE NO-

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 pay-

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. NOTWITHSTAND-ING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECE-DENT'S DATE OF DEATH IS BARRED.

ment was made in the Order of Summary

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 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 March 27, 2025.

**Person Giving Notice:** Jeffery A. Walters, as Trustee of the Douglas D. Decker Revocable Trust  $\mathbf{u}/\mathbf{a}$ dated December 30, 1997 4040 Embassy Pkwy., Ste. 100

Akron, OH 44333 Attorney for Person Giving Notice: /s/John R. Crawford John R. Crawford Florida Bar No. 210358 Janice B. Richardson Florida Bar No. 036403 Marks Grav. P.A. 1200 Riverplace Blvd., Suite 800 Jacksonville, Florida 32207 Telephone: (904) 398-0900 E-mail Addresses: jcrawford@marksgray.com, irichardson@marksgrav.com. probate@marksgray.com March 27; April 3, 2025 25-00089G

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#### FIRST INSERTION

FIRST INSERTION

GRAND HAVEN COMMUNITY

DEVELOPMENT DISTRICT NOTICE OF BOARD OF

SUPERVISORS WORKSHOP

MEETING

Notice is hereby given that a workshop meeting of the Board of Supervisors of

the Grand Haven Community Develop-ment District (the "District") will be held

on Thursday, April 3, 2025, at 9:00 a.m. at

the Creekside Amenity Center, 2 North Vil-

lage Parkway, Palm Coast, FL 32137. The

purpose of the meeting is to discuss matters

Copies of the agenda may be obtained from the District Manager, Vesta District Services, 250 International Parkway, Suite

208, Lake Mary, Florida 32746, Telephone

will be conducted in accordance with the

provisions of Florida law for community

development districts. The meeting may

be continued in progress without additional notice to a date, time, and place to

be specified on the record at the meeting.

There may be occasions when Staff and/

or Supervisors may participate by speaker

Pursuant to provisions of the Americans

with Disabilities Act, any person requiring

special accommodations to participate in

the meeting is asked to advise the District

Manager's office at least forty-eight (48)

hours before the meeting by contacting the

District Manager at (321) 263-0132, Ext.

193. If you are hearing or speech impaired,

please contact the Florida Relay Service at

711, for assistance in contacting the District

A person who decides to appeal any deci-

sion made at the meeting, with respect to any matter considered at the meeting, is

advised that a record of the proceedings

is needed and that accordingly, the person

may need to ensure that a verbatim record

of the proceedings is made, including the

testimony and evidence upon which the ap-

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

Granny Rides, located at 16 Bobbi Ln, in the City of Palm Coast, Flagler County, FL

32137 intends to register the said name

with the Division of Corporations of the

Department of State, Tallahassee, Florida.

Dated this 21st day of March, 2025

Scope Executive Services LLC

Mar. 27

**Community Development District** 

David McInnes, District Manager

Manager's office.

peal is to be based.

(321) 263-0132, Ext. 193

Grand Haven

The meeting is open to the public and

brought to the board.

(321) 263-0132, Ext. 193.

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR FLAGLER COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 173 Division 48

IN RE: ESTATE OF LISA MARIE PERNA

Deceased. The administration of the estate of Lisa Marie Perna, deceased, whose date of death was February 14, 2025, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 E. Moody Blvd. Bunnell, FL 32110. The names and addresses of the personal representative and the personal represen-

tative'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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 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 NO-

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

Personal Representative: Dana Perna 101 Farragut Drive Palm Coast, Florida 32164 Attorney for Personal Representative: Diane A. Vidal Attorney Florida Bar Number: 1008324 CHIUMENTO LAW

is March 27, 2025.

145 City Place, Suite 301 Palm Coast, FL 32164 Telephone: (386) 445-8900 Fax: (386) 445-6702  $\hbox{E-Mail: DV} idal@legal teamfor life.com$ Secondary E-Mail: Proserv@legalteamforlife.com

March 27; April 3, 2025

# SUBSEQUENT INSERTIONS

25-00087G

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT, SEVENTH JUDICIAL CIRCUIT, IN AND FOR FLAGLER COUNTY, FLORIDA, PROBATE DIVISION

CASE NO: 2024 CP 000863 DIVISION: 48 IN RE: ESTATE OF JANETTE ELIZABETH VAN DYKE

Deceased. The administration of the estate of Janette Elizabeth Van Dyke, deceased, whose date of death was July 20, 2024, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 E. Moody Blvd., Bldg. 1, Bunnell, FL 32110. The names and addresses of the personal representative and the personal rep-

resentative'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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-

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 20, 2025.

Elliott M. Van Dyke, Personal Representative 20 Birthstone Way, Palm Coast, FL 32137

/s/ Sherrille D. Akin Sherrille D. Akin Florida Bar No. 826812 600 W. New York Ave. DeLand, Florida 32720 Tel: (386) 738-5599 Primary Email: sakin@akin-law.com Alternate Email: service@akin-law.com

Attorney for Personal Representative March 20, 27, 2025

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THE OBSERVER | THURSDAY, MARCH 27, 2025

### SUBSEQUENT INSERTIONS

12**B** 

SECOND INSERTION

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

File No.: 18-2025-CP-000011-XXXX-01 Division: Probate IN RE: ESTATE OF MARSHA LOUISE WIGGAM,

Deceased.

The administration of the estate of Marsha Louise Wiggam, deceased, who died on November 8, 2024, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 E Moody Blvd Building \$1, Bunnell, FL 32110. The names and addresses of the personal representative are set forth below.

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

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

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

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

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

The date of first publication of this notice is March 20, 2025.

#### Personal Representative: Robert Scott Gray

Attorney for Personal Representative:
/s/ Dan W. Armstrong
Dan W. Armstrong
Attorney for Personal Representative
Florida Bar No. 506613
Law Offices of Dan W. Armstrong, P.A.
P.O. Box 1535
Ponte Vedra Beach, FL 32004-1535
Telephone: (904) 280-0058
Fax: (904) 280-0109
March 20, 27, 2025
25-00086G

### SECOND INSERTION

NOTICE TO CREDITORS IN THE 7th JUDICIAL CIRCUIT COURT FOR FLAGLER COUNTY, FLORIDA

PROBATE DIVISION
File No.: 2025-CP-000156 Division: 48
IN RE: ESTATE OF BRIAN
RICHARD REILLY
Deceased.

The administration of the estate of Brian Richard Reilly, deceased, whose date of death was July 24, 2024, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is Kim C. Hammond Justice Center, 1769 E Moody Blvd, Bldg. 1, Bunnell, FL 32110. The names and addresses of the personal representative and the personal representative attorney are set forth below.

tative'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 March 20th, 2025.

#### Personal Representative: Tracy Colby 4580 County Rd. 305

4580 County Rd. 305
Bunnell, FL 32110
Attorney for Personal Representative:
Aliana M. Payret
Email Address: apayret@lawdrive.com
Florida Bar No. 104377
Robinson, Pecaro & Mier, P.A.
201 N. Kentucky Avenue, #2
Lakeland, FL 33801
March 20, 27, 2025
25-00079G

SECOND INSERTION

### NOTICE OF ADMINISTRATIVE

### COMPLAINT To: Private Eyes, Inc

Case: CD202410650/B 3300290
An Administrative Complaint to revoke your license and eligibility for licensure has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708 Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law.

Mar. 20, 27; Apr. 3, 10, 2025 25-00082G

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