Public Notices



HILLSBOROUGH PAGES 17-28 PASCO PAGES 29-40

PAGE 17 **Additional Public Notices may be accessed on BusinessObserverFL.com and the statewide legal notice website, FloridaPublicNotices.com**

APRIL 4 - APRIL 10, 2025

HILLSBOROUGH COUNTY LEGAL NOTICES

FIRST INSERTION

RESERVE AT PRADERA COMMUNITY DEVELOPMENT DISTRICT REQUEST FOR PROPOSALS FOR ANNUAL AUDIT SERVICES

The Reserve at Pradera Community Development District hereby requests proposals for annual financial auditing services. The proposal must provide for the auditing of the District's financial records for the fiscal year ending September 30, 2025, with an option for four (4) additional optional annual renewals. The District is a local unit of special-purpose government created under Chapter 190, Florida Statutes, for the purpose of financing, constructing, and maintaining public infrastructure. The District is located in Riverview, Florida. The final contract will require that, among other things, the audit for the fiscal year ending September 30, 2025, be completed no later than June 30, 2026.

The auditing entity submitting a proposal must be duly licensed under Chapter 473, Florida Statutes, and be qualified to conduct audits in accordance with "Government Auditing Standards," as adopted by the Florida Board of Accountancy. Audits shall be conducted in accordance with Florida Law and particularly Section 218.39, Florida Statutes, and the rules of the Florida Auditor General.

Proposal packages, which include evaluation criteria and instructions to proposers, are available from the District Manager at the address and telephone number

Proposers must provide one (1) hard copy and one (1) digital copy of their proposal to Stephanie DeLuna (or by email sdeluna@rizzetta.com) ("District Manager"), in an envelope marked on the outside "Auditing Services, Reserve at Pradera Community Development District." Proposals must be received by 12:00 p.m. on Monday, April 21, 2025, at the office of the District Manager at 3434 Colwell Ave, Suite 200, Tampa FL 33614. Please direct all questions regarding this Notice to the District Manager at 813-533-2950.

Stephanie DeLuna, District Manager April 4, 2025

25-00915H

FIRST INSERTION

HARBOR BAY COMMUITY DEVELOPMENT DISTRICT NOTICE OF REGULAR MEETING OF THE BOARD OF SUPERVISORS

Notice is hereby given that the Board of Supervisors ("Board") of the Harbor Bay Community Development District ("District") will hold a regular meeting of its Board on April 17, 2025, at 6:00 p.m. at the MiraBay Clubhouse Lagoon Room, located at 107 Manns Harbor Drive, Apollo Beach, Florida 33572. At such time the Board is so authorized and may consider any business that may properly come before it. A copy of the agenda for the meeting may be obtained from the District Manager, Governmental Management Services, 4530 Eagle Falls Place, Tampa, Florida 33619, Phone: (813) 344-4844.

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 the meeting. There may be occasions when Board Supervisors or District Staff may participate by

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing by contacting the District Manager at (813) 344-4844. 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), who can aid you in contacting the

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

Harbor Bay CDD Jordan Lansford, District Manager

April 4, 2025

25-00921H

FIRST INSERTION

NOTICE OF BOARD MEETING CREEK PRESERVE COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given that the Board of Supervisors ("Board") of the Creek Preserve Community Development District ("District") will hold a regular meeting of the Board of Supervisors on April 14, 2025 at 6:00 PM at the Creek Preserve Clubhouse, 16702 Kingman Reef Street, Wimauma, FL 33598.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. A copy of the agenda for this meeting may be obtained by contacting the District Manager by mail at 4530 Eagle Falls Place, Tampa, FL 33619 or by telephone at (813) 344–4844, or by visiting the District's website at creekpreservecdd.com. This meeting may be continued to a date, time, and place to be specified on the record at the meeting.

Any member of the public interested in listening to and participating in the meetings remotely may do so by dialing in telephonically at (865) 606-8207 and entering the conference identification number 7700. Information about how the meetings will be held and instructions for connecting and participating may be obtained by contacting the District Manager's Office at (813) 344-4844 or rmcgrath@gms-tampa.com. Additionally, participants are strongly encouraged to submit questions and comments to the District Manager's Office in advance to facilitate consideration of such questions and comments during the meetings.

In accordance with Sections 119.071(3)(a) and 286.0113, Florida Statutes, a portion of the Regular Meeting may be closed to the public, as it relates to the District's security system. The closed session is scheduled to begin at $6:00~\rm p.m.$ but may begin at any time during the Regular Meeting and is expected to last approximately thirty (30) minutes but may end earlier than expected or may extend longer. When the security system plan agenda item is discussed, the public will be asked to leave. The public will be notified that they may return upon completion of the discussion regarding the security system plan.

Pursuant to the provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting or to obtain access to the telephonic, video conferencing, or other communications media technology used to conduct this meeting is asked to advise the District Office at least forty-eight (48) hours prior to the meeting by contacting the District Manager at (813) 344-4844. 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.

Each person who decides to appeal any action taken at these meetings 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.

Richard McGrath, District Manager 4871-4513-9909, v. 1 April 4, 2025

--- PUBLIC SALES ---

FIRST INSERTION NEW PORT - TAMPA BAY COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given that the Board of Supervisors ("Board") of the New Port -Tampa Bay Community Development District ("District") will hold their regular meeting of the Board of Supervisors on April 17, 2025, at 11:00 a.m., at the Offices of Straley Robin Vericker, 1510 W. Cleveland Street, Tampa, Florida, 33606.

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 $32817\,\mathrm{or}$ 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 http:// newporttampabaycdd.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

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) /-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.

Jane Gaarlandt, District Manager

April 4, 2025

FIRST INSERTION

NOTICE OF MEETING STONELAKE RANCH COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors Meeting of the Stonelake Ranch Community Development District is scheduled to be held on Tuesday, April 15, 2025 at 1:00 p.m. at the Lake Lodge, 10820 Eagle Roost Cove, Thonotosassa, Florida 33592

The meeting is open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. A copy of the agenda for each meeting can be found on the District's website at www.stonelakeranchcdd.org or by phoning the District's Management office at (954) 658-4900.

The meeting may be cancelled or continued to a date, time and location specified on the record at the meeting.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at these meetings should contact the District Manager at (954) 658-4900 at least five (5)days prior to the date of the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for assistance in contacting the District Office.

Each person who decides to appeal any action taken at these meetings 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

Stonelake Ranch Community Development District James P. Ward

District Manager

April 4, 2025

FIRST INSERTION

SOUTHSHORE BAY COMMUNITY DEVELOPMENT DISTRICT NOTICE OF BUDGET WORKSHOP

Southshore Bay Community Development District will hold a Budget Workshop on April 16, 2025, at 6:00 p.m. at the Hilton Garden Inn – 4328 Garden Vista Dr.

The purpose of the workshop is to review the proposed operations and maintenance assessments ("O&M Assessment") for the Fiscal Year 2025/2026 budget. The workshop is open to the public and will be conducted in accordance with standard statutory guidelines. The Board of Supervisors will not take any action at this work-

A copy of the agenda and budgets may be obtained from the District Manager, via email at Heather@Breezehome.com, Phone (813)565-4663, during normal business hours or from the District's website at www.southshorebaycdd.org.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this workshop is asked to advise the District Office at (813) 565-4663, at least 48 hours before the workshop. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, who can aid you in contacting the District Office.

Heather Dilley, District Manager

April 4, 2025

25-00919H

25-00980H

FIRST INSERTION

HIDDEN CREEK COMMUNITY DEVELOPMENT DISTRICT NOTICE OF BUDGET WORKSHOP

Hidden Creek Community Development District will hold a Budget Workshop on April 16, 2025, at 6:00 p.m. at the Hilton Garden Inn - 4328 Garden Vista Dr. Riverview, FL 33578.

The purpose of the workshop is to review the proposed operations and maintenance assessments ("O&M Assessment") for the Fiscal Year 2025/2026 budget. The workshop is open to the public and will be conducted in accordance with standard statutory guidelines. The Board of Supervisors will not take any action at this work-

A copy of the agenda and budgets may be obtained from the District Manager, via email at Heather@Breezehome.com, Phone (813)565-4663, during normal business hours or from the District's website at www.hiddencreekcdd.org.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this workshop is asked to advise the District Office at $(813)\ 565-4663$, at least 48 hours before the workshop. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, who can aid you in contacting the District Office.

Heather Dilley, District Manager

25-00981H April 4, 2025

FIRST INSERTION

NOTICE OF BUDGET WORKSHOP HARBOR BAY COMMUNITY DEVELOPMENT DISTRICT

A budget workshop of the Board of Supervisors of the Harbor Bay Community Development District will be held on **Tuesday**, **April 29**, **2025** at 6:00 PM at the MiraBay Clubhouse Lagoon Room, located at 107 Manns Harbor Drive, Apollo Beach, Florida 33572. The meeting is open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. A copy of the agenda for this meeting may be obtained from the District Manager, at 4530 Eagle Falls Place, Tampa, FL 33619. This meeting may be continued to a date, time, and place to be specified on the record at the meeting.

There may be occasions when one or more Supervisors, Staff or other individuals

will participate by speaker telephone.

Pursuant to the provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at least forty-eight (48) hours prior to the meeting by contacting the District Manager at (813) 344-4844. If you are hearing or speech impaired, please contact the Florida Relay Service 1-800-955-8770, for aid in contacting the District

Each person who decides to appeal any action taken at these meetings 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.

Jordan Lansford Governmental Management Services - Tampa, LLC District Manager

FIRST INSERTION

INVITATION TO BID

The TAMPA SPORTS AUTHORITY, located at 4201 N. Dale Mabry Highway, Tampa, Florida 33607, hereby issues Public Notice of its intention to receive bids to purchase a shed for use at the Hillsborough County Tournament SportsPlex.

BID #24-09

Purchase of a Shed, Hillsborough County Tournament SportsPlex

BID DUE DATE

Thursday, April 17, 2025 not later than 10am Submit via Email to bids@tampasportsauthority.com or Drop Bid off at Raymond James Stadium (Entrance B/C off Himes Avenue)

Bid packages will be available for distribution on Monday, March 31, 2025. Documents are also available for download on the following websites: https://www. tampasportsauthority.com/procurement-services, https://www.myvendorlink.com and via DemandStar https://www.demandstar.com. Further details can be obtained by calling (813) 350-6511.

The TAMPA SPORTS AUTHORITY reserves the right to reject any and all bids, to waive irregularities, if any, and accept the bid, which in the judgment of the Authority, is determined to be in its best interest.

Dated at Tampa, Florida this 21st Day of March 2025.

/ss/ Deltecia Jones Procurement Manager TAMPA SPORTS AUTHORITY

April 4, 2025

25-00917H

FIRST INSERTION

SOUTH FORK III COMMUNITY DEVELOPMENT DISTRICT

South Fork III Community Development District will hold a Budget Workshop on April 17, 2025, at 5:30 p.m. at South Fork III Clubhouse located at 11771 Ambleside Blvd, Riverview, Florida 33579. A regular Board meeting will also be held on this

The purpose of the workshop is to review the proposed operations and maintenance assessments ("O&M Assessments") for the Fiscal Year 2025-2026 budget. The workshop is open to the public and will be conducted in accordance with standard statutory guidelines. The Board of Supervisors will not take any action at this workshop.

A copy of the agenda and budget(s) may be obtained from the District Manager, via email at alba.sanchez@inframark.com, Ph: 954-603-0033 during normal business hours or from the District's website.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this workshop is asked to advise the District Office via Phone at 954-603-0033 at least 48 hours before the workshop. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, who can aid you in contacting the District Office

Alba Sanchez, District Manager April 4, 2025

25-00922H

FIRST INSERTION

NOTICE OF BOARD OF SUPERVISOR MEETING BELMONT II COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given that the Board of Supervisors ("Board") of the Belmont II Community Development District ("District") will hold a regular meeting of the Board on April 15, 2025 at 9:30 A.M. in person at the at the offices Rizzetta & Company 2700 S. Falkenburg Road Suite 2745 Riverview, FL 33578.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. A copy of the agenda for this meeting may be obtained by contacting the District Manager by mail at the office of the District Manager at 3434 Colwell Avenue Suite 200, Tampa, FL 33614, by calling the District Manager at 813-933-5571 or by visiting the District's website, https://www.belmont2cdd.org. This meeting may be continued to a date, time, and place to be specified on the record at the meeting. 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 to participate in these meetings is asked to advise the District Office at 813-933-5571 at least forty-eight (48) hours before the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service at 7-1-1, who can aid you in contacting the District Office.

Any 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 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

Belmont II Community Development District Debby Wallace, District Manager April 4, 2025

25-00918H

--- PUBLIC SALES ---

HILLSBOROUGH COUNTY

FIRST INSERTION

PUBLIC NOTICE

Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource permit application number 912509 from Quickrete Companies. LLC. - Steven Pettitt at 607 S. Alexander Street Suite 101 Plant City, FL. Application received: 03/27/2025. Proposed activity: Light Industrial. Project name: Quickrete Plant City. Project size: 16.17 acres. Location: Section(s) 01 Township 29 South, Range 21 East, in Hillsborough County. Outstanding Florida Water: No. Aquatic preserve: No. The application is available for public inspection Monday through Friday at 7601 U.S. Highway 301 North, Tampa, Florida 33637 or through the "Application & Permit Search Tools" function on the District's website at www.watermatters.org/permits/. Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the date of this notice. If you wish to be notified of intended agency action or an opportunity to request an administrative hearing regarding the application, you must send a written request referencing the permit application number to the Southwest Florida Water Management District, Regulation Bureau, 7601 U.S. Highway 301 North, Tampa, Florida 33637 or submit your request through the District's website at www.watermatters.org. The District does not discriminate based on disability. Anyone requiring accommodation under the ADA should contact the Regulation Bureau at (813)985-7481 or 1(800)836-0797, TDD only 1(800)231-6103.

25-00932H April 4, 2025

FIRST INSERTION

PUBLIC NOTICE

Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource permit application number 912533 from Tampa Soccer Group, LLC in Hillsborough County Folio(s) 06571-.0000. Application received: February 27, 2025. Proposed activity: Sports Facility. Project name: Soccer Templo. Project size: 4.02 acres. Location: Section 9, Township 29 S, Range 20 E, in Hillsborough County. Outstanding Florida Water: no. Aquatic preserve: no. The application is available for public inspection Monday through Friday at 7601 U.S. Highway 301 North, Tampa, Florida 33637 or through the "Application & Permit Search Tools" function on the District's website at www.watermatters.org/permits/. Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the date of this notice. If you wish to be notified of intended agency action or an opportunity to request an administrative hearing regarding the application, you must send a written request referencing the permit application number to the Southwest Florida Water Management District, Regulation Bureau, 7601 U.S. Highway 301 North, Tampa, Florida 33637 or submit your request through the District's website at www.watermatters.org. The District does not discriminate based on disability. Anyone requiring accommodation under the ADA should contact the Regulation Bureau at (813)985-7481 or 1(800)836-0797, TDD only 1(800)231-6103. April 4, 2025 25-00974H

FIRST INSERTION

NOTICE OF AUDIT COMMITTEE MEETING AND NOTICE OF REGULAR MEETING OF THE BOARD OF SUPERVISORS OF HAWKSTONE COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of the Hawkstone Community Development District will hold an Audit Committee Meeting and its regular meeting of the Board of Supervisors on Wednesday, April 16, 2025 at 3:10 p.m. at the offices of Rizzetta & Company, Inc., located at 2700 S. Falkenburg Rd., Suite 2745, Riverview, Florida 33578. The Audit Committee will review, discuss, and recommend an auditor to provide audit services to the District for Fiscal Years 2025, 2026, 2027, 2028 and 2029. Immediately following the Audit Committee meeting, the Board of Supervisors of the District will hold its regular meeting to consider any business that properly comes

The meetings are open to the public and will be conducted in accordance with the provisions of Florida law. One or both of the meetings may be continued to a date, time, and place to be specified on the record at such meeting. A copy of the agenda for these meetings may be obtained from the District Manager, c/o Rizzetta and Company, Inc. at 2700 S. Falkenburg Rd., Suite 2745, Riverview, Florida 33578. There may be an occasion where one or more supervisors will participate by speaker

Any person requiring special accommodations to participate in these meetings is asked to contact the District Office at (813) 533-2950, at least 48 hours before the hearing. If you are hearing or speech impaired, please contact the Florida Relay Service at (800) 955-8770 for aid in contacting the District Office.

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

Stephanie DeLuna, District Manager April 4, 2025

25-00916H

FIRST INSERTION

NOTICE OF BOARD MEETINGS AND CLOSED SESSIONS OF THE BOARD OF SUPERVISORS OF CORY LAKES COMMUNITY DEVELOPMENT DISTRICT

Regular meetings of the Board of Supervisors (the "Board") of the Cory Lakes Community Development District ("District") will be held at 6:00 p.m. at the Cory Lake Beach Club, 10441 Cory Lake Drive, Tampa, Florida 33647. The meeting dates are as follows:

> April 17, 2025 May 15, 2025 June 24, 2025 July 17, 2025 August 21, 2025 September 18, 2025

The purpose of the meetings is to conduct any and all business coming before the Board. A copy of the agenda for the meetings may be obtained by contacting the office of the District Manager c/o Breeze, 1540 International Parkway, Suite 2000, Lake Mary, Florida 32746; Phone: (813) 565-4663 ("District Manager's

In accordance with sections 119.071(3)(a) and 286.0113(1), Florida Statutes, a portion of each of the meetings may be closed to the public, as they relate to details of the District's security system plan. The closed sessions may occur at any time during the meetings and are expected to last approximately thirty (30) minutes, but may end earlier or extend longer.

The meetings, including the closed sessions described above, will be conducted in accordance with the provisions of Florida law for community development districts and, other than the closed sessions described above, will be open to the public. The meetings may be continued in progress without additional notice to a date, time, and place to be specified on the record at the meeting.

At the meetings, staff or Board members may participate by speaker telephone. Any person requiring special accommodations at the meetings because of a disability or physical impairment should contact the District Manager's Office at least three (3) business days 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 meetings 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.

Larry Krause, District Manager 25-00950H April 4, 2025

FIRST INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on April 21, 2025, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:30 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

PUBLIC STORAGE # 08750, 16217 N Dale Mabry Hwy, Tampa, FL 33618, (813) 280-4814 Time: 09:30 AM

Sale to be held at www.storagetreasures.com.

1023 - verrett, Ken; 1058 - Rashad, Aneesah; 2028 - Jackson, Victoria; 2057 - Jackson, Rodney; 2072 - Fecht, Daniel; 2115 - Nicol, Jennifer; 2124 - RANDALL, JEFFERY; 3009 - Haynes, Tamberneisha; 3051 - Clark, Ashley; 3163 - Hill, Macie; 3171 - Peuriot, Martha

PUBLIC STORAGE # 25523, 16415 N Dale Mabry Hwy, Tampa, FL 33618, (813) 773-6473 Time: 11:00 AM

Sale to be held at www.storagetreasures.com.

2018 - OConner, Donald; 3003 - Lovell, Randy; A075 - kay, Melissa; C357 - Harper, Jacquelyn; D405 - Sirmans, Parris; E555 -Wallace, Shurena; G707 - Schmidt, Karina

PUBLIC STORAGE # 25525, 8324 Gunn Hwy, Tampa, FL 33626, (813) 291-2016 Time: 11:15 AM

Sale to be held at www.storagetreasures.com.
1095 - St-Pierre, Lynda; 1238 - Peterson, Beaux; 247 - McClure, Josh; 257 - Edwards, Jenneh; 343 - Gibson marine group llc gibson, william; 779 - Tarver, Charles; 872 - reyes, Andrew; 981 - Lancaster, Byron

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

FIRST INSERTION

NOTICE OF AUDIT COMMITTEE MEETING AND NOTICE OF REGULAR MEETING OF THE BOARD OF SUPERVISORS OF LYNWOOD COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of the Lynwood Community Development District will hold an Audit Committee Meeting and its regular meeting of the Board of Supervisors on Friday April 18, 2025 at $11:00\,$ a.m. at the offices of Rizzetta & Company, located at 2700 S. Falkenburg Road, Suite 2745, Riverview, FL 33578. The Audit Committee will review proposals, discuss and recommend an auditor to provide audit services to the District. Immediately following the Audit Committee meeting, the Board of Supervisors of the District will hold its regular meeting to consider any business that properly comes before it.

The meetings are open to the public and will be conducted in accordance with the provisions of Florida law. One or both meetings may be continued to a date, time, and place to be specified on the record at such meeting. A copy of the agenda for these meetings may be obtained from the District Manager, c/o Rizzetta and Company, Inc. at 3434 Colwell Avenue, Suite 200, Tampa, FL 33634. There may be an occasion where one or more supervisors will participate by speaker telephone.

Pursuant to provisions of the American with Disabilities Act, any person requiring special accommodations to participate in these meetings is asked to advise the District Office at (813) 994-1001, at least 48 hours before the hearing. If you are hearing or speech impaired, please contact the Florida Relay Service at (800) 955-8770 or 711 for aid in contacting the District Office.

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

Sean Craft, District Manager

April 4, 2025

25-00949H

FIRST INSERTION

NOTICE OF FINAL AGENCY ACTION BY THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT

Notice is given that the District's Final Agency Action is approval of the application for an Environmental Resource Permit to serve Residential activities on 53.82 acres known as The Sanctuary at Citrus Park.

The project is located in Hillsborough County, Section(s) 11, 14 Township 28 South, Range 17 East. The permit applicant is D.R. Horton, Inc. whose address is 3501 Riga Blvd, Suite 100, Tampa, FL 33619. The Permit No. is 43047258.001.

The file(s) pertaining to the project referred to above is available for inspection Monday through Friday except for legal holidays, 8:00 a.m. to 5:00 p.m., at the Southwest Florida Water Management District, 7601 U.S. Highway 301 North, Tampa, Florida 33637.

NOTICE OF RIGHTS

Any person whose substantial interests are affected by the District's action regarding this matter may request an administrative hearing in accordance with Sections 120.569 and 120.57, Florida Statutes (F.S.), and Chapter 28-106, Florida Administrative Code (F.A.C.), of the Uniform Rules of Procedure. A request for hearing must (1) explain how the substantial interests of each person requesting the hearing will be affected by the District's action, or proposed action; (2) state all material facts disputed by each person requesting the hearing or state that there are no disputed facts; and (3) otherwise comply with Chapter 28-106, F.A.C. A request for hearing must be filed with and received by the Agency Clerk of the District at the District's Tampa address, 7601 US Hwy. 301, Tampa, FL 33637-6759 within 21 days of publication of this notice (or within14 days for an Environmental Resource Permit with Proprietary Authorization for the use of Sovereign Submerged Lands). Failure to file a request for hearing within this time period shall constitute a waiver of any right such person may have to request a hearing under Sections 120.569 and 120.57, F.S.

Because the administrative hearing process is designed to formulate final agency action, the filing of a petition means that the District's final action may be different from the position taken by it in this notice of agency action. Persons whose substantial interests will be affected by any such final decision of the District in this matter have the right to petition to become a party to the proceeding, in accordance with the requirements set forth above.

Mediation pursuant to Section 120.573, F.S., to settle an administrative dispute regarding the District's action in this matter is not available prior to the filing of a request for hearing.

April 4, 2025 25-00975H

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of ALLERGY. ASTHMA, & IMMUNOL-OGY ASSOCIATES located at 3645 MADACA LANE, in the County of HILLSBOROUGH, in the City of TAM-PA, Florida 33618 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at HILLSBOROUGH, Florida, this 27TH day of MARCH, 202025. AAIA-TAMPA BAY LLC

25-00936H April 4, 2025

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of THE AUTO DEN located at 5017 TAMPA WEST BOLLEVARD in the City of TAMPA, Hillsborough County, FL 33634 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 31st day of MARCH, 2025.

AUTO DEN DALLAS, LLC CHRIS PEARSON, MANAGER 25-00956H April 4, 2025

FIRST INSERTION

NOTICE OF ACTION by Publication IN THE THIRTEENTH JUDICIAL CIRCUIT COURT OF FLORIDA

IN AND FOR HILLSBOROUGH COUNTY, FLORIDA FAMILY LAW DIVISION Case No.: 25-DR-001334 Division: C

IN THE INTEREST OF JOSEPH TYRAIL DURANT, JR., And JOSIAH EUGENE DURANTE, MINORS AGNITA BROWN,

Petitioner/Grandparent.

JOSEPH TYRAIL DURANTE. Respondent/Parent.
To: JOSEPH TYRAIL DURANTE

Last Known Address: 2224 Cedar Tree Circle Tampa, Florida 33613

YOU ARE NOTIFIED that an action for temporary child custody has been filed by AGNITA BROWN. You are required to serve a copy of your written objections if any, to Fehintola Oguntebi, whose address is 1904 West Cass Street. Tampa, Florida 33606, on or before 4/30/2025, 2025 and file an original with the Clerk of this Court, at 800 E. Twiggs St. Tampa, FL 33602, either before service on Petitioner's attorney or immediately thereafter. Otherwise, a default will be entered against you for the relief demanded in the Petition.

DATED on March 25, 2025 VICTOR CRIST CLERK OF THE CIRCUIT COURT

(SEAL) BY: JENNIFER TAYLOR As Deputy Clerk This instrument was prepared by Fehintola Oguntebi 1904 W. Cass Street Tampa, Florida 33606 (813) 254-8717 kemi@oguntebilaw.com/

foguntebi@aol.com April 4, 11, 18, 25, 2025 25-00928H

FIRST INSERTION

NOTICE OF PUBLIC SALE:

Notice is hereby given that on 04/28/2025 at 08:00 AM the following vehicles(s) may be sold at public sale pursuant to Florida Statute 713.585. Name: FONTENANCY AUTO RE-PAIR LLC Location: 9808 BAY ST, TAMPA, FL 33635 Tel: 813-697-1791 1GNSKCKDXMR178673 2021 CHEV 19572.21 JTDEPRAE2LJ040921 2020 TOYT 9620.59 3TMLU-4EN0DM107999 2013 TOYT 9620.59 1HGCV1F39LA080775 2020 HOND 10873.86 MV112428 / Name: IN-TERSTATE AUTO TRADERS INC Location: 7606 E BROADWAY AVE TAMPA, FL 33619 Tel: 813-697-1791 1050080 2021 TESL 05 1GKS2CKJ2GR133153 GMC 7924-74 5YJ3E1EBXMF836680 2021 TESL 16535.05 2016 GMC 7234.74 5TFRY-5F14MX287806 2021 TOYT 19259.32 2T1BURHEXKC162311 2019 TOYT 9345.35 2T1BURHE5JC000634 2018 TOYT 6851.72 5YFBURHE8HP618170 2017 TOYT 5993.88 MV113526 25-00942H April 4, 2025

FIRST INSERTION

NOTICE OF PUBLIC SALE:

Notice is hereby given that on 04/26/2025 at 08:00 AM the following vehicles(s) may be sold at public sale pursuant to Florida Statute 713.585. Name: AMERICAN HY-DRAULICS, INC. DBA ENGINE LAB, INC. Location: 1700 E 2ND AVE TAMPA, FL 33605 Tel: 813-697-1791 1GT12UE81GF187096 2016 GMC 5607.00 WP0AA0957GN151138 1986 PORS 28452.33 MV109229 / Name: A & R AUTO REPAIRS QUEENS, INC Location: 7279 NORTH NEBRASKA AVE, TAMPA, FL 33604 Tel: 813-697-1791 1N4AL3AP9DC206162 2013 NISS 3768.05 MV60285 / Name: FI-NAL TOUCH AUTO BODY LLC Location: 217 SHERYL LYNN DR, BRAN-DON, FL 33510 Tel: 813-697-1791 PNS21360E898 1998 BLBY 1633.89 MV112615 April 4, 2025 25-00941H

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Sabre Construction & Remodeling LLC located at 16918 Oval Rum Dr, in the County of Hillsborough, in the City of Wimauma, Florida 33598 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Tampa, Florida, this 1st day of April, 2025. Sabre Construction & Remodeling LLC

25-00967H April 4, 2025

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Rapid Automotive and Mobile Service located at 7202 B US Highway 301 S in the City of Riverview, Hillsborough County, FL 33578 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida

Dated this 2nd day of April, 2025. Richard Samuel

April 4, 2025 25-00977H

FIRST INSERTION

NOTICE OF PUBLIC SALE:

Tampa Bay Auto Experts, INC (813) 774-1704 gives Notice of Foreclosure of Lien and intent to sell these vehicles on 05/03/2025 08:30 AM at 5715 W LINEBAUGH AVE , TAMPA, FL 33624 pursuant to subsection 713.78 of the Florida Statutes.

5YJ3E1EA6MF032352 2021 TESLA MODEL 3 1C4HJWEG6HL661146 2017 JEEP WRANGLER UNLIMITED SAHARA 5UXKT0C54J0V99895 2018 BMW X5 XDRIVE 40E 5FNYF6H04NB010497 2022 HONDA PILOT ELITE 4JGDA5JB2DA263176 2013 MERZ ML350

April 4, 2025 25-00931H

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 4Front Athletics located at 400 N Tampa Street, STE 1500 #808872 in the City of Tampa, Hillsborough County, FL 33602 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida

Dated this 31st day of March, 2025. 4FA LLC

April 4, 2025 25-00955H

FIRST INSERTION

Fictitious Name Notice

Notice is hereby given that BOKJ CARE SERVICES, INC., OWNER, de-siring to engage in business under the fictitious name of ONE YOU LOVE HOMECARE WINTER PARK located at 3225 MCLEOD DR, SUITE 100, LAS VEGAS, NEVADA 89121 intends to register the said name in HILLS-BOROUGH county with the Division of Corporations, Florida Department of

State, pursuant to section 865.09 of the Florida Statutes. 25-00945H

FIRST INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on

04/18/2025 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 2014 JACB mobile home bearing vehicle identification number JACFL31964A and JACFL31964B and all personal items located inside the mobile home. Last Tenant: Joanie Michelle Baez Cruz, Sale to be held at: Village of Tampa, 1201 E. Skipper Road, Tampa, Florida 33613, 813-972-9000

April 4, 11, 2025 25-00951H

FIRST INSERTION

Fictitious Name Notice

Notice is hereby given that CAPTAIN TONY FRANKLAND INSHORE FISHING CHARTERS, OWNER, desiring to engage in business under the fictitious name of CAPTAIN TONY FRANKLAND INSHORE FISHING CHARTERS located at 2615 N. GRADY AVE, UNIT 4223, TAMPA, FLORIDA 33607 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

25-00962H April 4, 2025

OW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER CALL 941-906-9386 and select the appropriate County name from the menu option

--- PUBLIC SALES ---

FIRST INSERTION

NOTICE OF INTENT TO REGISTER A FICTITIOUS NAME

Pursuant to Section 865.09. Florida Statutes, notice is hereby given that the undersigned, desiring to engage in business under the fictitious name of CaseNV, located at 11705 Boyette Rd, 464, Riverview, FL 33569, in the County of Hillsborough, in the State of Florida, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Date: 4-1-2025. Owner(s) Name:

D&B Global Commerce LLC 25-00957H 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 UNIVISTA INSURANCE located at 1943 W. Dr. Martin Luther King Jr. Blvd in the City of Tampa, Hillsborough County, FL 33607 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 28th day of March, 2025. OCEAN DRIVE INSURANCE LLC Patricia Rodriguez 25-00944H

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of My Store Decor located at 400 N Tampa St Ste 1550 #251335, in the County of Hillsborough, in the City of Tampa, Florida 33602 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Tampa, Florida, this 1st day of April, 2025. Marvann Deas April 4, 2025 25-00966H

NOTICE UNDER FICTITIOUS NAME STATUTE

Notice is hereby given that the undersigned pursuant to the "Fictitious Name Statute", Chapter 865.09, Florida Statutes, will register with the Division of Corporations, Department of State, State of Florida, the fictitious name, to-wit: "NORTH TAMPA SPINE & JOINT CENTER" which is engaged in business at 17429 Bridge Hill Ct., Tampa, Florida 33647. That the party interested in said business enterprises is as follows: PHYSICIANS DEVEL-OPMENT GROUP LLC, Hillsborough County, Florida, April 4, 2025.

April 4, 2025 25-00935H U-Stor Tampa East will be held on or thereafter the dates in 2025 and times indicated below, at www.storagetreasures.com, to satisfy the self storage lien. Units contain general household goods. All sales are final. Management reserves the right to withdraw any unit from the sale or refuse any offer of bid. Payment by CARD ONLY, unless otherwise arranged.

FIRST INSERTION

NOTICE OF PUBLIC SALE

U-Stor, (Tampa East) 4810 North 56th St. Tampa, FL 33610 on Wednesday April 17, 2025 @ 10:00 AM.

O-11 Dorothy Bailey April 4, 11, 2025 25-00972H

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 EVOLUTION POWER ROOFING located at 6201 JOHNS RD SUITE 11 in the City of TAMPA, Hillsborough County, FL 33634 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 27th day of March, 2025. EVOLUTION POWER LLC

April 4, 2025

25-00927H

FIRST INSERTION NOTICE OF PUBLIC SALE

 $To \ satisfy \ the \ owner's \ storage \ lien, \ PS \ Retail \ Sales, \ LLC \ will \ sell \ at \ public \ lien \ sale \ on \ April \ 23, \ 2025, \ the \ personal \ property \ in \ personal \ property \ personal \ personal \ personal \ property \ personal \ pers$ the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:30 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

PUBLIC STORAGE \sharp 08747, 1302 W Kennedy Blvd, Tampa, FL 33606, (813) 435-9424 Time: 09:30 AM

Sale to be held at www.storagetreasures.com.

 $1027 - rosa, Leandro \ dela; \ 2008 - soluri, paul; \ 6026 - Holloway, Marshall; \ 6054 - mitchell, kevin; \ 7013 - Soluri, Paul \ J; \ 7075 - Marshall; \ 6054 - mitchell, kevin; \ 7013 - Soluri, Paul \ J; \ 7075 - Marshall; \ 7014 - Marshall; \ 7015 - Marsh$ $Soluri, Paul \ J; 7076 - Mason, Tkera; 8033 - Aqua Blue \ Business \ Solutions \ Dobson, Tina; 8045 - hartnett, Andrew; 8094 - Leslie, Andrew; 8094 - Leslie,$

PUBLIC STORAGE # 08756, 6286 W Waters Ave, Tampa, FL 33634, (813) 658-5627

Time: 09:45 AM Sale to be held at www.storagetreasures.com.

0113-Lingo, Sadie; 0205-lozano, Miguel; 0508-Alfonso, Anthony; 0832-Eleutice, Darlene; 1238-hernandez, andres; 1360-logan and

- Rowan, Dennis; 1438 - Gordon-Lynch, Carla Lesley-Ann; 1446 - Kerr, Allison; 1527 - Edwards, Travis; 1701 - Kraft, Kimberly PUBLIC STORAGE # 20104, 9210 Lazy Lane, Tampa, FL 33614, (813) 658-5824

Time: 10:00 AM

$Sale\ to\ be\ held\ at\ www.storage treasures.com.$

B136 - Elder, Donell; C034 - Fejzullai, Suart; E049 - Blake, Krystall; E052 - Rivera, Ailin; E088 - Hayes, Dionne; F066 -Godwin, Katrisha; F086 - Rosa, Patrick; G008 - McCrae, Brian; G020 - Shartz, Ken; G089 - McCrae, Brian; G093 - McCrae, Brian; G099 - Colon, Selena; G105 - Moisture Master Pros Kent, Joshua; J003 - Palacio, Jairo; J009 - Villatoro, Guillermo; J026 - Ricks, Darren; J054 - Krikland, Shumika

PUBLIC STORAGE \sharp 20135, 8230 N Dale Mabry Hwy, Tampa, FL 33614, (813) 773-6681

Time: 10:15 AM

Sale to be held at www.storagetreasures.com.

1313-Anderson, Vanilla; 1355-Gonzalez, Haydee; 2033-Burks, Valerie; 2268-White, Omar; 2434-Llanos-Rivera, Betzaida; 1356-Gonzalez, Haydee; 2036-Gonzalez, Hayd2436 - Calabretta, Christopher; 3041 - Singleton Sr, Rante; 3064 - sconiers, Johniela; 3089 - Simmons, Myrtis; 3092 - Johnson, Sayonni; 3098 - Woodger, Winfred; 3104 - Perez, William; 3163 - Davis, De Azia; 3245 - burgos, rafeal; 3264 - Burgos, Rafael; 3282 - Carrington, Lisa; 3308 - Aguilar Jr, Felix; 3372 - Grant, Beverly; 3380 - sanchez, Alan; 3386 - Malave, Tiffanie; 3414 - Basquin, Jery; 3455 - Jacquet, Berta; C066 - Everett, Justin; F090 - Veloz, Dianelys; F114 - Smith, Natalie; F117 - Mullings, Alexander; F137 - Danzey, Domulest; F146 - Yanez Agelvis, Jose

PUBLIC STORAGE # 20152, 11810 N Nebraska Ave, Tampa, FL 33612, (813) 670-3137

Time: 10:30 AM

Sale to be held at www.storagetreasures.com.

A003 - Reed, Ebony; A013 - Maples, Ashley; A058 - Cooper, Devon; B007 - jacobsen, walter; B009 - Joseph, Jasmyne; B026 - Noonkester, Sarah; B051 - Judge, Adrian; B053 - Kelly, Mary; C002 - Silva, Mark; C021 - allen, Roleisha; C027 - FLOYD, UNIQUE; C028 - Cantt, Dana; C033 - davis, laresa; C054 - Biles, Alexis; C058 - Ruano, Claudia; C069 - Kolvinsky, Cory; C079 - Ruiz, Miguel; C114 - Davenport, Ayanna; D004 - Smith, Chisa; D006 - Grubbs, Jason; D070 - Ford, Ashley; D077 - r3pi Mazzone, Christopher; D080 - bystricky, Stefanie; D084 - Witt, Latoria C; E010 - Oneal, Ronnie; E028 - Davis, Kevy; E030 -Dunn, Tiffany; E063 - Evans, Raina

PUBLIC STORAGE \sharp 20180, 8421 W Hillsborough Ave, Tampa, FL 33615, (813) 720-7985

Time: 10:45 AM

Sale to be held at www.storagetreasures.com.

1021 - Weaver, Elise; 1039 - Dias, Ane ; 1082 - marcano, Diamond Shaka; A008 - Clayton, Triniti; C033 - THOMLEY, JOHN; D011 - DEMATOS, LORRANA; D040 - Shelby, Jennie; D053 - Rivera, Nilda; F039 - Carr, Lisa; F043 - serkez, Mark

PUBLIC STORAGE # 20609, 5014 S Dale Mabry Hwy, Tampa, FL 33611, (813) 291-2473

Time: 11:00 AM

Sale to be held at www.storagetreasures.com. A038 - toole, Connor; B034 - Jenkins, Jymal; D027 - Murillo, Mariana; D045 - MILLER, CARLOS; E036 - Chesbrough, Rebecca; E084 - Mills, Shari; E104 - Lowe, Brie; E117 - Lowe, Brie; E160 - Reed, Floyd; G097 - velez, Wilfredo; G130 - Barnett,

PUBLIC STORAGE # 23119, 13611 N 15th Street, Tampa, FL 33613, (813) 773-6466

Time: 11:15 AM

Sale to be held at www.storagetreasures.com.

A041 - Vazquez, Jeishkalee; A057 - Nadeem, Sayyed; B031 - Bingham, Aisha; B035 - Vazquez, Pedro; B050 - Holder, Clifton; B058 - Thomas, Nicole; D006 - Smith, Derek; D009 - porter, Terrion; E005 - Jackson, Tanknekia; F005 - garrastegui, Kerstie; F020 - Raiford, Eukiela Daniels; G011 - Mitchell, Morgan; G019 - Pittman, Vicki; G026 - Atari, Husein; G029 - Byron, Anya; G044 - Long, Shenita; G048 - Gonzalez, Adlinelena Martinez; H003 - Richardson, Edwina; H039 - Coleman, Michael; H062 young-lindsey, Chevon; H078 - Reel, David III; 1003 - Murray, Aniyah; 1009 - kimbrough, Essence; 1014 - Williams-Anderson, Kelly; IO21 - Bradley, Tonisha; JO15 - Capdeville, Bernardo Bonella

PUBLIC STORAGE # 25723, 10402 30th Street, Tampa, FL 33612, (813) 379-9182

Sale to be held at www.storagetreasures.com.

0102 - VALLADARES MORÂN, JOSE; 0254 - Anderson, Chantel; 0255 - Alotaiby, Badriah; 0308 - Pierre, Michael; 0361 Wheeler, Gregory; 0436 - leggett, brianna; 0449 - Owens, Verlon; 0453 - Boutwell, Natalie; 0454 - stone, Caratanya; 0513 -Watts, Markees; 0519 - Simeon, Talise; 0537 - Thaler, Fred; 1002 - Lawton, Allene; 1007 - hudley, jamarcus; 1019 - Harris, Terri; 1037 - Erkilic, Hakan; 1064 - Casillas, Francesco; 1079 - clark, toni; 1131 - Hymes, Kelvin; 1140 - Blain, Francesca; 1150 - Lake, Lindsay; 1164 - George, Genae M.; 1176 - Candela, Sitrena A; 1206 - Jason, Jessica; 1210 - Heavey, Matthew L; 1216 - jones, Feddie: 1225 - Smith, Helena: 1236 - Roundtree, Shekeara: 1258 - Candela, Sitrena A: 1313 - martinez, Ashley: 1354 - Ezzahi, Francheska; 1380 - Jordan, Darryl; 1381 - Mathis, Shawn; 1400 - Rodas, Yalexia; 1416 - Mixon, Permella; 1417 - Davis, Deandre; 1426 - Coleman, Shonique; 1430 - Wright, Jaron; 1432 - Hagemann, Kenneth; 1477 - norton, tumeka; 1484 - Brown, Angel;

1488 - Harris, Marquis; 1494 - Comer, Jessica; 1519 - Taylor, Cherie; 1528 - Bynum, Alexis PUBLIC STORAGE # 25818, 8003 N Dale Mabry Hwy, Tampa, FL 33614, (813) 302-7129

Sale to be held at www.storagetreasures.com.

0001 - OWENS, TERESA; 0110 - Rossy, Lourdes; 0129 - becic, Adelisa; 0132 - Guichardo, Francisco; 0163 - Harris, Ariyanna; 0321 - blackman, taniya; 0405 - johnson, sonja; 0427 - Jackson, Kee; 0532 - Sanders, Tyronzer; 0567 - Thomas, Willie; 0568 - Pizarro, Nicole; 0605 - Feliz, Eva; 0608 - Sosa, Steven; 0661 - Mora Martinez, Nataly; 1071 - Clarke, Madre May; 1110 - navarro,

$PUBLIC\,STORAGE\,\sharp\,25859,3413\,W\,Hillsborough\,Ave,Tampa,FL\,33614,(813)\,379-9139$ Time: 12:00 PM

Sale to be held at www.storagetreasures.com.

A0233 - Cabrera, Jessica Dela Caridad; A0251 - Daniels, Shandrieka; A0309 - Javier, Ramon; A0318 - Braxton, Bianca; A0328 - Soulios, Eliana; A0351 - Kincy, Ryan; A0448 - vidal, Nicolas; A0461 - Castillo, Jessie James; A0553 - Rodriquez, Robert; C0128 - Martinez Gil, Augusto; C0602 - Dupree, Maurice; C0623 - Ramirez, Ashley; C0666 - canty, Shena; C0668 - Melendez Jr, Michael; C0688 - MontesDeOca, Desiree; C0705 - Abreu, Giulia

PUBLIC STORAGE \sharp 26596, 8354 W Hillsborough Ave, Tampa, FL 33615, (813) 393-1832 Time: 12:15 PM

${\bf Sale\ to\ be\ held\ at\ www.storage treasures.com.}$

Sale to be lied a www.sol.agettesatics.com. 1144 - Davis, Samantha; 1185 - Anderson, Yolanda; 1201 - Murray, Michael; 1213 - Rodriguez, Rosa; 1410 - Smith, Bree; 1516 - Ward, Stacey; 2034 - King, David; 2079 - Ziedenweber, Sara; 2182 - Williams, Lori; 2211 - Ramirez, Yojander; 2229 - Navarro Pupo, Yuneisis; 4400 - Dejesus, Vanessa; 5511 - Napier, Jascenta

PUBLIC STORAGE \sharp 27408, 4625 W Gandy Blvd, Tampa, FL 33611, (813) 666-2471 Time: 12:30 PM

${\bf Sale\ to\ be\ held\ at\ www.storage treasures.com.}$

1011 - Long, Katelyn; 1029 - Pearce, Jaclyn; 1034 - woddi, Mustafa; 1082 - kompos, Nikolaos; 2073 - Sage, Samantha; 2153 - Totten, Kathleen; 2162 - Sussman, Terri; 3003 - Mejia, Carmen; 3064 - Armstrong, Troy; 4021 - Culbert, Ryan; 4037 - Gatlin, Tamara; 4039 - Horton, Felicia; 4045 - Jackson, Lebrea; 4123 - Melendez, Yamairah; 5003 - Guerra, Ricardo; 5154 - stoltz, Travis; 5170 - Dawson, Nicole; 5207 - Bundy, Josie; 5221 - Williams, Marquita

PUBLIC STORAGE # 29149, 7803 W Waters Ave, Tampa, FL 33615, (813) 670-3098 Time: 12:45 PM

Sale to be held at www.storagetreasures.com.

1029 - Casas, Diego; 1030 - Laviolette, Shivonne; 1033 - Sutton, Kathi; 1039 - Bradford, Ashley; 1106 - piedrahita, Williams; 1150 - Weaver, Roger; 1239 - Berrios, Suheide; 2019 - crisostomo, Denny; 2037 - Noble, Lorraine; 2038 - Anderson, Iris; 2076 - Crisostomo, Denny; 2037 - Noble, Lorraine; 2038 - Anderson, Iris; 2076 - Crisostomo, Denny; 2037 - Noble, Lorraine; 2038 - Anderson, Iris; 2076 - Crisostomo, Denny; 2037 - Noble, Lorraine; 2038 - Anderson, Iris; 2076 - Crisostomo, Denny; 2037 - Noble, Lorraine; 2038 - Anderson, Iris; 2076 - Crisostomo, Denny; 2037 - Noble, Lorraine; 2038 - Anderson, Iris; 2076 - Crisostomo, Denny; 2037 - Noble, Lorraine; 2038 - Anderson, Iris; 2076 - Crisostomo, Denny; 2037 - Noble, Lorraine; 2038 - Anderson, Iris; 2076 - Crisostomo, Denny; 2037 - Noble, Lorraine; 2038 - Anderson, Iris; 2076 - Crisostomo, Denny; 2037 - Noble, Lorraine; 2038 - Anderson, Iris; 2076 - Crisostomo, Denny; 2037 - Noble, Lorraine; 2038 - Anderson, Iris; 2076 - Crisostomo, Denny; 2037 - Noble, Lorraine; 2038 - Anderson, Iris; 2076 - Crisostomo, Denny; 2037 - Noble, Lorraine; 2038 - Anderson, Iris; 2076 - Crisostomo, Denny; 2037 - C- Acevedo, Ruben; 2240 - Medrano, Christopher; 2322 - McCray, James R

Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080. 25-00953H

April 4, 11, 2025

FIRST INSERTION

Fictitious Name Notice

Notice is hereby given that OPTIMUM CV, PLLC, OWNER, desiring to engage in business under the fictitious name of THE LEGACY HEALTH located at 3225 MCLEOD DR, SUITE 100, LAS VEGAS, NEVADA 89121 intends to register the said name in HILLSBOR-OUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

25-00946H April 4, 2025

FIRST INSERTION

Fictitious Name Notice

Notice is hereby given that J. M. OST-ING, INC, OWNER, desiring to engage in business under the fictitious name of OSTINGERS BASEBALL ACADEMY located at 8711 LITHIA PINECREST RD, LITHIA, FLORIDA 33547 intends to register the said name in HILLS-BOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

April 4, 2025 25-00947H

FIRST INSERTION

Fictitious Name Notice

Notice is hereby given that BETSY POSADAS, OWNER, desiring to engage in business under the fictitious name of WELD-TECH INDUSTRIAL SERVICES located at 3102 GERALD HALL RD, PLANT CITY, FLORIDA 33567 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

April 4, 2025 25-00937H

FIRST INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on April 21, 2025, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:30 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

PUBLIC STORAGE \sharp 08735, 1010 W Lumsden Road, Brandon, FL 33511, (813) 358-1830

Time: 09:30 AM

Sale to be held at www.storagetreasures.com.

0101 - Lefayt, Florence; 0156 - Wimderly, Tanaya; 0310 - Edwards, Deborah; 0323 - Mcmahon the third, Norman; 0331 - Acevedo, Mark; 1019 - willuams, Patrick; 1023 - Ali, Chase; 1029 - Brown, Kelvin; 1055 - McCutcheon, Sean; 1059 - VanderLind, Mikaila; 1067 - Local transport corp McElroy, Vince; 2019 - Valdez, Julie; 2032 - Knight, Ernest; 2036 - james, Alyia; 3044 -Smith, Samuel; 3060 - Jenkins, Herbert; 9058 - Baraybar, Myriam

PUBLIC STORAGE # 22136, 1035 Starwood Ave, Valrico, FL 33596, (813) 643-1949

Time: 10:00 AM

Sale to be held at www.storagetreasures.com.

Time: 10:15 AM

0258 - Eady, Tanesha; 0285 - Harrison, Meia; 0293 - White, Scott; 0436 - Moody, Justin; 0537 - Smiley, Jerome; 0608 - McCormick, Robert; 1068 - Creel, Alyssa; 2138 - Alvarnaz, Amanda PUBLIC STORAGE # 22137, 12704 S US Highway 41, Gibsonton, FL 33534, (813) 341-7867

Sale to be held at www.storagetreasures.com. 01002 - teague, Stephanie; 01095 - Bright, Alex; 01136 - Cade, Deja; 01168 - Edwards, Kelli; 01171 - Edwards, Tavarse; 02042 - Byrnes, Kirby; 02076 - Jones, Ariel; 02079 - Bright, Therese; 02111 - Tyson, Clifton; 02132 - Dorris, Janashia; 02172 - Harris, Tony; 02231 - Tolson, Tyrone; 03044 - Woods, Anthony; 03160 - Lopez, Cynthia; 03162 - MC PHEE, LATORA; 03218 teague, Stephanie; 03275 - Ross, Victoria L.; 03292 - Johnson, Pamela; 07011 - Powell, Mark A; 07013 - Wines, Jamie; 07015 - Kennedy, Franklin; 07018 - Campbell, Brittany; 08002 - Alvarado, jose; 08017 - Williams, Tracey; 09016 - Johnson, Ralston;

13076 - Philon, Lamont; 13177 - Sevilla, Sergio PUBLIC STORAGE # 25858, 18191 E Meadow Rd, Tampa, FL 33647, (813) 513-9752

Time: 10:30 AM

Sale to be held at www.storagetreasures.com.

0106 - Rao, Adarien; 0219 - POWELL, WILLIAM; 0324 - Allen, Marc; 0418 - Paris, Frances; 0434 - AIC STRATEGIES Rao, Adarien; 0446 - Barrett, Jacqueline; 1027 - Daniel, Nebiyou; 3056 - Burrows, Alicia; 3074 - black, Brandon; 3075 - Hernandez, Michael; 3076 - Ravnell, Keshia; 3083 - Walker, Glenn; 3119 - UM Design Group Dockendorff, Tracey; 3137 - Berry, Daniele;

3157 - Nelson, Amanda; 3214 - King, Rick A PUBLIC STORAGE # 27104, 7308 E Fowler Ave, Temple Terrace, FL 33617, (813) 755-4277

Sale to be held at www.storagetreasures.com.

1064 - griffin, Jerome; 1130 - Funk, Bryan; 1131 - Nolton, Topaz; 2008 - Axon, Sharhonda; 2019 - Morrison, Geonna; 2031 - Thompson, Amber; 2051 - Dolan, Kathleen; 2052 - Harrison, Scott; 2053 - Dolan, Aaron; 2068 - Ravnell, Keshia; 2079 tolentino, Angely; 2083 - Green, Angela; 2090 - Swanson, Kiara; 2112 - Doctor, Nymia; 2153 - Wiggs, Candice; 2154 - Young, John; 3022 - washington, LaQuinda; 3063 - Thomas, Anthony; 3070 - Walker, Jamee; 3117 - Oliver, Alexander; 3123 - Cross, Dave; 3124 - Dallas, Velisha; 3138 - Harris, Latalityse; 3141 - Simpson, Kaceilea; 3156 - Warren, Clarence; 3157 - Williams,

Joanna; 3182 - Woods, Myra; 3184 - Millovitch, Laurel PUBLIC STORAGE *** 25430, 1351 West Brandon Blvd, Brandon, FL 33511, (813) 259-7479** Time: 11:45 AM

${\bf Sale\ to\ be\ held\ at\ www.storage treasures.com.}$

A072 - Ramjit, Adam; B032 - Larkin, Robert; B050 - Boone, Yvonne; B083 - Flores, DigMarie Lozada; C005 - worden, Tina; C017 - Casusky, Sophia; C036 - Miller, Deborah; C047 - Gonzalez - Yague, Milagros; C131 - Martinez, Luis Bruno; D010 -DUNBAR, GREGORY; D026 - Wimer, Paige; D033 - traded partners Dubose, Giavontague; D034 - preacott, Jesse; D098 -DiLillo, Salvatore; D102 - Moss, Kateara; D130 - luciano, Genesis; E029 - Johnson, Kevin; I015 - Larry, Rashaw; I027 - Paratore, Lisa; I082 - Oden, Keyanna; J002 - Peraza, Luis; J005 - Poole, Danisha; J010 - Ellis, Dajalon; J017 - Byrd, Pippi; J044 - Bray, Deja; J059 - Fairweather, Meleta; J063 - Paredez, Sarah; J092 - Toliver, Natasha; J100 - Saunders, Shakina; J117 - Lima, Adrian PUBLIC STORAGE # 25597, 1155 Providence Road, Brandon, FL 33511, (813) 666-1721

Sale to be held at www.storagetreasures.com.

0013 - Dantzler, Tonja; 0020 - Skinner, Candance; 0060 - Brown, Shanea: 0162 - Poplin, Madeline: 0193 - Mckinnon Nykesshia; 0235 - The Creative Cohort Singleton, Jay; 0245 - Gallardo, Lindsay; 0278 - Dixon, Derick; 0304 - Saul, Kerine; Nykosina, O253 - The Creative Count's Singleton, Say, O254 - Ganato, Entisay, O254 - O368, Detrick, O364 - O368 - Rosario de Sousa, Nanci; O369 - Hatchett, Karl; O412 - Hylton, Orville; O438 - Rentz, Herman; O444 - Flores, Alberto; O534 - Williams, Ivanna; O672 - Wright, Sean; O687 - Warren, Kathy; O726 - Best Choice Software Mcfarland, Jerry; O728 - Gatewood, Keith; O765 - butler, felicia; O766 - Darby, Terrence; O803 - Parker, Nhijza; O835 - Lewis, Cynthia; O837 - Albert, Kourtney; O8571 - Johnson, Jennell; O875 - Bailey, Tiffany; O929 - Harrison, Jakob; 1011 - Hosey, Dafney

PUBLIC STORAGE \sharp 25503, 1007 E Brandon Blvd, Brandon, FL 33511, (813) 302-1897

Sale to be held at www.storagetreasures.com.

1013 - Higby, Ricky; 1014 - chavez, Jonathan; 1035 - Reyes, Melissa; 110 - Klersy, Angela; 1107 - Dabbs, Bryce; 1116 - stallard, mark; 1173 - Carnegie, Reginald; 1220 - Klersy, Angela; 1232 - Mann, Victoria; 125 - cerezo, lisa; 128 - Padolik, Jennifer; 1321 -Kinney, Nekeyla; 1343 - Wilson, Lisa; 1377 - stafford, alyssa; 1387 - Maldonado, Edgar; 139 - Sanchez, Anthony; 140 - Hamilton, Xavier: 1515 - Kinard, Kendra: 2002 - Shelton, Tanya; 274 - harre, Katie; 278 - salters, Nakia; 409 - Law Office of Gonzalez and Associates Morales, Nomary; 411 - Rivera, Cecylia; 414 - Strassburg, Seth; 430 - Williams, Alexandria; 459 - Johnson, Kanika; 474 - Patterson, Carol; 477 - Curtis, Tyler; 483 - Sanchez, Maria; 508 - Kellett, Richard; 600 - Lisenby, Glen; 623 - Castillo, Melanie; 633 - Brockman, Dexter; 638 - Garner, Keith; 652 - crognale, Jayde; 692 - Spencer, Jordan; 712 - Clements, Joshua; 846 - bedward, Danille; 945 - Cepeda, Pablo; 956 - Noe, Teresa; 960 - Jayme, Christine

PUBLIC STORAGE \sharp 20121, 6940 N 56th Street, Tampa, FL 33617, (813) 670-3132

Time: 12:45 PM Sale to be held at www.storagetreasures.com.

 $A023 - Noske, Eugene \, Van; \, A033 - ricketts, Sandra; \, B008 - anderson, Shantorrie; \, B032 - Bryant, \, Nivea; \, B038 - Brown, \, Tatyana; \, Contract of the contract of the$ C002 - Monroe, Tameka; C007 - Johnston, Spenser; C021 - Nitche, Theresa; C025 - Newsome, Sylvester; C027 - davis, jean; C047 - Johnson, Whitley; C053 - Palmer, jimmy; C060 - Mcneal, Zavein; D001 - coffin, raven; E019 - Thomas, Janae; E050 -Johnson, demetrius; E080 - Hopkins, Jeremy; E118 - Tullis, Leteisha; E130 - Woodard, Ila; E144 - Thompson, Natassia; E150 - Walker, Rhonda; E158 - Valencia, Gerardo; E162 - Smith , Nicole; E206 - mungin, Paul; E207 - Williams-Anderson, Kelly; F022 - troupe, james; F027 - Williams, Ryan; F030 - Bissainthe, Renan; F032 - Phillips, Eddie; F033 - Williams, Virturous; F037 - McCullar, Cabrina; F054 - slaughter, jermain; G023 - smith, Jazmin; G028 - Charles, James; G036 - Gabriel, Rosena; G0G061 - jean, Evenx; G066 - eccleston, Sheldon; H001 - Taylor, Larry; H009 - Middleton, Darise; H038 - mcneil, Eriga; H051 -Mills, Charles; H057 - Hicks, Malachi; H060 - Burnett, Sequita; J007 - Mitchell, Kortney; J009 - Robinson, Dolamyke; J035 - MENENDEZ, JANAKA; J048 - Ozuna, Freddy; J068 - roberts, Taniqua

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

25-00952H



HILLSBOROUGH COUNTY

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY FLORIDA PROBATE DIVISION File No: 24-CP-001509 IN RE: ESTATE OF DIOSELINA M. VALERIO

Deceased. The administration of the estate of DIOSELINA M. VALERIO, deceased, whose date of death was November 30, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is $800\ E\ Twiggs\ Street, Tampa, FL\ 33602.$ 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 the decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is April 4, 2025. Personal Representative:

s/ Heriberto Valerio Heriberto Valerio

Attorney for Personal Representative: s/ SeanCarlo Lopez, Esq. SeanCarlo Lopez, Esq. Florida Bar No.: 1011035 700 7th Ave N St. Petersburg, FL 33701 Sean@The Lopez Law Group.comApril 4, 11, 2025 25-00914H

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No.: 24-CP-001743 Division: U IN RE: ESTATE OF **Audra Courtney Lunos**

Deceased.

The administration of the ESTATE OF AUDRA COURTNEY LUNOS, deceased, whose date of death was April 10, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division: File Number 24-CP-001743; the address of which is George Edgecomb Courthouse, 800 E. Twiggs St., Tampa, Florida 33602. 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, including unmature, contingent or unliquidated claims, on whom a copy of this notice is served, must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

The date of first publication of this Notice is: April 4, 2025

Personal Representative: WYATT CASTELLVI

4003 S. Shamrock Rd. Tampa, FL 33611 Attorney for Personal Representative: JASON C. KAO, ESQUIRE Florida Bar No.: 47344 110 N. Armenia Ave., Suite A Tampa, FL 33609 Tel.: (813)291-4846 E-mail: ikao@iasonkaolaw.com April 4, 11, 2025 25-00961H

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION CASE NO: 2024CP3413 IN RE: ESTATE OF JEFFREY YAWN SR. Deceased.

The administration of the estate of Jeffrey Yawn, Sr., deceased, whose date of death was August 31, 2024 and the last four digits of whose social security number are 5412, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 419 N. Pierce St, Tampa Florida 33602. The name and address of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is April 4, 2025.

Joshua Yawn Personal Representative

MARTEZ GORDON, ESQ. Attorney for Personal Representative the gordon firm @gmail.com Florida Bar No. 96362 5228 New Brittany LN Zephyrhills, Florida 33541 Telephone: 813 838 3445 April 4, 11, 2025 25-00943H

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-000938 IN RE: ESTATE OF DAVID ARTHUR LOOP. Deceased.

administration of the estate of DAVID ARTHUR LOOP, deceased, whose date of death was December 12, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, FL 33601. 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 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 and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

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

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

The date of first publication of this notice is: April 4, 2025

ALISON JAYNE KIRKLAND Personal Representative 777 N. Ashley Dr.

Unit 1702 Tampa, FL 33602 Ashley G. Friedrich Florida Bar No. 1007955 Attorney for Personal Representative Hines Norman Hines, P.L. 315 South Hyde Park Avenue Tampa, FL 33606 Telephone: 813-251-8659 Email: afriedrich@hnh-law.com 25-00960H April 4, 11, 2025

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY. FLORIDA

PROBATE DIVISION File No. 2025-CP-000624 Probate Division: A IN RE: ESTATE OF DANIEL R. ROGERS

Deceased.

The administration of the Estate of Daniel R. Rogers, deceased, whose date of death was February 4, 2025, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. The names and addresses of the Personal Representative and the Personal Representative's attorneys are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this Court ON OR BEFORE THE LATER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICA-TION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this Court WITH-IN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702, FLORIDA STATUTES, WILL

BE FOREVER BARRED. NOTWITH-STANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF

DEATH IS BARRED. The Personal Representative 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 through 732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under

Section 732.2211, Florida Statutes. The date of first publication of this notice is April 4, 2025.

Personal Representative: /s/ Alexander I. Rogers Alexander I. Rogers (Feb 21, 2025 13:05 EST) Alexander I. Rogers

Attorneys for Personal Representative

/s/ Heidi W. Isenhart Heidi W. Isenhart Florida Bar Number: 123714 Email: hisenhart@shuffieldlowman.com

Cooper M. Powell Florida Bar Number: 1009227 Email: cpowell@shuffieldlowman.com Shuffield, Lowman & Wilson, P.A. 1000 Legion Place, Suite 1700 Orlando, Florida 32801 Telephone: (407) 581-9800 Fax: (407) 581-9801 Secondary Email:

probateservice@shuffieldlowman.com April 4, 11, 2025 25-00971H

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION Case No. 24-010528-ES Section 003 IN RE: ESTATE OF HENRY OLIVER, JR.,

Deceased. The administration of the estate of Henry Oliver, Jr., deceased, whose date of death was April 17, 2024, is pending in the Circuit Court for Pinellas County Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

notice is April 4, 2025. Dated this 27th day of December,

Personal Representative: /s/ Sherryl D. Taylor Sherryl D. Taylor 8125 Hampton Meadows Lane

Chesterfield, VA 23832 Attorney for Personal Representative: /s/ Sabrina Casagrande Sabrina L. Casagrande, Esq. Attorney for Personal Representative Florida Bar Number: 107163 Stross Law Firm, P.A. 1801 Pepper Tree Drive Oldsmar, FL 34677 Telephone: (813) 852-6500 Fax: (813) 852-6450 E-Mail: scasagrande@strosslaw.com Secondary E-Mail: vadams@strosslaw.com \\cloud-2353\FILES\5662\ NTCE242238.doc

FIRST INSERTION

April 4, 11, 2025

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-000873 Division: A IN RE: ESTATE OI VERONICA WITHERS Deceased.

The administration of the estate of VE-RONICA WITHERS, deceased, whose date of death was August 6, 2024, is pending in the Circuit Court for HILL-SBOROUGH County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-

TION 733.702 WILL BE FOREVER

25-00940H

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

The date of first publication of this notice is April 4, 2025. Personal Representative:

/s/ John Withers

John Withers (Mar 16, 2025 11:30 EDT) John Withers 3316 W. Palmira Ave. Tampa, FL 33629 Attorney for Personal Representative: /s/ Amber J. Belz AMBER J. BELZ, ESQUIRE

Florida Bar Number: 112384 955 E. Del Webb Blvd., Suite 101B Sun City Center, FL 33573 Telephone: (813) 296-1296 Fax: (813) 296-1297 $\hbox{E-Mail: attorneybelz@belzlegal.com}$ SecondaryE-Mail: paralegal@belzlegal.com April 4, 11, 2025 25-00948H

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY FLORIDA PROBATE DIVISION File No. 24-CP-002684 IN RE: ESTATE OF RAQUEL ASHTON NEWTON

Deceased. The administration of the estate of Raquel Ashton Newton, deceased, whose date of death was October 24, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 311 Pauls Dr Ste 110, Brandon, FL 33511. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is 04/04/2025.

Personal Representative: Clyde Newton 7013 Paisley Court

Gibsonton, Florida 33543 Attorney for Personal Representative: Andrew Ponnock, Attorney Florida Bar Number: 195420 10100 West Sample Road, 3rd Fl Coral Springs, FL 33065 Telephone: (954) 340-4051 Fax: (954) 340-3411 E-Mail: andy@ponnocklaw.com Secondary E-Mail: eservice@ponnocklaw.com 25-00930H April 4, 11, 2025

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 230 IN RE: ESTATE OF TERRENCE E. HOFFMAN

Deceased. The administration of the estate of Terrence E. Hoffman, deceased, whose date of death was December 3, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, 33601, FL. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is April 4, 2025.

Personal Representative:

Nancy J. Wilt

12918 Longcrest Drive Riverview, Florida 33579 Attorney for Personal Representative: Patrick L. Smith, Attorney Florida Bar Number: 27044 179 N US Hwy 27, Suite F Clermont, FL 34711 Telephone: (352) 204-0305 Fax: (352) 989-4265 E-Mail:

patrick@attorneypatricksmith.com Secondary E-Mail: nicole@attorney patricks mith.comApril 4, 11, 2025

FIRST INSERTION

ORDER OF SUMMARY ADMINISTRATION

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION

File No. 25-CP-000748 **Division PROBATE** IN RE: ESTATE OF ZARAH JOANN JACKSON, Deceased.

On the Petition of Richard Jackson for Summary Administration (the "Petition") of the Estate of Zarah Joann Jackson, deceased, the Court finding that the Decedent died on November 24, 2024, that all interested persons have been served proper notice of the Petition and hearing or have waived notice thereof; that the material allegations of the petition are true; that the Decedent's Estate qualifies for Summary Administration and an Order of Summary Administration should be entered, it is ADJUDGED that:

Name	Address	Asset, Share or Amount		
Joseph M. Jackson	1929 Hickey Road Sandpoint, ID 83864	1/3 of \$193.80 Humana Refund Check, 1/3 of \$10,188.01 United of Omaha Life Insurance Check, and 1/3 Personal Tangible Personal Property		
Katherine Ann Eversoll	865 Hensley Road Mineral, VA 23117	1/3 of \$193.80 Humana Refund Check, 1/3 of \$10,188.01 United of Omaha Life Insurance Check, and 1/3 Personal Tangible Personal Property		
Richard Jackson	4805 Longwater Way Tampa, FL 33615	1/3 of \$193.80 Humana Refund Check, 1/3 of \$10,188.01 United of Omaha Life Insurance Check, and 1/3 Personal Tangible Personal Property		

- 1. There be immediate distribution of the assets of the decedent as
 - Those to whom specified parts of the decedent's estate are as signed by this Order shall be entitled to receive and collect the same, and to maintain actions to enforce the right.
- Debtors of the Decedent, those holding property of the Decedent, and those with whom securities or other property of 3. Decedent are registered, are authorized and directed to comply with this Order by paying, delivering, or transferring to the beneficiaries specified above the parts of the Decedent's Estate distributed to them by this Order, and the persons so paying, delivering, or transferring shall not be accountable to anyone

25-00929H

Electronically Conformed 3/12/2025 Catherine Catlin Circuit Judge

April 4, 11, 2025

2.

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FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-001063 IN RE: ESTATE OF VERONICA EVERETT,

Deceased.The administration of the estate of VE-RONICA EVERETT, deceased, whose date of death was January 21, 2025, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's attornev are set forth below.

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

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

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

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

The date of first publication of this notice is: April 4, 2025.

MARK EVERETT Personal Representative 2200 Krista Lane

Brandon, FL 33511 Ashley G. Friedrich Florida Bar No. 1007955 Attorney for Personal Representative Hines Norman Hines, P.L. 315 South Hyde Park Avenue Tampa, FL 33606 Telephone: 813-251-8659 Email: afriedrich@hnh-law.com April 4, 11, 2025

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY. FLORIDA PROBATE DIVISION File No. 25-CP-000924 IN RE: ESTATE OF GEORGE J. PLITNIK

Deceased.

The administration of the estate of George J. Plitnik, deceased, whose date of death was April 12, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is April 4, 2025.

Personal Representative: David A. Plitnik 8704 Bay Laurel Ct.

Tampa, FL 33647 Attorney for Personal Representative: Myrna Serrano Setty E-mail Addresses: mss@serranosetty.com, info@serranosetty.com Florida Bar No. 110636 Law Firm of Myrna Serrano Setty, P.A. P.O. Box 145 Lutz, FL 33548 Telephone: (813) 902-3189 April 4, 11, 2025 25-00973H

FIRST INSERTION

NOTICE OF ASSIGNMENT FOR THE BENEFIT OF CREDITORS IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CIVIL DIVISION Case No. 25-CA-002609

AMI BOHEMIAN, LLC, Assignor,

INTERESTED PARTIES:

LARRY S. HYMAN, Assignee. TO: ALL CREDITORS AND OTHER

1. PLEASE TAKE NOTICE that on or about March 25, 2025, a Petition was filed commencing an Assignment for the Benefit of Creditors, pursuant to Chapter 727, Fla. Stat., made by AMI BOHEMIAN, LLC, Assignor, with its principal place of business at 912 W. Kennedy Blvd., Tampa, FL 33606, to Larry S. Hyman, Assignee, whose address is PO Box 18625, Tampa, FL 33679. The Petition was filed in the Circuit Court of Hillsborough County.

2. YOU ARE HEREBY FURTHER NOTICED that pursuant to Fla. Stat. §727.105, no proceeding may be commenced against the Assignee except as provided in Chapter 727, and excepting the case of the secured creditor enforc $ing\ its\ rights\ in\ collateral\ under\ Chapter$ 679, there shall be no levy, execution, attachment or the like, in connection with any judgment or claim against assets of the Estate, other than real property, in the possession, custody or control of the Assignee.

3. YOU ARE HEREBY FURTHER NOTIFIED that in order to receive any dividend in this proceeding, you must file a Proof of Claim with the Assignee on or before July 23, 2025.

April 4, 11, 18, 25, 2025 25-00970H

FIRST INSERTION

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

File No. 25-CP-000261 Division A IN RE: ESTATE OF Curtis W. Wienker Deceased.

The administration of the estate of Curtis W. Wienker, deceased, whose date of death was October 19th, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa FL 33601-1110. 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 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 PUBLICA-TION OF THIS NOTICE.

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

ALL CLAIMS NOT WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOR-EVER BARRED.

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

The date of first publication of this

notice is April 4th, 2025 Personal Representative: Susana D. Gonzalez 5501 14th Ave S

Gulfport, FL 33707 Russell R. Winer Attorney at Law Attorneys for Personal Representative

1017 9th Ave N St Petersburg, FL 33705 Telephone: (727) 821-4000 Florida Bar No. 517070/523201 Email Addresses:

rw@inherit-Florida.com 25-00979H April 4, 11, 2025



--- ESTATE ---

FIRST INSERTION

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

Case No.: 25-CP-001071 IN RE: ESTATE OF JOHN RICHARD LEISENRING

Deceased. The administration of the estate of John Richard Leisenring, deceased, whose date of death was November 15, 2024, is pending in the Circuit Court for HILL-SBOROUGH County, Florida, Probate Division, the address of which is 800 E Twiggs St, Tampa, FL 33602. The names and addresses of the personal representative and the personal repre-

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.

sentative's attorney are set forth below.

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

as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.

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

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

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

The date of first publication of this notice is April 4, 2025.

Personal Representative: /s/ Christine Ann Wheeler Christine Ann Wheeler

Attorney for Personal Representative: SPINKS LAW FIRM /s/ T. Edmund Spinks T. Edmund Spinks, Esq. Fla Bar No. 0423947 2801 W. Busch Blvd. Ste 200 Tampa, FL 33618 Phn: 813-651-1233 Email: ed@spinkslawfirm.com April 4, 11, 2025

25-00939H

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF SALE

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO. 22-CA-006598

MIDFIRST BANK

Plaintiff, v. THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF REUBEN GREEN A/K/A RUEBEN GREEN, DECEASED; UNKNOWN TENANT 1; UNKNOWN TENANT 2; GLORIA F. SPIKE; REUBENIA GREEN A/K/A REUBENIA NICHOLE GREEN; REUBENIA GREEN A/K/A REUBENIA NICHOLE GREEN, AS PETITIONER OF THE ESTATE OF REUBEN GREEN A/K/A RUEBEN GREEN, DECEASED; LATOYA DOUGLAS; CLERK OF THE CIRCUIT COURT. HILLSBOROUGH COUNTY, FLORIDA; HILLSBOROUGH COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA; TORIANO L. MACKEY; STATE OF FLORIDA, DEPARTMENT OF REVENUE

Defendants. Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on July 26, 2023, in this cause, in the Circuit Court of Hillsborough County, Florida, the office of Victor D. Crist, Clerk of the Circuit Court, shall sell the property situated in Hillsbor-

ough County, Florida, described as: LOT 14, IN BLOCK 10, OF DEL RIO ESTATES. UNIT 11. ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 43, PAGE 38, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY,

FLORIDA. a/k/a 4415 DOLPHIN DR, TEMPLE TERRACE, FL

33617-8303 at public sale, to the highest and best bidder, for cash, online at http://www.hillsborough.realforeclose. com, on April 24, 2025 beginning at 10:00 AM.

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 the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed by contacting: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602 Phone: 813-272-7040 , Hearing Impaired: 1-800-955-8771; Voice impaired: 1-800-955-8770; or e-mail:

ADA@fljud13.org Dated at St. Petersburg, Florida this 26 day of March, 2025. eXL Legal, PLLC Designated Email Address: efiling@exllegal.com 12425 28th Street North, Suite 200 St. Petersburg, FL 33716 Telephone No. (727) 536-4911 Attorney for the Plaintiff

Peter E. Lanning FL Bar: 562221 111160103 April 4, 11, 2025

25-00913H

FIRST INSERTION

Amended NOTICE OF SALE **UNDER F.S. CHAPTER 45** IN THE CIRCUIT COURT OF THE THIRTEENTH HIDIC IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

Case No. 23-CA-016764 Honorable Judge: Polo, Melissa Mary PLANET HOME LENDING, LLC Plaintiff.

RAYMOND WILSON JR: MARY WILSON; LAKE ST. CHARLES MASTER ASSOCIATION, INC; LOANPAL, LLC; FOUNDATION FINANCE COMPANY, LLC; UNKNOWN TENANT OCCUPANT #1. UNKNOWN TENANT OCCUPANT #2;

Defendants, NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated March 31, 2025 in the abovestyled cause, Victor D. Crist, as the Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at: www.hillsborough.realforeclose. com at 10:00 A.M. on July 29, 2025, the following described property:

LOT 15, BLOCK 6, LAKE ST. CHARLES UNIT 8, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 84, PAGE(S) 59, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUN-TY, FLORIDA.

COMMONLY KNOWN AS: 7111 Colony Pointe Dr., Riverview, FL ANY PERSON CLAIMING AN IN- THE DATE OF THE LIS PENDENS CLAIM REFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVID-ED HEREIN. If you are a person with a disability

THE SALE. IF ANY, OTHER THAN

THE PROPERTY OWNER AS OF

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 at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

Dated this April 02 2025. /s/ Matthew T. Wasinger Matthew T. Wasinger, Esquire Wasinger Law Office 605 E. Robinson, Suite 730 Orlando, FL 32801 (407) 308-0991 Fla. Bar No.: 0057873 Attorney for Plaintiff Service: mattw@wasingerlawoffice.com April 4, 11, 2025 25-00978H

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR HILLSBOROUGH COUNTY GENERAL JURISDICTION DIVISION

CASE NO. 24-CA-000010 FIFTH THIRD BANK, NATIONAL ASSOCIATION,

JOEL URENA, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered July 25, 2024 in Civil Case No. 24-CA-000010 of the Circuit Court of the THIRTEENTH JUDI-CIAL CIRCUIT in and for Hillsborough County, Tampa, Florida, wherein FIFTH THIRD BANK, NATIONAL ASSOCIATION is Plaintiff and Joel Urena, et al., are Defendants, the Clerk of Court, VICTOR D. CRIST, will sell to the highest and best bidder for cash electronically at www.Hillsborough. realforeclose.com in accordance with Chapter 45, Florida Statutes on the 24th day of April, 2025 at 10:00 AM on the following described property as set forth in said Summary Final Judgment,

Lot 2, Block B, J & L Subdivision, according to the plat there-of as recorded in Plat Book 45, Page 77, of the Public Records of

Hillsborough 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 within 2 working days of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. 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 McCalla Raymer Leibert Pierce, LLP $110~\mathrm{SE}$ 6th Street, Suite 2400

Fort Lauderdale, FL 33301

Counsel of Plaintiff

April 4, 11, 2025

23-06150FL

AccountsPayable@mccalla.com

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, STATE OF FLORIDA CIVIL ACTION

CASE NO.: 24-CA-06422 EQUITY TRUST COMPANY. CUSTODIAN F.B.O. LEONARD H. MARKS IRS Plaintiff, vs.

Antillas Group Inc.

Defendants, NOTICE IS HEREBY GIVEN, pursuant to Order Granting Motion To Reschedule Foreclosure Sale entered in this cause on March 28, 2025 in the Circuit Court of Hillsborough County, Florida, I will sell the property situated in Hillsborough County, Florida

described as: LOT 14, BLOCK 28, CLAIR-MEL CITY UNIT NO. 8, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 35, PAGE 15 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Property Address: 7404 Patrician Place, Tampa, Florida 33619 including the building, appurand tenances. fixtures located therein, at public sale, to the highest and best bidder, for cash, at: www.hillsborough.realforeclose.com,

on May 27, 2025 at 10:00 a.m. Any persons claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim within 60 days after the sale.

IMPORTANT: If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Court's ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602. (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated in Hillsborough County, Florida on this 28th day of March 2025. By: /s/Sergio A Florez
[] Leonard H. Marks, Esq. FBN 366862 x Sergio A. Florez, Esq.- FBN 118666 8870 N. Himes Avenue, PO Box 301 Tampa, Fl 33614 (813) 495-5429 (813) 385-1620 Lmarks813@gmail.com Sergioalflore@gmail.com Attorneys for Plaintiff 25-00938H April 4, 11, 2025

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT,

IN AND FOR HILLSBOROUGH COUNTY, FLORIDA GENERAL JURISDICTION

DIVISION

CASE NO: 22-CA-008096 U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR LEGACY MORTGAGE ASSET TRUST 2019-RPL3, Plaintiff, vs. UNKNOWN HEIRS,

BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF RANDOLPH KERNON A/K/A RANDOLPH L. KERNON A/K/A RANDOLPH L. KERNON II; KIMBERLY MARIE KERNON A/K/A KIMBERLEIGH KERNON JONES; RANDOLPH LEE KERNON III; FLOYD JOSEPH KERNON: BREA MAUREEN KERNON; BARRETT MICHAEL KERNON; RYAN AUSTIN KERNON, MINOR, BY THEIR NEXT FRIEND, JENNIFER KERNON, Defendants

NOTICE IS HEREBY GIVEN pursuant to Uniform Final Judgment of Foreclosure dated March 25, 2025 entered in Civil Case No. 22-CA-008096 of the Circuit Court of the 13TH Judicial Circuit in and for Hillsborough County. Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR LEGACY MORTGAGE ASSET TRUST 2019-RPL3 is Plaintiff and ESTATE OF RANDOLPH KERNON, et al, are Defendants. The Clerk, VICTOR D. CRIST, shall sell to the highest and best bidder for cash at Hillsborough County On-Line Public Auction website: https://hillsborough.realforeclose.com,

at 10:00 AM on May 14, 2025, in accordance with Chapter 45, Florida Statutes, the following described property located in HILLSBOROUGH County, Florida, as set forth in said Uniform Final Judgment of Foreclosure to-wit: LOT 11 & 12, BLOCK B, ROB-

SON AND LOWMAN, AC-CORDING TO THE MAP OR PLAT THEREOF AS RECORD-ED IN PLAT BOOK 18. PAGE 18 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUN-TY. 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. The court, in its discretion, may enlarge the time of the sale Notice of the changed time of sale shall be published as provided herein.

If you are an individual with a disability who needs an accommodation in order access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs Street, Room 604, Tampa, Florida 33602, (813) 272-7040, at least seven (7) days before your scheduled court appearance or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Todd C. Drosky, Esq. FRENKEL LAMBERT WEISS WEISMAN & GORDON, LLP One East Broward Blvd, Suite 1111 Fort Lauderdale, Florida 33301 Telephone: (954) 522-3233 | Fax: (954) 200-7770 FL Bar #: 54811 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 fleservice@flwlaw.com 04-095468-F00

25-00925H April 4, 11, 2025

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR HILLSBOROUGH COUNTY GENERAL JURISDICTION DIVISION

CASE NO. 24-CA-005819 MIDFIRST BANK, PASCUAL PINET DAVILA, et al.,

Defendant.To: PASCUAL PINET DAVILA 921 WYNNMERE WALK AVE RUSKIN, FL 33570 UNKNOWN SPOUSE OF PASCUAL PINET DAVILA 921 WYNNMERE WALK AVE RUSKIN, FL 33570

LAST KNOWN ADDRESS STATED. CURRENT RESIDENCE UNKNOWN YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit:

oroperty described as follows, to-wit:
LOT 12, BLOCK 4, WYNNMERE WEST PHASE 1, ACCORDING TO THE PLAT
THEREOF, RECORDED IN
PLAT BOOK 124, PAGE(S) 169
THROUGH 175, INCLUSIVE,
OF THE PUBLIC RECORDS
OF HILLSBOROUGH COLIN-OF HILLSBOROUGH COUN-TY, FLORIDA.

has been filed against you and you are required to file a copy of your written defenses, if any, to it on Jamie Juster, Esq., McCalla Raymer Leibert Pierce, LLP, 225 East Robinson Street, Suite 155, Orlando, FL 32801 and file the original with the Clerk of the abovestyled Court on or before May 6, 2025

or 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

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 at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Heln Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

WITNESS my hand and seal of said Court on this 31st day of March, 2025. VICTOR D. CRIST CLERK OF COURT OF HILLSBOROUGH COUNTY

As Clerk of the Court (SEAL) BY: Mustafa Divan 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:

Kimberlee.Masters@mccalla.com 24-10103FL April 4, 11, 2025 25-00959H

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR HILLSBOROUGH COUNTY GENERAL JURISDICTION DIVISION

CASE NO. 24-CA-005819 MIDFIRST BANK, Plaintiff, vs.

PASCUAL PINET DAVILA, et al.,

To the following Defendant(s): ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST CELIDA PINET, WHETHER SAID UNKNOWN PAR-TIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIM-

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

LOT 12, BLOCK 4, WYNN-MERE WEST PHASE 1, AC-CORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 124, PAGE(S) 169 THROUGH 175, INCLUSIVE, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUN-

TY, FLORIDA. has been filed against you and you are required to serve a copy of you written defenses, if any, to it, on McCalla Raymer Leibert Pierce, LLP, Jamie Juster, Esq., Attorney for Plaintiff, whose address is 225 East Robinson Street, Suite 155, Orlando, FL 32801 on or before May 5, 2025, a date which is within thirty (30) days after the first

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

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 at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

WITNESS my hand and seal of this Court this 31st day of March, 2025.

VICTOR D. CRIST CLERK OF COURT OF HILLSBOROUGH COUNTY (SEAL) By Mustafa Divan

As Deputy Clerk
MCCALLA RAYMER LEIBERT

PIERCE, LLP 225 East Robinson Street, Suite 155, Orlando, FL 32801

Phone: (407) 674-1850

24-10103FL

April 4, 11, 2025 25-00958H

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR HILLS-BOROUGH COUNTY CIVIL DIVISION

Case No. 24-CA-009930 Division F GTE FEDERAL CREDIT UNION

Plaintiff, vs. DEREK M. SPODAR, et al.

TO:DEREK M SPODAR BELIEVED TO BE AVOIDING SER-VICE OF PROCESS AT THE AD-DRESS OF:

10918 N 29TH ST TAMPA, FL 33612

UNKNOWN TENANTS/OWNERS 1 BELIEVED TO BE AVOIDING SER-VICE OF PROCESS AT THE AD-DRESS OF: 10918 N 29TH STREET

TAMPA, FL 33612 UNKNOWN SPOUSE OF DEREK M SPODAR BELIEVED TO BE AVOID-ING SERVICE OF PROCESS AT THE

ADDRESS OF: 10918 N 29TH STREET TAMPA, FL 33612

You are notified that an action to foreclose a mortgage on the following property in Hillsborough County,

LOT 16, BLOCK 3, COLLEGE VILLAGE SUBDIVISION, AC-CORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 41, PAGE 10, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

commonly known as 10918 N 29TH STREET, TAMPA, FL 33612 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jennifer M. Scott of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, on or

before April 28, 2025, (or 30 days from the first date of publication, whichever is later) and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint. AMERICANS WITH DISABILITY

ACT 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 the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org.

Dated: March 21, 2025.

CLERK OF THE COURT Honorable Victor D. Crist 800 Twiggs Street, Room 530 Tampa, Florida 33602 (COURT SEAL) By: Mustafa Divan

Jennifer M. Scott Kass Shuler, P.A., plaintiff's attorney, P.O. Box 800, Tampa, Florida 33601, (813) 229-0900 181350/2426090/MTS April 4, 11, 2025 25-00923H

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

HILLSBOROUGH COUNTY

GENERAL JURISDICTION DIVISION CASE NO. 24-CA-007001 PENTAGON FEDERAL CREDIT

UNION. Plaintiff, vs. RODMÁN UNDERHILL, III AND JOHN B. UNDERHILL AND MICHAEL E. DOOLEY A/K/A MICHAEL DOOLEY, et. al.

Defendant(s),
TO: RODMAN UNDERHILL, III, UNKNOWN SPOUSE OF RODMAN UNDERHILL, III, JOHN B. UNDERHILL, UNKNOWN SPOUSE OF JOHN B. UNDERHILL, MICHAEL E. DOOLEY A/K/A MICHAEL DOOLEY, UNKNOWN SPOUSE OF MICHAEL E. DOOLEY A/K/A MICHAEL DOOLEY,

whose residence is unknown 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 13, BLOCK 11, CHERRY
CREEK, UNIT 3, ACCORD-ING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 46, PAGE 1, OF THE PUBLIC RECORDS OF HILLSBOROUGH 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 Con-

gress Avenue, Suite 100, Boca Raton, Florida 33487 on or before May 2, 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 imme-

demanded in the complaint or petition filed herein. THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.

diately thereafter; otherwise a default

will be entered against you for the relief

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 at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

WITNESS my hand and the seal of this Court at Hillsborough County, Florida, this 27th day of March, 2025. VICTOR D. CRIST

CLERK OF THE CIRCUIT COURT (SEAL) BY: MUSTAFA DIVAN DEPUTY CLERK Robertson, Anschutz, Schneid, Crane

& Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com

April 4, 11, 2025 25-00924H

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 18-CA-002447 FEDERAL HOME LOAN MORTGAGE CORPORATION AS TRUSTEE FOR FREDDIE MAC SEASONED CREDIT RISK TRANSFER TRUST SERIES 2017-2, Plaintiff, vs.

PAULETTE BAILEY, et al.

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 18, 2024, and entered in 18-CA-002447 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein FEDERAL HOME LOAN MORTGAGE CORPORATION AS TRUSTEE FOR FREDDIE MAC SEA-SONED CREDIT RISK TRANSFER TRUST SERIES 2017-2 is the Plaintiff and PAULETTE BAILEY; COVING-TON PARK OF HILLSBOROUGH HOMEOWNERS ASSOCIATION, INC. are the Defendant(s). Victor Crist as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, at 10:00 AM, on April 23, 2025, the following described property as set forth in said Final Judgment, to wit:

LOT 36, BLOCK 21 OF COV-INGTON PARK PHASE 2B/2C/3C, ACCORDING TO THE PLAT THEREOF AS RE-CORDED IN PLAT BOOK 92. PAGE 44, OF THE PUBLIC RE-CORDS OF HILLSBOROUGH COUNTY, FLORIDA. Property Address: 7705 NOT-TINGHILL SKY DR, APOLLO

BEACH, FL 33572 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

IMPORTANT

AMERICANS WITH DISABILITY ACT: 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 provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated this 28 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 18-134682 - ErS

April 4, 11, 2025

25-00965H

LOT 3, BLOCK 7, SEMINOLE OUGH COUNTY, FLORIDA.

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA GENERAL JURISDICTION

DIVISION CASE NO. 24-CA-004760 NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING,

Plaintiff, vs. FRED G. WIGGINS, et al.

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 27, 2025, and entered in 24-CA-004760 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORT-GAGE SERVICING is the Plaintiff and FRED G. WIGGINS; UNKNOWN SPOUSE OF FRED G. WIGGINS; GULF COAST ASSISTANCE, LLC; CREDIT CORP SOLUTIONS. INC. are the Defendant(s). Victor Crist as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, at 10:00 AM, on April 25, 2025, the following described property as set forth in said Final Judgment, to wit:

CREST ADDITION, ACCORD-ING TO THE PLAT THEREOF. RECORDED IN PLAT BOOK 32, PAGE 78, OF THE PUBLIC RECORDS OF HILLSBOR-Property Address: 2013 E BROAD ST, TAMPA, FL 33610

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

IMPORTANT

AMERICANS WITH DISABILITY ACT: 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 the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice

ADA@fljud13.org Dated this 28 day of March, 2025. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS,

impaired: 1-800-955-8770, e-mail:

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 24-204481 - NaP April 4, 11, 2025 25-00964H

AMENDED NOTICE OF FORECLOSURE SALE

IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CASE NO.: 2024-CC-042116

BAYRIDGE HOMEOWNERS AS-SOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs.

NATHANIEL J. KING and ERIKA E. KING, et al., Defendants. NOTICE IS HEREBY GIVEN pursu-

ant to an Amended Final Judgment of Foreclosure dated March 26, 2025 and entered in case no: 2024-CC-042116, of the County Court in and for Hills borough County, Florida, wherein Bayridge Homeowners Association Inc., is Plaintiff, and Nathaniel J. King and Erika E. King, are the Defendant(s), the Office of Victor D. Crist, Hillsborough County Clerk of Court, will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com at 10:00 a.m. ET on May 2, 2025, the following described property as set forth in said Final Judgment, to-wit:
"Lot 70, BAYRIDGE, according

to the plat thereof, as recorded in Plat Book 123, Page(s) 152 through 164, of the Public Records of Hillsborough County, Florida."

The Property is located at the street address of: 1311 Custer Bayou Street,

Ruskin, FL 33570 Any person claiming an interest in the surplus funds from the foreclosure sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within sixty (60) days after

the sale. If you are a person with a disability who needs any accommodation in order to access court facilities or to 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 the 13th Judicial Circuit Court's ADA Coordinator at least seven days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appear

ance is less than seven days. If you are hearing or voice impaired, call 711. The Court's ADA Coordinator web page link below details the nature of the accommodations that can be provided by the Florida Courts under the ADA.

Thirteenth Judicial Circuit ADA

Coordinator [external website link] Phone: (813) 272-7040 or ADA@ fljud13.org
If you are a person with a disability

who needs an accommodation, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation please contact the Clerk's ADA Coordinator within seven working days of the date the service is needed; if you are hearing or voice impaired, call 711.

Clerk of Court & Comptroller's Office ADA Coordinator 601 E. Kennedy Blvd., Tampa, FL 33602 Phone: (813) 276-8100, extension 7039

If you require sign language interpreting assistance while receiving in person service at the Clerk's Office, the following locations have a virtual remote sign language interpreting service available: Edgecomb Courthouse Customer Service Center, Edgecomb Courthouse Jury Services, Edgecomb Courthouse Domestic Violence Department, Tampa Pierce Street Official Records and Value Adjustment Board Departments, Plant City Courthouse Customer Service Center, and Brandon Regional Service Center. This free sign language interpreting service is available in person on demand at these service locations during each location's operating hours. GARFINKEL LAW

Attorney for Plaintiff Garfinkel Law 300 N. Maitland Avenue Maitland, FL 32751 Phone: (407) 539-3900 Telefax: (407) 386-8485 BY:/s/ Karen M. Marcell, Esq. Karen M. Marcell, Esq. Florida Bar No.: 51640 Primary email address: karen@garfinkel.law Secondary email address: rachel@garfinkel.law 20259-019

April 4, 11, 2025

25-00926H

FIRST INSERTION Kimberlee.Masters@mccalla.com

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA CASE NO.: 18-CA-002507 MIDFIRST BANK, Plaintiff, VS. MONIKA CHUKES; ERIC DUKES; JOHNNIE LEWIS LAMBERT; SHIRLEY D. LAMBERT; HILLSBOROUGH COUNTY FL CLERK OF COURT; STATE OF FLORIDA; UNKNOWN TENANT 1; UNKNOWN TENANT 2: ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE. WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTER-EST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR

OTHER CLAIMANTS Defendant(s). NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment, Final Judgment was awarded on May 21, 2019 in Civil Case No. 18-CA-002507, of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein, MIDFIRST BANK is the Plaintiff, and MONIKA CHUKES: ERIC DUKES; JOHNNIE LEWIS LAMBERT; SHIRLEY D. LAMBERT; HILLSBOROUGH COUNTY FL CLERK OF COURT; STATE OF FLORIDA; UNKNOWN TENANT 1; UNKNOWN TENANT 2: ANY AND ALL UNKNOWN PARTIES CLAIM-ING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UN-KNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Victor Crist will sell to the highest bidder for cash

at www.hillsborough.realforeclose.com on May 27, 2025 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the

IMPORTANT AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602 (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 25th day of March, 2025. ALDRIDGE PITE, LLP Delray Beach, FL 33484 Telephone: 561-392-6391 E=zullman@aldridgepite.com Location: FBN: 106751

LOTS 19 & 20, BLOCK "G" MAP OF HILLSBORO HEIGHTS, SOUTH ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 10, PAGE 28, OF THE PUBLIC RECORDS OF HILLSBOR-

OUGH COUNTY, FLORIDA. lis pendens must file a claim before the clerk reports the surplus as unclaimed.

the provision of certain assistance.

Attorney for Plaintiff 5300 West Atlantic Avenue, Suite 303 Facsimile: 561-392-6965 By: Zachary Ullman Digitally signed by Zachary Ullman DN: CN=Zachary Ullman, Reason: I am the author of this document Date: 2025.03.26 09:34:11-04'00' Foxit PDF Editor Version: 12.1.0 Primary E-Mail: $Service {\bf Mail@aldridge pite.com}$ 1485-121B April 4, 11, 2025 25-00963H

FIRST INSERTION

SUBSEQUENT INSERTIONS

--- ACTIONS / SALES / PUBLIC SALES ---

SECOND INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 1610 Jim Johnson Rd Plant City FL 33566, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 04/17/25 at 2:30 PM. Contents include personal property along with the described belongings to those individuals listed below.

C-614	Smith,Teresa	appliances tools electronics
D-739	Alan's Air	electronics tools toys
	Conditioning	
B-497	Ludeking, Louis	furniture clothing bedding
A-285	Forte,Tia	clothing furniture bedding
A-225	Ledbetter,Stephanie	furniture electronics
A-251	Hernandez,Jose	Household goods
C-623	Beaty, Kimberly	tv bin
A-315	Saldierna, Jose	tools furniture artwork
A-261	Price, Heather	tools furniture toys
C-545	Pintor, Ivelisse	furniture clothing bedding
B-489	Jackson,Vickie	toys outdoors boxes

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (813) 599-1430.

25-00831H Mar. 28; Apr. 4, 2025

SECOND INSERTION

NOTICE OF ACTION UNITED STATES DISTRICT COURT MIDDLE DISTRICT OF FLORIDA TAMPA DIVISION

Case No. 8:15-cv-01172-CEH-TGW HILLSBOROUGH TITLE, INC. a Florida corporation, d/b/a PARAMOUNT TITLE, Plaintiff, v. SAMORA CONSTRUCTION LLC, PEARL & SAMORA LLC, JPMORGAN CHASE BANK, N.A., PATTERSON INVESTMENT GROUP LLC, SAMORA PATTERSON, BRADFORD AHYOUNG, and ALL UNKNOWN PERSONS AND ENTITIES CLAIMING BY, THROUGH, OR UNDER ANY OF THEM, Defendants.

WHEREAS, an action has been brought by HILLSBOROUGH TITLE, INC., d/b/a PARAMOUNT TITLE ("Paramount Title"), to determine and quiet Paramount Title's title to certain funds described in the Second Amended Complaint filed in this action as the "Suspense Account Funds".

NOW, THEREFORE, notice is given, pursuant to an Order of the Court made in this action, to all unknown persons and entities claiming by, through, or under any of the above-named Defendants, who are not inhabitants of, nor found within this state, that they appear or plead to the Second Amended Complaint filed by Paramount Title, and who are required to serve a copy of written defenses, if any, to it on John J. Agliano, Esquire, Paramount Title's attorney, whose address is 606 E. Madison Street, Tampa, FL 33602, thirty days from first publication, and file the original with the Clerk of this Court either before service on Paramount Title's above-named attorney or immediately

thereafter; otherwise a default will be entered against you for the relief demanded in the Second Amended Complaint, and that in default the court will proceed to the hearing and adjudication of the action.

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 at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

Dated: March 19, 2025 /s/ John J. Agliano John J. Agliano / FBN: 0503150 Primary: jagliano@bcalaw.com Secondary: dcamacho@bcalaw.com V. Stephen Cohen / FNB: 0948756 Primary: scohen@bcalaw.com Secondary: lheckman@bcalaw.com Joshua S. Foutz/FBN: 1049775 Primary: jfoutz@bcalaw.com Secondary:dcamacho@bcalaw.com Bajo Cohen Agliano P.A. 606 E Madison Street Tampa, FL 33602 Phone: (813) 223-3130 Fax: (813) 490-1026 Attorneys for Plaintiff Hillsborough Title, Inc., d/b/a Paramount Title Mar. 28; Apr. 4, 11, 18, 2025

25-00853H

NOTICE OF ACTION AND HEARING TO TERMINATE PARENTAL RIGHTS PENDING ADOPTION

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

FAMILY LAW DIVISION CASE NO.: 24-DR-011418 DIVISION: I

IN THE MATTER OF THE TERMINATION OF PARENTAL RIGHTS FOR THE PROPOSED ADOPTION OF: MINOR CHILDREN

TO: Shawn Joseph Hattenburg or any known or unknown legal or biological father of the male child born on December 12, 2014, to Ashley Michelle Craig Current Residence Address: Unknown Last Known Residence Address: 650 West North Street, Apt. 412, Raleigh,

YOU ARE HEREBY NOTIFIED that a Verified Petition for Stepparent Adoption has been filed by Tate Healey Webster, 418 W. Platt Street, Suite B, Tampa, Florida 33606, regarding a male child born to Ashley Michelle Craig on December 12, 2014, in Ocala, Marion County, Florida. The legal father Shawn Joseph Hattenburg is Caucasian, forty (40) years old, approximately 5'9" tall, brown hair, blue eyes, normal build. All other physical characteristics and his residence address are unknown and cannot be reasonably ascertained. Additionally, the identity and all physical characteristics and the residence address of any known or unknown legal or biological father are unknown and cannot be reasonably ascertained.

There will be a hearing on the Verified Petition for Stepparent Adoption on May 14, 2025, at 9:30AM EST, before the Honorable Lindsay Alvarez, (Edgecomb Courthouse, 800 E. Twiggs St., Courtroom 408, Tampa, FL 33602). The Court has set aside 15 minutes for the hearing, which will be held via Zoom at the following link: https:// zoom.us/j/3704372256. The grounds for termination of parental rights are those set forth in Fla. Stat. § 63.089.

You may object by appearing at the hearing and filing a written objection with the Court. If you desire counsel and believe you may be entitled to rep-

resentation by a court-appointed attorney, you must contact the Office of the Clerk of Court and request that an "Affidavit of Indigent Status" be mailed to you for completion and return to the Office of the Clerk of Court.

If you elect to file written defenses to said Petition, you are required to serve a copy on Petitioner's attorney, Tate Healev Webster, 418 W. Platt Street, Suite B. Tampa, Florida 33606-2244, (813) 258-3355, and file the original response or pleading in the Office of the Clerk of the Circuit Court of Hillsborough County, Florida, 800 E. Twiggs Street, Tampa, Florida 33602, (813) 276-8100, on or before April 23, 2025, a date which is not less than 30 nor more than 60 days after the date of first publication of this Notice.

UNDER § 63.089, FLORIDA STAT-UTES, FAILURE TO FILE A WRIT-TEN RESPONSE TO THIS NOTICE WITH THE COURT AND TO APPEAR AT THE APRIL 17, 2025, HEARING CONSTITUTES GROUNDS UPON WHICH THE COURT SHALL END ANY PARENTAL RIGHTS YOU MAY HAVE REGARDING THE MINOR CHILD.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Edgecomb Courthouse, 800 E. Twiggs St., Room 604, Tampa, FL 33602, (813) 272-7040, at least seven days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days; if you are hearing or voice impaired, call 711.

DATED in Tampa, Hillsborough County, Florida, this 18th day of March

> VICTOR D. CRIST Clerk of the Circuit Court (SEAL) By: /s/ Catherine Castillo Deputy Clerk CATHERINE CASTILLO CASE NO: 24-DR-011418

> > 25-00878H

Petitioner's attorney, Tate Healey Webster, 418 W. Platt St., Suite B. Tampa, FL 33606-2244. (813) 258-3355 $Mar.\ 28; Apr.\ 4,\ 11,\ 18,\ 2025$

SECOND INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 9811 Progress Blvd Riverview, FL 33578, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 4/17/2025 at 2:30PM. Contents include personal property belonging to those individuals listed below

Unit # A247	Derrick Mathis	Computers, Kitchenware,
		Sports
Unit # B027	Shana Hall	Appliances, Boxes, Books, Toys
Unit # B107	Rachel Petersen	Boxes, Furniture, Bedding
Unit# B170B	Jessica Long	Appliances, Boxes, Electronics,
	_	Furniture
Unit # B268	Kate Noble	Boxes, Furniture
Unit # C030	Shawdell Folks	Appliances, Boxes, Furniture,
		Sports
Unit # D108	Norma Lavoie	Boxes, Furniture, Tools
Unit # D165	Ricardo Pulecio	Bedding, Boxes
Unit # D173	Simone Torian	Appliances, Boxes, Furniture,
		Sports, Tools

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (813)344-7390 $\,$

Miguel Mejia

25-00829H Mar. 28; Apr. 4, 2025

SECOND INSERTION

NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT

Unit # D239

IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL ACTION

CASE NO.: 2016-CA-001686 HSBC BANK USA, NATIONAL ASSOCIATION AS TRUSTEE FOR NOMURA HOME EQUITY LOAN, INC., ASSETBACKED CERTIFICATES, SERIES 2007-1,

Plaintiff, vs. NIGEL LUCOMBE, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated March 13, 2025, and entered in Case No. 2016-CA-001686 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida in which HSBC Bank USA, National Association As Trustee For Nomura Home Equity Loan, Inc., Assetbacked Certificates, Series 2007-1, is the Plaintiff and, Artee Fin, LLC, Unknown Tenants/Owners 1 NKA Daniel Crews, West Meadows Property Owners Association, Inc., Circle Trustee Co Inc., A Florida Corporation, As Trustee Under the Provision of Trust #1251 Dated January 24, 2007, Ford Motor Credit Company, LLC, Nigel Lucombe, are defendants, the Hillsborough 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.hillsborough.realforeclose.com, Hillsborough County, Florida at 10:00 AM on the April 17, 2025 the following described property as set forth in said

Final Judgment of Foreclosure: LOT 26 BLOCK 3 WEST MEADOWS PARCELS 12A 12B AND 13 1 ACCORDING TO THE PLAT THEREOF AS RE-

CORDED IN PLAT BOOK 90 PAGES 92 1 THROUGH 92 19 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUN-TY FLORIDA WITH A STREET ADDRESS OF 8212 CYPRESS BREEZE WAY TAMPA FLORI-DA 33647-3602

Artwork, Boxes, Dishes, Sports

A/K/A 8212 CYPRESS BREEZE WAY, TAMPA, FL 33647

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.

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 the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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. To file response please contact Hillsborough County Clerk of Court, P.O. Box 989, Tampa, FL 33601, Tel: (813) 276-8100; Fax: (813) 272-5508.

Dated this 26 day of March 2025. ALBERTELLI LAW P. O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 EService: serve a law@albertellilaw.comBy: /s/ Lauren Heggestad Florida Bar #85039

Lauren Heggestad, Esq. IN/16-026028 Mar. 28; Apr. 4, 2025 25-00908H

SECOND INSERTION

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION

NOTICE OF SALE

Case No. 24-CA-006964 Division: K BAY AREA LENDING SERVICES, LLC, a Florida limited liability

company, Plaintiff, vs. GIBSON PRODUCTS LLC a Kansas

 $limited\ liability\ company,\ and$ DAVID WILSON, individually, Defendants.

NOTICE IS HEREBY GIVEN that pursuant to the "Second Amended Agreed Final Judgment of Foreclosure," entered in Case No. 2024-CA-006964 on December 11, 2024, in the Thirteenth Judicial Circuit Court, in and for Hillsborough County, Florida, wherein Victor Crist, Clerk of Court, will sell to the highest and best bidder for cash, the real property situated in Hillsborough County, Florida, described below to the highest bidder, for cash, www. hillsborough.realforeclose.com at 10:00 A.M. on the 7th day of May 2025, the following described property as set forth in said Final Judgment, to wit: Lot 113 and the West 1/2 of Lot

114, TROPICAL PINES, according to the map or plat thereof as recorded in Plat Book 11, Page 20, Public Records of Hillsborough County, Florida.

Property address: 3110 West Napoleon Avenue, Tampa, FL 33611 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 within 60 days after the sale.

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 at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. /s/ Frank A. Lafalce

FRANK A. LAFALCE, ESQUIRE Florida Bar Number: 0980609 Anthony & Partners, LLC 100 S. Ashley Drive, Ste 1600 Tampa, Florida 33602 Telephone: 813/273-5616 Telecopier: 813/221-4113 Attorney for the Plaintiff 200503.14

Mar. 28; Apr. 4, 2025 25-00894H

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CIVIL DIVISION CASE NO.: 25-CA-000358 DIVISION F PENNYMAC LOAN SERVICES,

LLC. Plaintiff, vs. MARIA REGNETTA A/K/A MARIA YURINA REGNETTA A/K/A

MARIA YURINA, et al., Defendants. TO: MARIA REGNETTA A/K/A MARIA YURINA REGNETTA A/K/A

MARIA YURINA YOU ARE NOTIFIED that an action

for Foreclosure of Mortgage on the following described property:

LOT 11, BLOCK 1, CARROLL-WOOD CROSSINGS 2, AC-CORDING TO THE MAP OR PLAT THEREOF, AS RECORD-ED IN PLAT BOOK 125, PAGE(S) 282 THROUGH 285, INCLU-SIVE, OF THE PUBLIC RE-CORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is PO BOX 5026, COR-AL SPRINGS, FL 33310 on or before 4/29/2025, a date at least thirty (30) days after the first publication of this Notice in the (Please publish in BUSI-NESS OBSERVER) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or

immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint. 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 the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org
WITNESS my hand and the seal of

this Court this 24TH day of MARCH,

VICTOR CRIST As Clerk of the Court (SEAL) By JENNIFER TAYLOR As Deputy Clerk

De Cubas & Lewis, P.A., Attorney for Plaintiff, PO BOX 5026, CORAL SPRINGS, FL 33310 23-03611

Mar. 28; Apr. 4, 2025 25-00893H

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 04/11/2025 at 10:30 a.m., the following

property will be sold at public auction pursuant to F.S. 715.109: A 1995 BROA

mobile home bearing vehicle identifica-

tion number GAFLR07A32736BM21

and all personal items located inside the

mobile home. Last Tenant: The Estate

of Ruth Iren Peel; All Unknown Parties,

Beneficiaries, Heirs, Successors, and

Assigns of Ruth Iren Peel; Wendy Lee

Barber; Jerry Wayne Ward Jr. and Un-

known Party in Possession. Sale to be

held at: Tyrone Village MHP, 13618 N.

Florida Avenue, Tampa, Florida 33613,

OFFICIAL

COURTHOUSE

727-424-1664.

Mar. 28; Apr. 4, 2025

SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT

IN AND FOR HILLSBOROUGH COUNTY FLORIDA CIRCUIT CIVIL DIVISION CASE NO.: 2023-CA-002263 U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT

SOLELY AS TRUSTEE FOR RMTP TRUST, SERIES 2021 BKM-TT-V, LUCRECIA ALTAGRACIA CRUZ

ACEVEDO, et al., Defendants.

NOTICE OF SALE PURSUANT TO CHAPTER 45 IS HEREBY GIVEN that, pursuant to the Uniform Final Judgment of Mortgage Foreclosure dated September 13, 2024, and an Order Granting Plaintiff's Motion to Cancel and Reset Foreclosure Sale dated March 19, 2025, issued in and for Hillsborough County, Florida, in Case No. 2023-CA-002263 wherein U.S. BANK NATION-AL ASSOCIATION, NOT IN ITS IN-DIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR RMTP TRUST, SE-RIES 2021 BKM-TT-V is the Plaintiff. and LUCRECIA ALTAGRACIA CRUZ ACEVEDO, UNKNOWN HEIRS, SPOUSES, BENEFICIARIES, DE-VISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUST-EES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ES-TATE OF JORGE PEGLIERO, ALYSSA PEGUERO, STEPHANIE PEGUERO SWEENEY, MARCOS PEGUERO and SUMMERFIELD MASTER COMMU-NITY ASSOCIATION, INC., are the

Defendants. The Clerk of the Court, VICTOR D. CRIST, will sell to the highest and best bidder for cash, in accordance with Section 45.031, Florida Statutes, on April 25, 2025, at electronic sale beginning at 10:00 AM, at www.hillsborough. realforeclose.com the following-described real property as set forth in said Uniform Final Judgment of Mortgage

Foreclosure, to wit: LOT 46, BLOCK 6, SUMMER-FIELD VILLAGE 1, TRACT 32 PHASES 3 & 4, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 86, PAGE 73, PUB-LIC RECORDS OF HILLSBOR-OUGH COUNTY, FLORIDA. Property Address: 13231 Prestwick Creek Drive,

Riverview, FL 33579 ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM

THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.

IMPORTANT If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Court's ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated: This 21st day of March,

2025. Respectfully submitted. HOWARD LAW

4755 Technology Way, Suite 104 Boca Raton, FL 33431 Telephone: (954) 893-7874 Facsimile: (888) 235-0017 Designated Service E-Mail: Pleadings@HowardLaw.com By: /s/ Matthew B. Klein Matthew B. Klein, Esq. Florida Bar No.: 73529 $\hbox{E-Mail: Matthew@HowardLaw.com}\\$ Mar. 28; Apr. 4, 2025 25-00854H

SECOND INSERTION NOTICE OF FORFEITURE PROCEEDINGS

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

Case No.: 2024-CA-004022 IN RE: FORFEITURE OF: One (1) 2010 Toyota Tundra (VIN: 5TFRM5F14AX004439)
ALL PERSONS who claim an in-

terest in the following property: One (1) 2010 Toyota Tundra (VIN: 5TFRM5F14AX004439), which was seized because said property is alleged to be contraband as defined by Sections 932.701 (2)(a)(1-6), Florida Statutes, by the Department of Highway Safety and Motor Vehicles, Division of Florida Highway Patrol, on or about May 4, 2024, in Hillsborough County, Florida. Any owner, entity, bona fide lienholder, or person in possession of the property when seized has the right to request an adversarial preliminary hearing for a probable cause determination within fifteen (15) days of initial receipt of notice, by providing such request to Rebecca Pettit, Deputy Chief Counsel, Department of Highway Safety and Motor Vehicles, 11305 N. McKinley Drive Tampa, FL 33612, by certified mail return receipt requested. A complaint for forfeiture has been filed in the above styled court. Mar. 28; Apr. 4, 2025

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER

CALL 941-906-9386 and select the appropriate County name from the menu option OR E-MAIL:

legal@businessobserverfl.com

WEBSITES On Don manateeclerk.com sarasotaclerk.com charlotteclerk.com leeclerk.org collierclerk.com hillsclerk.com pascoclerk.com my**pinellas**clerk.gov polkcountyclerk.net

my**orange**clerk.com

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

HILLSBOROUGH COUNTY,

FLORIDA

PROBATE DIVISION

File No.: 25-CP-000675

Division: A

IN RE: ESTATE OF

DANILO VELOSO SARMIENTO,

Deceased.

The administration of the Estate of

Danilo Veloso Sarmiento, deceased,

whose date of death was October 24,

2024, is pending in the Circuit Court

for Hillsborough County, Florida, Pro-

bate Division, the address of which is

800 East Twiggs Street, Tampa, Florida

33602. The names and addresses of the

Personal Representative and the Per-

sonal Representative's attorney are set

All creditors of the decedent and oth-

er persons having claims or demands

HILLSBOROUGH COUNTY

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA Case No.: 2025-CP-000248 Division: B

IN RE: ESTATE OF ANGELA DIANE RICKERSON Deceased.

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

The administration tate of ANGELA DIANE RICK-ERSON, deceased, whose date of death was October 22, 2024, Case No.: 2025-CP-000248, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, FL 33602. The names and addresses of the personal representative and that personal representative's attorney are set forth below.

ALL INTERESTED PERSON ARE NOTIFIED THAT:

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

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

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

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

Personal representative: David W. Lipscomb, Esquire 6922 W. Linebaugh Ave., Suite 101

Tampa, Florida 33625 Attorney for personal representative: KP LAW, PLLC Kyle Peters, Esquire Florida Bar No.: 91941 221 N. Hogan Street, #375 Jacksonville, Florida 32202 Direct: 905-515-5735 kpeters@kpeterslaw.com

25-00846H Mar. 28; Apr. 4, 2025

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR THE

THIRTEENTH JUDICIAL CIRCUIT

IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA PROBATÉ DIVISION

CASE NO. 25-CP-000984

IN RE: THE ESTATE OF

ERIK EDWARD ALVAREZ,

Deceased.

The administration of the Estate of Erik

Edward Alvarez, deceased, whose date

of death was December 5, 2024, File

Number 25-CP-000984, is pending in the Circuit Court for Hillsborough

County, Florida, Probate Division: the

address of which is Clerk of the Circuit

Court, Hillsborough County, Probate

Division, 800 Twiggs Street, Tampa, FL

33602. The name and address of the

Personal Representative and the Per-

sonal Representative's attorney are set

All creditors of the decedent and oth-

er persons having claims or demands

against decedent's estate, including

unmatured, contingent or unliquidated

claims, on whom a copy of this notice

is required to be served must file their

claims with this court WITHIN THE

LATER OF THREE (3) MONTHS

AFTER THE DATE OF THE FIRST

PUBLICATION OF THIS NOTICE

OR THIRTY (30) DAYS AFTER THE

TIME OF SERVICE OF A COPY OF

and other persons having claims or

demands against decedent's estate, in-

cluding unmatured, contingent or un-

liquidated claims, must file their claims

All other creditors of the decedent

THIS NOTICE ON THEM.

forth below.

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-000775 Division A IN RE: ESTATE OF ANNE H. SMITH,

Deceased. The administration of the estate of $Anne\,H.\,Smith,\,deceased,\,whose\,date\,of$ death was January 1, 2025, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is George E. Edgecomb Courthouse, 800 Twiggs Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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

Personal Representative: Robert Scott Smith 15709 Berea Drive

Odessa, FL 33556Attorney for Personal Representative: Brenda S. Taylor, Esq. Florida Bar No. 778079 100 S. Ashlev Drive, Ste. 890 Tampa, Florida 33602 Telephone: (813) 229-1234 btayloresq@verizon.net

25-00876H Mar. 28; Apr. 4, 2025

with this court WITHIN 3 MONTHS

AFTER THE DATE OF THE FIRST

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN

SECTION 733.702 OF THE FLORIDA

PROBATE CODE WILL BE FOREV-

PERIODS SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENT'S

A personal representative or curator

has no duty to discover whether any

property held at the time of the dece-

dent's death by the decedent or the de-

cedent'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

The date of first publication of this

Personal Representative

ENNIS ALVAREZ,

Personal Representative

13101 Shadow Run Blvd

Riverview, FL 33569

Attorney for Personal Representative

Attorney for Personal Representative

Law Offices of Lyndy C. Jennings, PA

25-00861H

specified under section 732.2211.

notice is March 28, 2025.

Lyndy Č. Jennings, Esq.

Florida Bar No. 908851

Brandon, FL 33511

330 Pauls Drive, Suite 212

Telephone: (813) 315-8547

Mar. 28; Apr. 4, 2025

Email: ljennings@lyndylaw.com

DATE OF DEATH IS BARRED.

NOTWITHSTANDING THE TIME

ER BARRED.

PUBLICATION OF THIS NOTICE.

SECOND INSERTION

forth below.

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

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

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

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

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

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

Personal Representative: Cynthia Sarmiento 6502 Seabird Way

Apollo Beach, Florida 33572 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 Mar. 28; Apr. 4, 2025 25-00860H

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

HILLSBOROUGH COUNTY,

FLORIDA

PROBATE DIVISION

File No. 24-CP-003831

Division Probate

IN RE: ESTATE OF

ILENE THELEN

Deceased.

The administration of the estate of

Ilene Thelen, deceased, whose date of

death was September 13, 2024, is pend-

ing in the Circuit Court for Hillsbor-

ough County, Florida, Probate Division,

the address of which is 800 E. Twiggs

St., Tampa, Florida 33602. The names

and addresses of the personal represen

tative and the personal representative's

All creditors of the decedent and oth-

er persons having claims or demands

against decedent's estate on whom a

copy of this notice is required to be

served must file their claims with this

court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME

OF THE FIRST PUBLICATION OF

THIS NOTICE OR 30 DAYS AFTER

THE DATE OF SERVICE OF A COPY

The personal representative has no

duty to discover whether any property

held at the time of the decedent's death

by the decedent or the decedent's sur-

viving spouse is property to which the

Florida Uniform Disposition of Com-

munity Property Rights at Death Act

as described in ss. 732.216-732.228,

Florida Statutes, applies, or may apply,

unless a written demand is made by a

OF THIS NOTICE ON THEM.

attorney are set forth below.

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA

PROBATE DIVISION File No. 25-CP-000901 IN RE: ESTATE OF MARCH KING, Deceased.

The administration of the estate of MARCH KING, deceased, whose date of death was December 7, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's attor-

ney are set forth below.

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

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

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

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

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

The date of first publication of this notice is: March 28, 2025

ANN HUGGINS-JONES Personal Representative 8117 Ramsgate Road

Jacksonville, FL 32208 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

Mar 28; Apr. 4, 2025 25-00859H

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

SECOND INSERTION

file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH

IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME

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

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

Personal Representative: DocuSigned by: Charles Robinson AC664D13FA07445... Charles Robinson

14.9 Garibaldi Ave. Roseto, PA 18013 Attorney for Personal Representative: DocuSigned by: Kimberly Muenter 052D27D542EA4D4... Kimberly K. Muenter, Attorney Florida Bar Number: 0078340 Mortellaro Law

4102 W. Linebaugh Avenue, Suite 100 Tampa, FL 33624 Telephone: (813) 367-1500 Fax: (813) 367-1501 E-Mail: kmuenter@mortellarolaw.com Secondary E-Mail:

kkmuenter@gmail.com 25-00869H Mar. 28; Apr. 4, 2025

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY,

SECOND INSERTION

FLORIDA PROBATE DIVISION File No. 25-CP-000363 IN RE: ESTATE OF

POLLY ELIZABETH ANDERSON, Deceased.

The administration of the estate of POLLY ELIZABETH ANDERSON, Deceased, whose date of death was November 28, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E Twiggs, T. Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228 applies or may apply, unless a written demand is made by a creditor as specified under section 732-2211.

The date of first publication of this

notice is March 28, 2025. BELINDA A JENKINS,

Personal Representative
Attorney for Personal Representative: Scott R. Bugay, Esquire Florida Bar No. 5207 Citicentre, Suite P600 $290~\mathrm{NW}~1613\mathrm{TH}~\mathrm{Street}$ Miami FL 33169 Telephone: (305) 956-9040 Fax: (305) 945-2905 Primary Email: Scott@srblawyers.com Secondary Email: angelica@srblawyers.com Mar. 28; Apr. 4, 2025 25-00858H

SECOND INSERTION

NOTICE OF ACTION UNITED STATES DISTRICT COURT MIDDLE DISTRICT OF FLORIDA TAMPA DIVISION

Case No.: 8:25-cv-163-KKM-LSG SOUTHWIND RISK RETENTION Plaintiff, V.

SOD OF CENTRAL FLORIDA, INC., ROBERT ADAMS, AND DMYTRO HRYHORASH, Defendants.

TO: ROBERT ADAMS (Address unknown)

YOU ARE HEREBY NOTIFIED that complaint has been filed against you in the United States District Court for the Middle District of Florida, Tampa Division, under the case number de scribed above. The complaint seeks a declaratory judgment related to coverage under an insurance policy for damages resulting from a March 22, 2024, car accident. No later than thirty days after the first publication of this notice, you must file your written defenses, if any, with the Clerk of Court and serve a copy on Brittney Savino, Esq., the plaintiff's attorney, whose address is Hinshaw & Culbertson, LLP, 2811 Ponce de Leon Blvd, Suite 1000, Coral Gables, Florida 33134.

To be published for four consecutive

Dated: March 20, 2025 LINDSAY S. GRIFFIN United States Magistrate Judge Mar. 28; Apr. 4, 11, 18, 2025

25-00838H

THIRD INSERTION

--- ACTIONS ---

SUMMONS STATE OF WISCONSIN CIRCUIT COURT BARRON COUNTY Case Code: 31003

DANIEL G. DOBROWOLSKI 1740 20 ½ Street Rice Lake, WI 54868 Plaintiff

MEGAN RAMIREZ 11014 Hwy 301 N Thonotosassa, FL 33592 Defendant

THE STATE OF WISCONSIN, To the person(s) named above as a Defendant(s):

You are hereby notified that the Plaintiff above named has filed a lawsuit or other legal action against you. Within forty (40) days after March

21st, 2025 you must respond with a written demand for a copy of the Complaint. The demand must be sent or delivered to the Court, whose address is: Clerk of Court, Barron County Courthouse, 1420 WI-25 #2601 in Barron, WI 54812, and to John R. Carlson, Plaintiff's attorney, whose address is Spears & Carlson, 122 West Bayfield Street, Washburn, Wisconsin 54891. You may have an attorney help or represent you.

If you do not demand a copy of the Complaint within forty (40) days, the Court may grant judgment against you or the award of money or other legal action requested in the Complaint, and you may lose your right to object to anything that is or may be incorrect in the Complaint. A judgment may be enforced as provided by law. A judgment awarding money may become a lien against any real estate you own now or in the future and may also be enforced by garnishment or seizure of property.
Dated this 14th day of March, 2025.

SPEARS, CARLSON & COLEMAN, by /s/ John R. Carlson

John R. Carlson, State Bar No. 1050163 Attorney for the Plaintiff 122 West Bayfield Street

Washburn, WI 54891, (715) 373-2628 Mar. 21, 28; Apr. 4, 2025

25-00781H

SECOND INSERTION NOTICE OF ACTION FOR

DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA FAMILY LAW DIVISION

CASE NO: 24-DR-000063 DIVISION: B IN RE THE MARRIAGE OF: KATHLEEN BELL ABRAMS,

Petitioner/Wife, -and-KENNETH ANTHONY ABRAMS,

Respondent/Husband.

KENNETH ANTHONY ABRAMS 11439 Cambray Creek Loop Riverview, Florida 33579

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on KATHLEEN BELL ABRAMS, Petitioner, whose address is 11439 Cambray Creek Loop, Riverview, Florida 33579, on or before 4/29/2025 and file the original with the clerk of this Court at Hillsborough County Clerk of Court, 419 Pierce St., Rm # 125 Tampa, Florida 33602 or P.O. Box 989, Tampa, Florida 33601, before service on Petitioner or immediately thereafter.

At issue in this case are all marital assets including the real property located at: 11439 Cambray Creek Loop, Riv-

erview, FL 33579 having a legal description of: Block 3,

TRACE PHASE 2A-2 UNIT 1. according to the plat thereof, as recorded in Plant Book 105, Page 153, of the Public Records of Hillsborough County, Florida Parcel ID No.: 077436-0204

If you fail to do so, a default may be entered against you for the relief demanded in the petition.

Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request.

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the address(es) on record at the clerk's office.

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.

DATED: 3/24/2025 VICTOR D. CRIST CLERK OF THE CIRCUIT COURT (SEAL) By: /s/ Jennifer Taylor Deputy Clerk JENNIFER TAYLOR

Mar. 28; Apr. 4, 11, 18, 2025 25-00883H

LEGAL NOTICE IN THE BUSINESS OBSERVER

CALL 941-906-9386

and select the appropriate County name from the menu option

or e-mail legal@businessobserverfl.com

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA CASE NO. 23-CA-017548 U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF2 ACQUISITION TRUST, Plaintiff, vs.

YOUSEF Y. YOUSEF A/K/A YOUSEF YOUSEF, et al. Defendant (s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 15, 2025, and entered in 23-CA-017548 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF2 ACQUISITION TRUST is the Plaintiff and YOUSEF Y. YOUSEF A/K/A YOUSEF YOUSEF; TAMAM YOUSEF; LAKE WOODBERRY HOMEOWNERS ASSOCIATION, ASSOCIATION, INC. are the Defendant(s). Victor Crist as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, at 10:00 AM, on April 16, 2025, the following described property as set forth

in said Final Judgment, to wit: LOT 3, BLOCK 4, WOODBER-RY PARCEL B AND C PHASE 2, AS PER PLAT THEREOF, RE-CORDED IN PLAT BOOK 91, PAGE 93, OF THE PUBLIC RE-CORDS OF HILLSBOROUGH COUNTY, FLORIDA Property Address: 723 ERIK LAKE RD, BRANDON, FL

Any person claiming an interest in the

the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

IMPORTANT AMERICANS WITH DISABILITY ACT: 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 the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hear-

Dated this 25 day of March, 2025. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, 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: $\S\A$ manda Murphy Amanda Murphy, Esquire Florida Bar No. 81709 Communication Email: amanda.murphy@raslg.com

ing Impaired: 1-800-955-8771, Voice

impaired: 1-800-955-8770, e-mail:

ADA@fljud13.org

23-147089 - NaC Mar. 28; Apr. 4, 2025 surplus from the sale, if any, other than 25-00898H

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA CASE NO. 19-CA-012880 NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING,

Plaintiff, vs. EMILY C. PEREIRA, et al.

Defendant(s).NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 19, 2025, and entered in 19-CA-012880 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, AS-SIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF EMILY C. PEREIRA, DE-CEASED; DWIGHT AVILES; MIL-TON AVILES are the Defendant(s). Victor Crist as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough. realforeclose.com, at 10:00 AM, on April 14, 2025, the following described property as set forth in said Final Judg-

THE WEST 1/2 OF LOT 11. YOUNG AND DOUGLAS' AD-DITION TO PLANT CITY, AC-CORDING TO THE MAP OR PLAT THEREOF, AS RECORD-ED IN PLAT BOOK 2, PAGE(S) 11. OF THE PUBLIC RECORDS OF HILLSBOROUGH COUN-TY, FLORIDA, LESS THE WEST 38.75 FEET THEREOF. Property Address: 901 W REYN-OLDS ST, PLANT CITY, FL 33563

Any person claiming an interest in the

surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

IMPORTANT AMERICANS WITH DISABILITY ACT: 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 the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail:

ADA@fljud13.org Dated this 25 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\Amanda Murphy Amanda Murphy, Esquire Florida Bar No. 81709 Communication Email: amanda.murphy@raslg.com 20-060887 - NaC Mar. 28; Apr. 4, 2025 25-00899H

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY FLORIDA

PROBATE DIVISION FILE NUMBER: 25-CP-000671 DIVISION: B IN RE: ESTATE OF FRANCISCO M. GOMEZ DECEASED

The administration of the estate of Francisco M. Gomez, deceased, whose date of death was January 24, 2025, and whose Social Security Number is XXX-XX-6216, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is Post Office Box 1110, Tampa, Florida 33601. The names and address es of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

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

Personal Representative Carlos A. Gomez 568 Baywood Drive Dunedin, FL 34698

Attorney for Personal Representative Donald B. Linsky, Esquire Donald B. Linsky & Associates, P.A. 1509 B Sun City Center Plaza Sun City Center, FL 33573 (813) 634-5566 Florida Bar Number 265853 donald@linskylaw.com Mar. 28; Apr. 4, 2025 25-00912H

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CASE NO.: 24-CA-001961 SERVIS ONE, INC. DBA BSI FINANCIAL SERVICES, Plaintiff, v. DARRELL L. AMANN II; UNKNOWN SPOUSE OF DARRELL L. AMANN, II; **BRUSSELS BOY HOMEOWNERS** ASSOCIATION, INC.; UNITED STATES OF AMERICA, ON BEHALF OF SECRETARY OF HOUSING AND URBAN DEVELOPMENT; ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED; UNKNOWN TENANT #1; UN-KNOWN TENANT #2,

Defendant(s),
NOTICE IS HEREBY GIVEN pursuant to an Order dated February 7, 2025 entered in Civil Case No. 24-CA-001961 in the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County. Florida, wherein SERVIS ONE, INC. DBA BSI FINANCIAL SERVICES, Plaintiff and DARRELL L. AMANN II; UNKNOWN SPOUSE OF DAR-RELL L. AMANN, II; BRUSSELS BOY HOMEOWNERS ASSOCIATION, INC.; UNITED STATES OF AMER-ICA. ON BEHALF OF SECRETARY OF HOUSING AND URBAN DEVEL-OPMENT are defendants, Victor D. Crist, Clerk of Court, will sell the prop erty at public sale at www.hillsborough. realforeclose.com beginning at 10:00 AM on April 24, 2025 the following

Final Judgment, to-wit:. LOT 9, BLOCK 4, BRUS-SELS BOY, PHASES I & II, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 88, PAGE(S) 95-1, THROUGH 95-4, OF

described property as set forth in said

THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN YEAR: 2000, MAKE KING, SIZE: DOUBLE-WIDE MOBILE HOME, VIN NUMBER(S) N89738A AND N89738B

Property Address: 10618 Goshawk Place, Riverview, FL 33578 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.

THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUB-LISHED AS PROVIDED HEREIN.

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 at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Phone: (954) 370-9970 Fax: (954) 252-4571 Service E-mail: ftlreal prop@kelleykronenberg.com/s/ Jordan Shealy Jordan Shealy, Esq. FBN: 1039538

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA CASE NO.: 22-CA-006638 NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING,

Plaintiff, v. EARL R. DIXON A/K/A EARL DIXON; UNKNOWN SPOUSE OF EARL R. DIXON A/K/A EARL DIXON: ANDOVER HOMEOWNERS' ASSOCIATION, INC.; SYSCO CENTRAL FLORIDA, INC.; ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED; UNKNOWN TENANT #1; UNKNOWN TENANT #2,

Defendant(s), NOTICE IS HEREBY GIVEN pursuant to an Order dated February 17, 2025 entered in Civil Case No. 22-CA-006638 in the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein NEWREZ LLC $\mathrm{D/B/A}$ SHELLPOINT MORTGAGE SERVIC-ING. Plaintiff and EARL R. DIXON A/K/A EARL DIXON; ANDOVER HOMEOWNERS' ASSOCIATION, INC.; SYSCO CENTRAL FLORIDA, INC.; UNKNOWN TENANT #1 NKA LUCILLE FACEY are defendants, Victor D. Crist, Clerk of Court, will sell the property at public sale at www. hillsborough.realforeclose.com beginning at 10:00 AM on April 24, 2025 the following described property as set forth in said Final Judgment, to-wit:

LOT 76, BLOCK A, ANDOVER PHASE 2 AND 3, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED IN

PLAT BOOK 78, PAGE 61, PUB-LIC RECORDS OF HILLSBOR-OUGH COUNTY, FLORIDA. Property Address: 5648 Tughill

Drive, Tampa, FL 33624 ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS

UNCLAIMED.
THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUB-LISHED AS PROVIDED HEREIN.

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 at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Phone: (954) 370-9970

Fax: (954) 252-4571 Service E-mail: ftlrealprop@kelleykronenberg.com /s/ Jordan Shealy Jordan Shealy, Esq. FBN: 1039538 File No: M22143-JMV

Mar. 28; Apr. 4, 2025 25-00864H

the time before the scheduled ap-

NOTICE OF ACTION ·

SECOND INSERTION

CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

GENERAL JURISDICTION DIVISION CASE NO. 24-CA-004134 MORTGAGE ASSETS MANAGEMENT, 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 CELESTINA GOMEZ, DECEASED, et. al. Defendant(s),

TO: JESUS GOMEZ, whose residence is unknown 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 5, BLOCK 4, TOWN 'N COUNTRY PARK UNIT NO. 34, ACCORDING TO MAP OR PLAT THEREOF AS RECORD-ED IN PLAT BOOK 43, PAGE 21, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUN-TY, 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 Avenue, Suite 100, Boca Raton, Florida 33487 on or before April 28,

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 demanded in the complaint or petition filed herein.

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

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 at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

WITNESS my hand and the seal of this Court at Hillsborough County, Florida, this 21st day of March, 2025.

VICTOR D. CRIST CLERK OF THE CIRCUIT COURT (SEAL) BY: MUSTAFA DIVAN DEPUTY CLERK Robertson, Anschutz, Schneid, Crane &

Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487

PRIMARY EMAIL: flmail@raslg.com 23-165309 Mar. 28; Apr. 4, 2025 25-00873H

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH HIDICIAL CIRCUIT IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA CASE NO : 25-CA-000946 U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR-IN-INTEREST TO U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE, FOR RESIDENTIAL ASSET SECURITIES CORPORATION, HOME EQUITY MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-EMX8, Plaintiff, VS. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEE, LIENORS,

CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF NOEL S. PABON A/K/A NOEL PABON, DECEASED; et al., **Defendant(s).**TO: Unknown Heirs, Beneficiaries,

Devisees, Surviving Spouse, Grantees, Assignee, Lienors, Creditors, Trustees, And All Other Parties Claiming An Interest By, Through, Under, Or Against The Estate Of Noel S. Pabon A/K/A Noel Pabon, Deceased

Last Known Residence: Unknown YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in HILLSBOROUGH County,

LOT 25, BLOCK A, AYALA'S GROVE SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RE- CORDED IN PLAT BOOK 32, PAGE 16, OF THE PUBLIC RE-CORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484, on or before April 25, 2025, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

If you are a person with a disability who needs 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 at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

Dated on March 20, 2025.

As Clerk of the Court (SEAL) By: Mustafa Divan

As Deputy Clerk ALDRIDGE PITE, LLP, Plaintiff's attorney, 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 1221-16379B Ref# 10898

Mar. 28; Apr. 4, 2025 25-00888H

SECOND INSERTION

25-00863H

NOTICE OF ACTION IN THE COUNTY COURT OF THE 13TH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CASE NO.:24-CC-054217 PROGRESSIVE SELECT INSURANCE COMPANY, Plaintiff, v. TERRENCE JENKINS; Personal Representative for the Estate of EMILY KOUTSOLIONTOS; KYLE GLORIOSO: BAILEY BAKER: MAKAYLA GATES; TATIANA GALIANO; VERNETTE

COCKRELL CASEY, Individually, and as Parent and/or Natural Guardian of I.C. and U.C., minors; KIARA CASEY; and LAUREN Defendants.

To the following Defendant: TERRENCE JENKINS Last Known Address

3702 Nature Way View, Unit 13-303

File No: 02400159

Mar. 28; Apr. 4, 2025

Tampa, FL 33624 YOU ARE NOTIFIED that an action for interpleader has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Plaintiff, PROGRESSIVE SE-LECT INSURANCE COMPANY c/o JESSICA M. HERNANDEZ, ESQ., whose address is 135 San Lorenzo Ave.. Suite 500, Coral Gables, Florida 33134, on or before April 28, 2025, and file the original with the Clerk of this Court before service on Plaintiff's attorney or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

The action is asking the court to decide how the following real or personal peropty should be divided: \$20,000.00 representing the

bodily injury limit of liability under Policy No. 976625146-0. Copies of all court documents in this case, including orders, are available at the Clerk of the Court's office. You may review these documents upon request. You must keep the Clerk of the Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the address(es) on record at the clerk's

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 at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if

pearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. Dated: March 17, 2025 CLERK OF THE COURT

(SEAL) By: Mustafa Divan Deputy Clerk Submitted by: FALK, WAAS, SOLOMON, MENDLESTEIN & DAVIS, P.A. Attorneys for Plaintiff

135 San Lorenzo Avenue, Suite 500 Coral Gables, FL 33146 Telephone: (305) 447-6500 Facsimile: (305) 447-1777 Mar. 28; Apr. 4, 11, 18, 2025 25-00833H

--- ESTATE ---

HILLSBOROUGH COUNTY

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-000786 Division: B IN RE: ESTATE OF: SHARON RIVERA Deceased.

The administration of the Estate of SHARON RIVERA, deceased, whose date of death was September 17, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the physical address of which is 800 East Twiggs Street, Tampa, FL 33602, and the mailing address of which is P.O. Box 3360, Tampa, Florida 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED, NOT-WITHSTANDING THE TIME PERI-OD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

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

Personal Representative: **Margaret Winters**

6203 Spring Oak Court Tampa, FL 33625 Attorney for Personal Representative: Stephen D. Hayman, Esq. 6605 Gunn Highway Tampa, FL 33625 FBN: 0113514 Ph: (813) 968-9846 Fax: (813) 963-0864 Primary E-Mail: Stephen@sdhayman.com Secondary E-Mail:

info@sdhayman.com

Mar. 28; Apr. 4, 2025

25-00875H

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION CASE NO.: 25-CP-000452 DIVISION: A IN RE: ESTATE OF STEVE ALLEN, JR., a/k/a STEPHEN ALLEN, JR. DECEASED.

The administration of the estate of STEVE ALLEN, JR. a/k/a STEPHEN ALLEN, JR., deceased, File Number 25-CP-000452, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. The names and addresses of the personal Representatives and the personal representatives attorney are set forth below.

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

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

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

JUSTIN ALLEN 4603 Snook Dr. Tampa, Florida 33617 CHRISTOPHER ALLEN

140 Verdun Avenue

25-00901H

New Rochelle, NY 10804 FEHINTOLA OGUNTEBI 1904 West Cass Street Tampa, Florida 33606 (813) 254-8717 kemi@oguntebilaw.com FBN: 049042 Attorney for Personal Representatives

Mar. 28; Apr. 4, 2025

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No.: 25-CP-000937 Division: A IN RE: ESTATE OF PATRICIA ANN EASTMAN,

Deceased.The administration of the Estate of Patricia Ann Eastman, deceased, whose date of death was January 31, 2025, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33609. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth

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

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

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

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

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

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

Personal Representative: Morgan M. Eastman

2937 Bough Avenue, Unit A Clearwater, Florida 33760 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 Mar. 28; Apr. 4, 2025

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

HILLSBOROUGH COUNTY,

FLORIDA PROBATE DIVISION

File No. 25-CP-437

Division A
IN RE: ESTATE OF

KATIE BENNETT

Deceased.

The administration of the estate of Ka-

tie Bennett, deceased, whose date of

death was June 30, 2024, is pending

in the Circuit Court for Hillsborough

County, Florida, Probate Division, the

address of which is George Edgecomb

Tampa, Florida 33602. The names and

addresses of the personal representative

and the personal representative's attor-

All creditors of the decedent and oth-

er persons having claims or demands

against decedent's estate on whom a

copy of this notice is required to be

served must file their claims with this

court ON OR BEFORE THE LATER

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

HILLSBOROUGH COUNTY,

FLORIDA

PROBATE DIVISION

File No. 25-CP-572

IN RE: ESTATE OF

JACK M. DEBEE, JR.,

Deceased.

The administration of the estate of

JACK M. DEBEE, JR. deceased, whose

date of death was May 30, 2024, is

pending in the Circuit Court for Hills-

borough County, Florida, Probate Di-

vision, the address of which is PO Box

3360, Tampa, FL 33601-3360. The

names and addresses of the curator

and the curator's attorney are set forth

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

Courthouse, 800 E Twiggs

ney are set forth below.

25-00885H

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-000905

Division O Florida Bar No. 144663 IN RE: ESTATE OF GALE C. FOX a/k/a GALE FOX Deceased.

The administration of the estate of GALE C. FOX a/k/a GALE FOX, deceased, whose date of death was February 16, 2025, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, Florida 33601. 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 the court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE

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

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

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 28, 2025.

Personal Representative Name: RAYMOND O. FOX Address: 10070 McIntosh Rd.,

Dover, FL 33527 Attorney for Personal Representative Charles S. White, Esq., of CHARLES S. WHITE, P.A. Florida Bar No. 144663 110 E. Reynolds St., Ste. 900 Plant City, Florida 33563 Tel. 813-752-6155/Fax. 813-754-1758 Email: cswatty@aol.com 19289 NOTIČE TO CREDITORS 25-00902H Mar. 28; Apr. 4, 2025

SECOND INSERTION

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

File No. 25-CP-000511 Division B IN RE: ESTATE OF WALTER E. AYE

Deceased.The administration of the estate of WALTER E. AYE, deceased, whose date of death was November 29, 2024, is pending in the Circuit Court for HILL-SBOROUGH County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Room 101, Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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

Personal Representative: Olivia R.F. Aye

2912 W. Santiago Street, Unit 603 Tampa, Florida 33629 Attorney for Personal Representative: Lisa A. Hoppe, Esq. Florida Bar Number: 902111 P.O. Box 17224 Clearwater, FL 33762 Telephone: (727) 327-7800 Fax: (727) 498-6534 $\hbox{E-Mail: lhoppe@hoppelawgroup.com}\\$ Secondary E-Mail: legalassistant@hoppelawgroup.com
Mar. 28: Apr. 4, 2025 25-00879H

SECOND INSERTION

OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-

TION 733.702 WILL BE FOREVER BARRED.

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

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

Personal Representative: /s/ Antonio Bennett Antonio Bennett

4710 E. 18th Avenue Tampa, Florida 33605 Attorney for Personal Representative: /s/ Brian P. Buchert an P. Buchert

Florida Bar Number: 55477 3249 W. Cypress Street, Ste. A Tampa, Florida 33607

Telephone: (813) 434-0570 Fax: (813) 422-7837 E-Mail:

 $BBuchert @\,Buchert Law Of fice.com$ Mar. 28; Apr. 4, 2025 25-00890H

SECOND INSERTION OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY

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

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

fied under s. 732.2211. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH

IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER

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

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

Robert D. Hines Curator

1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Robert D. Hines, Esq. Attorney for Curator 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 25-00895H Mar. 28; Apr. 4, 2025

SECOND INSERTION

NOTICE TO CREDITORS (summary administration)

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-003055 Division Probate A

IN RE: ESTATE OF CHESLEY K. CULP, JR. Deceased. TO ALL PERSONS HAVING CLAIMS

OR DEMANDS AGAINST THE ABOVE ESTATE: You are hereby notified that an Order of Summary Administration has been entered in the estate of Chesley K. Culp, Jr., deceased, File Number

24-CP-003055, by the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is Hillsborough County Probate Court. 800 E. Twiggs St., Tampa, Florida 33602; that the decedent's date of death was June 26, 2024; that the total value of the estate is \$1,000, and that the names and addresses of those to whom it has been assigned by such order are: Name

Chesley K. Culp, Jr., Trust Dated July 18, 2001 Address c/o Chesley K. Culp, III 3320 W. Sevilla Circle Tampa, FL 33629 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Florida Statute 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 creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOT-WITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this Notice is March 28, 2025. Chesley K. Culp III

3320 West Sevilla Circle Tampa, FL 33629 SHUMAKER, LOOP & KENDRICK,

Attorneys for Personal Representative Luis A. Silva, Esquire 101 E. Kennedy Blvd., Suite 2800 Tampa, Florida 33602 Telephone: (813) 229-7600 Facsimile: (813) 229-1660 Florida Bar No. 1004224 Email Addresses: lsilva@shumaker.com

tmcintvre@shumaker.com 32635408v1 Mar. 28; Apr. 4, 2025 25-00884H

SECOND INSERTION

FIRST AMENDED NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT, THIRTEENTH JUDICIAL CIRCUIT, STATE OF FLORIDA IN AND FOR HILLSBOROUGH

COUNTY PROBATE DIVISION FILE NO.: 24-CP-000552 DIVISION: B IN RE:

BARBARA ANN ANDERSON

OR DEMANDS AGAINST THE ABOVE ESTATE:

You are hereby notified that an Order of Summary Administration has been entered in the estate of BARBARA ANN ANDERSON, deceased, File No. 24-CP-000552 by the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Room 206, Tampa, Florida 33602; that the decedent's death was October 27, 2023; that the total value of the estate is \$0 (all EXEMPT) and that the names and addresses of those to whom it has been assigned by such order are:

COCHRAN 1909 E. 18th Ave. Tampa, FL 33605 DARRYL RICHARD ANDERSON 440 Thicket Crest Rd. Seffner, FL 33584 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

DEIDRE ANDERSON

All creditors of the estate of the de

other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE. ALL CLAIMS OR DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITH-STANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. THE DATE OF FIRST PUBLICA-

cedent and other persons having claims

or demands against decedent's estate,

TION OF THIS NOTICE IS MARCH

Petitioner /s/ Deidre Anderson Cochran DEIDRE ANDERSON COCHRAN 1909 E. 18th Ave.

Tampa, FL 33605 Attorney for Petitioner /s/ D. Michael Lins D. Michael Lins, Esquire Fla. Bar No. 435899 J. Michael Lins, Esquire Florida Bar No. 1011033 14497 N. Dale Mabry Highway, Suite 160-N Tampa, FL 33618 Tel: (813) 386-5768 Primary E-mail: mike@linslawgroup.com jmichael@linslawgroup.com Secondary E-Mail: kris@linslawgroup.com Attorneys for Petitioner Mar. 28; Apr. 4, 2025

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY. FLORIDA PROBATE DIVISION File No. 25-CP-000853 Division A IN RE: ESTATE OF JO ANNE WEBSTER, Deceased.

The administration of the estate of JO ANNE WEBSTER, deceased, whose date of death was January 26, 2025, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 3360 Tampa, FL 33601-3360. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no

duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED.

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

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

SHERRI KATRINA TERRANA **Personal Representative** 902 South Sterling Ave.

Tampa, FL 33629 JAMES P. HINES, JR. Florida Bar No. 061492 MORGAN A. ROBINSON Florida Bar No. 1038923 Attorneys for Personal Representative Hines Norman Hines, P.L. 315 S. Hyde Park Ave. Tampa, FL 33606 Telephone: 813-251-8659 Email: mrobinson@hnh-law.com Secondary Email:

lmartinez@hnh-law.com Mar. 28; Apr. 4, 2025 25-00868H

--- ACTIONS / SALES ---

SECOND INSERTION

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA CASE NO.: 22-CA-006522 NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, v.

SHANE W. KENNEDY, et al., Defendants.

NOTICE is hereby given that Victor Crist, Clerk of the Circuit Court of Hillsborough County, Florida, will on April 16, 2025, at 10:00 a.m. ET, via the online auction site at http://www. hillsborough.realforeclose.com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Hillsborough County, Florida, to wit:

The South 224.00 feet of the North 1056.00 feet of the West 263.00 feet of the East 1650.00 feet of the Northeast 1/4 of Section 28, Township 27 South, Range 21 East, Hillsborough County, Florida, less Dormany Loop Road right of way on the West side thereof.

Property Address: 7400 Dormany Loop, Plant City, FL 33565 $\,$ pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number of which is set forth above.

Any person claiming an interest in the surplus from the sale, if any, other

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

HILLSBOROUGH COUNTY,

FLORIDA

PROBATE DIVISION

25-CP-000838

In Re: Estate of

Robert Stone Hammel,

Deceased.The administration of the Estate of

Robert Stone Hammel, deceased,

whose date of death was July 8, 2024, is pending in the Circuit Court for Hill-

sborough, Florida, Probate Division,

the address of which is Hillsborough County, Clerk of the Circuit Court, Attn:

Probate Court Records, PO Box 3360,

Tampa, FL 33601. The names and ad-

dresses of the personal representative

and the personal representative's attor-

All creditors of the decedent and oth-

er persons having claims or demands

against decedent's estate on whom a copy of this notice is required to be

served must file their claims with this

court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME

OF THE FIRST PUBLICATION OF

THIS NOTICE OR 30 DAYS AFTER

THE DATE OF SERVICE OF A COPY

All other creditors of the decedent

OF THIS NOTICE ON THEM.

ney are set forth below.

than the property owner as of the date of the Lis Pendens must file a claim before the clerk reports the surplus as unclaimed.

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

If you are a person with a disability who needs any 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 assistance, please contact the 13th Judicial Circuit Court's ADA Coordinator at least seven days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less that seven days. If you are hearing or voice impaired, call 711.

SUBMITTED on this 21st day of March, 2025. TIFFANY & BOSCO, P.A. /s/ Kathryn I. Kasper, Esq. Anthony R. Smith, Esq. FL Bar #157147 Kathryn I. Kasper, Esq. FL Bar #621188 Attorneys for Plaintiff OF COUNSEL: Tiffany & Bosco, P.A. 1201 S. Orlando Ave, Suite 430 Winter Park, FL 32789 Telephone: (205) 930-5200 Facsimile: (407) 712-9201

 $Mar.\ 28; Apr.\ 4, 2025 \qquad 25\text{-}00848H$

and other persons having claims or de-

mands against decedent's estate must

file their claims with this court WITH-

IN 3 MONTHS AFTER THE DATE OF

THE FIRST PUBLICATION OF THIS

ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH

IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER

NOTWITHSTANDING THE TIME

PERIODS SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

/s/ Kathleen Hammel

Kathleen Hammel

Personal Representative 16917 Anchor Root St.

Wimauma, FL 33598

notice is March 28, 2025.

/s/ Robert D. King Robert D. King, Esq.

Florida Bar No. 89104 The King Firm, PA

4430 Park Blvd.

Email: bobby@kingfirm.com

Pinellas Park, Florida 33781

Telephone: (727) 800-3040

Mar. 28; Apr. 4, 2025

Attorney for Personal Representative

25-00903H

The date of first publication of this

GUARDIAN FOR JERMEY CHAUNCEY TRUST MACHELE DEVON FRANKLIN

NOTICE IS HEREBY GIVEN, pursuant to an Order of Amended Uniform Final Judgement of foreclosure dated February 21, 2025, and entered in Case No.: 22-CA-003285 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, wherein the property will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, the Clerk's website for on-line auctions at 10:00 a.m. on the 21st day of April, 2025, the following described property as set forth in said Order of Final Judge-

AMENDED NOTICE OF SALE IN THE CIRCUIT COURT OF THE

THIRTEENTH JUDICIAL CIRCUIT,

IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA

CIVIL DIVISION

CASE NO.: 22-CA-003285 DIVISION: K

DOUGLAS B. STALLEY, AS

and VAN CARL FRANKLIN,

ment, to wit: (LEGAL DESCRIPTION) The West 180.00 feet of the South 241.00 feet of the following described tract of land, to wit, The East 830.94 feet of the North 891.00 feet of the North-

west 1/4 of the Northwest 1/4 of Section 21, Township 28th South, Range 20 East, all lying in Hillsborough County, Florida. PROPERTY ADDRESS: 10003 Benjamin Smith Dr Thonotosassa Fl.

The above is to be published in the Business Observer. 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 within sixty (60) days after the sale. If you are a person with a disability who needs any accommodations in order to participate in this proceedings, you are entitled, at no cost to you, to the provisions of certain assistance. Please contact ADA Coordinator at least 7 days before your scheduled appearance, or immediately upon receiving this notificaiton if the time before the schedule appearance is less than 7 days: if you are hearing or voice impaired, call 711. Respectfully Submitted, Charles R. Pinson, Esq.

Pinson Law, P.A. 7821 N. Dale Mabry Hwy, Ste 110 Tampa, FL 33614 Phone: (813) 574-7736 Fax: (813) 200-1057 Charles@pinsonlawpa.com Fla. Bar No.: 125279 Attorney for Plaintiff 25-00834H Mar. 28; Apr. 4, 2025

SECOND INSERTION

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

HILLSBOROUGH COUNTY GENERAL JURISDICTION DIVISION

CASE NO. 24-CA-000713 NAVY FEDERAL CREDIT UNION, Plaintiff, vs. ROBERT HOLT, III A/K/A ROBERT M. HOLT, III, et al.,

Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered July 25, 2024 in Civil Case No. 24-CA-000713 of the Circuit Court of the THIRTEENTH JUDICIAL CIRCUIT in and for Hillsborough County, Tampa, Florida, wherein NAVY FEDERAL CREDIT UNION is Plaintiff and Robert Holt, III a/k/a Robert M. Holt, III, et al., are Defendants, the Clerk of Court, VICTOR D. CRIST, will sell to the highest and best bidder for cash electronically at www.Hillsborough.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 17th day of April, 2025 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lots 14 and 15, Block Q, MAP OF CASTLE HEIGHTS, according to the Oat thereof, as recorded in Plat Book 10, Page 32, of the

Public Records of Hillsborough 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 within 2 working days of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. By: /s/ Sara Collins

Sara Collins, 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.: 53992 McCalla Raymer Leibert Pierce, LLC 110 SE 6th Street, Suite 2400 Fort Lauderdale, FL 33301 AccountsPayable@mccalla.com Counsel of Plaintiff 23-08662FL Mar. 28; Apr. 4, 2025 25-00849H

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-000668 IN RE: ESTATE OF REGINA MARIE JENKS Deceased.

The administration of the estate of Regina Marie Jenks, deceased, whose date of death was October 19, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs St., Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attornev are set forth below.

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

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

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

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

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

NOTWITHSTANDING 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 28, 2025. Personal Representative: Melvin C. Jenks 5755 East Finisterra Tucson, Arizona 85750 Regina M. Jenks 5755 East Finisterra

Tucson, Arizona 85750

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

Fort Myers, Florida 33907 Telephone: (239) 888-4291 alexandra@kleinfeldtlawfirm.com service@kleinfeldtlawfirm.com 25-00891H Mar. 28; Apr. 4, 2025

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION

CASE NO. 22-CA-009924

UMB BANK, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS LEGAL TITLE TRUSTEE OF PRL TITLE TRUST I. Plaintiff, vs. UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER UNKNOWN PERSONS OR SPOUSES CLAIMING ${\bf BY, THROUGH, UNDER, OR}$ AGAINST THE ESTATE OF AMPARO NOWLAIN, DECEASED; ESTANISLADO MEDRANO; RICHARD MEDRANO: ELIZABETH BAERTSCHI; MATTIE PHILON; MARY STUART; AQUA FINANCE, LLC; HILLSBOROUGH COUNTY, FLORIDA; UNKNOWN TENANT **#1; UNKNOWN TENANT #2; ALL** OTHER UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED $DEFENDANT(S)\,WHO\,ARE\,NOT$ KNOWN TO BE DEAD OR ALIVE. WHETHER SAME UNKNOWN

NOTICE IS HEREBY GIVEN that pursuant to an Order Resetting Foreclosure Sale entered on February 19, 2025 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, the style of which is indicated above, Cindy Stuart, the Clerk of Court will on MAY 12, 2025 at 10:00 a.m. EST at http://www.hillsborough. realforeclose.com offer for sale and sell at public outcry to the highest and best bidder for cash, the following described property situated in Hillsborough,

LOT 7, BLOCK 15, TIMBER-LANE SUBDIVISION UNIT NO. 6, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 54, PAGE 28 OF THE PUBLIC RECORDS OF HILLSBOR-OUGH COUNTY, FLORIDA. Property Address: 6715 Willow Spring Court, Tampa, FL 33615 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim before the clerk reports the surplus as unclaimed. Dated: March 19, 2025

/s/ Audrey J. Dixon Audrey J. Dixon, Esq. Florida Bar No. 39288 MCMICHAEL TAYLOR GRAY, LLC 3550 Engineering Drive, Suite 260 Peachtree Corners, GA 30092 Phone: (954) 640-0294 x 3163 Facsimile: (404) 745-8121 Email: adeluca@mtglaw.com E-Service: servicefl@mtglaw.com Mar. 28; Apr. 4, 2025

SECOND INSERTION

SECOND INSERTION

NOTICE.

NOTICE OF SALE IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION Case #: 23-CC-091698 DIVISION: V Truist Bank, successor by merger to

Plaintiff, -vs.-John Harvey Stewart, II a/k/a John Harvey Stewart a/k/a John Stewart; Lenorris Richardson, III a/k/a Lenorris Richardson; Anthony Richardson; Daniel Richardson; Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Freda S. Richardson a/k/a Freda Smith Richardson a/k/a Freda Richardson a/k/a Freda M. Richardson, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant (s); Unknown Spouse of John Harvey Stewart, II a/k/a John Harvey Stewart a/k/a John Stewart; Unknown Spouse of Lenorris Richardson, III a/k/a Lenorris Richardson; Unknown Spouse of Anthony Richardson; Unknown Spouse of Daniel Richardson; Clerk of Circuit Court of Hillsborough County, Florida; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); **Unknown Parties in Possession** #2, if living, and all Unknown Parties claiming by, through, under and against the above named

Defendant(s) NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 23-CC-091698 of the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein Truist Bank, successor by merger to SunTrust Bank, Plaintiff and John Harvey Stewart, II a/k/a John Harvey Stewart a/k/a John Stewart are defendant(s), I, Clerk of Court, Victor D. Crist, will sell to the highest and

best bidder for cash by electronic sale at

as set forth in said Final Judgment, to

14.32 FEET OF LOT 14, BLOCK 5, OAK HEIGHTS ACCORD-ING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 18, PAGE 50 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

*Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as:

Pursuant to the Fair Debt Collection Practices Act, you are advised that this office may be deemed a debt collector and any information obtained may be used for that purpose.

FL Bar # 71367 23-329153 FC01 SUT 25-00845H Mar. 28; Apr. 4, 2025

http://www.hillsborough.realforeclose. com beginning at 10:00 a.m. on May 2, 2025, the following described property

LOT 13, AND THE NORTH

ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

"In accordance with the Americans with Disabilities Act, persons needing a special accommodation to participate in this hearing, should contact A.D.A. Coordinator not later than 1 (one) days prior to the proceeding at (813) 272-7040 or VIA Florida Relay Service at 1-800-955-8770."

FLeService@logs.com*

LOGS LEGAL GROUP LLP Attorneys for Plaintiff 750 Park of Commerce Blvd., Suite 130 Boca Raton, Florida 33487 Telephone: (561) 998-6700 Ext. 55139 Fax: (561) 998-6707 For Email Service Only: FLeService@logs.com For all other inquiries: keadams@logs.com By: /s/ Kerry Adams Kerry Adams, Esq.

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CASE NO. 23-CA-016299 FINANCE OF AMERICA REVERSE LLC, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES. GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST MONTGOMERY, DECEASED, et al.

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated November 12, 2024, and entered in 23-CA-016299 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein FINANCE OF AMERICA RE-VERSE LLC is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIA-RIES, DEVISEES, GRANTEES, AS-SIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DAVID E. MONT-GOMERY, DECEASED; TAMATHA DELEAN MONTGOMERY; STACIE HOWARD MONTGOMERY; KA-TRINA MONTGOMERY; DAVID MONTGOMERY, JR.; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE COMMISSIONER OF HOUSING AND URBAN DEVEL-OPMENT; NORA BUR MONTGOM-ERY; THERESA L MONTGOMERY are the Defendant(s). Victor Crist as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, at 10:00 AM, on April 17, 2025, the following described property as set forth in said Final Judgment, to wit:

LOT 20 AND 21 OF BLOCK 5 OAKWOOD VILLA AS PER MAP OR PLAT THEREOF RE-CORDED IN PLAT BOOK 12, PAGE 5, OF THE PUBLIC RE-CORDS OF HILLSBOROUGH

COUNTY, FLORIDA. Property Address: 6904 DON-ALD AVE, TAMPA, FL 33614 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section

45.031. IMPORTANT AMERICANS WITH DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, vou provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated this 25 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\Amanda Murphy Amanda Murphy, Esquire Florida Bar No. 81709 Communication Email: amanda.murphy@raslg.com 23-152429 - NaC Mar. 28; Apr. 4, 2025 25-00900H

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

PARTIES MAY CLAIM AN

OTHER CLAIMANTS

Defendant(s).

INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR

CIVIL DIVISION CASE NO. 25-CA-000913 DIVISION: B NATIONSTAR MORTGAGE LLC,

Plaintiff, vs. AVA MIISTAFA SPOUSE OF AYA MUSTAFA; ARBOR GREENE OF NEW TAMPA HOMEOWNERS ASSOCIATION INC.; CARRIAGE HOMES AT ARBOR GREENE ASSOCIATION, INC. F/K/A ARBOR GREENE. TOWNHOMES ASSOCIATION, INC.; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY,

Defendant(s) To the following Defendant(s): AYA MUSTAFA (LAST KNOWN ADDRESS) 10144 ARBOR RUN DR, UNIT 74 TAMPA, FLORIDA 33647 UNKNOWN SPOUSE OF AYA MUSTAFA (LAST KNOWN ADDRESS) 10144 ARBOR RUN DR, UNIT 74

TAMPA FLORIDA 33647 YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the fol-

lowing described property: LOT 2, BLOCK 15, ARBOR GREENE TOWNHOMES RE-PLAT, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 110, PAGE 282, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. a/k/a 10144 ARBOR RUN DR, UNIT 74, TAMPA, FLORIDA

33647has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Kahane &

Associates, P.A., Attorney for Plaintiff, whose address is 1619 NW 136th Avenue, Suite D-220, Sunrise, FLORIDA 33323 on or before APRIL 25, 2025, a date which is within thirty (30) days after the first publication of this Notice in the BUSINESS OBSERVER and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otha default will be entered a you for the relief demanded in the com-

This notice is provided pursuant to Administrative Order No. 2.065. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 38602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or

voice impaired, call 711.

WITNESS my hand and the seal of this Court this 20 day of MARCH, 2025.

VICTOR CRIST As Clerk of the Court (SEAL) By Isha Tirado-Baker As Deputy Clerk Hillsborough County Courthouse 800 E. Twiggs St. Tampa, FL 33602

Submitted By: 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@kahaneandassociates.com 24-01432 NML Mar. 28; Apr. 4, 2025 25-00843H

--- ACTIONS / ESTATE / TAX DEEDS / PUBLIC SALES---

HILLSBOROUGH COUNTY

SECOND INSERTION

Public Notice

Effective April 30, 2025, Peter A. Jacobson, MD, will no longer be practicing medicine at WellMed.

Patients of Dr. Jacobson may continue care at WellMed at Brandon Regional

Patients can obtain copies of their medical records at: WellMed at Regional 621 W Brandon Blvd Brandon, FL 33511 Phone: 1-813-681-5702 Fax: 1-813-653-2376

Mar. 28; Apr. 4, 11, 18, 2025

FOURTH INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT. IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

Case No.: 25-DR-000592 Division: D CHRISTINA C. APGAR PESHEK,

Petitioner, and TORY SCOTT PESHEK, Respondent,
TO: TORY SCOTT PESHEK

20 Chip Court, Kissimmee, Florida 34759

YOU ARE NOTIFIED that an action has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on, DAN-IEL BUBLEY ESQ., whose address is 12960 N. Dale Mabry Highway, Tampa, Florida 33618, on or before April 24, 2025, and file the original with the clerk of this Court at 800 E Twiggs St., Tampa, Florida, 33602 before service on Petitioner or immediately thereafter.

If you fail to do so, a default may be entered against you for the relief demanded in the petition.

Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Notice of Current Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed to the address on record at the clerk's office.

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. Dated: 3/10/2025.

VICTOR D. CRIST CLERK OF THE CIRCUIT COURT (SEAL) By: Isha Tirado-Baker Deputy Clerk Hillsborough County Courthouse 800 E. Twiggs St. Tampa, FL 33602

DANIEL BUBLEY ESQ., 12960 N. Dale Mabry Highway, Tampa, Florida 33618 Mar. 14, 21, 28; Apr. 4, 2025

25-00726H

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 1743520000 File No.: 2025-222 Certificate No.: 2022 / 13898 Year of Issuance: 2022

Description of Property: CAMPOBELLO BLOCKS 1 TO 30 LOTS 22 TO 24 INCL

BLOCK 27 PLAT BK / PG : 2 / 29

SEC - TWP - RGE : 08 - 29 - 19 Name(s) in which assessed: Ethiopian Orthodox Tewahedo

Church Miskaye Hezunan Medihanialem in Tampa, Florida, Inc. Ethiopian Orthodox Tewahedo Church M H M

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (5/1/2025) on line via the internet at www.hillsborough.realtaxdeed.com.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator. 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 3/14/2025

Victor D. Crist Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Mar. 21, 28; Apr. 4, 11, 2025

25-00766H

SECOND INSERTION

ADVERTISEMENT OF SALE NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801-83.809). The undersigned will sell at public sale by competitive bidding on Wednesday the 16th day of April, 2025 at 11:00 AM, at lockerfox.com. Said property has been stored and is located at: Space Shop Self Storage, 1819 James L Redman Pkwy. Plant City, FL, 33563. Pluguez, Bryan MATTRESS, FURNITURE, SUIT-CASES, HOUSEHOLD ITEMS, MISC ITEMS; Copas, Mindy SAFE, FURNI-TURE, CLOTHES, LAWNMOWER, AIR CONDITIONER, LADDER, MISC ITEMS; Copas, Mindy REFRIDG-ERATOR, BED, MISC ITEMS; Cruz, Lissette BAGS, CLOTHES. BEDDING MISC ITEMS; Vieira, Okera TOTES, BOXES, MISC ITEMS; Harvey, Courtnev DRESSER, TOTES, SUITCASES, NIGHTSTAND, MICROWAVE, MISC ITEMS; Augustyniak, Amy TV, SUIT-CASES, BOXES, BAGS: Jackson. Robin FURNITURE, BAGS, HOUSE-HOLD ITEMS; Smith, Melissa FUR-NITURE, BAGS, CLOTHES, MISC ITEMS, HOUSEHOLD ITEMS Sale is subject to cancellation in the event of settlement between owner and obligated party. Mar. 28; Apr. 4, 2025 25-00847H

THIRD INSERTION NOTICE OF APPLICATION

FOR TAX DEED The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in

which it was assessed are: Folio No.: 0869170010 File No.: 2025-252 Certificate No.: 2022 / 8848 Year of Issuance: 2022

Description of Property: N 45 FT OF S 900 FT OF E 200 FT OF SW 1/4 OF NW 1/4 SEC - TWP - RGE: 01 - 30 - 21 Name(s) in which assessed: FLORIDA TITLE COMPANY

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (5/1/2025) on line via the internet at www.hillsborough.realtaxdeed.com.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 3/14/2025 Victor D. Crist Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk

Mar. 21, 28; Apr. 4, 11, 2025 25-00775H

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 1496300000 File No.: 2025-251 Certificate No.: 2022 / 12224 Year of Issuance: 2022

Description of Property:
HENDRY AND KNIGHTS
ADDITION TO SULPHUR SPRINGS LOT 83 & E 1/2 CLOSED ALLEY ABUTTING THEREON PLAT BK / PG: 10

SEC - TWP - RGE : 30 - 28 - 19 Name(s) in which assessed: FRED L GENNILLE

N. B. Gennille, life estate Fred L. Gennille, remainderman All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (5/1/2025) on line via the internet at www.hillsborough.realtaxdeed.com.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator. 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 3/14/2025

Victor D. Crist Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk $Mar.\ 21,\ 28;\ Apr.\ 4,\ 11,\ 2025$

25-00774H

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 1437280000 File No.: 2025-250 Certificate No.: 2022 / 11702 Year of Issuance: 2022 Description of Property:

CASTLE HEIGHTS 1ST ADDI-TION LOTS 37 AND 38 BLOCK L-1 PLAT BK / PG : 11 / 14 SEC - TWP - RGE : 18 - 28 - 19 Name(s) in which assessed: SHERRILLYNE D BLUE

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (5/1/2025) on line via the internet at www.hillsborough.realtaxdeed.com.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 3/14/2025 Victor D. Crist Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Mar. 21, 28; Apr. 4, 11, 2025

25-00773H

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0594020496 File No.: 2025-218 Certificate No.: 2022 / 5821 Year of Issuance: 2022

Description of Property: THE HIGHLANDS AT HUNT-ER'S GREEN A CONDO-MINIUM UNIT 1406 AND AN UNDIV INT IN COMMON ELEMENTS

SEC - TWP - RGE : 17 - 27 - 20 Name(s) in which assessed: ABDULLAH KHADIJAH

TURRKISTANI All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the prop-erty described in such certificate will be sold to the highest bidder on (5/1/2025) on line via the internet at www.hillsborough.realtaxdeed.com.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Victor D. Crist Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Mar. 21, 28; Apr. 4, 11, 2025

25-00765H

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0723109242 File No.: 2025-229 Certificate No.: 2022 / 6887 Year of Issuance: 2022 Description of Property:
PROVIDENCE LAKES PAR-

CEL M LOT 12 BLOCK C PLAT BK / PG : 73 / 61 SEC - TWP - RGE : 33 - 29 - 20 Name(s) in which assessed: ANTHONY LOFFICE CHERYL L OFFICE

All of said property being in the County of Hillsborough, State of Florida. Unless such certificate shall be re-

deemed according to law, the property described in such certificate will be sold to the highest bidder on (5/1/2025) on line via the internet at www.hillsborough.realtaxdeed.com. If you are a person with a disability

who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator. 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 3/14/2025

Victor D. Crist Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Mar. 21, 28; Apr. 4, 11, 2025

25-00769H

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 1439480000 File No.: 2025-232 Certificate No.: 2022 / 11730 Year of Issuance: 2022

Description of Property: NEBRASKA AVENUE HEIGHTS LOTS 23 24 25 AVENUE BLOCK 27 PLAT BK / PG: 14 / 41

SEC - TWP - RGE : 18 - 28 - 19 Name(s) in which assessed: ERMA D SHAPIRO SARAH G. REED

GLENN REED All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (5/1/2025) on line via the internet at www.hillsborough.realtaxdeed.com.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 3/14/2025 Victor D. Crist Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Mar. 21, 28; Apr. 4, 11, 2025

25-00770H

SECOND INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 9823 W. Hillsborough Ave, Tampa, FL 33615, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 04/17/2025 at 2:30 pm. Contents include personal property described below belonging to those individuals listed below.

Furniture, boxes, electronics

210 Patrick Grant Mark Ciaravella Furniture, boxes 227 Francisco Araya 707 Delmy Morales Furniture

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (813) 333-5348.

Boxes, tools

25-00830H Mar. 28; Apr. 4, 2025

SECOND INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 16900 State Rd 54, Lutz FL 33558 intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 04/17/2025 at 2:30pm. Contents include personal property along with the described belongings to those individuals listed below

Unit 1074 Mark Ramsey Unit 2116 Augustine Gbarwea Boxes, bags, totes, furniture, tools

Boxes, bags, totes, furniture

Unit 3019 Angelica Venidis

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (813)553-3703.

25-00832H

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0336600000 File No.: 2025-228 Certificate No.: 2022 / 2703 Year of Issuance: 2022 Description of Property: LIVINGSTON ACRES E 100 FT

OF W 300 FT OF N 200 FT OF LOT 18 PLAT BK / PG : 28 / 4 SEC - TWP - RGE: 17 - 27 - 19 Name(s) in which assessed: JILL VIGLIATURA

All of said property being in the County

of Hillsborough, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (5/1/2025) on line via the internet at

www.hillsborough.realtaxdeed.com. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 3/14/2025

Victor D. Crist Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk

Mar. 21, 28; Apr. 4, 11, 2025 25-00768H

THIRD INSERTION

NOTICE OF APPLICATION

FOR TAX DEED
The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in

which it was assessed are: Folio No.: 1023010000 File No.: 2025-249 Certificate No.: 2022 / 10144 Year of Issuance: 2022

Description of Property: GROVE PARK ESTATES E 20 FT OF LOT 7 AND LOT 9 BLOCK 7 PLAT BK / PG : 17 / 11 SEC - TWP - RGE: 26 - 28 - 18 Name(s) in which assessed:

ROLAND LEONARD MARTINO LENA M FUSSELL

LESA M WHALEN All of said property being in the County of Hillsborough, State of Florida. Unless such certificate shall be re-

deemed according to law, the property described in such certificate will be sold to the highest bidder on (5/1/2025) on line via the internet at www.hillsborough.realtaxdeed.com. If you are a person with a disability

who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 3/14/2025

Victor D. Crist Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Mar. 21, 28; Apr. 4, 11, 2025

25-00772H

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0866821032 File No.: 2025-248 Certificate No.: 2022 / 8802 Year of Issuance: 2022 Description of Property: WELLINGTON LOT 16 PLAT BK / PG : 49 / 59 SEC - TWP - RGE : 31 - 29 - 21 Name(s) in which assessed: STUDIO 22 CORP

All of said property being in the County of Hillsborough, State of Florida. Unless such certificate shall be redeemed according to law, the prop-

erty described in such certificate will be sold to the highest bidder on (5/1/2025) on line via the internet at www.hillsborough.realtaxdeed.com. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you

are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 3/14/2025 Victor D. Crist Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Mar. 21, 28; Apr. 4, 11, 2025

25-00771H

THIRD INSERTION NOTICE OF APPLICATION

FOR TAX DEED The holder of the following tax certifi-

cates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 0273276872

File No.: 2025-225 Certificate No.: 2022 / 2288 Year of Issuance: 2022 Description of Property:
MANHATTAN PALMS CON-DOMINIUM UNIT 1322 BLDG

13 AND AN UNDIV INT IN COMMON ELEMENTS SEC - TWP - RGE: 29 - 28 - 18 Name(s) in which assessed: MANHATTAN PALMS CON-DO ASSOCIATION INC MANHATTAN PALMS CONDOMINIUM ASSOCIATION,

INC All of said property being in the County

of Hillsborough, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (5/1/2025) on line via the internet at www.hillsborough.realtaxdeed.com.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 3/14/2025

Victor D. Crist Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk $Mar.\ 21,\ 28;\ Apr.\ 4,\ 11,\ 2025$

25-00767H

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY. FLORIDA PROBATE DIVISION

File Number: 25-CP-000870

IN RE: ESTATE OF

PETER MORRIS DION, SR., Deceased. The administration of the Estate of PE-TER MORRIS DION, SR., Deceased, whose date of death was June 2, 2024. is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO BOX

9000 #CC-4 Bartow, FL 33831,The

names and addresses of the Personal

Representative for said Estate and the

Attorney for said Personal Representative are respectively set forth below. All creditors of the Decedent and other persons having claims or demands against the Decedent's Estate upon 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 PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE

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

OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER

BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The 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 Florida Statutes Sections 732.216 - 732.228 applies, or may apply, unless a written demand is made by a creditor as specified under Florida Statutes Section 732.2211

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

Personal Representative: VERA-LYNEE DION 8508 Chinaberry Drive Tampa, FL 33619

Attorney for Personal Representative: BARRY A. DIAMOND, #471770 LAW OFFICES OF BARRY A. DIAMOND, P.A. Coral Springs Professional Campus 5541 N. University Drive, Suite 103

Coral Springs, Florida 33067 Telephone: (954) 752-5000 Mar. 28; Apr. 4, 2025 25-00909H