

MANATEE COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION				
TRAILER ESTATES PARK & RECREATION DISTRICT STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE BUDGET (GAAP BASIS) AND ACTUAL GENERAL FUND FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2023				
	Original Budget	Final Budget	Actual	Variance with Final Budget
REVENUES				
Assessments	\$ 1,672,781	\$ 1,672,781	\$ 1,743,784	\$ 71,003
Intergovernmental	-	-	267,258	267,258
Rent	256,906	256,906	238,859	(18,047)
Investment income	1,000	1,000	51,046	50,046
Social activities	19,450	19,450	18,546	(904)
Miscellaneous	21,350	21,350	393,573	372,223
Total revenues	1,971,487	1,971,487	2,713,066	741,579
EXPENDITURES				
Current				
Culture and recreation				
Payroll and				
employee benefits	524,109	524,109	501,815	22,294
Sanitation	141,000	141,000	145,480	(4,480)
Utilities	103,700	103,700	123,673	(19,973)
Cable TV	707,113	707,113	701,758	5,355
Repair and				
maintenance	92,800	92,800	71,559	21,241
Administrative	276,350	276,350	250,654	25,696
Social activities	42,069	42,069	35,764	6,305
Miscellaneous	17,144	-	93,708	(93,708)
Debt service				
Principal	-	-	-	-
Interest	-	-	-	-
Capital outlay	67,200	67,200	91,280	(24,080)
Total expenditures	1,971,485	1,954,341	2,015,691	(61,350)
Excess of revenues over expenditures	2	17,146	697,375	680,229
OTHER FINANCING SOURCES (USES)				
Proceeds from sale of capital assets	-	-	370	(370)
Transfers out	-	-	(42,213)	42,213
Total other financing sources (uses)	-	-	(41,843)	41,843
Net change in fund balance	2	17,146	655,532	722,072
FUND BALANCE, beginning of year	522,575	522,575	522,575	-
FUND BALANCE, end of year	\$ 522,577	\$ 539,721	\$ 1,178,107	\$ 722,072
See accompanying notes to financial statements.				
April 18, 2025				25-00600M

FIRST INSERTION
<b>PUBLIC NOTICE</b> <b>2025 VALUE ADJUSTMENT BOARD</b> <b>APPLICANTS FOR SPECIAL MAGISTRATE</b>

Opportunities now exist for appraisers and attorneys, who are licensed in the State of Florida and meet the following criteria to serve as Special Magistrate(S) to the 2025 Value Adjustment Board, pursuant to Florida Statute 194.035 and Chapter 12D, Florida Administrative Code, for the purpose of taking testimony and making recommendations with regard to:

- The Special Magistrate must meet the following qualifications
  - A Special Magistrate must not be an elected or appointed official of the county.
  - A Special Magistrate must not be an elected or appointed official or employee of a taxing jurisdiction or of the State.
  - During a tax year in which a Special Magistrate serves, her or she must not represent any part before the board in any administrative review of property taxes.
  - All Special Magistrates must meet the qualifications specified in Section 194.035, F.S.
- A Special Magistrate appointed to hear issues of exemption, classifications, and portability assessment difference transfers shall be a member of the Florida Bar, with no less than five years experience in the area of ad valorem taxation and having received training provided by the department, or with no less than three years of such experience and having completed training provided by the department.
- A Special Magistrate appointed to hear issues regarding valuation of real estate shall be a state certified real estate appraiser with not less than five years experience in real property valuation and having received training provided by the department, or with no less than three years of such experience and having completed training provided by the department. A real property valuation Special Magistrate must be certified under *Chapter 475, Part II F.S.*
  - A Florida certified residential appraiser appointed by the Value Adjustment Board shall only hear petitions on the just valuation of residential real property of one to four residential units and shall not hear petitions on other types of real property.
  - A Florida certified general appraiser appointed by the Value Adjustment Board may hear petitions on the just valuation of any type of real property.
- A Special Magistrate appointed to hear issues regarding valuation of tangible personal property shall be a designated member of a nationally recognized appraiser's organization with no less than five years experience in tangible personal property valuation and having received training provided by the department, or with no less than three years of such experience and having completed training provided by the department.
- All Special Magistrates shall attend or receive an annual training program provided by the department. Special Magistrates substituting two years of experience must show they have completed the training by taking a written examination provided by the department. A Special Magistrate must receive or complete any required training prior to holding hearings.
- The Value Adjustment Board or Board legal counsel must verify a Special Magistrate's qualifications before appointing the Special Magistrate.
  - The selection of a Special Magistrate must be based solely on the experience and qualification of such magistrate, and must not be influenced by any party, or prospective party, to a board proceeding or by an such party with an in interest in the outcome of such proceeding. Special Magistrates must adhere to Rule 12D-9.022 F.A.C., relating to disqualification or recusal.

Please note that hearings will take place October, November and December of 2025, and January and February of 2026. Availability for these dates is necessary for consideration of appointment.

Qualified individuals wishing to apply should submit a resume on or before Friday, June 6, 2025, at 4:30 p.m., to:

Angelina "Angel" Colonnese  
Value Adjust Board  
Attn: Vicki Tessmer  
P.O. Box 25400  
Bradenton, FL 34205  
(941)741-4058  
Or  
VAB@manateeclerk.com

April 18, 202525-00601M

FIRST INSERTION
<b>FICTITIOUS NAME NOTICE</b> Notice IS Hereby Given that Holiday CVS, L.L.C., 725 Lighthouse Dr., Bradenton, FL 34212, desiring to engage in business under the fictitious name of CVS/pharmacy #17930, with its principal place of business in the State of Florida in the County of Manatee, intends to file an Application for Registration of Fictitious Name with the Florida Department of State. April 18, 202525-00580M

FIRST INSERTION
<b>Notice of Sale</b> Pursuant to Florida Statute 713.585 F.S. United American Lien & Recovery as agent w/ power of attorney will sell the following vehicle(s) to the highest bidder; net proceeds deposited with the clerk of court; owner/lienholder has right to hearing and post bond; owner may redeem vehicle for cash sum of lien; inspect 1 week prior @ the lienor facility; cash or cashier check; any person interested ph (954) 563-1999 Sale Date May 9th, 2025 @ 10:00 AM at each individual repair facility. 40630 2016 Jeep VIN#: 1C4RJFJT-1GC377767 Repair Facility: Firkins Chrysler Jeep Dodge 2700 1st St Bradenton 941-748-6510 Lien Amt \$2,427.15 April 18, 202525-00583M

FIRST INSERTION
<b>NOTICE OF WORKSHOP &amp; BOARD MEETING</b> <b>WATERS EDGE COMMUNITY DEVELOPMENT DISTRICT</b>

Notice is hereby given that the Board of Supervisors ("Board") of the Waters Edge Community Development District ("District") will hold a workshop on **April 30, 2025, at 5:00 PM** at the Parrish Fire Station #2 Training Room, 3804 N Rye Road, Parrish, FL 34219. Immediately following the workshop, a regular board of supervisors meeting will be held.

The meetings are 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 these meetings 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 <https://www.watersedgecdd-riversreach.org>. These meetings 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 [jgreenwood@gms-tampa.com](mailto:jgreenwood@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.

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.

Jason Greenwood, District Manager Governmental Management Services – Tampa, LLC	
April 18, 2025	25-00586M

FIRST INSERTION
<b>SUMMER WOODS COMMUNITY DEVELOPMENT DISTRICT REQUEST FOR PROPOSALS</b>
Landscape & Irrigation Maintenance Services Manatee County, Florida

Summer Woods Community Development District (the "District") hereby requests proposals to provide services relating to the exterior landscaping & irrigation maintenance for Summer Woods Community Development District, all as more specifically set forth in the Project Manual.

The Project Manual will be available beginning April 21, 2025, at 12:00 p.m. (EST) for the sum of \$100.00 per Project Manual. Purchase of the Project Manual is mandatory. Failure to purchase the Project Manual as specified herein will preclude the District's consideration of a proposal submitted by the proposer. Each Project Manual will include, but not be limited to, the Request for Proposals, proposal, contract documents, project scope, technical specifications, and site plan. Please make checks payable to Rizzetta & Company, Inc. NO CASH OR CREDIT CARD ACCEPTED. The Field Services Manager shall be the contact person regarding the Project Manual. Mr. John Fowler can be reached by email at [jfowler@rizzetta.com](mailto:jfowler@rizzetta.com) or via phone at (941)981-2131.

There will be a mandatory Pre-Proposal Meeting on April 25, 2025, at 10:00 a.m. (EST) at the office of Rizzetta and Company, Inc., 2700 South Falkenburg Rd. Suite 2745, Riverview, Florida 33578. Failure to attend will preclude the District's consideration of a proposal submitted by a non-attending proposer. The Project Manual will not be available for sale at the mandatory pre-proposal meeting, but will be available at the Rizzetta & Co., Inc. office at the address stated above until May 2, 2025 at 12:00 p.m. (EST)

The District is a special-purpose taxing District created by Chapter 190 Florida Statutes. The entities submitting proposals must be able to provide for the level of service as outlined in the Project Manual and meet the following qualifications: (i) fully licensed and insured, (ii) 5 years minimum continuous operation (iii) experience with at least three other communities of a similar nature, size and amenity level to the Summer Woods CDD project, with verifiable references on those projects, (iv) Proposer must be in good financial standing with no history of bankruptcy or financial reorganization, (v) Proposer will be encouraged to have made a site visit prior to submitting the proposal and will be responsible for 100% of their own area takeoffs, and (vi) Proposer must submit total price for the initial year along with an option for three (3) one (1) year renewals with price.

The District has the right to reject any, and all proposals, make modifications to the work, and waive any minor informalities and irregularities in proposals as it deems appropriate, if it determines in its discretion that it is in the best interest of the District to do so.

FIRST INSERTION
<b>Notice Under Fictitious Name Law According to Florida Statute Number 865.09</b> NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Aussie Pet Mobile of Parrish located at 2506 N Tamiami Trail in the City of Nokomis, Manatee County, FL 34275 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 12th day of April, 2025. Kenneth Moll April 18, 202525-00592M

FIRST INSERTION
<b>Notice Under Fictitious Name Law According to Florida Statute Number 865.09</b> NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Aussie Pet Mobile of West Bradenton located at 2506 N Tamiami Trail in the City of Nokomis, Manatee County, FL 34275 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 12th day of April, 2025. Kenneth Moll April 18, 202525-00591M

FIRST INSERTION
<b>NOTICE OF PUBLIC SALE</b> Notice is hereby given that on 05/02/2025, at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1985 RAVE recreational vehicle bearing the Vehicle Identification Number 1XXPM0P28F1000224 and all personal items located inside the recreational vehicle. Last Tenant: Kristy Lynn Kolp Taylor a/k/a Kristy Kolp. Sale to be held at: Horseshoe Cove RV Resort, 5100 60th Street East, Bradenton, Florida 34203, (941) 758-5335. April 18, 25, 202525-00582M

FIRST INSERTION
<b>Notice Under Fictitious Name Law According to Florida Statute Number 865.09</b> NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Gulf Coast Brand Builders located at 6638 Clairborne Ln in the City of Lakewood ranch, Manatee County, FL 34211 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 15th day of April, 2025. Gulf Coast Realty Media, LLC Jess Probasco April 18, 202525-00611M

FIRST INSERTION
<b>NOTICE OF PUBLIC MEETING DATES</b> <b>DW BAYVIEW COMMUNITY DEVELOPMENT DISTRICT</b>

The Board of Supervisors (the "Board") of the DW Bayview Community Development District (the "District") will hold their regular meetings for the remainder of Fiscal Year 2024/2025 at 10:00 a.m. at the Driftwood Clubhouse, 8810 Barrier Coast Trail, Parrish, Florida 34219.

May 2, 2025  
June 6, 2025  
July 11, 2025  
August 1, 2025  
September 5, 2025

The meetings will convene at 10:00 a.m. at the Driftwood Clubhouse, 8810 Barrier Coast Trail, Parrish, Florida 34219.

The meetings will be open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. The meetings may be continued in progress without additional notice to a date, time, and location to be stated on the record.

A copy of the agenda may be obtained at the offices of the District Manager, Stephanie DeLuna, at Rizzetta & Company Inc., located at 2700 S. Falkenburg Road, Suite 2745, Riverview, Florida 33578, (813) 533-2950, during normal business hours.

There may be occasions when one or more Supervisors will participate by telephone.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in these meetings is asked to advise the District Office at least forty-eight (48) hours before the meeting by contacting the District Manager (813) 533-2950. 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.

A person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that this same 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 18, 2025	25-00588M
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FIRST INSERTION
Any person who wishes to protest the Project Manual, or any component thereof, shall file with the District a written notice of protest within seventy-two (72) calendar hours (excluding Saturdays, Sundays, and state holidays) after the Project Manual is made available, and shall file a formal written protest with the District within seven (7) calendar days (including Saturdays, Sundays, and state holidays) after the date of timely filing the initial notice of protest. Filing will be perfected and deemed to have occurred upon receipt by the District Manager, Rizzetta and Company, Inc., 3434 Colwell Avenue, Ste. 200, Tampa, FL 33614. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of any right to object to or protest the contents of the District's Project Manual. The formal written protest shall state with particularity the facts and law upon which the protest is based.

Ranking of proposals will be made by the Board of Supervisors on the basis of qualifications according to the evaluation criteria contained within the Project Manual and will meet on June 3, 2025, at 6:00 p.m. (EST) at the Harrison Ranch Clubhouse, 5755 Harrison Ranch Blvd, Parrish, FL, 34219 to conduct said ranking. The meeting is hereby publicly advertised. Any and all questions relative to this project shall be directed in writing, by e-mail only, to John Fowler at [jfowler@rizzetta.com](mailto:jfowler@rizzetta.com), no later than May 4, 2025, by 4:00 p.m. (EST). Answers will be provided to all eligible proposers by 4:00 p.m. (EST), May 5, 2025.

Firms desiring to provide services for this project must submit one (1) original, five (5) copies and one (1) digital copy, in the form of a flash drive, of the required proposal no later than 10:00 a.m. (EST) on May 9, 2025, at the office of Rizzetta and Company, Inc., 2700 South Falkenburg Rd. Suite 2745, Riverview, Florida 33578, Attention: John Fowler. Proposals shall be submitted in one sealed opaque package, shall bear the name of the proposer on the outside of the package, and shall identify the name of the project. Proposals will be opened at the time and date stipulated above; those received after the time and date stipulated above will be returned unopened to the proposer. Any proposal not completed as specified or missing the required proposal documents as provided in the Project Manual may be disqualified. No official action of the District's Board will be taken at this meeting; it is held for the limited purpose of opening the bids. The meeting is open to the public and will be conducted in accordance with the provisions of Florida law. Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (941)981-2131 at least five calendar days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 or 1-800-955-8770, for aid in contacting the District Office. A copy of the agenda for this meeting may be obtained from the District Manager, Rizzetta and Company, Inc., 3434 Colwell Avenue, Ste. 200, Tampa, FL 33614. This meeting may be continued to a date, time, and place to be specified on the record at the meeting.

Summer Woods Community Development District Matt O'Nolan, District Manager <a href="mailto:monolan@rizzetta.com">monolan@rizzetta.com</a> April 18, 2025	25-00609M
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PUBLIC SALES

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FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 05/02/2025, at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1986 PARK travel trailer bearing the Vehicle Identification Number 336578R5942, and all personal items located inside the travel trailer. Last Tenant: Genevieve Tomlinson and Nancy Yazı Purnhagen. Sale to be held at: Horseshoe Cove RV Resort, 5100 60th Street East, Bradenton, Florida 34203, (941) 758-5335.

April 18, 25, 202525-00581M

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 Corkles located at 4111 Lemonwood Drive North in the City of Ellenton, Manatee County, FL 34222 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 11th day of April, 2025.

Angela CountsApril 18, 202525-00596M

FIRST INSERTION

Notice of Public Sale

Pursuant F.S. 328.17, United American Lien & Recovery as agent w/ power of attorney will sell the following vessel(s) to the highest bidder. Inspect 1 week prior @ marina; cash or cashier check; all auctions are held w/ reserve; any persons interested ph 954-563-1999

Sale Date May 9,2025 @ 10:00 am 3411 NW 9th Ave #707 Ft Lauderdale FL 33309

V13191 1999 STN Hull ID#: STNB0061H899 DO#: 1095524 inboard pleasure gas fiberglass 43ft R/O Jennfrey Kenneth Rumble or Nicole Jean Herbert Lienor: Safe Harbor Pier 77 12312 Manatee Ave W Bradenton

April 18, 25, 202525-00576M

FIRST INSERTION

CODDINGTON COMMUNITY DEVELOPMENT DISTRICT  
NOTICE OF FISCAL YEAR 2025 MEETINGS

The Board of Supervisors (“Board”) of the Coddington Community Development District (“District”) will hold regular meetings for the remainder of Fiscal Year 2025 at 2:00 p.m., at the Star Farms Amenity Center, 18360 Star Farms Loop, Lakewood Ranch, Florida 34211 on the following dates:

- April 23, 2025  
May 28, 2025  
June 25, 2025  
July 23, 2025  
August 27, 2025  
September 24, 2025

The meetings are open to the public and will be conducted in accordance with the provision of Florida Law for Community Development Districts. The meetings may be continued to a date, time, and place to be specified on the record at the meeting. A copy of the agenda for these meetings may be obtained from the office of the District Manager, Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (877) 276-088, during normal business hours.

There may be occasions when one or more Supervisors or staff will participate by telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (877) 276-0889 at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

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

District Manager  
April 18, 2025

25-00618M

FIRST INSERTION

NOTICE OF SPECIAL MEETING OF THE BOARD OF SUPERVISORS  
OF WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of the Willow Walk Community Development District will hold a special meeting on Tuesday, April 29, 2025, at 4:30 p.m. at The Harrison Ranch Clubhouse which is located at 5755 Harrison Ranch Blvd. Parrish, FL 34219. The Board of Supervisors of the District will hold its special meeting to consider any business that properly comes before it.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law. The meeting may be continued to a date, time, and place to be specified on the record at such meeting. A copy of the agenda for this meeting may be obtained 2700 S. Falkenburg Rd, Suite 2745, Riverview, FL 33578. There may be an occasion where one or more supervisors will participate by speaker telephone.

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 meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at (800) 955-8770 or 7-1-1 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 18, 2025

25-00575M

FIRST INSERTION

NOTICE OF PUBLIC  
MEETING DATES

TREVESTA COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of Trevesta Community Development District will hold its regular monthly meetings for the Fiscal Year 2024/2025 on the dates as follows:

- May 14, 2025  
June 5, 2025  
August 13, 2025

All meetings will convene at 3:00 p.m. and will be held at the Trevesta Clubhouse, located at 6120 Trevesta Place Palmetto, Florida 34221. The meetings are 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 these meetings and workshops may be obtained by contacting the District Office, Rizzetta & Company, Inc., by mail at 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614, or by phone at (813) 533-2950, or by visiting the District's website: [www.TrevestaCDD.org](http://www.TrevestaCDD.org).

There may be occasions when one or more Supervisors will participate by telephone. At the above location there will be present a speaker telephone so that any person can attend the meeting at the above location and be fully informed of the discussions taking place either in person or by telephone communication. Each meeting may be continued in progress without additional notice to a time, date, and location stated on the record.

Any person requiring special accommodations to participate in these meeting is asked to advise the District Office at (239) 936-0913, at least 48 hours before the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

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

Matt O’Nolan  
District Manager  
April 18, 2025

25-00584M

FIRST INSERTION

NOTICE OF PUBLIC MEETING  
UNIVERSITY PARK RECREATION DISTRICT

Notice is hereby given that the Board of Supervisors (“Board”) of the University Park Recreation District (“District”) will hold its regular Board Workshop Meeting on **Tuesday, April 29, 2025, at 2:00 p.m. at the Business Offices located at 8301 The Park Blvd. University Park, FL 34201.**

A copy of the agenda may be obtained at the offices of the District Manager, c/o PFM Group Consulting LLC, 3501 Quadrangle Boulevard, Suite 270, Orlando, FL 32817. Phone: (407) 723-5900 (“District Manager’s Office”) during normal business hours.

*Participants are encouraged to submit questions and comments to the District Manager in advance at (407) 723-5900 to facilitate the Board’s consideration of such questions and comments during the workshop meeting.*

The workshop meeting is open to the public and will be conducted in accordance with the provisions of Florida law for recreation districts. The meeting may be continued to a date, time, and place to be specified on the record at such meeting.

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

Vivian Carvalho  
District Manager  
April 18, 2025

25-00602M

FIRST INSERTION

RYE CROSSING COMMUNITY DEVELOPMENT DISTRICT  
NOTICE OF FISCAL YEAR 2025 MEETINGS

The Board of Supervisors (“Board”) of the Rye Crossing Community Development District (“District”) will hold regular meetings for the remainder of Fiscal Year 2025 at 2:00 p.m., or as soon thereafter the adjournment of the Coddington Community Development District meetings at the Star Farms Amenity Center, 18360 Star Farms Loop, Lakewood Ranch, Florida 34211 on the following dates:

- April 23, 2025  
May 28, 2025  
June 25, 2025  
July 23, 2025  
August 27, 2025  
September 24, 2025

The meetings are open to the public and will be conducted in accordance with the provision of Florida Law for Community Development Districts. The meetings may be continued to a date, time, and place to be specified on the record at the meeting. A copy of the agenda for these meetings may be obtained from the office of the District Manager, Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (877) 276-088, during normal business hours.

There may be occasions when one or more Supervisors or staff will participate by telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (877) 276-0889 at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

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

April 18, 2025

25-00617M

FIRST INSERTION

REQUEST FOR QUALIFICATIONS FOR ENGINEERING SERVICES  
FOR THE EAGLE POINTE COMMUNITY DEVELOPMENT DISTRICT

*RFQ for Engineering Services*

The Eagle Pointe Community Development District (“District”), located in Manatee County, Florida, announces that professional engineering services will be required on a continuing basis for the District’s stormwater systems, and other public improvements authorized by Chapter 190, *Florida Statutes*. The engineering firm selected will act in the general capacity of District Engineer and will provide District engineering services, as required.

Any firm or individual (“Applicant”) desiring to provide professional services to the District must: 1) hold applicable federal, state and local licenses; 2) be authorized to do business in Florida in accordance with Florida law; and 3) furnish a statement (“Qualification Statement”) of its qualifications and past experience on U.S. General Service Administration’s “Architect-Engineer Qualifications, Standard Form No. 330,” with pertinent supporting data. Among other things, Applicants must submit information relating to: a) the ability and adequacy of the Applicant’s professional personnel; b) whether the Applicant is a certified minority business enterprise; c) the Applicant’s willingness to meet time and budget requirements; d) the Applicant’s past experience and performance, including but not limited to past experience as a District Engineer for any community development districts and past experience with Manatee County, Florida; e) the geographic location of the Applicant’s headquarters and offices; f) the current and projected workloads of the Applicant; and g) the volume of work previously awarded to the Applicant by the District. Further, each Applicant must identify the specific individual affiliated with the Applicant who would be handling District meetings, construction services, and other engineering tasks.

The District will review all Applicants and will comply with Florida law, including the Consultant’s Competitive Negotiations Act, Chapter 287, *Florida Statutes* (“CCNA”). All Applicants interested must submit electronic copies of Standard Form No. 330 and the Qualification Statement by 12:00 p.m. on May 7, 2025 to the attention of Richard McGrath (by email to: [rmcgrath@gms-tampa.com](mailto:rmcgrath@gms-tampa.com)) (“District Manager’s Office”).

The Board shall select and rank the Applicants using the requirements set forth in the CCNA and the evaluation criteria on file with the District Manager, and the highest ranked Applicant will be requested to enter into contract negotiations. If an agreement cannot be reached between the District and the highest ranked Applicant, negotiations will cease and begin with the next highest ranked Applicant, and if these negotiations are unsuccessful, will continue to the third highest ranked Applicant.

The District reserves the right to reject any and all Qualification Statements. Additionally, there is no express or implied obligation for the District to reimburse Applicants for any expenses associated with the preparation and submittal of the Qualification Statements in response to this request.

Any protest regarding the terms of this Notice, or the evaluation criteria on file with the District Manager, must be filed in writing, within seventy-two (72) calendar hours (excluding Saturdays, Sundays, and state holidays) after the publication of this Notice. The formal protest setting forth with particularity the facts and law upon which the protest is based shall be filed within seven (7) calendar days (including Saturdays, Sundays, and state holidays) after the initial notice of protest was filed. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of any right to object or protest with respect to aforesaid Notice or evaluation criteria provisions. Any person who files a notice of protest shall provide to the District, simultaneous with the filing of the notice, a protest bond with a responsible surety to be approved by the District and in the amount of Twenty Thousand Dollars (\$20,000.00). Additional information and requirements regarding protests are set forth in the District’s proposed Rules of Procedure, which are available from the District Manager.

April 18, 202525-00587M

Q&A

Are there different types of legal notices?

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

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

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

Q&A

Are internet-only legal notices sufficient?

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

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

Newspaper legal notices fulfills all of those standards.

To publish your legal notice email:  
[legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)

VIEW NOTICES ONLINE AT  
[Legals.BusinessObserverFL.com](http://Legals.BusinessObserverFL.com)



**Business Observer** FLORIDA'S NEWSPAPER FOR THE C-SUITE



-- ESTATE --	
<div><div>FIRST INSERTION</div><div><b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-846 IN RE: ESTATE OF <b>LEWIS BROWARD TRIO Deceased.</b> The administration of the estate of LEWIS BROWARD TRIO, deceased, whose date of death was March 13, 2025, is pending in the Circuit Court for MANATEE County, Florida, Pro- bate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and oth- er persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. 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 creditor as specified under s. 732.221, Florida Statutes. The written demand must be filed with the clerk. 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 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 18, 2025. <b>Personal Representative:</b> <b>David Roy Jackson</b> 732 Lake Blue Dr. Lake Placid, Florida 33852 Attorney for Personal Representative: Charles J. Pratt, Jr. Florida Bar Number: 319171 DYE HARRISON KNOWLES KIRKLAND PRATT &amp; DEPAOLA, PLLC 1206 Manatee Avenue West BRADENTON, FL 34205 Telephone: (941) 746-1167 Fax: (941) 747-0583 E-Mail: cpratt@dyeharrison.com Secondary E-Mail: mbr@dyeharrison.com April 18, 25, 202525-00616M</div></div>	<div><div>FIRST INSERTION</div><div><b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 0828 Division Probate IN RE: ESTATE OF <b>WILLIAM J. PARKS, JR. Deceased.</b> The administration of the estate of WILLIAM J. PARKS, JR., deceased, whose date of death was March 8, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, P. O. Box 25400, Bradenton, FL 34206. 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 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 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 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 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 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 creditor as specified under s. 732.221, 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 18, 2025. <b>Personal Representative:</b> <b>Melissa P. Waldron</b> 1416 Foster Road Thaxton, VA 24174 Attorney for Personal Representative: Rodney D. Gerling, Esq. Florida Bar No. 0554340 Affordable Attorney Gerling Law Group Chartered 6148 State Road 70 East, Bradenton, FL 34203 Telephone: (941) 756-6600 Email: rgerling@gerlinglawgroup.com April 18, 25, 202525-00612M</div></div>
<div><div>FIRST INSERTION</div><div><b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024 CP 2598 Division PROBATE IN RE: ESTATE OF <b>MARJORIE J. GIERTZ-ALARIE Deceased.</b> The administration of the estate of MARJORIE J. GIERTZ-ALARIE also known as MARJORIE GIERTZ-ALA- RIE, deceased, whose date of death was June 22, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, Florida 34206. The names and addresses of the personal representative and the per- sonal representative's attorney are set forth below. All creditors of the decedent and oth- er persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or 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 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 18, 2025. Signed on this 28th day of October, 2024. <b>FLORENCE BECKER TOURES</b> <b>Personal Representative</b> 3840 Ironwood Lane, Unit 103 Bradenton, Florida 34209 Katie L. Cok Attorney for Personal Representative Florida Bar No. 1032226 Hamilton Price, PA 2400 Manatee Avenue West Bradenton, Florida 34205 Telephone: 941-748-0550 Email: Katie@hamiltonpricelaw.com Secondary Email: Ellen@hamiltonpricelaw.com April 18, 25, 202525-00615M</div></div>	<div><div>FIRST INSERTION</div><div><b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 612 Division PROBATE IN RE: ESTATE OF <b>SALLY COOK, Deceased.</b> The administration of the estate of SALLY COOK, deceased, whose date of death was August 16, 2024, is pend- ing in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, Florida 34206. The names and addresses of the personal represen- tative and the personal representative's attorney are set forth below. All creditors of the decedent and oth- er persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or 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 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 18, 2025. Signed on this 3rd day of March, 2025. <b>JANICE SORENSON</b> <b>Personal Representative</b> 6550 Riverview Blvd. Bradenton, Florida 34209 Katie L. Cok Attorney for Personal Representative Florida Bar No. 1032226 Hamilton Price, PA 2400 Manatee Avenue West Bradenton, Florida 34205 Telephone: 941-748-0550 Email: Katie@hamiltonpricelaw.com Secondary Email: Tara@hamiltonpricelaw.com April 18, 25, 202525-00605M</div></div>
<div><div>FIRST INSERTION</div><div><b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 160 IN RE: ESTATE OF <b>MARGARET A. LOWE Deceased.</b> The administration of the estate of MARGARET A. LOWE, deceased, whose date of death was August 17, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Post Office Box 254600, Bradenton, FL 34206. The names and addresses of the personal representative and the per- sonal representative's attorney are set forth below. All creditors of the decedent and oth- er persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or 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 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 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 creditor as specified under s. 732.221, 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 18, 2025. <b>Personal Representative:</b> <b>Signe by:</b> <b>Josephine Shoulson</b> 4473 Gulf of Mexico Drive Longboat Key, Florida 34228 Attorney for Personal Representative: Gregory S. Band, L.L.M. Attorney for Personal Representative Florida Bar Number: 869902 BAND LAW GROUP, P.L. 1543 Second Street Sarasota, FL 34236 Telephone: (941) 917-0505 Fax: (941) 917-0506 E-Mail: gband@bandlawgroup.com April 18, 25, 202525-00603M</div></div>	<div><div>FIRST INSERTION</div><div><b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-000427 IN RE: ESTATE OF <b>JAY B. GOFF, Deceased.</b> The administration of the estate of JAY B. GOFF, deceased, whose date of death was JANUARY 10, 2025, is pend- ing in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is P.O. BOX 25400, BRADENTON, FL 34206. The names and addresses of the personal represen- tative and the personal representative's attorney are set forth below. All creditors of the decedent and oth- er persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or 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 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 18, 2025 /S/ REG <b>RUBIN E. GOFF</b> <b>Personal Representative</b> 6425 Longacre St, Detroit, MI 48228-3893 /S/ JJH JENNIFER J. HENSLEY, ESQUIRE Attorney for Personal Representative Email: Jen@JenHensleyLaw.com Email: Lisa@JenHensleyLaw.com Florida Bar No. 1022202 5190 26th Street West, Suite D Bradenton, FL 34207 Telephone: (941) 755-8583 April 18, 25, 202525-00597M</div></div>

PUBLISH  
YOUR  
LEGAL  
NOTICE

We publish all  
Public sale,  
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related notices

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affidavit to the Clerk's office  
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and select the appropriate County  
name from the menu option

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FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business  
Observer

IV2027A\_V13

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 Eleanor Babbitt, deceased, File Number 2025 CP 0622; by the Circuit Court for Manatee County, Florida, Probate Division; the address of which is 1115 Manatee Avenue West, P. O. Box 25400, Bradenton Florida; that the decedent's date of death was February 18, 2025; that the total value of the estate is \$0.00 and that the names and address of those to whom it has been assigned by such order are:

NAME	ADDRESS
Raymond Babbitt	6539 41st Court E. Sarasota, FL 34243

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is April 18, 2025

**Person Giving Notice:**  
**Raymond Babbitt**  
6539 41st Court E.  
Sarasota, FL 34243

Attorney for Person Giving Notice:  
Rodney D. Gerling, Esq.  
Florida Bar No. 0554340  
Affordable Attorney  
Gerling Law Group Chartered  
6148 State Road 70 East  
Bradenton, Florida 34203  
Telephone: (941) 756-6600  
Email:  
rgerling@gerlinglawgroup.com  
April 18, 25, 202525-00599M



--- ESTATE / ACTIONS ---

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2025-CP-000306**  
Division Probate  
**IN RE: ESTATE OF**  
**BARBARA H. FAULKNER a/k/a**  
**BARBARA JEAN FAULKNER**  
**a/k/a BARBARA J. FAULKNER**  
**a/k/a BARBARA FAULKNER a/k/a**  
**BARBARA JEAN HENDERSHOT**  
**Deceased.**

The administration of the estate of BARBARA H. FAULKNER, a/k/a BARBARA JEAN FAULKNER, a/k/a BARBARA J. FAULKNER, a/k/a BARBARA FAULKNER, a/k/a BARBARA JEAN HENDERSHOT, deceased, whose date of death was November 10, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands

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

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH

IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is April 18, 2025.

**Personal Representative:**  
**BRUCE E. FAULKNER**  
**c/o Jenna Kyle Meltzer, Esq.**  
802 11th Street West  
Bradenton, FL 34205

Attorney for Personal Representative:  
JENNA KYLE MELTZER, Attorney  
Florida Bar Number: 1028517  
802 11th Street West  
Bradenton, Florida 34205-7734  
Telephone: (941) 748-0100  
Fax: (941) 745-2093  
E-Mail: jmeltzer@blalockwalters.com  
Secondary E-Mail:  
jschembri@blalockwalters.com  
Alternate Secondary E-mail:  
mchapman@blalockwatlers.com  
April 18, 25, 2025 25-00589M

FIRST INSERTION

**NOTICE OF ACTION - CONSTRUCTIVE SERVICE**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT  
IN AND FOR MANATEE COUNTY,  
FLORIDA  
GENERAL JURISDICTION  
DIVISION  
**CASE NO. 2025CA000281AX**  
**CROSSCOUNTRY MORTGAGE,  
LLC,**  
**Plaintiff, vs.**  
**HEATHER O'BRIEN WALKER**  
**AND TRAVIS W. WALKER A/K/A**  
**TRAVIS WALKER, et. al.**  
**Defendant(s),**  
TO: HEATHER O'BRIEN WALKER,  
TRAVIS W. WALKER A/K/A TRAVIS  
WALKER, TRAVIS WESLEY WALKER,  
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 2094, TWIN RIVERS,  
PHASE II AS PER PLAT  
THEREOF RECORDED IN  
PLAT BOOK 44, PAGE 122,  
PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

AND  
LOT 2093, TWIN RIVERS,  
PHASE II AS PER PLAT  
THEREOF RECORDED IN  
PLAT BOOK 44, PAGE 122,  
PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before (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.

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

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

WITNESS my hand and the seal of this Court at Manatee County, Florida, this 10th day of APRIL, 2025.

ANGELINA COLONNESO  
CLERK OF THE CIRCUIT COURT  
(SEAL) BY: KRIS GAFFNEY  
DEPUTY CLERK

Robertson, Anschutz, Schneid, Crane & Partners, PLLC  
6409 Congress Ave., Suite 100  
Boca Raton, FL 33487  
PRIMARY EMAIL: flmail@raslg.com  
24-214544  
April 18, 25, 2025 25-00579M

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY,  
FLORIDA  
PROBATE DIVISION  
**File No. 2025-CP-000695**  
Division Probate  
**IN RE: ESTATE OF**  
**JOSEPHINE M. MORELLO, A/K/A**  
**JOSEPHINE MARY MORELLO,**  
**Deceased.**

The administration of the estate of Josephine M. Morello, a/k/a Josephine Mary Morello, deceased, whose date of death was January 17, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Manatee County Circuit Probate, 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this

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

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

The personal representative 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, Florida Statutes.

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

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

The date of first publication of this notice is April 18, 2025.

**Personal Representative:**  
**Caldwell Trust Company, as Trustee of the Josephine M. Morello Trust dated October 6, 2015, as amended By Sonya Kristie, as Senior Vice President and Trust Officer**  
27 S. Orange Avenue  
Sarasota, Florida 34236

Attorney for Personal Representative:  
Shumaker, Loop & Kendrick, LLP  
Ashley S. Hodson, Esquire  
Florida Bar No. 064883  
240 S. Pineapple Avenue, 9th Floor  
Sarasota, Florida 34236  
Telephone: 941-364-2723  
E-Mail Addresses:  
ahodson@shumaker.com  
mward@shumaker.com  
April 18, 25, 2025 25-00598M

FIRST INSERTION

**NOTICE OF SALE**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT  
IN AND FOR MANATEE COUNTY,  
FLORIDA CIVIL DIVISION  
**Case #: 2022CA004097AX**  
**DIVISION: D**  
**Nationstar Mortgage LLC**  
**Plaintiff, -vs.-**  
**Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Howard R. Yourick a/k/a Howard Robert Yourick a/k/a Howard Yourick, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s); Michael Paul Yourick a/k/a Michael P. Yourick a/k/a Michael Yourick; Unknown Spouse of Michael Paul Yourick a/k/a Michael P. Yourick a/k/a Michael Yourick; The Palms of Cortez Condominium Association, Inc.; SYMBOLE, LLC; 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. 2022CA004097AX of the Circuit Court of the 12th Judicial Circuit in and for Manatee County, Florida,

wherein Nationstar Mortgage LLC, Plaintiff and Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Howard R. Yourick a/k/a Howard Robert Yourick a/k/a Howard Yourick, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s) are defendant(s), I, Clerk of Court, Angelina Colonnese, will sell to the highest and best bidder for cash VIA THE INTERNET AT WWW.MANATEE.REALFORECLOSE.COM, AT 11:00 A.M. on June 11, 2025, the following described property as set forth in said Final Judgment, to-wit:

BUILDING 2, CONDOMINIUM UNIT 13, THE PALMS OF CORTEZ, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORD BOOK 2038, PAGE 5178, AND AMENDED BY DOCUMENT RECORDED IN OFFICIAL RECORD BOOK 2041, PAGE 6955, OF THE PUBLIC RECORDS OF MANATEE 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 NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS

UNCLAIMED.

\*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: FLeService@logs.com\*

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.

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

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:  
mtbbi@logs.com  
By: /s/ Amanda Friedlander, Esq.  
Amanda Friedlander, Esq.  
FL Bar # 72876  
22-327002 FC01 CXE  
April 18, 25, 2025 25-00606M

MANATEE COUNTY

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SUBSEQUENT INSERTIONS

--- PUBLIC SALES / ESTATE ---

SECOND INSERTION  
NOTICE OF PUBLIC SALE

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

Auction date and time:  
05/01/25 @ 10:00AM  
Extra Space Storage  
1930 Cortez Rd W,  
Bradenton, FL, 34207  
941-302-9918  
www.Storage treasures.com

Barbara Smith- Household Items, clothes, NicNacs  
Paul Guck- couple of pool tables/odds and ends

Purchases must be made with cash only and paid at the above referenced facility in order to complete this transaction. Extra Space Storage may refuse any bid and may rescind any purchase until the winning bidder takes possession of the personal property.  
April 11, 18, 2025 25-00549M

SECOND INSERTION  
PUBLIC NOTICE OF SALE

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801 - 83.809). The undersigned will sell by competitive bidding at lockerfox.com on Thursday the 24th day of April, 2025 at 10:00 AM. Said property is iStorage, 8400 Cortez Road W, Bradenton, FL, 34210. 01537 Furniture household items boxes wall hangings suitcases vacuums electronics. 00542 drum set model trains holiday decor totes boxes appliances. All purchased items are sold as is, where is, and must be removed within 48 hours of the sale. Purchases must be paid for at the time of purchase per facility policy. Sale subject to cancellation in the event of settlement between owner and obligated party.  
April 11, 18, 2025 25-00565M

SECOND INSERTION  
NOTICE OF PUBLIC SALE

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

Facility Address 5717 14th Street W, Bradenton, Florida 34207  
Phone Number 941-866-6675  
Time of Sale 05/01/2025 9:30am

Marion Phillips- Clothes, Misc. Items  
Tonya Simmons- Household Goods  
Loria Jones- Household Goods  
Rene Flores- tools, Christmas stuff, dryer, washer, Household

The auction will be listed and advertised on www.storage treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.  
April 11, 18, 2025 25-00548M

SECOND INSERTION  
NOTICE OF PUBLIC SALE

Notice is hereby given that on 04/25/2025, at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1984 SUNC mobile home bearing identification number S84061FA and all personal items located inside the mobile home. Last Tenant: Rose M. Fischer, Estate of Rose M. Fischer a/k/a Rosemary Fischer, All Unknown Parties, Beneficiaries, Heirs, Successors, and Assigns of Rose M. Fischer a/k/a Rosemary Fischer, Unknown Party Or Parties In Possession, Shane Fischer, Sean Thomas Fischer, as possible Heir, Elizabeth Fischer, as possible Heir. Sale to be held at: Coach House, 4907 28th Avenue East, Palmetto, Florida 34221 (941)-845-3115.  
April 11, 18, 2025 25-00574M

SECOND INSERTION  
NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated : ExtraSpace 115 Manatee Ave. W. Bradenton FL, 34205 on May 1, 2025 at 10:00 AM  
Napoleon Pompey – Household goods

The auction will be listed and advertised on www.storage treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property  
April 11, 18, 2025 25-00555M

FOURTH INSERTION  
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Certificate Number: 2022-557  
Tax Deed #:2025TD000005  
NOTICE IS HEREBY GIVEN that C. DEAN KUSHMER the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:  
Certificate Number: 2022-557  
Year of Issuance 2022  
Description of Property UNIT 8, THE COVE DOCKS AT WATERLEFE CONDOMINIUM PI#5460.4640/9 Parcel ID Number 546046409  
Property Address: 905 FISH HOOK CV UNIT 8 BRADENTON, FL 34212  
Names in which assessed:  
DAVID HAIR, ROBBIN HAIR  
All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 04/28/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.  
Mar. 28; Apr. 4, 11, 18, 2025 25-00468M

FOURTH INSERTION  
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Certificate Number: 2022-2367  
Tax Deed #:2025TD000004  
NOTICE IS HEREBY GIVEN that C. DEAN KUSHMER the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:  
Certificate Number: 2022-2367  
Year of Issuance 2022  
Description of Property LOT 22 BLK 33 RUBONIA, BEING A RESUBDIVISION OF PLAT OF EAST TERRA CEIA PI#21090.0000/6 Parcel ID Number 2109000006  
Property Address: 1214 72ND STREET CT E PALMETTO, FL 34221  
Names in which assessed:  
COSTER SULLIVAN, EDNA SULLIVAN  
All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 04/28/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.  
Mar. 28; Apr. 4, 11, 18, 2025 25-00467M

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2025 CP 000652**  
**Division Probate**  
**IN RE: ESTATE OF**  
**LINDA EILEEN SNYDER A/K/A**  
**LINDA E. SNYDER A/K/A**  
**LINDA E. WERNER Deceased.**

The administration of the estate of LINDA EILEEN SNYDER A/K/A LINDA E. SNYDER A/K/A LINDA E. WERNER, deceased, whose date of death was January 8, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave W, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this

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

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH

IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is April 11, 2025.

**Personal Representative:**  
**STEVEN K. SNYDER**  
6470 Mourning Dove Drive,  
Apt. No. 403 Bradenton, FL 34210  
Attorney for Personal Representative:  
A. BRENT McPEEK, ESQUIRE  
Attorney for Personal Representative  
Florida Bar Number: 0003905  
3986 S. Tamiami Trail  
Venice, FL 34293  
Telephone: (941) 492-3400  
Fax: (941) 492-3422  
E-Mail: brent@mcpeeklawfirm.com  
Secondary E-Mail:  
shawn@mcpeeklawfirm.com  
April 11, 18, 2025 25-00571M

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2025-CP-000670**  
**Division Probate**  
**IN RE: ESTATE OF**  
**GEORGE O. SAILE a/k/a**  
**GEORGE OSCAR SAILE, JR.**  
**Deceased.**

The administration of the estate of GEORGE O. SAILE a/k/a GEORGE OSCAR SAILE, JR., deceased, whose date of death was October 25, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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

The date of first publication of this notice is April 11, 2025.

**Personal Representative:**  
**ELIZABETH L. ACKERMAN a/k/a**  
**ELIZABETH LYNN SAILE**  
**c/o Jenna Kyle Meltzer**  
802 11th Street West  
Bradenton, Florida 34205

Attorney for Personal Representative:  
JENNA KYLE MELTZER, Attorney  
E-mail Address:  
jmeltzer@blalockwalters.com  
Secondary E-mail Address:  
jschembri@blalockwalters.com  
Alternate Secondary E-mail Address:  
mchapman@blalockwalters.com  
Florida Bar No. 1028517  
Blalock Walters, P.A.  
802 11th Street West  
Bradenton, Florida 34205-7734  
Telephone: (941) 748-0100  
April 11, 18, 2025 25-00557M

SECOND INSERTION

**CLERK'S NOTICE OF SALE**  
**UNDER F.S. CHAPTER 45**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT,  
IN AND FOR MANATEE COUNTY,  
FLORIDA  
**Case No. 2023-CA-004897**  
**Honorable Judge:**  
**EDWARD NICHOLAS**

**PLANET HOME LENDING, LLC**  
**Plaintiff, vs.**  
**BRIAN BURRESS; VILLAGES OF**  
**GLEN CREEK HOMEOWNERS**  
**ASSOCIATION, INC.; UNKNOWN**  
**SPOUSE OF BRIAN BURRESS;**  
**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 above-styled cause, Angelina “Angel” Colonnese, as the Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at www.manatee.realforeclose.com at 11:00 A.M. on July 9, 2025, the following described property:

LOT 40, MAGNOLIA LOT 67,  
VILLAGES OF GLEN CREEK  
PHASE 1A, ACCORDING TO  
MAP OR PLAT THEREOF, AS  
RECORDED IN PLAT BOOK  
62, PAGES 11 THROUGH 19,  
INCLUSIVE, OF THE PUBLIC  
RECORDS OF MANATEE  
COUNTY, FLORIDA  
TAX ID: 1382113359  
COMMONLY KNOWN AS  
2436 SAND GABLES TRL,

BRADENTON, FL 34208  
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

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

Respectfully submitted this April 02, 2025  
/s/Matthew T. Wasinger  
Matthew T. Wasinger, Esquire  
Wasinger Law Office, PLLC  
605 E. Robinson, Suite 730  
Orlando, FL 32801  
(407) 308-0991  
Fla. Bar No.: 0057873  
Attorney for Plaintiff  
mattw@wasingerlawoffice.com  
April 11, 18, 2025 25-00546M

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ACTIONS / SALES / ESTATE ---

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SECOND INSERTION		
<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT IN AND FOR MANATEE COUNTY, STATE OF FLORIDA, PROBATE DIVISION <b>REF: 2025-CP-00667</b> <b>IN RE: ESTATE OF</b> <b>RALPH MICHAEL LENTZ a/k/a</b> <b>RALPH M. LENTZ,</b> <b>Deceased.</b> The administration of the estate of RALPH MICHAEL LENTZ a/k/a RALPH M. LENTZ , deceased, whose date of death was on February 1, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Department, 1115 Manatee Avenue West, Bradenton, FL 34205. The name and address of the Personal Representative and the Personal Representative's Attorney are set forth below. All creditors of the decedent and other persons having claims or demands against the decedent's estate, including unmaturred, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICES 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 unmaturred, contingent or unliquidated claims, must file their claim with this		
court WITHIN THREE 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 Statues. 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 DECEDENTS' DEATH IS BARRED. The date of first publication of this Notice is April 11, 2025. <b>Personal Representative:</b> <b>Casey Lentz</b> <b>c/o McLane McLane &amp; McLane</b> 275 N Clearwater-Largo Road Largo, FL 33770 Attorney for Personal Representative: Sara Evelyn McLane 275 N. Clearwater-Largo Road Largo, FL 33770-2300 (727) 584-2110 mclane@mclane-law.com April 11, 18, 202525-00566M		

SECOND INSERTION		
<b>NOTICE OF ACTION - CONSTRUCTIVE SERVICE</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO. 41-2025-CA-000164</b> <b>METROPOLITAN LIFE INSURANCE COMPANY,</b> <b>Plaintiff, vs.</b> <b>LOUIS PHILLIPE DILAURO A/K/A LOUIS PHILLIPE SEAMUS DI LAURO, et. al.</b> <b>Defendant(s),</b> TO: LOUIS PHILLIPE DILAURO A/K/A LOUIS PHILLIPE SEAMUS DI LAURO, UNKNOWN SPOUSE OF LOUIS PHILLIPE DILAURO A/K/A LOUIS PHILLIPE SEAMUS DI LAURO, 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 1 AND THE NORTH 19.75 FEET OF LOT 2, BLOCK L, BEARS'S SUBDIVISION, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 324, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before (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. In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011. If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of this Court at Manatee County, Florida, this 4th day of APRIL, 2025. ANGELINA COLONNESO CLERK OF THE CIRCUIT COURT BY: Deputy Clerk BY: ANGELINA COLONNESO CLERK OF THE CIRCUIT COURT Robertson, Anschutz, Schneid, Crane & Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 24-225246 April 11, 18, 202525-00562M		

SECOND INSERTION		
<b>NOTICE OF ACTION - CONSTRUCTIVE SERVICE</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION <b>Case No.: 24-CA-1829</b> <b>CITY OF BRADENTON,</b> <b>Plaintiff, v.</b> <b>BERNARD S. HIRD, JR.,</b> <b>Defendant(s),</b> TO: BERNARD S. HIRD, JR., 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 here. You are hereby notified of the institution of this action by the Plaintiff against the Defendants, involving the following described property in Manatee County, Florida, to-wit: BEGIN 143 feet South of the SE intersection of Graham Avenue (now Seventh Avenue) and Oak Street (now Tenth Street) thence East 128.3 feet, thence South 67.3 feet, thence West 127 feet, thence North 67.3 feet to the Point of Beginning, being Parcel marked 'Robert Glazier' as shown in Plat Book 6, Page 26, of the Public Records of Manatee County, Florida, in Section 25, Township 34 South, Range 18 East. Address: 717 10th Street East, Bradenton, FL 34208 Parcel Number: 3232500003 has been filed against you and you are required to serve a copy of your written defenses, if any, on plaintiff's attorney, to wit: MATTHEW D. WEIDNER, ESQUIRE, whose address is 856 2nd Avenue North, St. Petersburg, Florida 33701, on or before 30 days from the first publication of this Notice, and to		
file the original of the defenses with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter. IF A DEFENDANT FAILS TO DO SO, A DEFAULT WILL BE ENTERED AGAINST THAT DEFENDANT FOR THE RELIEF DEMANDED IN THE COMPLAINT OR PETITION THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS. In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011. If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of this Court on 4/9, 2025. ANGELINA COLONNESO Clerk of the Circuit Court (Court Seal) By: As Deputy Clerk MATTHEW D. WEIDNER, ESQUIRE, 856 2nd Avenue North, St. Petersburg, Florida 33701 April 11, 18, 202525-00572M		

<b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA <b>CASE NO.:</b> <b>412025CA000214CAAXMA</b> <b>CITIZENS BANK, N.A.,</b> <b>Plaintiff, vs.</b> <b>DAVID CHARLOT; BLANE T. CHARLOT A/K/A BLANE CHARLOT; SUNNOVA TE MANAGEMENT, LLC,</b> <b>Defendant(s).</b> TO: David Charlot Residence Unknown Blane T. Charlot a/k/a Blane Charlot Residence Unknown YOU ARE NOTIFIED that an action to foreclose a mortgage on the following described property in Manatee County,		
<b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA <b>CASE NO.:</b> <b>412024CA001673CAAXMA</b> <b>NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING,</b> <b>Plaintiff, vs.</b> <b>ESTATE OF HILDA M. COLEMAN, DECEASED; UNKNOWN HEIRS, DEVISEES, GRANTEES, LIENORS, TRUSTEES OF HILDA M. COLEMAN, DECEASED; MARK ALLEN MORGAN; MICHAEL GEORGE MORGAN; CORTEZ VILLAS CONDOMINIUM 12 ASSOCIATION, INC.; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, and ALL OTHER UNKNOWN PARTIES, et.al.,</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN pursuant to a Uniform Final Judgment of Mortgage Foreclosure dated April 3, 2025, entered in Civil Case No.: 412024CA001673CAAXMA of the		

SECOND INSERTION		
Circuit Court of the Twelfth Judicial Circuit in and for Manatee County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, and ESTATE OF HILDA M. COLEMAN, DECEASED; UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF HILDA M. COLEMAN, DECEASED; MARK ALLEN MORGAN; MICHAEL GEORGE MORGAN; CORTEZ VILLAS CONDOMINIUM 12 ASSOCIATION, INC.; ALL OTHER UNKNOWN PARTIES, including, if a named defendant is deceased, the personal representatives, the surviving spouse, heirs, devisees, grantees, creditors, and all other parties claiming, by, through, under or against that defendant, and all claimants, persons or parties, natural or corporate, or whose exact legal status is unknown, claiming under any of the above named or described defendants, are Defendants. ANGELINA COLONNESO, The Clerk of the Circuit Court, will sell to the highest bidder for cash, at www.manatee.realforeclose.com, at 11:00		
<b>FOURTH INSERTION</b> <b>Notice of business closure.</b> We are formally announcing the closing of all operations for Trendstar Corporation as of July 31, 2025 This decision comes after careful consideration of the market conditions, and various factors impacting the business operations. Over the years, we have valued the relationships we've built with our clients, suppliers and partners, and wish to express our gratitude for your support & collaboration. Any and all credit claims, payments & any open balances need to be satisfied within 90 days of this notice & no later than July 1st 2025. We want to thank you for your continued support and patronage. Please email any questions or comments to admin@trendstarinc.com Sincerely, Trendstar Corporation Mar. 28; Apr. 4, 11, 18, 202525-00486M		

SECOND INSERTION		
<b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT FOR THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CIRCUIT CIVIL DIVISION <b>CASE NO.:</b> <b>412024CA001979CAAXMA</b> <b>FIRST HORIZON BANK</b> <b>Plaintiff(s), vs.</b> <b>DESMOND GIOVANNI MICK; JOHN P. MICK; RONALD MICK; JOHN P. MICK AS PERSONAL REPRESENTATIVE OF THE ESTATE OF LINDA MICK; UNKNOWN TENANT IN POSSESSION UNIT A: UNKNOWN TENANT IN POSSESSION UNIT B: Defendant(s).</b> TO: RONALD MICK LAST KNOWN ADDRESS: 5617 21st Street Court West, Unit A & B, Bradenton, FL 34207 CURRENT ADDRESS: UNKNOWN YOU ARE HEREBY NOTIFIED that a civil action has been filed against you in the Circuit Court of Manatee County, Florida, to foreclose certain real property described as follows: THE NORTH 1/2 OF LOT M, MOORE ACRES, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 13, PAGE 58, OF		
THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA. AND THE SOUTH 1/2 OF LOT M, MOORE ACRES, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 13, PAGE 58, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.. Property address: 5617 21st Street Court West, Unit A & B, Bradenton, FL 34207 You are required to file a written response with the Court and serve a copy of your written defenses, if any, to it on Padgett Law Group, whose address is 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312, at least thirty (30) days from the date of first publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint. In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.		
<b>THIRD INSERTION</b> <b>CLERK OF THE CIRCUIT COURT</b> As Clerk of the Court BY: Deputy Clerk BY: ANGELINA COLONNESO <b>CLERK OF THE CIRCUIT COURT</b> Padgett Law Group 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 attorney@padgettlawgroup.com TDP File No. 24-011922-1 April 11, 18, 202525-00569M		

SECOND INSERTION		
<b>NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA <b>CASE NO.: 2023 CA 004030</b> <b>MICHIGAN MUTUAL, INC.,</b> <b>Plaintiff, VS.</b> <b>ALAIN L. ZERBINI A/K/A ALAIN ZERBINI A/K/A ALAIN LOUIS ZERBINI; UNKNOWN SPOUSE OF ALAIN L. ZERBINI A/K/A ALAIN ZERBINI N/K/A MARGARET; COVERED BRIDGE ESTATES COMMUNITY ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS Defendant(s).</b> NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on March 31, 2025 in Civil Case No. 2023 CA 004030, of the Circuit Court of the TWELFTH Judicial Circuit		
in and for Manatee County, Florida, wherein, MICHIGAN MUTUAL, INC. is the Plaintiff, and ALAIN L. ZERBINI A/K/A ALAIN ZERBINI A/K/A ALAIN LOUIS ZERBINI; UNKNOWN SPOUSE OF ALAIN L. ZERBINI A/K/A ALAIN ZERBINI N/K/A MARGARET; COVERED BRIDGE ESTATES COMMUNITY ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants. The Clerk of the Court, Angelina "Angel" Colonneso will sell to the highest bidder for cash at www.manatee.realforeclose.com on June 4, 2025 at 11:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit: LOT 162, COVERED BRIDGE ESTATES PHASE 6C, 6D, & 6E, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 43, PAGE 117, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORI-		
DA. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated this 4th day of April, 2025. ALDRIDGE PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 By: Zachary Ullman FBN: 106751 Primary E-Mail: ServiceMail@aldridgepite.com 1100-839B April 11, 18, 202525-00561M		

the relief demanded in the complaint or petition. In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011. If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Braden-		
ton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated on 4/8, 2025. Angelina "Angel" Colonneso Clerk of said Court (SEAL) By: K. Gaffney As Deputy Clerk McCabe, Weisberg & Conway, LLC 3222 Commerce Place, Suite A West Palm Beach, FL 33407 Telephone: (561) 713-1400 FLpleadings@MWC-law.com File#:25-400018 April 11, 18, 202525-00568M		

SECOND INSERTION		
AM, on the 21st day of May, 2025, the following described real property as set forth in said Judgment, to wit: UNIT 23, CORTEZ VILLAS CODOMINIUM 12, PHASE B, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 977, PAGE 899, AND AMENDMENTS THERETO, AND AS PER PLAT THEREOF, AS RECORDED IN CODOMINIUM PLAT BOOK 10, PAGES 70 AND 71, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA; TOGETHER WITH ITS UNDIVIDED SHARE OF THE COMMON ELEMENTS. If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk before the clerk reports the surplus as unclaimed. If you fail to file a timely claim you will not be entitled to any remaining funds. After the funds are reported as unclaimed, only the owner of record as of the date of the Lis Pendens may claim the surplus. If you are a person with a disability		
ity who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated: April 9, 2025 /s/ Brian L. Rosaler By: Brian L. Rosaler Florida Bar No.: 0174882. Attorney for Plaintiff: Brian L. Rosaler, Esquire Popkin & Rosaler, P.A. 1701West Hillsboro Boulevard Suite 400 Deerfield Beach, FL 33442 Telephone: (954) 360-9030 Facsimile: (954) 420-5187 24-51519 April 11, 18, 202525-00573M		

SECOND INSERTION		
<b>NOTICE OF UNCLAIMED FUNDS</b> IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA\ PROBATE DIVISION <b>CASE NO. 2022CP001044AX</b> <b>IN RE: THE ESTATE OF: WAITERS, SHERI ANN</b> <b>DECEASED</b> PLEASE TAKE NOTICE that on 02/14/2025 , there was placed on deposit in this office, funds received from Depositor in the amount of \$8,776.61 Said funds, less Clerk's fees and advertising fees, if any, are assets due to the Beneficiary(s), Antoine Waiters who IS unable to be located. Unless said funds are claimed on or before six months from the date of the first publication of this notice, said funds will be forwarded to the State of Florida, pursuant to Florida Statutes 733.816. IN WITNESS WHEREOF I have set my hand and official seal at Bradenton, Florida on March 17, 2025. Angelina "Angel" Colonneso, Clerk of the Circuit Court & Comptroller of the Circuit Court & Comptroller By: Connie Lucas Deputy Clerk Mar. 21; Apr. 18, 202525-00448M		
<b>THIRD INSERTION</b> <b>NOTICE OF ASSIGNMENT FOR THE BENEFIT OF CREDITORS</b> IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION <b>Case No. 2025-CA-000484</b> <b>In re:</b> <b>VENTURE MEDICAL OF FLORIDA, LLC,</b> <b>Assignor, to</b> <b>LARRY S. HYMAN,</b> <b>Assignee.</b> TO: ALL CREDITORS AND OTHER INTERESTED PARTIES: 1. PLEASE TAKE NOTICE that on or about March 13, 2025, a Petition was filed commencing an Assignment for the Benefit of Creditors, pursuant to Chapter 727, Fla. Stat., made by VENTURE MEDICAL OF FLORIDA, LLC, Assignor, with its principal place of business at 9403 9th Ave NW, Bradenton, FL 34209, to Larry S. Hyman, Assignee, whose address is PO Box 18625, Tampa, FL 33679. The Petition was filed in the Circuit Court of Manatee County. 2. YOU ARE HEREBY FURTHER NOTIFIED 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 enforcing 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 11, 2025. Apr. 4, 11, 18, 25, 202525-00508M		



SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. **41-2025-CP-000803-CP-AXMA**  
IN RE: ESTATE OF  
**VIRGINIA CHANDLER,**  
aka **VIRGINIA R. CHANDLER**  
**Deceased.**

The administration of the estate of VIRGINIA CHANDLER, also known as VIRGINIA R. CHANDLER, deceased, whose date of death was December 8, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue W, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is: April 11, 2025.

**ERIK P. SHUMAN, ESQUIRE**  
**Personal Representative**  
P.O. Box 1870  
Melbourne, FL 32902  
Erik P. Shuman, Esquire  
Attorney for Personal Representative  
Florida Bar No. 990681  
GrayRobinson, P.A.  
P.O. Box 1870  
Melbourne, FL 32902  
Telephone: 321-727-8100  
Email:  
erik.shuman@gray-robinson.com  
Secondary Email:  
kim.dexter@gray-robinson.com  
April 11, 18, 2025 25-00560M

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. **2025 CP 0594**  
IN RE: ESTATE OF  
**JEAN M. STRAUSS**  
**Deceased.**

The administration of the estate of Jean M. Strauss, deceased, whose date of death was October 6, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave. W.. 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

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. **2025 CP 819 AX**  
IN RE: ESTATE OF  
**JAMES H. HAMMOND,**  
**Deceased.**

The administration of the estate of JAMES H. HAMMOND, deceased, whose date of death was March 20, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Manatee Clerk of Circuit Court, P.O. Box 25400 Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

NOTWITHSTANDING THE TIME 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 11, 2025.

**Personal Representative:**  
**MARK CHMIELEWSKI**  
3523 North Lockwood Ridge Road  
Sarasota, FL 34234  
Attorney for Personal Representative:  
DOUGLAS J. ELMORE  
Florida Bar No. 0020858  
Williams Parker Harrison Dietz & Getzen  
50 Central Avenue, Eighth Floor  
Sarasota, FL 34236  
Telephone: 941-366-4800  
Designation of Email  
Addresses for service:  
Primary:  
delmore@williamsparker.com  
Secondary:  
ltraver@williamsparker.com  
April 11, 18, 2025 25-00559M

creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.

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

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

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

The date of first publication of this notice is April 11, 2025

**Personal Representative:**  
**Patrick L. Smith**  
179 N US Hwy 27, Ste. F  
Clermont, Florida 34711  
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:  
becky@attorneypatricksmith.com  
April 11, 18, 2025 25-00545M

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. **2025-CP-000466 AXMA**  
IN RE: ESTATE OF:  
**LILLIAN E. ROBIDEAU a/k/a**  
**LILLIAN EMILY ROBIDEAU,**  
**Deceased.**

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

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

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

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

NOTWITHSTANDING THE TIME 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 11, 2025.

**Richard A. Robideau**  
**Personal Representative**  
7047 White Willow Court  
Sarasota, Florida 34243  
Dave M. Evans, Jr.  
Attorney for Personal Representative  
Email: DEvans@leeandevans.com  
Secondary Email:  
SKrauss@leeandevans.com  
Florida Bar No. 1013511  
Lee & Evans, P.A.  
2601 Cattlemen Road, Suite 503  
Sarasota, Florida 34232  
Telephone: 941-954-0067  
April 11, 18, 2025 25-00567M

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. **2025-CP-000335**  
IN RE: ESTATE OF:  
**ROBERT LOIS SIEFFER**  
**Deceased.**

The administration of the estate of ROBERT LOIS SIEFFER, deceased, whose date of death was February 23, 2024; is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served must file their claims with this court 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 CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is: April 11, 2025.

**CHRISTINA M. SIEFFER**  
**Personal Representative**  
2416 Palma Sola Blvd.  
Bradenton, Florida 34209  
Thomas A. Moseley  
Attorney for Personal Representative  
Email:  
tom@bradentonattorneyatlaw.com  
Florida Bar No. 0333689  
Thomas A. Moseley Chartered  
1724 Manatee Avenue West  
Bradenton, Florida 34205  
Telephone: 941-747-8185  
April 11, 18, 2025 25-00542M

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. **2025 CP 36**  
Division **PROBATE**  
IN RE: ESTATE OF  
**LESLIE F. RYAN**  
**Deceased.**

The administration of the estate of Leslie F. Ryan, deceased, whose date of death was June 29, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Ave. West, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is April 11, 2025

**Derek A. Olson**  
**C/O Charles H. Webb, Esq.**  
**WEBB & WELLS, PA**  
P.O. Box 1849  
Anna Maria, FL 34216  
/s/ Charles H. Webb  
Charles H. Webb, Esq.  
Attorney for the  
Personal Representative  
Florida Bar Number: 622788  
WEBB & WELLS, PA  
P.O. Box 1849  
Anna Maria, FL 34216  
Telephone: (941) 778-7054  
April 11, 18, 2025 25-00544M

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. **2025 CP 0633 AX**  
Division **Probate**  
IN RE: ESTATE OF  
**WILLIAM PATRICK MCGINNIS,**  
**Deceased.**

The administration of the estate of WILLIAM PATRICK MCGINNIS, deceased, whose date of death was March 5, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Ave W, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is April 11, 2025.

**Person Giving Notice:**  
**WILLIAM PATRICK**  
**MCGINNIS, JR.**  
**c/o Jaime R. Mendez, Esq.**  
600 Washington Ave Ste 2500  
St. Louis, MO 63101-1311  
Attorney for Personal Representative:  
JORDAN J. RICCARDI, ESQ.  
E-Mail Addresses:  
jriccardi@icardmerrill.com  
kcapp@icardmerrill.com  
Florida Bar No. 0100363  
Icard, Merrill, Cullis, Timm, Furen & Ginsburg PA  
2033 Main St Ste 600  
Sarasota, FL 34237  
Telephone: (941) 366-8100  
April 11, 18, 2025 25-00556M

SECOND INSERTION

**NOTICE TO CREDITORS**  
**(Summary Administration)**  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
Case No. **2025CP401**  
Judge **Diana Moreland**  
IN RE: ESTATE OF  
**DOROTHY K. STRICKLAND**  
**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 Dorothy K. Strickland, deceased, Case No. 2025 CP 401 by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205; that the decedent's date of death was October 20, 2024; that the total value of the estate is approximately \$305,000, including exempt assets, and that the name of those to whom it has been assigned by such order is:

Timothy H. Strickland  
Jody K. Nader  
Charles B. Strickland  
ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is April 11, 2025.

**Person Giving Notice:**  
**JODY K. NADER**  
8812 52nd Ave East  
Palmetto, Florida 34221  
Attorney for Person Giving Notice:  
JENNIFER L. HAMEY (0123046)  
Jennifer L. Hamey, PA  
3815 US Highway 301 N  
Ellenton, FL 34222  
(941) 932-6217  
jenniferhamey@gmail.com  
April 11, 18, 2025 25-00558M

SECOND INSERTION

**NOTICE TO CREDITORS**  
**(Summary Administration)**  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. **2025 CP 0502**  
Division **Probate**  
IN RE: ESTATE OF  
**Virginia Ann Hathaway**  
**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 Virginia Ann Hathaway, deceased, File Number 2025 CP 0502; by the Circuit Court for Manatee County, Florida, Probate Division; the address of which is 1115 Manatee Avenue West, P.O. Box 25400, Bradenton Florida; that the decedent's date of death was June 25, 2024; that the total estimated value of the estate is \$8,000.00 and that the names and addresses of those to whom it has been assigned by such order are:

NAME ADDRESS  
Christopher A. Keller  
41 Rockaway Ave  
Rockaway, NJ 07866  
ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is April 11, 2025

**Person Giving Notice:**  
**Christopher A. Keller**  
41 Rockaway Ave  
Rockaway, NJ 07866  
Attorney for Person Giving Notice:  
Rodney D. Gerling, Esq.  
Florida Bar No. 0554340  
Affordable Attorney  
Gerling Law Group Chartered  
6148 State Road 70 East  
Bradenton, Florida 34203  
Telephone: (941) 756-6600  
Email:  
rgerling@gerlinglawgroup.com  
April 11, 18, 2025 25-00543M

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT,  
IN AND FOR MANATEE COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No.: **2025-CP-721**  
IN RE: THE ESTATE OF  
**MANIRAM BACHU,**

The administration of the estate of MANIRAM BACHU, deceased, File Number 2025-CP-721, is pending in the Clerk of Court, Manatee County Courthouse, P.O. Box 25400, Bradenton, Florida 34206. The name and address of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this court WITHIN THE LATER OF 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, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

The date of first publication of this Notice was April 11, 2025.

Signed on April 2, 2025,  
/s/ Uma Bachu  
**Uma Bachu**  
**Personal Representative**  
s/Damian M. Ozark  
Damian M. Ozark, Esquire  
The Ozark Law Firm, P.A.  
Florida Bar No. 0582387  
1904 Manatee Avenue West, Ste. 300  
Bradenton, Florida 34205  
Telephone: (941)750-9760  
dmozark@ozarklawfirm.com  
April 11, 18, 2025 25-00554M

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT  
IN AND FOR MANATEE COUNTY,  
FLORIDA  
PROBATE DIVISION  
FILE NUMBER:  
**2024CP-002524-AX**  
IN RE: ESTATE OF  
**JOHN LEROY WARD,**  
**Deceased.**

The administration of the estate of JOHN LEROY WARD, deceased, whose date of death was June 11, 2024, is pending in the Circuit Court in and for Manatee County, Florida, Probate Division; File Number 2024CP-002524-AX; whose physical address is 1115 Manatee Avenue West, Bradenton, FL 34205 and whose mailing address is Attn: Probate and Guardianship, P.O. Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below. The Fiduciary lawyer-client privilege in Section 90.5021, Florida Statutes applies with respect to the personal representative and any attorney employed by the personal representative.

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

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS April 11, 2025.

**Personal Representative**  
**VIVIANA ESPINOSA PADILLA**  
2118 53rd Avenue West  
Bradenton, Florida 34207  
Attorney for Personal Representative  
/s/ RICARDO SANTANDER,  
ESQUIRE  
RICARDO SANTANDER, P.A.  
206 Easton Drive  
Lakeland, FL 33803  
Tel.: (863) 688-5252  
Fax: (888) 564-0141  
E-mail: ricardosantander@aol.com  
Florida Bar No. 0478652  
April 11, 18, 2025 25-00564M

PUBLISH YOUR  
LEGAL NOTICE

Email  
legal@businessobserverfl.com

Business  
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