Public Notices

Business Observer

PAGES 17-36

PAGE 17 **Additional Public Notices may be accessed on BusinessObserverFL.com and the statewide legal notice website, FloridaPublicNotic MAY 2 - MAY 8, 2025

LEE COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Pursuant to the lien granted by the Florida Self-Storage Facility Act, notice is hereby given that the undersigned self-storage units will be sold at a public sale by competitive bidding, to satisfy the lien of the Lessor, with Metro Storage LLC as managing agent for Lessor, for rental and other charges due from the undersigned. The said property has been stored and is located at the respective address below. Units up for auction will be listed for public bidding on-line at www.StorageTreasures.com (Chris Rosa Auctioneer License AU 4167) beginning five days prior to the scheduled auction date and time. The terms of the sale will be by lot to the highest bidder for cash only. A 10% buyer's premium will be charged per unit. All sales are final. Metro Self Storage LLC reserves the right to withdraw any or all units, partial or entire, from the sale at any time before the sale or to refuse any bids. The property to be sold is described as "general household items" unless otherwise noted. All contents must be removed completely from the property within 48 hours or sooner or are deemed abandoned by bidder/buyer. Sale rules and regulations are available at the time of sale.

Property includes the storage unit contents belonging to the following tenants at the following locations:

Metro Self Storage
3021 Lee Boulevard
Lehigh Acres, FL 33971

The bidding will close on the website StorageTreasures.com and a high bidder will be selected on **05/20/2025 at 10:30am**

Occupant Name	Unit	Description of Property
Pauline Prescod	01012	Household Items
Ashley Williams	02002	Household Items
Michael Koske	02003	Household Items
Lillian Armstrong Michalek	03047	Household Items
Andrew Edgell, Andrew J Edgell Sr	04035	Household Items
Pauline Prescod	05026	Household Items
Cynthia Soriano	05062	Household Items
Raquel Rodriguez	05067	Household Items
Manuel Gonzalez	05120	Household Items

May 2, 9, 2025 25-01636L

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Pursuant to the lien granted by the Florida Self-Storage Facility Act, notice is hereby given that the undersigned self-storage units will be sold at a public sale by competitive bidding, to satisfy the lien of the Lessor, with Metro Storage LLC as managing agent for Lessor, for rental and other charges due from the undersigned. The said property has been stored and is located at the respective address below. Units up for auction will be listed for public bidding on-line at www.StorageTreasures.com (Chris Rosa Auctioneer License AU 4167) beginning five days prior to the scheduled auction date and time. The terms of the sale will be by lot to the highest bidder for cash only. A 10% buyer's premium will be charged per unit. All sales are final. Metro Self Storage LLC reserves the right to withdraw any or all units, partial or entire, from the sale at any time before the sale or to refuse any bids. The property to be sold is described as "general household items" unless otherwise noted. All contents must be removed completely from the property within 48 hours or sooner or are deemed abandoned by bidder/buyer. Sale rules and regulations are available at the time of sale.

Property includes the storage unit contents belonging to the following tenants at the following locations:

Metro Self Storage
17701 Summerlin Road
Fort Myers, Fl 33908

The bidding will close on the website StorageTreasures.com and a high bidder will be selected on **05/20/2025 at 10AM**

Occupant Name	Unit	Description of Property
Tabbitha Breland	3067	Household Goods

May 2, 9, 2025 25-01637L

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 18301 N Tamiami Trail, North Fort Myers FL 33903, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 05/22/2025 at 2:30pm. Contents include personal property along with the described belongings to those individuals listed below.

1750	Robert Shoaff	Hedge trimmer, Couch, mirror, ladder, pictures
1614	Sarah Kuleszyn	Shelves, drum set, sink
1533	William Jensen	Household Items
1537	William Jensen	Household Items
1574	William Jensen	Household Items

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (239)-986-3752.

May 2, 9, 2025 25-01638L

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 FLORIDA 1 REALTY located at 705 SW 31ST ST. in the City of CAPE CORAL, Lee County, FL 33914 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 23rd day of April, 2025.
FLORIDA1PROPERTY, INC.
PAUL SAKORNSIN
May 2, 2025 25-01648L

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Cole Corder Ventures located at 6120 Idlewild St, in the County of Lee, in the City of Fort Myers, Florida 33966 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Fort Myers, Florida, this 24th day of April, 2025.
COLE CORDER GOLF LLC
May 2, 2025 25-01653L

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 DGA Auto located at 24031 South Tamiami Trail, Suite 301 in the City of Bonita Springs, Lee County, FL 34134 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 24th day of April, 2025.
Dealers Greatest Assets Inc
David Winterling
May 2, 2025 25-01649L

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW Pursuant to F.S. §865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of LAYLE, located at 10801 Corkscrew Road, in the City of Fort Myers, County of Lee, State of FL, 33908, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 24 of April, 2025.
ARGAN_BIO_COSMETICS LLC
10801 Corkscrew Road
Fort Myers, FL 33908
May 2, 2025 25-01647L

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 5/16/2025 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1985 OAKW TV 1G9210R28F1035127. Last Tenants: WILLIAM CHARLES PHILLIPS, ESTATE OF WILLIAM CHARLES PHILLIPS AND ALL UNKNOWN PARTIES, BENEFICIARIES, HEIRS, SUCCESSORS, AND ASSIGNS OF WILLIAM CHARLES PHILLIPS. Sale to be at TWIN PINES MHC, LLC, 1319 RIVER ROAD, NORTH FORT MYERS, FL 33903. 813-241-8269.

May 2, 9, 2025 25-01697L

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 Cozy Casita located at 857 Courtington Lane Unit B in the City of Fort Myers, Lee County, NJ 33919 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 28th day of April, 2025.
BRIAN SMITH
May 2, 2025 25-01693L

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 Aviata at Evans located at 3735 Evans Ave in the City of Fort Myers, Lee County, FL 33901 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 24th day of April, 2025.
Evans Avenue Opco LLC
May 2, 2025 25-01654L

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 5/16/2025 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1976 GLEN HS 442L079365S365U & 442L079365S365X . Last Tenants: DARRDANA ROCHELL FOWLER AND VIVIAN LEOLA WALKER and all unknown parties beneficiaries heirs . Sale to be at MHC BUCCANEER ESTATES LLC, 2210 N TAMIAMI TR, NORTH FT MYERS, FL 33903. 813-282-5925.

May 2, 9, 2025 25-01702L

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of Royal Auction Group located at 7061 Alico Road, in the County of Lee in the City of Fort Myers, Florida 33912 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lee County, Florida, this 29th day of April, 2025.
ROYAL AUCTION GROUP, INC.
May 2, 2025 25-01703L

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW Pursuant to F.S. §865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Geo's car detailing services, located at 26633 Noble LN, in the City of Bonita Springs, County of Lee, State of FL, 34135, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 30 of April, 2025.
Delmer Geobany Munos
26633 Noble LN
Bonita Springs, FL 34135
May 2, 2025 25-01707L

FIRST INSERTION

Fictitious Name Notice

Notice Is Hereby Given that Marzana, LLC, 5252 Monroe Street, Toledo, OH 43623, desiring to engage in business under the fictitious name of Marco's Pizza, with its principal place of business in the State of Florida in the County of Lee, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.

May 2, 2025 25-01675L

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 Alpha Drive AI located at 24031 South Tamiami Trail, Suite 301 in the City of Bonita Springs, Lee County, FL 34134 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 24th day of April, 2025.
Dealers Greatest Assets Inc
David Winterling
May 2, 2025 25-01656L

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 Aviata at Santa Barbara located at 216 Santa Barbara Blvd in the City of Cape Coral, Lee County, FL 33991 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 24th day of April, 2025.
Santa Barbara Blvd Opco LLC
May 2, 2025 25-01655L

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 K & M Homewatch located at 457 Valley Drive in the City of Lehigh Acres, Lee County, FL 33936 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 24th day of April, 2025.
Kenneth O'Leary
May 2, 2025 25-01681L

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 Cape Coral Pool Service located at 1004 Archer Pkwy. E. in the City of Cape Coral, Lee County, FL 33904 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 29th day of April, 2025.
Weston's SWFL Services
May 2, 2025 25-01699L

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 COMFORT KEEPERS located at 12480 Brantley Commons Ct #101 in the City of Fort Myers, Lee County, FL 33907 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 25th day of April, 2025.
VAR HOME CARE SERVICES INC
SIDHARTH ANNEBOINA
May 2, 2025 25-01657L

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW Pursuant to F.S. §865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of WJD Marketing, located at 14551 Glenn Cove Drive, #801, in the City of Fort Myers, County of Lee, State of FL, 33919, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 29 of April, 2025.
Walter John Donnelly
14551 Glenn Cove Drive, #801
Fort Myers, FL 33919
May 2, 2025 25-01692L

FIRST INSERTION

NOTICE OF PUBLIC SALE: Notice is hereby given that on 05/27/2025 at 08:00 AM the following vehicles(s) may be sold at public sale pursuant to Florida Statute 713.585. Lienor Name: C. MARK'S AUTO REPAIRS OF LEE COUNTY, INC. Tel#: 813-697-1791 MV#: MV4781 3LN6L2J96FR629230 LINC 4518.12 Location: 2339 BRUNER LN FORT MYERS, FL 33912
May 2, 2025 25-01710L

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 CPE Holdings located at 8360 Matanazas Rd in the City of Ft Myers, Lee County, FL 33967 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 29th day of April, 2025.
Global Goodies
christopher monski
May 2, 2025 25-01698L

FIRST INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
Case No. 24-DR-6178 C
IN RE: The Marriage of:
ALEXANDER RIVERA
Petitioner
and
STEFANIE LYN GIARDINI a/k/a STEFANIE LYN RIVERA
Respondent

TO: STEFANIE LYN GIARDINI a/k/a STEFANIE LYN RIVERA
13565 Eagle Ridge Drive, #1126
Fort Myers, Florida 33912

YOU ARE HEREBY NOTIFIED that an action for dissolution of marriage has been filed against you. You are required to serve a copy of your written defenses, if any, to it on John R. Lonergan, Esq., the petitioner's attorney, whose address is 15880 Summerlin Road, Suite 300-401, Fort Myers, Florida 33908-0310, before service on the petitioner's attorney or immediately thereafter. If you fail to do so, a default may be entered against you for relief demanded in the petition.

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

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

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

DATED April 25, 2025.
KEVIN C. KARNES
Clerk of the Circuit Court
(SEAL) By: E. Bakelman
Deputy Clerk

John R. Lonergan, Esq.
petitioner's attorney
15880 Summerlin Road,
Suite 300-401,
Fort Myers, Florida 33908
May 2, 9, 16, 23, 2025 25-01667L

FIRST INSERTION

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: **28239 S. Tamiami Trl Bonita Springs, FL 34134 May 22nd, 2025 at 9:45am**

Luciana Silva
Household Goods/Furniture

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

May 2, 9, 2025 25-01652L

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of Royal Auctioneers located at 7061 Alico Road, in the County of Lee in the City of Fort Myers, Florida 33912 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lee County, Florida, this 29th day of April, 2025.
ROYAL AUCTION GROUP, INC.
May 2, 2025 25-01705L

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of Royal Auction located at 7061 Alico Road, in the County of Lee in the City of Fort Myers, Florida 33912 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lee County, Florida, this 29th day of April, 2025.
ROYAL AUCTION GROUP, INC.
May 2, 2025 25-01704L

FIRST INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE WITH NO DEPENDENT OR MINOR CHILDREN
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-DR-002859
DIVISION: FAMILY
IN RE THE MATTER OF:
ELIZABETH DALY
Petitioner and
MICHAEL CHAVEZ
Respondent.

TO: MICHAEL CHAVEZ
Address: 7216 Maida Lane
City, State, Zip:
Fort Myers, Florida 33908

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Elizabeth Daly, 7216 Maida Lane, Fort Myers, Florida 33908, on or before May 27, 2025, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, FL 33901, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

[If applicable, insert the legal description of real property, a specific description of personal property, and the name of the county in Florida where the property is located]

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

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

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

Dated: 04/16/2025
Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: J. Collins
Deputy Clerk
May 2, 9, 16, 23, 2025 25-01706L

FIRST INSERTION

NOTICE OF PUBLIC SALE

RV Doctor, Inc. gives notice and intent to sell for non-payment of labor, service and storage fees the following vehicle on 5/20/2025 at 8:30 am at 16340 Old US 41, Fort Myers, FL 33912. Please call (239) 277-1238 to make arrangement for payment of $14,070.48 due in cash on day of sale to redeem motor vehicle or satisfy lien. Parties claiming interest have rights to a hearing prior to sale with Clerk of Court. Owner has rights to recover possession of vehicle without judicial proceedings as pursuant to FL Statute 559.917. The lien claimed by the lienor is subject to enforcement pursuant to section 713.585 FL Statutes. Any proceeds recovered from sale over the amount of lien will be deposited with Clerk of the Court for disposition upon court order. Said company reserves the right to accept or reject any and all bids.

2019 FVWW
VIN# 4X4TWDS2XKM057894
May 2, 2025 25-01639L

--- PUBLIC SALES ---

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW
Pursuant to F.S. §865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of AAQ Homes Inc, located at 4706 Chiquita Blvd Suite 200-413, in the City of Cape Coral, County of Lee, State of FL, 33914, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 30 of April, 2025.
ALL AROUND QUALITY HOMES, INC.
4706 Chiquita Blvd Suite 200-413
Cape Coral, FL 33914
May 2, 2025 25-01708L

--- TAX DEEDS ---

FIRST INSERTION

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

Tax Deed #:2024002822

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-016802 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 7 BLK 41 PB 18 PG 77 LOT 3 Strap Number 22-45-27-07-00041.0030
Names in which assessed:
ERLE W PASOLD

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 05/06/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Feb. 21, 28; Mar. 7, 14; May 2, 2025
25-01625L

FIRST INSERTION

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

Tax Deed #:2024002940

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 22-037 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 1 BLK.2 PB 18 PG 124 LOT 13 Strap Number 27-45-27-01-00002.0130
Names in which assessed:
EVIN A AMADOR

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 05/13/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Feb. 28; Mar. 7, 14, 21; May 2, 2025
25-01644L

OFFICIAL COURTHOUSE WEBSITES

MANATEE COUNTY
manateeclerk.com

SARASOTA COUNTY
sarasotaclerk.com

CHARLOTTE COUNTY
charlotteclerk.com

LEE COUNTY
leeclerk.org

COLLIER COUNTY
collierclerk.com

HILLSBOROUGH COUNTY
hillsclerk.com

PASCO COUNTY
pascoclerk.com

PINELLAS COUNTY
mypinellasclerk.gov

POLK COUNTY
polkcountyclerk.net

ORANGE COUNTY
myorangeclerk.com

LV20890_V5

FIRST INSERTION

NOTICE OF MEETINGS
LUCAYA COMMUNITY DEVELOPMENT DISTRICT
AUDIT COMMITTEE MEETING AND REGULAR BOARD OF SUPERVISORS MEETING

The Lucaya Community Development District Audit Committee will meet on Wednesday, May 14, 2025 at 9:30 a.m. at the Lucaya Clubhouse, 14506 Abaco Lakes Drive, Fort Myers, Florida 33908. Immediately following the adjournment of the audit committee meeting will be a regular Board of Supervisors meeting of the Lucaya Community Development District.

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 agendas 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 lucayacdd.org. These meetings may be continued to a date, time, and place to be specified on the record at the meeting.

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 jlansford@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.

Jordan Lansford, District Manager
Governmental Management Services – Tampa, LLC
May 2, 2025 25-01633L

FIRST INSERTION

SAVANNA LAKES COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF FISCAL YEAR 2025 MEETINGS

The Board of Supervisors ("Board") of the Savanna Lakes Community Development District ("District") will hold regular meetings for remainder of Fiscal Year 2025 at 1:30 p.m., at 10461 Six Mile Cypress Parkway, Fort Myers, Florida 33966 on the following dates:

May 9, 2025
June 13, 2025
July 11, 2025
August 8, 2025
September 12, 2025

The purpose of the meetings is for the Board to consider any business which may properly come before it. The meetings are open to the public and will be conducted in accordance with the provision of Florida law. 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 by contacting the offices of the District Manager, c/o Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (561) 571-0010, during normal business hours or by visiting the District's website, https://savannalakescdd.net/.

There may be occasions when one or more Supervisors or staff will participate by telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at the meetings because of a disability or physical impairment should contact the District Office at (561) 571-0010 at least 48 hours prior to 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 meetings with respect to any matter considered at the 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.

District Manager
May 2, 2025 25-01709L

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-000960
IN RE: ESTATE OF ARTHUR POKORNY, Deceased.

The administration of the estate of ARTHUR POKORNY, deceased, whose date of death was October 28, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO Box 9346, Fort Myers, FL 33902. The names and addresses of the curator and the curator'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.

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

ALL CLAIMS NOT 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: May 2, 2025.

Robert D. Hines
Curator
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Robert D. Hines, Esq.
Attorney for Curator
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
jrivera@hnh-law.com
May 2, 9, 2025 25-01630L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-000855
IN RE: ESTATE OF ANTHONY J. TUMBARELLO, Deceased.

The administration of the estate of ANTHONY J. TUMBARELLO, deceased, whose date of death was December 13, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 2469, Fort Myers, Florida 33902. 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 May 2, 2025.

Personal Representative:
Anthony Tumbarello Jr.
9211 Cockleshell Drive, Suite 12
Bonita Springs, Florida 34135
Attorney for Personal Representative:
s/ Thomas F. LaTorre
THOMAS F. LATORRE, ESQ.
Florida Bar No. 1044329
Safe Harbor Law Firm
27821 S. Tamiami Trail, Suite 2
Bonita Springs, Florida 34134
Telephone: (239) 317-3116
Email: tom@safeharborlawfirm.com
May 2, 9, 2025 25-01632L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-1000
IN RE: ESTATE OF CONNIE MARIE JACOBS Deceased.

The administration of the estate of Connie Marie Jacobs, deceased, whose date of death was February 25, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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 May 2, 2025.

Personal Representative:
Fred Sasser
333 7th Avenue S.
Naples, Florida 34102
Attorney for Personal Representative:
Haylee N. Blessing, Attorney
Florida Bar Number: 1059314
Henderson, Franklin, Starnes & Holt, P.A.
3451 Bonita Bay Blvd., Suite 206
Bonita Springs, FL 34134
Telephone: (239) 344-1100
Fax: (239) 344-1200
E-Mail: haylee.blessing@henlaw.com
Secondary E-Mail:
denise.edwards@henlaw.com
May 2, 9, 2025 25-01678L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025CP001166
IN RE: ESTATE OF SCOTT W HUTZAL Deceased

The administration of the Estate of SCOTT W. HUTZAL, deceased, whose date of death was June 2, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr., Boulevard, Fort Myers, FL 33901. 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 sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under Statute 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 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 May 2, 2025.

Jacqueline A. Hutzal,
Personal Representative
545 Herman Street
Fall River, Massachusetts 02720
/s/Beth Lazar
Beth Lazar, Esq.
Counsel for Personal Representative
Florida Bar No. 51187
Therrel Baisden, LLP
One SE 3rd Ave, Suite 2950
Miami, FL 33131
Tel: (305) 371-5758; Fax (305) 371-3178
Email: Blazar@TherrelBaisden.com
Secondary:
LBermudez@TherrelBaisden.com
Probate@TherrelBaisden.com
May 2, 9, 2025 25-01680L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
FILE NO. 25-CP-001307
IN RE: ESTATE OF LESLIE C. HARDISON, A/K/A LESLIE HARDISON, DECEASED.

The administration of the estate of LESLIE C. HARDISON, also known as LESLIE HARDISON (the "Decedent"), whose date of death was March 13, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. 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 May 2, 2025.

Signed by: William Hardison
WILLIAM L. HARDISON
PETTITIONER
3801 Grand View Court
St. Charles, Illinois 60175
/s/ Dallas Klemmer
DALLAS E. KLEMMER, ESQ.
ATTORNEY FOR PETITIONER
Florida Bar No.: 1044938
1395 Panther Lane, Suite 300
Naples, Florida 34109
Telephone: 239.262-5959
Email: Dallas.Klemmer@quarles.com
Secondary Emails:
Bomie.Leonard@quarles.com;
Mavis.Richards@quarles.com
QB\95848307.1
May 2, 9, 2025 25-01650L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 25-CP-001315
Division: Probate
IN RE: ESTATE OF PAUL WELLS, Deceased.

The administration of the Estate of Paul Wells, deceased, whose date of death was March 6, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the Decedent and other persons having claims or demands against the Decedent's Estate on whom a copy of this Notice is required to be served must file their claims with this Court WITHIN THE LATER OF 3 MONTHS AFTER THE 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 the Decedent's Estate must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

The date of first publication of this Notice is May 2, 2025.

Personal Representative:
Cynthia Wells
142 E. Sunnybrook Drive
Royal Oak, Mi 58073
Attorney for Personal Representative:
Kevin A. Kyle
Attorney for Personal Representative
Florida Bar Number: 980595
GREEN SCHOENFELD & KYLE LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: kevinkyle@gskattorneys.com
01058799.DOC/1
May 2, 9, 2025 25-01674L

Q&A

Who benefits from legal notices?

You do. Legal notices are required because a government body or corporation wants to take action that can affect individuals and the public at large.

When the government is about to change your life, or your property or assets are about to be taken, public notices in newspapers serve to alert those affected.

LV18237_V25

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 25-CP-1264
Division: Probate
IN RE: ESTATE OF EDWARD J. KINEKE, Deceased.

The administration of the Estate of Edward J. Kineke, deceased, whose date of death was January 25, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the Decedent and other persons having claims or demands against the Decedent's Estate on whom a copy of this Notice is required to be served must file their claims with this Court WITHIN THE LATER OF 3 MONTHS AFTER THE 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 the Decedent's Estate must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

The date of first publication of this Notice is May 2, 2025.

Personal Representative:
Karen L. Kennedy,
Personal Representative
15011 Arbor Lakes Dr. E., Unit 102
North Fort Myers, FL 33917
Attorney for Personal Representative:
Kevin A. Kyle
Attorney for Personal Representative
Florida Bar Number: 980595
GREEN SCHOENFELD & KYLE LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: kevinkyle@gskattorneys.com
01043307.DOC/1
May 2, 9, 2025 25-01631L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
CASE NUMBER: 25-CP-000857
IN RE: THE ESTATE OF DAVID RAY WILSON, Deceased.

The estate of DAVID RAY WILSON, deceased, File Number 25-CP-000857, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 2075 Dr Martin Luther King Jr Blvd., Fort Myers, FL 33901. The name and address of the attorney for the estate and the Personal Representative 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 is May 2, 2025.

Personal Representative:
LISA LONG
DAVID A. SILVERSTONE, P.A.
Attorney for Personal Representative
2455 Hollywood Blvd., Suite 301
Hollywood, FL 33020
(954) 367-0770
David @dsilverstone.com
By: David A. Silverstone
Fla. Bar No. 862096
May 2, 9, 2025 25-01646L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-001120
IN RE: ESTATE OF ALLAN EDWARD FERGUSON JR. A/K/A ALLAN E. FERGUSON JR. Deceased.

The administration of the estate of Allan Edward Ferguson Jr. a/k/a Allan E. Ferguson Jr., deceased, whose date of death was June 10, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO BOX 9346, Fort Myers, Florida 33902. 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 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 May 2, 2025.

Personal Representative:
Charles L. Ferguson
19210 Robin Perch Lane
Tampa, Florida 33647
Attorney for Personal Representative:
L. Tyler Yonge, Attorney
Florida Bar Number: 98179
DRUMMOND WEHLE YONGE LLP
6987 East Fowler Avenue
TAMPA, FL 33617
Telephone: (813) 983-8000
Fax: (813) 983-8001
E-Mail: tyler@dwyfirm.com
Secondary E-Mail: amy@dwyfirm.com
May 2, 9, 2025 25-01676L

FIRST INSERTION

PROPOSED NOTICE OF SALE FOR ISSUANCE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
Case No.: 24CA2874
Division: Civil
Judge Rachael Spring Loukonen
Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida
Plaintiff, vs.
Linda Vance Sevey, et al.
Defendants.

Notice is hereby given thaton May 22, 2025 at 9:00 AM, offer by electronic sale at www.lee.realforeclose.com the following described Timeshare Ownership Interest:

Unit 5164, Week 19, Coconut Plantation, a Condominium (the "Condominium"), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof (the "Declaration").

Any person claiming an interest in the surplus from this 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 sale is being held pursuant to the Final Judgment of Foreclosure, entered on April 22, 2025, in Civil Case No. 24CA2874, pending in the Circuit Court in Lee County, Florida.

DATED this 04/23/2025

KEVIN C. KARNES
CLERK OF THE CIRCUIT COURT AND COMPTROLLER
LEE COUNTY, FLORIDA
(SEAL) By: N WrightAngad
Deputy Clerk

THE MANLEY LAW FIRM LLC
P. O. Box 165028
Columbus, OH 43216-5028
AMPS@manleydeas.com
24-005226_MM2
RNOS
May 2, 9, 2025 25-01629L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-1269
Division Probate
IN RE: ESTATE OF BRIAN M. CADY a/k/a BRIAN M. CADY, SR. Deceased.

The administration of the estate of Brian M. Cady a/k/a Brian M. Cady, Sr. deceased, whose date of death was January 3, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. 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. 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 May 2, 2025.

Personal Representative:
Ellen Cady
28556 Longford Court
Bonita Springs, Florida 34135
Attorney for Personal Representative:
John Paul Bratcher, Esq.Attorney
Florida Bar Number:101928
GrayRobinson, PA
999 Vanderbilt Beach Road, Suite 612
Naples, Florida 34108
Telephone: (239) 598-3601
Fax: (239) 598-3164
E-Mail:
andy.krause@gray-robinson.com
Secondary E-Mail:
naples.probate@gray-robinson.com
#63425873 v1
May 2, 9, 2025 25-01677L

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 25-CP-1170
Division: Probate
IN RE: ESTATE OF JAMES M. AUBRY, 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 James M. Aubry, deceased, File Number 25-CP-1170, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346; that the Decedent's date of death was February 1, 2025; that the total value of the Estate is $0.00; and that the names and addresses of those to whom it has been assigned by such Order are:

Name Address
Angela A. Campolo
603 Elm St.,
Winnetka, IL 60093

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

The date of first publication of this Notice is May 2, 2025.

Person Giving Notice:
Angela A. Campolo
603 Elm St.
Winnetka, IL 60093
Attorney for Person Giving Notice:
Kevin A. Kyle
Florida Bar Number: 980595
GREEN SCHOENFELD & KYLE LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: kevinkyle@gskattorneys.com
01053915.DOC/1
May 2, 9, 2025 25-01645L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No: 25-CP-001135
Division: PROBATE
IN RE: ESTATE OF MARJORIE H. WITBECK, Deceased.

The Administration of the Estate of MARJORIE H. WITBECK, Deceased, Case No. 25-CP-001135, is pending in the Circuit Court in and for Lee County, Florida, Probate Division, the address of which is the Justice Center, 2nd Floor, 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, Florida 33901. The names and addresses of the Personal Representative(s) and the Personal Representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 personal representative or curator has no duty to discover whether any property held at the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Community Property Rights at Death Act as described in ss. 732.216-732.228 applies, or may apply, unless a written demand is made by a creditor or beneficiary as specified under s. 732.221.

The date of the first publication of this Notice is May 2, 2025.

Co-Personal Representative(s)
ROBERT M. WITBECK
5319 Mayfair Court
Cape Coral, Florida 33904
-and-
THOMAS J. WITBECK
2350 Roxboro Court
DeLand, Florida 32724
Attorney for Personal Representative(s):
Christopher E. Mast, P.A.
By: /s/Christopher E. Mast
Christopher E. Mast, Esquire
Florida Bar No: 0858412
1059 5th Avenue North
Naples, Florida 34012-5818
239/434-5922
chris@christophermastlaw.com
www.christophermastlaw.com
May 2, 9, 2025 25-01651L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-001035
Division: Probate
IN RE: ESTATE OF GERALD ARTHUR SCUTT, SR., a/k/a GERALD A. SCUTT, SR., a/k/a GERALD A. SCUTT, a/k/a GERALD SCUTT, Deceased.

The administration of the estate of Gerald Arthur Scutt, Sr. aka Gerald A. Scutt, Sr. aka Gerald Scutt, deceased, whose date of death was February 17, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902. 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 May 2, 2025.

Personal Representative:
Debra S. Jalbert aka Debra Ann Jalbert
11541 Hampton Greens Drive
Fort Myers, Florida 33913
Attorney for Personal Representative:
Lowell S. Schoenfeld, Attorney
Florida Bar Number: 980099
GREEN SCHOENFELD & KYLE LLP
1380 Royal Palm Square
Fort Myers, FL 33919
Telephone: (239) 936-7200
E-Mail:
lowellschoenfeld@gskattorneys.com
May 2, 9, 2025 25-01685L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-1147
Division Probate
IN RE: ESTATE OF JOHN MAXWELL RASPEY A/K/A JOHN M. RASPEY A/K/A JAN VOLENS Deceased.

The administration of the estate of John Maxwell Raspey a/k/a John M. Raspey a/k/a Jan Volens, deceased, whose date of death was February 13, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902. 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 May 2, 2025.

Personal Representative:
Ronald J. Baier
1342 Colonial Blvd., Ste. H-64
Fort Myers, Florida 33907
Attorney for Personal Representative:
Douglas A. Dodson, II
Florida Bar Number: 126439
DORCEY LAW FIRM PLC
10181 Six Mile Cypress Parkway, Ste C
Fort Myers, FL 33966
Telephone: (239) 418-0169
Fax: (239) 418-0048
E-Mail: douglas@dorceylaw.com
Secondary E-Mail:
probate@dorceylaw.com
May 2, 9, 2025 25-01673L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-001144
IN RE: ESTATE OF COLLEEN MARIE YERGENS a/k/a COLLEEN M. YERGENS a/k/a COLLEEN YERGENS, Deceased.

The administration of the estate of COLLEEN MARIE YERGENS a/k/a COLLEEN M. YERGENS a/k/a COLLEEN YERGENS, deceased, whose date of death was September 21, 2024, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is Post Office Box 9346, Fort Myers, FL 33902. 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. 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 May 2, 2025.

Personal Representative:
/s/Allison Marie Yergens
ALLISON MARIE YERGENS
12781 Honeysuckle Rd.
Fort Myers, Florida 33966
Attorney for Personal Representative:
/s/Stephen W. Buckley
STEPHEN W. BUCKLEY, ESQUIRE
Florida Bar Number: 117747
GOLDSTEIN, BUCKLEY, CECHMAN, RICE, PURTZ, SMITH, & SMITH, P.A.
Post Office Box 2366
Fort Myers, Florida 33902
Telephone: (239) 334-1146
Fax: (239) 334-3039
E-Mail: sbuckley@gbclaw.com
Secondary E-Mail:
lmintz@gbclaw.com
May 2, 9, 2025 25-01668L

Q&A

What is a public notice?

A public notice is information intended to inform citizens of government activities. The notice should be published in a forum independent of the government, readily available to the public, capable of being securely archived and verified by authenticity.

The West Orange Times carries public notices in Orange County, Florida.

LV18237_V34

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-001253
IN RE: ESTATE OF PATRICIA GLATZ, Deceased.

The administration of the estate of Patricia Glatz, deceased, whose date of death was February 12, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

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 May 2, 2025.

Personal Representatives:
Wendy Nones
2141 Salt Myrtle Lane
Fleming Island, FL 32003
Guy Glatz
595 Milden Rd.
Fayetteville, NC 28314
Attorney for Personal Representatives:
Marve Ann M. Alaimo
malaimo@porterwright.com
flprobate@porterwright.com
Florida Bar No. 117749
Porter Wright Morris & Arthur LLP
9132 Strada Place, Suite 301
Naples, FL 34108
Telephone: 239-593-2964
May 2, 9, 2025 25-01679L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE 20th JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
FIle No. 24-CP-003349
IN RE ESTATE OF CATHIE A. PETULA AKA CATHERINE A. PETULA, Deceased.

The administration of the estate of Cathie A. Petula, aka Catherine A. Petula,deceased, whose date of death was September 12, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd., 1st and 2nd Floors, Fort Myers, FL 33901. 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 on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is May 2 and May 9, 2025.

Personal Representative of the Estate of Cathie A. Petula:
Nina E. McAdoo
44 Interlaken Dr.
Eastchester, NY 10709
917 763-5048
Attorney of the Estate of Cathie A. Petula:
Craig Feldman, Esq.
Law Offices of Craig Feldman, PLLC
Florida Bar Number: 0909180
300 S. Pine Island Road, Suite 306
Plantation, Florida 33324
Telephone: (954) 888-1739
Cfeldman@cflawoffices.com
May 2, 9, 2025 25-01691L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
File No. 25-CP-000540
Division Probate
IN RE: ESTATE OF DAVID MICHAEL HOWARD Deceased.

The administration of the estate of DAVID MICHAEL HOWARD, deceased, whose date of death was June 27, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Probate Court, 1700 Monroe Street, Fort Myers, FL 33901. 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 May 2, 2025.

Personal Representative:
AMBER F. GOOD
29 W 6th Street
Naperville, IL 60563
Attorney for Personal Representative:
/s/ Gregory J. Nussbickel
GREGORY J NUSSBICKEL
Florida Bar No. 0580643
The Nussbickel Law Firm P.A.
12487 Brantley Commons Court
Fort Myers, FL 33907
Telephone: (239)900-9455
May 2, 9, 2025 25-01689L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-001134
IN RE: ESTATE OF MARCELLA C. HOLTZ Deceased.

The administration of the Estate of Marcella C. Holtz, deceased, whose date of death was December 30, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Ft. Myers, FL 33902. 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 May 2, 2025.

Personal Representative:
Sherry Leonard Marks
6020 Sussex Drive
Mobile, Alabama 36608
Attorney for Personal Representative:
Carol R. Sellers
Florida Bar Number: 893528
3525 Bonita Beach Rd., Ste 103
Bonita Springs, FL 34134
Telephone:239-992-2031
Fax: 239-992-0723
E-Mail:
csellers@richardsonsellers.com
May 2, 9, 2025 25-01690L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-1088
IN RE: ESTATE OF JOSEPH TOTH Deceased.

The administration of the estate of Joseph Toth, deceased, whose date of death was March 15, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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 May 2, 2025.

Personal Representative:
Steven A. Toth
1320 SE 19th St.
Cape Coral, Florida 33990
Attorney for Personal Representative:
Janet M. Strickland, FL Bar No. 137472
Law Office of Janet M. Strickland, P.A.
2340 Periwinkle Way, Suite J-1
Sanibel, FL 33957
Telephone: (239) 472-3322
E-Mail: jms@sanibellaw.net
Secondary E-Mail:
neva@sanibellaw.net
May 2, 9, 2025 25-01682L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-001265
IN RE: ESTATE OF ANTHONY J. MICHIENZI, Deceased.

The administration of the estate of ANTHONY J. MICHIENZI, deceased, whose date of death was March 19, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Post Office Box 9436, Fort Myers, Florida 33902. The name and address of the Personal Representative and the Personal Representative's attorney is 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. 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 May 2, 2025.

Personal Representative:
DOMINIC J. MICHIENZI
Attorney for Personal Representative:
KYLE T. MORDEW, ESQ.,
Florida Bar Number: 1022234
Hahn Loeser & Parks, LLP
5811 Pelican Bay Blvd, Suite 650
Naples, Florida 34108
Telephone: (239) 254-2955
Fax: (239) 451-4044
E-Mail: kmordew@hahnlaw.com
Secondary E-Mail:
dlegan@hahnlaw.com
18536731.1
May 2, 9, 2025 25-01696L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-1383
IN RE: ESTATE OF ROBERT J. GALUSHA Deceased.

The administration of the estate of Robert J. Galusha, deceased, whose da te of death was December 1, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Post Office Box 9346, Fort Myers, Florida 33902. 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. 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 May 2, 2025.

Personal Representative:
Robert J. Galusha, Jr.
1355 Claret Court
Fort Myers, Florida 33919
Attorney for Personal Representative:
D. Hugh Kinsey, Jr.
Florida Bar Number: 961213
Sheppard Law Firm, P.A.
9100 College Pointe Court
Fort Myers, FL 33919
Telephone: (239) 334-1141
Fax: (239) 334-3965
E-Mail: kinsey@sbshlaw.com
Secondary E-Mail:
hking@sbshlaw.com
May 2, 9, 2025 25-01701L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
Case No.: 25-CP-370
IN RE: ESTATE OF CODTY PIERCE, Deceased.

The administration of the estate of Codty Pierce, deceased, whose date of death was January 14, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St., Fort Myers, FL 33901. 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 on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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 THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

NOTWITHSTANDING THE TIME 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 May 2, 2025.

Cherie Kubsch,
Personal Representative
54720 27th St.,
South Bend, IN 46635
/s/ Douglas T. Gould
Douglas T. Gould, Esq.
Florida Bar No: 1013520
LINDE, GOULD & ASSOCIATES
12693 New Brittany Blvd.
Fort Myers, FL 33907
Telephone: (239) 939-7100
Facsimile: (239) 939-7104
dgould@lindegould.com
courtfilings@lindegould.com
Attorney for Personal Representative
May 2, 9, 2025 25-01700L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE
CASE NO.: 25-CP-627
IN RE: THE ESTATE OF RAYMOND JOHN TURNER Deceased.

The administration of the Estate of RAYMOND JOHN TURNER, deceased, file no.: 25-CP-627 is pending in the Circuit Court for Lee County, Florida Probate Division, the address of which is Lee County Justice Center 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The personal representative or curator has no duty to discovery 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 Florid Uniform Disposition of Community Property Rights at Death Act applies or may apply (as described in Sections 732.261-732.228, Florida Statutes) unless a written demand is made by a creditor as specified in Section 732.2211, Florida Statutes.

ALL THE 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 dates of publication of this Notice are May 2, 2025, and May 9, 2025.

Personal Representative:
KELLEY ROSE TURNER
16165 Via Solera Circle
Fort Myers, Florida 33908
Attorney for Personal Representative:
MICHAEL E. MUMMERT, ESQUIRE
FBN. 10069
SARAH FOUGERE, ESQUIRE
FBN. 1059501
1375 Jackson Street, Suite 204
Fort Myers, Florida 33901
Phone: 239-597-9999
Fax: 239-597-9974
mmummert@mummertlawfirm.com
service@mummertlawfirm.com
May 2, 9, 2025 25-01687L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-001217
IN RE: ESTATE OF HENRY CHARLES PERCEVALUT, JR. Deceased.

The administration of the estate of HENRY CHARLES PERCEVAULT JR, deceased, whose date of death was September 22, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Probate Court, 1700 Monroe Street, Fort Myers, FL 33901. 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 May 2, 2025.

Personal Representative:
JOHN HENRY PERCEVAULT
2403 East 11th Street
Lehigh Acres, FL 33936
Attorney for Personal Representative:
GREGORY J NUSSBICKEL
E-Mail Addresses:
greg@will.estate
christine@will.estate
Florida Bar No. 0580643
The Nussbickel Law Firm P.A.
12487 Brantley Commons Court
Fort Myers, FL 33907
Telephone: (239)900-9455
May 2, 9, 2025 25-01688L

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--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-001107
IN RE: ESTATE OF KATHRYN M. FISK, Deceased.

The administration of the estate of KATHRYN M. FISK, deceased, whose date of death was January 25, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Justice Center, Post Office Box 9346, Fort Myers, Florida 33902. 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 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 May 2, 2025.

Personal Representative:
PAUL S. FISK
25430 Fairway Dunes Court
Bonita Springs, Florida 34135
Attorney for Personal Representative:
/s/ Kyle T. Mordew
KYLE T. MORDEW
Florida Bar Number: 1022234
HAHN LOESER & PARKS LLP
5811 Pelican Bay Boulevard, Suite 650
Naples, Florida 34108
Telephone: (239) 254-2900
Fax: (239) 592-7716
E-Mail: kmordew@hahnlaw.com
Secondary E-Mail:
dlegan@hahnlaw.com
18477428.1
May 2, 9, 2025 25-01686L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-001228
IN RE: ESTATE OF BRITT A. GORDY Deceased.

The administration of the estate of Britt A. Gordy, deceased, whose date of death was January 27, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King, Jr. Boulevard, Fort Myers, Florida 33901. 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 May 2, 2025.

Personal Representative:
Bobette Gordy
61 Washington St. #210
Sanford, Maine 04073
Attorney for Personal Representative:
THOMAS F. LATORRE, ESQ.
Attorney
Florida Bar Number: 1044329
SAFE HARBOR LAW FIRM
27821 S. Tamiami Trail, Suite 2
Bonita Springs, FL 34134
Telephone: (239) 317-3116
E-Mail: tom@safeharborlawfirm.com
Secondary E-Mail:
peggy@safeharborlawfirm.com
May 2, 9, 2025 25-01715L

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 24-CA-000173
U.S. BANK NATIONAL ASSOCIATION,
Plaintiff, vs.
JOHN P. KATZ A/K/A JOHN PATRICK KATZ; UNKNOWN SPOUSE OF JOHN P. KATZ A/K/A JOHN PATRICK KATZ; WENDY KATZ A/K/A WENDY CAROLINE BASTOS A/K/A WENDY C. KATZ A/K/A WENDY CAROLINE FESSLER; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KEVIN C. KARNES as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.Lee.realforeclose.com at, 9:00 AM on the 05 day of June, 2025, the following described property as set forth in said Final Judgment, to wit:

LOTS 32 AND 33, BLOCK 2771, CAPE CORAL UNIT 40, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 17, PAGES 81 THROUGH 97, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
PROPERTY ADDRESS: 3209 NW 2ND PL, CAPE CORAL, FL 33993

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

Dated this day of 04/23/2025.

KEVIN C. KARNES
Clerk Of The Circuit Court
(SEAL) By: N WrightAngad
Deputy Clerk

Submitted by:
De Cubas & Lewis, P.A.
PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@decubaslewis.com
23-02644
May 2, 9, 2025 25-01627L

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 24-CA-005707
U.S. BANK NATIONAL ASSOCIATION, AS SUCCESSOR IN INTEREST TO BANK OF AMERICA NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR GSAMP TRUST 2006-HE7, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-HE7,
Plaintiff, vs.
FEERIDANIA JONES; NEIL A. JONES,
Defendant(s).

NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Summary Final Judgment of Foreclosure dated April 23, 2025, and entered in Case No. 24-CA-005707 of the Circuit Court of the 20TH Judicial Circuit in and for Lee County, Florida, wherein U.S. Bank National Association, as successor in interest to Bank of America National Association, successor by merger to LaSalle Bank National Association, as Trustee for GSAMP Trust 2006-HE7, Mortgage Pass-Through Certificates, Series 2006-HE7, is Plaintiff and Feeridania Jones; Neil A. Jones, are Defendants, the Office of the Clerk, Lee County Clerk of the Court will sell via online auction at www.lee.realforeclose.com at 9:00 a.m. on the 15th day of May, 2025, the following described property as set forth in said Final Judgment, to wit:

LOTS 39 AND 40, BLOCK 2429, UNIT 34, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 16, PAGES 74 TO 86, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Property Address: 1214 NE 5th Place, Cape Coral, Florida 33909

and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mortgage.

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

Dated: 04/24/2025

Kevin Karnes
As Clerk of said Court
(SEAL) By: N Wright Angad
As Deputy Clerk

McCabe, Weisberg & Conway, LLC
3222 Commerce Place, Suite A
West Palm Beach, Florida, 33407
Telephone: (561) 713-1400
Email: FLpleadings@mwc-law.com
File No: 24-400276
May 2, 9, 2025 25-01659L

FIRST INSERTION

SECOND AMENDED NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
23-CA-008155
NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING,
Plaintiff, VS.
JAMES J. DOMALESKI; DAWN K. DOMALESKI; UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY THROUGH UNDER OR AGAINST THE ESTATE OF LUCILLE PETRACCA, DECEASED; UNKNOWN SPOUSE OF JAMES J. DOMALESKI; UNKNOWN TENANT #1 N/K/A KEN; UNKNOWN SPOUSE OF DAWN K. DOMALESKI; JAMES DOMALESKI, JR
Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on April 10, 2025 in Civil Case No. 23-CA-008155, of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein, NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING is the Plaintiff, and JAMES J. DOMALESKI; DAWN K. DOMALESKI; UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY THROUGH UNDER OR AGAINST THE ESTATE OF LUCILLE PETRACCA, DECEASED; UNKNOWN SPOUSE OF JAMES J. DOMALESKI; UNKNOWN TENANT #1 N/K/A KEN; UNKNOWN SPOUSE OF DAWN K. DOMALESKI; JAMES DOMALESKI, JR are Defendants.

The Clerk of the Court, Kevin C. Karnes will sell to the highest bidder for cash at www.lee.realforeclose.com on May 22nd, 2025 at 09:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOTS 36 AND 37, BLOCK 1469, UNIT 16, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 13, PAGES 76 TO 88, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

WITNESS my hand and the seal of the court on 04/23/2025.

CLERK OF THE COURT
Kevin C. Karnes
(SEAL) N WrightAngad
Deputy Clerk

ALDRIDGE PITE, LLP
Attorney for Plaintiff
5300 West Atlantic Avenue, Suite 303
Delray Beach, FL 33484
Telephone: 561-392-6391
Facsimile: 561-392-6965
Primary E-Mail:
ServiceMail@aldridgepite.com
1184-1913B
May 2, 9, 2025 25-01642L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 24-CA-004385
PENNYMAC LOAN SERVICES, LLC,
Plaintiff, vs.
YINET HERRAN; ADMINISTRATOR OF THE U.S. SMALL BUSINESS ADMINISTRATION; FLORIDA WINDOW & DOOR; STONEYBROOK AT GATEWAY MASTER ASSOCIATION INC.; UNITED STATES OF AMERICA ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; WILSON CRUZ A/K/A WILSON JOSE CRUZ A/K/A WILSON J. CRUZ; KENIA ISSE; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KEVIN C. KARNES as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.Lee.realforeclose.com at, 9:00 AM on the 05 day of June, 2025, the following described property as set forth in said Final Judgment, to wit:

LOT 25, BLOCK G, STONEYBROOK AT GATEWAY UNIT 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 78, PAGES 26 THROUGH 33, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
PROPERTY ADDRESS: 12858 IVORY STONE LOOP, FORT MYERS, FL 33913

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

Dated this day of 04/23/2025.

KEVIN C. KARNES
Clerk Of The Circuit Court
(SEAL) By: N WrightAngad
Deputy Clerk

Submitted by:
De Cubas & Lewis, P.A.
PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@decubaslewis.com
24-01607
May 2, 9, 2025 25-01628L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
23-CA-005553
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, VS.
UNKNOWN HEIRS BENEFICIARIES, DEVISEES, SURVIVING SPOUSE; ORLANDO FONSECA; IRMA BERMUDEZ; MYRRIAN BERMUDEZ; MILDRED BERMUDEZ; DAVIS BERMUDEZ A/K/A DAVID BERMUDEZ; DAISY BERMUDEZ; LUCY BERMUDEZ A/K/A LUCY GARCIA; JOSHUA BERMUDEZ; BRIAN BERMUDEZ; JOHANN BERMUDEZ; RICHARD BERMUDEZ; WILLIAM BERMUDEZ, JR.; CHRISTINA BERMUDEZ; COUNTRY CLUB ESTATES ASSOCIATION OF LEHIGH ACRES, 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).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on August 23, 2024 in Civil Case No. 23-CA-005553, of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein, LAKEVIEW LOAN SERVICING, LLC is the Plaintiff, and UNKNOWN HEIRS BENEFICIARIES, DEVISEES, SURVIVING SPOUSE; ORLANDO FONSECA; IRMA BERMUDEZ; MYRRIAN BERMUDEZ; MILDRED BERMUDEZ; DAVIS BERMUDEZ A/K/A DAVID BERMUDEZ; DAISY BERMUDEZ; LUCY BERMUDEZ A/K/A LUCY GARCIA; JOSHUA BERMUDEZ; BRIAN BERMUDEZ; JOHANN BERMUDEZ; RICHARD BERMUDEZ; WILLIAM BERMUDEZ, JR.; CHRISTINA BERMUDEZ; COUNTRY CLUB ESTATES ASSOCIATION OF LEHIGH ACRES, 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, Kevin C. Karnes will sell to the highest bidder for cash at www.lee.realforeclose.com on July 31, 2025 at 09:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 10, BLOCK 23 OF COUNTRY CLUB ESTATES A SUBDIVISION OF LEHIGH ACRES, SECTION 34, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGES 104 THROUGH 115, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

WITNESS my hand and the seal of the court on 04/25/2025.

CLERK OF THE COURT
Kevin C. Karnes
(SEAL) N Wright Angad
Deputy Clerk

ALDRIDGE PITE, LLP
Attorney for Plaintiff
5300 West Atlantic Avenue, Suite 303
Delray Beach, FL 33484
Telephone: 561-392-6391
Facsimile: 561-392-6965
Primary E-Mail:
ServiceMail@aldridgepite.com
1184-1682B
May 2, 9, 2025 25-01669L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
CASE NO. 25-CA-668
T&R CONSTRUCTION & SALES, INC., a Florida corporation,
Plaintiff, vs.
JANET L. RHOADS, Individually and as Trustee of the RHOADS FAMILY TRUST dated 9/11/2012, UNKNOWN SUCCESSOR TRUSTEE AND PERSONAL REPRESENTATIVE OF THE ESTATE OF RICHARD E. RHOADS and the PERSONAL REPRESENTATIVE OF THE ESTATE OF BETTY L. RHOADS and if alive, and if dead, their unknown spouses, heirs, devisees, grantees, creditors and all other parties claiming by, though, under or against them,; all unknown natural persons if alive, and if dead, or not know to be dead or alive, their several and respective unknown spouses, heirs, devisees, grantees, creditors or other parties claiming by, through or under those unknown natural persons; and the several and respective unknown assigns, successors in interest, trustees, or any other person claiming by, though, under or against any and all claimants, persons or parties, natural or corporation nor whose exact legal status is unknown, claiming under any of the above named or described Defendants or parties or claiming to have any right, title or interest in the property hereafter described in this action,
Defendant(s).

To: JANET L. RHOADS, Individually and as Trustee of the RHOADS FAMILY TRUST dated 9/11/2012, UNKNOWN SUCCESSOR TRUSTEE AND PERSONAL REPRESENTATIVE OF THE ESTATE OF RICHARD E. RHOADS and the PERSONAL REPRESENTATIVE OF THE ESTATE OF BETTY L. RHOADS and if alive, and if dead, their unknown spouses, heirs, devisees, grantees, creditors and all other parties claiming by, though, under or against them,; all unknown natural persons if alive, and if dead, or not know to be dead or alive, their several and respective unknown spouses, heirs, devisees, grantees, creditors or other parties claiming by, through or under those unknown natural persons; and the several and respective unknown assigns, successors in interest, trustees, or any other person claiming by, though, under or against any and all claimants, persons or parties, natural or corporation nor whose exact legal status is unknown, claiming under any of the above named or described Defendants or parties or claiming to have any right, title or interest in the property hereafter described in this action,

LAST KNOWN ADDRESS: 1333 Greenwood Avenue, Kent, OH 44240

YOU ARE NOTIFIED that an action to Quiet Title on the following property in Lee County, Florida:

West half of Lot No. 12, Block 16, Unit 4, Section 21, Lehigh Acres, Township 44 South, Range 27 East, according to the map or plat thereof on file in the Official of the Circuit Court, recorded in Plat Book 15, Page 30, of the Public Records of Lee County, Florida.

has been filed against you and you are required to serve a copy of your written defenses on or before June 2, 2025, if any, on David S. Ged, Esquire, Ged Law, Plaintiff's attorney, whose address is 7955 Airport Road North, Suite 202, Naples, FL 34109, and file the original with this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint or petition.

This notice shall be published once each week for four consecutive weeks in the Business Observer.

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

Kevin C. Karnes
Clerk of the Court
(SEAL) By: K. Harris
As Deputy Clerk

David S. Ged, Esquire,
Ged Law,
Plaintiff's attorney,
7955 Airport Road North, Suite 202,
Naples, FL 34109
May 2, 9, 16, 23, 2025 25-01640L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
24-CA-001592
NATIONSTAR MORTGAGE LLC,
Plaintiff, VS.
OLEN F. STARLING; UNKNOWN SPOUSE OF OLEN F. STARLING; UNITED STATES OF AMERICA- DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN TENANT #1; UNKNOWN TENANT #2; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS
Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on September 21, 2024 in Civil Case No. 24-CA-001592, of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein, NATIONSTAR MORTGAGE LLC is the Plaintiff, and OLEN F. STARLING; UNKNOWN SPOUSE OF OLEN F. STARLING; UNITED STATES OF AMERICA- DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN TENANT #1; UNKNOWN TENANT #2; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Kevin C. Karnes will sell to the highest bidder for cash at www.lee.realforeclose.com on July 31, 2025 at 09:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 77, BLOCK 8, FORT MYERS SHORES, UNIT 1, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 9, PAGE(S) 151 THROUGH 154, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA

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

WITNESS my hand and the seal of the court on 04/23/2025.

CLERK OF THE COURT
Kevin C. Karnes
(SEAL) N WrightAngad
Deputy Clerk

ALDRIDGE PITE, LLP
Attorney for Plaintiff
5300 West Atlantic Avenue, Suite 303
Delray Beach, FL 33484
Telephone: 561-392-6391
Facsimile: 561-392-6965
Primary E-Mail:
ServiceMail@aldridgepite.com
1184-2155B
May 2, 9, 2025 25-01626L

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION
CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 24-CA-007318
BAHIA HOMES REAL ESTATE GROUP, LLC
Plaintiff, v.
RFJ CONSTRUCTION SERVICES, LLC, a Florida Limited Liability Company, RIGOBERTO DIAZ, an individual, FL ON SITE CONSTRUCTION, a fictitious company not registered with the Florida Department of State, YAINIER BETANCOURT, an individual, ZACHARY STEVEN TAYLOR, an individual,
Defendants.

TO: Zachary Steven Taylor, whose last known address is 153 Ring Ave NE, Palm Bay, FL 32907.

YOU ARE NOTIFIED that an action 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, Richard L. Cartlidge, Esq. whose address is 4495 Military Trail, Suite 106, Jupiter, FL 33458 on or before June 4, 2025 and file the original with the Lee County Clerk of Court, Case No. 24-007318 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.

WITNESS my hand and the seal of this Court at County, Florida, this 25 day of April, 2025.

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By Kennedy Harris
As Deputy Clerk

The Linkhorst Law Firm, P.A.
Attorneys for Plaintiff
4495 Military Trail, Suite 106
Jupiter, FL 33458
(561) 626-8880 / (561) 626-8885 (Fax)
acl@floridahardhatlaw.com
rc@floridahardhatlaw.com
service@floridahardhatlaw.com
THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR FOUR (4) CONSECUTIVE WEEKS.
May 2, 9, 16, 23, 2025 25-01663L

FIRST INSERTION

NOTICE OF ACTION -
CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 25-CA-000514
Fifth Third Bank, National Association
Plaintiff, vs.
Patricia A. Juers; Unknown Spouse of Patricia A. Juers, Roman Roofing, Inc.
Defendants.

TO: Patricia A. Juers and Unknown Spouse of Patricia A. Juers
Last Known Address: 2600 SW 22nd Place, Cape Coral, FL 33914

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Lee County, Florida:

LOT(S)33 AND 34, BLOCK 5904, UNIT 92, CAPE CORAL, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 25, PAGE(S) 26 THROUGH 34, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Julie York Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address is 4919 Memorial Hwy, Suite 135, Tampa, FL 33634, within thirty (30) days of the first date of publication, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS

DATED on April 23, 2025.

Kevin C. Karnes
As Clerk of the Court
(SEAL) By K. Shoap
As Deputy Clerk

Julie York Esquire,
Brock & Scott, PLLC.,
the Plaintiff's attorney,
4919 Memorial Hwy, Suite 135,
Tampa, FL 33634
File # 24-F01693
May 2, 9, 2025 25-01635L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 23-CA-012177
LAKEVIEW LOAN SERVICING, LLC
PLAINTIFF, VS.
WILLIAM F. DENNIS A/K/A WILLIAM FRANKLIN DENNIS ET AL.,
DEFENDANTS.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 15th day of April, 2025, and entered in Case No. 23-CA-012177 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein Lakeview Loan Servicing, LLC is the Plaintiff and WILLIAM F. DENNIS A/K/A WILLIAM FRANKLIN DENNIS; LORRIE ANNE DENNIS and AAA ROOFMASTERS, INC. are defendants. Kevin C. Karnes as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at www.lee.realforeclose.com at 9:00A.M. on the 14th day of August, 2025, the following described property as set forth in said Final Judgment, to wit:

LOTS 57 & 58, BLOCK 3931, UNIT 54, CAPE CORAL, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGE(S) 79 THRU 91, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

Dated this day of 04/25/2025.

Kevin C. Karnes
Clerk of The Circuit Court
(SEAL) By: N Wright Angad
Deputy Clerk

Submitted by:
Miller, George & Suggs, PLLC
ATTORNEY FOR PLAINTIFF
210 N. University Drive, Suite 900
Coral Springs, FL 33071
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
ESERVICE@MGS-LEGAL.COM
23FL935-0471
May 2, 9, 2025 25-01662L

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO: 24-CA-006005
CLOUT CONSTRUCTION, LLC, a Florida limited liability company,
Plaintiff, v.
SLATEN CONSTRUCTION, INC., a Florida corporation, and FVM CAPE VISTA LLC, a Florida limited liability company.
Defendants.

NOTICE IS GIVEN that pursuant to the Final Judgment Against FVM Cape Vista LLC filed on the 21st day of April, 2025, in Civil Action No. 2024-CA-006005, of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, in which SLATEN CONSTRUCTION, INC., a Florida corporation, and FVM CAPE VISTA LLC, a Florida limited liability company, are the Defendants, and Clout Construction, LLC is the Plaintiff, Kevin C. Karnes, Clerk of Court, Lee County, will sell to the highest bidder for cash on the 22nd day of May, 2025 at 9:00 a.m., by electronic sale at www.lee.realforeclose.com, the following described real property set forth in the Final Judgment Against FVM Cape Vista LLC in Lee County, Florida:

ADDRESS: 35 – 43 NE 10th Place, Cape Coral, Florida 33909
LEGAL DESCRIPTION: A tract or parcel of land situated in block 3587 Cape Coral Unit 46, according to Plat Book 17, Pages 118 through 129, of the Public Records of Lee County, Florida, being more particularly described in the Warranty Deed recorded in the Official Records of Lee County, Florida on February 1, 2022, as Instrument No. 2022000036428, Doc Type D, Pages 3.
Folio ID: 10502438
STRAP: 07-44-24-C4-03587.0030

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

DATED this 04/24/2025.

KEVIN C. KARNES, CLERK OF COURT
(SEAL) BY: N Wright Angad
Deputy Clerk

Clayton T. Osteen, Esq.
Patrick S. Bickford, Esq.
costeen@ausley.com
pbickford@ausley.com
Ausley & McMullen, P.A.
123 S. Calhoun Street
Tallahassee, FL 32301
Attorney for Plaintiff
May 2, 9, 2025 25-01660L

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case #: 22-CA-002726
DIVISION: I
Rocket Mortgage, LLC f/k/a Quicken Loans, LLC f/k/a Quicken Loans Inc.
Plaintiff, -vs.-
Jonathan T. Doucet; Unknown Spouse of Jonathan T. Doucet; United States of America, Acting Through the Secretary of Housing and urban Development; 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)
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 22-CA-002726 of the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein Rocket Mortgage, LLC f/k/a Quicken Loans, LLC f/k/a Quicken Loans Inc., Plaintiff and Jonathan T. Doucet are defendant(s), I, Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash BEGINNING 9:00 A.M. AT WWW.LEE.REALFORECLOSE.COM IN ACCORDANCE WITH CHAPTER 45 FLORIDA STATUTES on May 22, 2025, the following described property as set forth in said Final Judgment, to-wit:

LOT 359 AND 360, BLOCK 9, GRANDA B.L.V.D. DELRAY AVE, KINGSTON DRIVE SECTIONS OF RUSSELL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 6, PAGE 12, OF THE PUBLIC RECORDS OF LEE 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.

04/28/2025

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
Lee County, Florida
(Seal) N Wright Angad
DEPUTY CLERK OF COURT

Submitted By:
ATTORNEY FOR PLAINTIFF:
LOGS LEGAL GROUP LLP
750 Park of Commerce Blvd., Suite 130
Boca Raton, Florida 33487
(561) 998-6700
(561) 998-6707
22-326804 FC01 RFT
May 2, 9, 2025 25-01684L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 24-CA-004336
CITIBANK, NA, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS OWNER TRUSTEE OF BRAVO RESIDENTIAL FUNDING TRUST 2022-NQM1,
Plaintiff, vs.
BML INVESTMENT GROUP, LLC; SHORES OF FORT MYERS BEACH CONDOMINIUM ASSOCIATION, LLC; UNKNOWN TENANT #1; UNKNOWN TENANT #2; ALL OTHER UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAME UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS
Defendant(s).

NOTICE IS HEREBY GIVEN that pursuant to an Order Resetting Sale entered on March 26, 2025 in the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, Kevin C. Karnes, the Clerk of Court will on MAY 29, 2025 at 9:00 a.m., offer for sale and sell at public outcry to the highest and best bidder for cash at www.lee.realforeclose.com the following described property situated in Lee County, Florida:

UNIT NO. 101 OF THE SHORES OF FORT MYERS BEACH CONDOMINIUM A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORD BOOK 1584 PAGE 2283 AND AMENDED IN OFFICIAL RECORDS BOOK 1667 AT PAGE 3372 THROUGH 3415, INCLUSIVE OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO AND ALL AMENDMENTS THERETO AS SET FORTH IN SAID DECLARATION.

Property Address: 4750 Estero Blvd., Unit 101, Fort Myers Beach, FL 33931

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

Dated: 04/29/2025

KEVIN C. KARNES
Clerk of the Circuit Court
(SEAL) By: N Wright Angad
Deputy Clerk

McMichael Taylor Gray, LLC
3550 Engineering Drive, Suite 260
Peachtree Corners, GA 30092
Phone: (954) 640-0294
Attorney for Plaintiff
May 2, 9, 2025 25-01694L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF FLORIDA IN AND FOR LEE COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 36-2022-CA-001207
U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF LSF9 MASTER PARTICIPATION TRUST,
Plaintiff, vs.
ROBERT E KELLEY, et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered on June 29, 2023, in Civil Case No. 36-2022-CA-001207 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF LSF9 MASTER PARTICIPATION TRUST is Plaintiff and Robert E Kelley, et al., are Defendants, the Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 22nd day of May, 2025 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 51, Western Acres, First Addition, an unrecorded subdivision as is described by the plat or map thereof as recorded in Official Records Book 767, Page 161, in the Public Records of Lee County, Florida.

Address: 4301 N Rd, North Fort Myers, FL 33917

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

Dated this day of 04/25/2025

Kevin C. Karnes
Deputy Clerk
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
(SEAL) BY: N Wright Angad

McCalla Raymer Leibert Pierce, LLP
110 SE 6th Street, Suite 2400
Fort Lauderdale, FL 33301
AccountsPayable@mccalla.com
Counsel of Plaintiff
21-02870FL
May 2, 9, 2025 25-01672L

FIRST INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
FORECLOSURE DIVISION
CASE NO: 24CC006101
LEE CASA BELLA CONDOMINIUM ASSOCIATION, INC., a Florida not for profit Corporation,
Plaintiff, v.
MICHAEL J. JOSEFIK,
Defendants.

Notice is hereby given that pursuant to a Final Judgment of Foreclosure entered on 04/10/2025 in the above-styled cause, in the County Court of Lee County, Florida, Kevin C. Karnes, Clerk of Circuit Court, will sell the property situated in Lee County, Florida legally described as:

UNIT NO. 201, BUILDING 1, PHASE 1, OF CASA BELLA CONDOMINIUM, A CONDOMINIUM, ALL AS SET FORTH IN THE DECLARATION OF CONDOMINIUM AND THE EXHIBITS ATTACHED THERETO AND FORMING A PART THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 1432, PAGE 848, AND ALL AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Commonly known as: 16380 Dublin Cir., #201, Fort Myers, FL 33908

In an online sale at www.lee.realforeclose.com, in accordance with Chapter 45, Florida Statutes, beginning at 9:00 a.m., on May 15th, 2025.

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

A copy of this notice shall be published in the Business Observer.

DATED this day of 04/24/2025

Kevin C. Karnes
(SEAL) By: N WrightAngad
Kevin C. Karnes, Clerk of Court

Leland Wilson, Esq -
leland@associationlegalservices.com,
silva@associationlegalservices.com
12600 World Plaza Lane,
Fort Myers, FL 339907
May 2, 9, 2025 25-01643L

FIRST INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION
Case No.: 24-CC-9043
MANGO CREEK CONDOMINIUM ASSOCIATION, INC., a Florida not-for-profit corporation,
Plaintiff, v.
RICHARD G. QUINN, et al.,
Defendants.

Notice is hereby given pursuant to a Final Summary Judgment of Lien Foreclosure filed the 28th day of April, 2025, in the County Court of the Twentieth Judicial Circuit in and for Lee County, Florida, Case No. 24-CC-9043, wherein MANGO CREEK CONDOMINIUM ASSOCIATION, INC. is the Plaintiff and RICHARD G. QUINN and MARGENE QUINN are the Defendants. That I will sell to the highest and best bidder for cash beginning at 9:00 AM at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes, on May 29, 2025 the following described property as set forth in said Final Summary Judgment of Foreclosure, to-wit:

Unit 13, MANGO CREEK, a Condominium, according to the Declaration of Condominium thereof, recorded in O.R. Book 3808, Pages 161 through 224, and amendments thereto, Public Records of Lee County, Florida
Parcel ID:
32-47-25-B3-03600.0130

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031 before the Clerk reports the surplus as unclaimed.

Dated on this 04/28/2025

Kevin C. Karnes,
Clerk of the Circuit Court
(SEAL) By: N Wright Angad
Deputy Clerk

Plaintiff:
Keith H. Hagman, Esq.,
P.O. Box 1507,
Fort Myers, Florida 33902-1507,
keithhagman@paveselaw.com
glendahaskell@paveselaw.com
May 2, 9, 2025 25-01683L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 23-CA-006636
Freedom Mortgage Corporation,
Plaintiff, vs.
Patrick Cascio, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 23-CA-006636 of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Lee County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and Patrick Cascio; Frances Cascio are the Defendants, that I will sell to the highest and best bidder for cash at, www.lee.realforeclose.com, beginning at 9:00 AM on the, the following described property as set forth in said Final Judgment, to wit:

LOT 33 AND 34, BLOCK 3588, UNIT 46, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 17, PAGES 118 THROUGH 129, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
TAX ID:
07-44-24-C4-03588.0330

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

Dated this day of 04/25/2025

Kevin Karnes
As Clerk of the Court
(SEAL) By: N Wright Angad
As Deputy Clerk

Brock & Scott PLLC
4919 Memorial Hwy, Suite 135
Tampa, FL 33634
Attorney for Plaintiff
File # 23-F00755
May 2, 9, 2025 25-01670L

FIRST INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY FLORIDA
Case No. 25-CC-2306
QX13, LLC, a Florida limited liability company,
Plaintiff, v.
APEX LAND HOLDINGS, LLC, as Trustee of the 414 NE 15th Place Land Trust,
Defendant.

NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment of Foreclosure entered on April 24, 2025 in Case No. 25-CC-2306 in the County Court of the Twentieth Judicial Circuit in and for Lee County, Florida wherein QX13, LLC, a Florida limited liability company is the Plaintiff and APEX LAND HOLDINGS, LLC, as Trustee of the 414 NE 15th Place Land Trust is the Defendant. The Clerk of the Court, Kevin C. Carnes, will sell to the highest bidder for cash at www.lee.realforeclose.com on May 29, 2025 at 9:00 a.m. the following described real property:

Lots 25 and 26, Block 3570, Cape Coral Unit 47 Part 1, a subdivision, according to the map or plat thereof as recorded in Plat Book 24, Pages 5 through 11 inclusive, of the Public Records of Lee County, Florida
More commonly known as: 414 NE 15th Place, Cape Coral FL 33909

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

Dated this day of 04/24/2025,

KEVIN C. CARNES
Clerk of the Court
(SEAL) By: N Wright Angad
As Deputy Clerk

Adam Knight, Esq.
Vestalia Aylsworth, Esq.
May 2, 9, 2025 25-01661L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE No. 24-CA-007546
FVX LLC IN TRUST FOR MORGAN STANLEY BANK, N.A.,
Plaintiff, vs.
MARJORIE MCGUIRE AKA MARJORIE FAYE MCGUIRE, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 24-CA-007546 of the Circuit Court of the 20TH Judicial Circuit in and for LEE County, Florida, wherein, FVX LLC IN TRUST FOR MORGAN STANLEY BANK, N.A., Plaintiff, and, MCGUIRE, MARJORIE, et. al., are Defendants, I will sell to the highest bidder for cash at, WWW.LEE.REALFORECLOSE.COM, at the hour of 9:00 A.M., on the 29 day of May, 2025, the following described property:

LOT 2, BLOCK DD, WHISKEY CREEK CLUB ESTATES UNIT EIGHT, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 32, PAGE(S) 8 AND 9 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, must file a claim per the requirements set forth in FL Stat. 45.032.

DATED this day of 04/25/2025

KEVIN C. KARNES
Clerk Circuit Court
(SEAL) By: N. Wright Angad
Deputy Clerk

Submitted by: Karissa Chin-Duncan
GREENSPOON MARDER, LLP
100 West Cypress Creek Road
Trade Centre South, Suite 700
Fort Lauderdale, FL 33309
954-491-1120
(24-001251)
May 2, 9, 2025 25-01671L

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
Case No: 24-CA-006598
CARRINGTON MORTGAGE SERVICES, LLC,
Plaintiff, vs.
MICHELLE WEBSTER, ET AL.,
Defendants.
TO: MICHELLE WEBSTER
669 Chattman Street E.
Lehigh Acres, FL 33974
UNKNOWN SPOUSE OF MICHELLE WEBSTER
669 Chattman Street E.
Lehigh Acres, FL 33974
TERRY WEBSTER
669 Chattman Street E.
Lehigh Acres, FL 33974
UNKNOWN SPOUSE OF TERRY WEBSTER
669 Chattman Street E.
Lehigh Acres, FL 33974
LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN and any unknown heirs, devisees, grantees, creditors and other unknown persons or unknown spouses claiming by, through and under the above-named Defendant(s), if deceased or whose last known addresses are unknown.

YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to wit:

LOT 24, BLOCK 19, UNIT 4, LEHIGH ACRES, SECTION 09, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 27, PAGE 183, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Bradford Petrino, Esq., Lender Legal PLLC, 1800 Pembrook Drive, Suite 250, Orlando, Florida 32810 and file the original with the Clerk of the above-styled Court on or before 30 days from the first publication, otherwise a default will be entered against you for the relief demanded in the Complaint.

WITNESS my hand and seal of the said Court on the 23 day of April, 2025.

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: K. Shoap
Deputy Clerk

Bradford Petrino, Esq.,
Lender Legal PLLC,
1800 Pembrook Drive, Suite 250,
Orlando, Florida 32810
LLS13725
May 2, 9, 2025 25-01634L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIRCUIT CIVIL DIVISION
CASE NO.: 25-CA-001174
MCLP ASSET COMPANY, INC.
Plaintiff(s), vs.
FUNDVATE 26 LLC; DWAYNE D DUNN; HUBERT V DUNN; THE UNKNOWN SPOUSE OF DWAYNE D. DUNNN/K/A CARMEN DUNN; THE UNKNOWN SPOUSE OF HUBERT V. DUNN; THE UNKNOWN TENANT IN POSSESSION,
Defendant(s).
TO: THE UNKNOWN SPOUSE OF HUBERT V. DUNN
LAST KNOWN ADDRESS: 900 HIBISCUS DRIVE ROYAL, PALM BEACH, FL 33411
CURRENT ADDRESS: UNKNOWN

YOU ARE HEREBY NOTIFIED that a civil action has been filed against you in the Circuit Court of Lee County, Florida, to foreclose certain real property described as follows:

LOT 7, BLOCK 103, OF UNIT 11, SECTION 34, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE(S) 90, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA..

Property address: 3807 9th Street Southwest, Lehigh Acres, FL 33976

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, within (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.

DATED this the 25th day of April, 2025.

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
(SEAL) BY: K. Harris
Deputy Clerk

Padgett Law Group
6267 Old Water Oak Road, Suite 203
Tallahassee, FL 32312
attorney@padgettlawgroup.com
TDP File No. 24-012789-2
May 2, 9, 2025 25-01658L

FIRST INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 24-CA-007318
BAHIA HOMES REAL ESTATE GROUP, LLC
Plaintiff, v.
RFJ CONSTRUCTION SERVICES, LLC, a Florida Limited Liability Company, RIGOBERTO DIAZ, an individual, FL ON SITE CONSTRUCTION, a fictitious company not registered with the Florida Department of State, YAINIER BETANCOURT, an individual, ZACHARY STEVEN TAYLOR, an individual,
Defendants.
TO: Yanier Betancourt, whose last known address is 153 Ring Ave NE, Palm Bay, FL 32907.

YOU ARE NOTIFIED that an action 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, Richard L. Cartlidge, Esq. whose address is 4495 Military Trail, Suite 106, Jupiter, FL 33458 on or before June 4, 2025 and file the original with the Lee County Clerk of Court, Case No. 24-007318 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.

WITNESS my hand and the seal of this Court at Lee County, Florida, this 25th day of April, 2025.

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
By Kennedy Harris
As Deputy Clerk

The Linkhorst Law Firm, P.A.
Attorneys for Plaintiff
4495 Military Trail, Suite 106
Jupiter, FL 33458
(561) 626-8880 / (561) 626-8885 (Fax)
acl@floridahardhatlaw.com
rc@floridahardhatlaw.com
service@floridahardhatlaw.com
THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR FOUR (4) CONSECUTIVE WEEKS
May 2, 9, 16, 23, 2025 25-01665L

FIRST INSERTION

NOTICE OF ACTION CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 24-CA-007318
BAHIA HOMES REAL ESTATE GROUP, LLC
Plaintiff, v.
RFJ CONSTRUCTION SERVICES, LLC, a Florida Limited Liability Company, RIGOBERTO DIAZ, an individual, FL ON SITE CONSTRUCTION, a fictitious company not registered with the Florida Department of State, YAINIER BETANCOURT, an individual, ZACHARY STEVEN TAYLOR, an individual,
Defendants.
TO: FL On Site Construction, whose last known address is 153 Ring Ave NE, Palm Bay, FL 32907.

YOU ARE NOTIFIED that an action 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, Richard L. Cartlidge, Esq. whose address is 4495 Military Trail, Suite 106, Jupiter, FL 33458 on or before June 4, 2025 and file the original with the Lee County Clerk of Court, Case No. 24-007318 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.

WITNESS my hand and the seal of this Court at County, Florida, this 25th day of April, 2025.

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
By Kennedy Harris
As Deputy Clerk

The Linkhorst Law Firm, P.A.
Attorneys for Plaintiff
4495 Military Trail, Suite 106
Jupiter, FL 33458
(561) 626-8880 / (561) 626-8885 (Fax)
acl@floridahardhatlaw.com
rc@floridahardhatlaw.com
service@floridahardhatlaw.com
THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR FOUR (4) CONSECUTIVE WEEKS
May 2, 9, 16, 23, 2025 25-01664L

FIRST INSERTION

AMENDED NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-000745
NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING,
Plaintiff, vs.
ESTATE OF NAGESSAR P. RAMNARINE, DECEASED; UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF NAGESSAR P. RAMNARINE, DECEASED; DAVEANAND RAMNARINE; PATRACIA N. RAMNARINE; SARAH ANN HAMID; LAURA ANN HAMID;, UNKNOWN TENANT(S) IN POSSESSION #1 and #2, et.al.
Defendant(s).
TO: ESTATE OF NAGESSAR P. RAMNARINE, DECEASED
(Current Residence Unknown)
(Last Known Address)
1230 NW 20TH TERRACE
CAPE CORAL, FL 33993
UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF NAGESSAR P. RAMNARINE, DECEASED
(Last Known Address)
1230 NW 20TH TERRACE
CAPE CORAL, FL 33993

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

LOTS 9 AND 10, BLOCK 2985, UNIT 42, PART 1, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN NAT BOOK 23, PAGES 95 THROUGH 97, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

A/K/A: 1230 NW 20TH TERRACE, CAPE CORAL, FL 33993.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Brian L. Rosaler, Esquire, POPKIN & ROSALER, P.A., 1701 West Hillsboro Boulevard, Suite 400, Deerfield Beach, FL 33442., Attorney for Plaintiff, a date which is within thirty (30) days after the first publication of this Notice in the (Please publish in Business Observer) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

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

KEVIN C. KARNES
As Clerk of the Court and/or Comptroller
(SEAL) K. Harris

Brian L. Rosaler, Esquire,
POPKIN & ROSALER, P.A.,
1701 West Hillsboro Boulevard,
Suite 400,
Deerfield Beach, FL 33442.,
Attorney for Plaintiff
25-51814
May 2, 9, 2025 25-01641L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 22-CA-003836
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, v.
MICHAEL P. WAHLERS, et al.,
Defendants.
NOTICE is hereby given that Kevin C. Karnes, Clerk of the Circuit Court of Lee County, Florida, will on June 12, 2025, at 9:00 a.m. ET, via the online auction site at www.lee.realforeclose.com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Lee County, Florida, to wit:

A portion of Lots 61 and 62, The Lake Club at Spanish Wells, a subdivision in Section 3, Township 48 South, Range 25 East, Lee County, Florida, and more particularly described as follows: Commence at the Southwest corner of Lot 62, The Lake Club at Spanish Wells, a subdivision according to the plat thereof recorded in Plat Book 34, at pages 46 and 47, of the Public Records of Lee County, Florida, also being the Point of Beginning of the lands herein described; thence run North 12°06'09" West along the Westerly line of said Plat boundary for a distance of 55.19 feet; thence run North 81°17'21" East for a distance of 67.91 feet; thence run South 89°13'14" East for a distance of 136.05 feet to a point on the Westerly line of Tract "A" (Megan Drive); thence run South 00°46'56" West along said Westerly right-of-way line for a distance of 65.00 feet; thence run North 89°13'04" West for a distance of 190.72 feet to the Point of Beginning.

Property Address: 28700 Megan Drive, Bonita Springs, FL 34135

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

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

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

WITNESS my hand and official seal of this Honorable Court this day of 04/29/2025

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: N Wright Angad
DEPUTY CLERK

Tiffany & Bosco, P.A.
1201 S. Orlando Ave., Suite 430
Winter Park, FL 32789
floridaservice@tblaw.com
May 2, 9, 2025 25-01695L

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case #: 23-CA-009765
DIVISION: L
Wells Fargo Bank, N.A. successor by merger to Wells Fargo Bank Minnesota, N.A. for Reperforming Loan REMIC Trust Certificates, Series 2003-R2
Plaintiff, -vs.-
Rogelio Nunez; Brenda Hernandez; Unknown Spouse of Brenda Hernandez; Lee County, Florida; Unknown Person in Possession of Subject Property
Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 23-CA-009765 of the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein Wells Fargo Bank, N.A. successor by merger to Wells Fargo Bank Minnesota, N.A. for Reperforming Loan REMIC Trust Certificates, Series 2003-R2, Plaintiff and Rogelio Nunez are defendant(s), I, Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash BEGINNING 9:00 A.M. AT WWW.LEE.REALFORECLOSE.COM IN ACCORDANCE WITH CHAPTER 45 FLORIDA STATUTES on July 17, 2025, the following described property as set forth in said Final Judgment, to-wit:

LOT 12, BLOCK 152, UNIT 44, MIRROR LAKES, SECTION 19, TOWNSHIP 45 SOUTH, RANGE 27 EAST, AS RECORDED IN PLAT BOOK 27, PAGE 131, PUBLIC RECORDS OF LEE 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.

04/25/2025

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
Lee County, Florida
(SEAL) N Wright Angad
DEPUTY CLERK OF COURT

Submitted By:
ATTORNEY FOR PLAINTIFF:
LOGS LEGAL GROUP LLP
750 Park of Commerce Blvd.,
Suite 130
Boca Raton, Florida 33487
(561) 998-6700
(561) 998-6707
23-329350 FC01 CHE
May 2, 9, 2025 25-01666L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
CASE NO. 24-CC-005870
OAKS AT WHISKEY CREEK II CONDOMINIUM ASSOCIATION, INC., a Florida not-for-profit corporation,
Plaintiff, vs.
DOUGLAS J. GREER, Individually and as Trustee of the DOUGLAS J. GREER Revocable Trust under Agreement dated November 9, 2015, et al.
Defendants.
NOTICE IS GIVEN that pursuant to the Final Judgment of Foreclosure entered on the 21st day of April 2025, in Civil Action No. 24-CC-005870 of the County Court of the Twentieth Judicial Circuit in and for Lee County, Florida, in which OAKS AT WHISKEY CREEK II CONDOMINIUM ASSOCIATION, INC. is the Plaintiff and DOUGLAS J. GREER, Individually and as Trustee of the DOUGLAS J. GREER Revocable Trust under Agreement dated November 9, 2015 and MARY F. GREER are the Defendants. I will sell to the highest and best bidder for cash at WWW.LEE.REALFORECLOSE.COM at 9:00 a.m., on the 22nd day of May 2025, the following described real property set forth in the Summary Final Judgment of Foreclosure in Lee County, Florida:

Unit 101, Phase 10, Building 10, THE OAKS AT WHISKEY CREEK II, a Condominium, according to the Declaration of Condominium thereof as recorded in Instrument No. 2007000174175 and the Amended and Restated Declaration of Condominium as recorded in Instrument No. 2014000063032, of the Public Records of Lee County, Florida.

(Property Address: 8511 Oakshade Circle, #101, Fort Myers, FL 33919)

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

Dated: 04/30/2025

KEVIN C. KARNES,
CLERK OF THE CIRCUIT COURT
(SEAL) By: N Wright Angad
Deputy Clerk

Jennifer A. Nichols, Esq.
Roetzel & Andress, LPA
999 Vanderbilt Beach Rd– Suite 401
Naples, FL 34108
(239) 649-6200
May 2, 9, 2025 25-01711L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-001279
Division Probate
IN RE: ESTATE OF MARY L. GIAQUINTO
Deceased.
The administration of the estate of Mary L. Giaquinto, deceased, whose date of death was January 8, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Justice Center, 2nd Floor, 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, Florida 33901, and mailing address is P.O. Box 9346, Fort Myers, Florida 33902. 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. 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 May 2, 2025.

Co-Personal Representative:
Brendan Scanlon
138 Greens Farms Road,
Westport, Connecticut 06880
Co-Personal Representative:
James Scanlon
21 Arlena Terrace
Ramsey, New Jersey 07446
Attorney for Personal Representatives:
Pieter Van Dien
Attorney for Personal Representatives
Florida Bar Number: 96695
Oakstone Law PL
225 Banyan Blvd., Ste 230
Naples, Florida 34102
Telephone: (239) 206-3454
E-Mail: pvandien@oakstonelaw.com
Secondary E-Mail:
asmith@oakstonelaw.com
May 2, 9, 2025 25-01712L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-1110
Division PROBATE
IN RE: ESTATE OF EDWARD A. WOLFE
Deceased.
The administration of the estate of EDWARD A. WOLFE, deceased, whose date of death was February 25, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd. 1st Floor Fort Myers, FL 33901. 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.

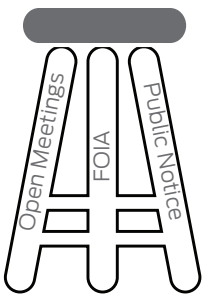
The date of first publication of this notice is May 2, 2025.

Personal Representative:
MARIA DEL ROCIO PULTRONE
3425 NW 45th Place
Cape Coral, FL 33993
Attorney for Personal Representative:
Conrad Willkomm, Esq.
Florida Bar Number: 697338
Law Office of Conrad Willkomm, P.A.
3201 Tamiami Trail North,
Second Floor
Naples, Florida 34103
Telephone: (239) 262-5303
Fax: (239) 262-6030
E-Mail: conrad@swfloridalaw.com
Secondary E-Mail:
kara@swfloridalaw.com
May 2, 9, 2025 25-01713L

Why Public Notice Should Remain in Newspapers

Along with open meeting and freedom of information laws, public notice is an essential element of the

three-legged stool
of government transparency



This is not about "newspapers vs the internet".

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

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

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

prevent government officials from hiding information

they would prefer the public not to see

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

essential elements of public notice:

- **Accessibility**
- **Independence**
- **Verifiability**
- **Archivability**

Publishing notices on the internet is neither cheap nor free

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

Types Of Public Notices

Citizen Participation Notices

- Government Meetings and Hearings
- Meeting Minutes or Summaries
- Agency Proposals
- Proposed Budgets and Tax Rates
- Land and Water Use
- Creation of Special Tax Districts
- School District Reports
- Zoning, Annexation and Land Use Changes

Commercial Notices

- Unclaimed Property, Banks or Governments
- Delinquent Tax Lists, Tax Deed Sales
- Government Property Sales
- Permit and License Applications

Court Notices

- Mortgage Foreclosures
- Name Changes
- Probate Rulings
- Divorces and Adoptions
- Orders to Appear in Court

Stay Informed, It's Your Right to Know.

For legal notice listings go to: **Legals.BusinessObserverFL.com**

To publish your legal notice call: **941-906-9386** or **Legal@BusinessObserverFL.com**

XNLV18187

Newsprint is inherently superior to the internet for public notice

because reading a newspaper is a serendipitous process.

We find things in newspapers we weren't expecting to see. On the internet, we search for specific information and ignore everything else.

Citizens continue to learn about vital civic matters from newspaper notices.

Documented examples of people taking action and alerting their community after reading a newspaper notice are reported on a regular basis.

Verifying publication is difficult-to-impossible on the web.

That's why the courts subject digital evidence to far greater scrutiny than evidence published in newspapers

Significant numbers of people in rural areas still lack high-speed internet access.

Those who are older than 65 or who have lower incomes or lack high-school diplomas are also cut off from the internet in far higher numbers than the average.

Moreover, the real **digital divide for public notice is growing** due to the massive migration to smartphones and other small-screen digital devices

Governments aren't very good at publishing information on the internet.

Unlike newspaper publishers, **public officials aren't compelled by the free market to operate effective websites.**

Types Of Public Notices

Citizen Participation Notices

- Government Meetings and Hearings
- Land and Water Use
- Meeting Minutes or Summaries
- Creation of Special Tax Districts
- Agency Proposals
- School District Reports
- Proposed Budgets and Tax Rates
- Zoning, Annexation and Land Use Changes

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- Divorces and Adoptions
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Stay Informed, It's Your Right to Know.

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To publish your legal notice call: **941-906-9386** or **Legal@BusinessObserverFL.com**

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-000546
Division P(3)
IN RE: ESTATE OF
HAROLD RICHARD SIMMONS
Deceased.

The administration of the estate of HAROLD RICHARD SIMMONS, deceased, whose date of death was March 21, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO Box 9346, Probate Division, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

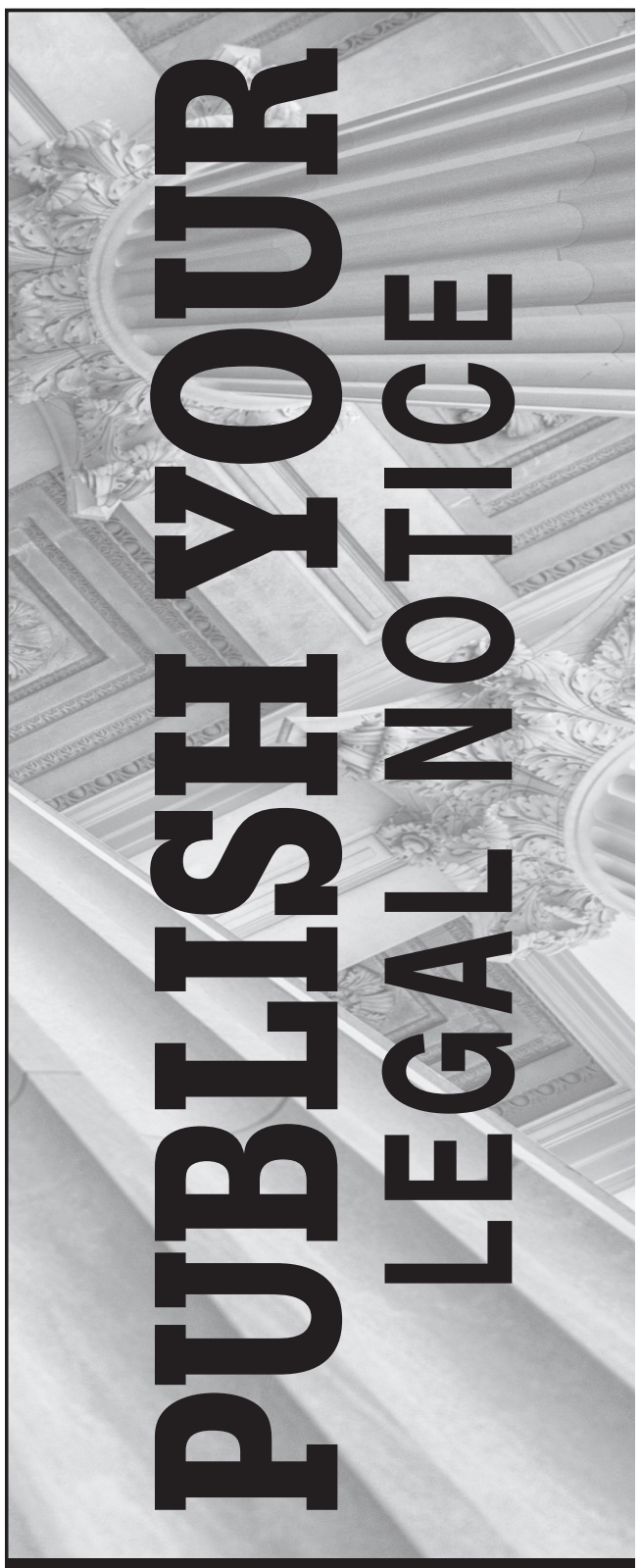
The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies,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

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

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

The date of first publication of this notice is May 2, 2025.

Personal Representative:
CRISTOPHER ALLEN HOGAN
208 Bobolink Place
Saint Johns, Florida 32259
Attorney for Personal Representative:
ROBERT J. PERRY, JR., ESQUIRE
E-mail Address:
Robert@robertperrylawfirm.com
Florida Bar No. 958580
The Law Offices of Robert J. Perry, Jr.
12627 San Jose Boulevard
Jacksonville, Florida 32223
Telephone: (904) 240-4815
May 2, 9, 2025 25-01714L



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

- We offer an online payment portal for easy credit card payment
- Service includes us e-filing your affidavit to the Clerk's office on your behalf

and select the appropriate County name from the menu option

or email **legal@businessobserverfl.com**

FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer
LV20878_V15

SUBSEQUENT INSERTIONS

--- ACTIONS / PUBLIC SALES ---

SECOND INSERTION

Notice of Self Storage Sale

Please take notice Prime Storage - North Fort Myers located at 2590 N. Tamiami Trail North Fort Myers FL 33903 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants who are in default at an Auction. The sale will occur as an online auction via www.selfstorageauction.com on 5/13/25 at 12:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Jane Baddoo unit #1102; Gary Hale unit #331; Gary Hale unit #332; Patrick Vaught unit #559; Jaquinta Mark unit #620; Anthony Rosado unit #625; Andrew Tuller unit #822. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.
Apr. 25; May 2, 2025 25-01564L

FOURTH INSERTION

NOTICE OF ACTION
IN THE COUNTY COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
CASE NO.: 24-CC-002726
19-66 77TH STREET INC.,
Plaintiff, vs.
BOATLIFTS BY SYNERGY LLC AND BRANDON GRAHAM,
Defendants.
TO: BRANDON GRAHAM
1714 3rd Ave E.
Oskaloosa, IA 52577

YOU ARE NOTIFIED that a breach of contract action pertaining to the property located at 3350 Palm Ave. #2 & #3, Ft. Myers, FL 33901, in Lee County, Florida has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Anthone R. Damianakis, Esq., the plaintiff's attorney, whose address is 2348 Sunset Point Rd., Clearwater, FL 33765, on or before May 14, 2025, and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

Dated on: 04/04/2025
Kevin C. Karnes
Clerk of the Court
2075 Dr. Martin Luther King Jr. Blvd.
Ft. Myers, FL 33901
(SEAL) By: N. Watson
Deputy Clerk
Anthone R. Damianakis, Esq.,
the plaintiff's attorney,
2348 Sunset Point Rd.,
Clearwater, FL 33765
00430517-1
Apr. 11, 18, 25; May 2, 2025
25-01394L

THIRD INSERTION

NOTICE OF ACTION
IN THE COUNTY COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
CIVIL DIVISION
Case No:24-CC-007667
WAKE GROUP, LLC
Plaintiff, v.
JUSTIN GREEN, individually,
Defendant.
TO: Justin Green
Whose Residence is Unknown
Whose Last Know Mailing Address is:
4407 SE 20th Ave,
Cape Coral, FL 33904

YOU ARE HEREBY NOTIFIED that a Complaint to foreclose upon a Lien the following described property located in Lee County, Florida:

Lots 3 & 4, Block 368, Unit 7, CAPE CORAL SUBDIVISION, according to the plat thereof, as recorded in Plat Book 12, Page(s) 101 through 128, inclusive, of the Public Records of Lee County, Florida,

has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Attorney Jason R. Himschoot, Esquire, Maughan Himschoot & Associates Law Group, 15750 New Hampshire Court, Suite A, Fort Myers, FL 33908, on or before May 27, 2025 and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediate thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

WITNESS MY HAND AN SEAL of said Court this 14 day of April, 2025
Kevin C. Karnes
Clerk of Circuit Court
(SEAL) By: K. Harris
As Deputy Clerk
Jason R. Himschoot, Esquire,
Maughan Himschoot & Associates Law Group,
15750 New Hampshire Court, Suite A,
Fort Myers, FL 33908
Apr. 18, 25; May 2, 9, 2025
25-01496L

SECOND INSERTION

NOTICE OF PUBLIC SALE
at
The Lock Up Self Storage
12700 University Dr
Fort Myers, FL 33907

Will sell the contents of the following units to satisfy a lien to the highest bidder on May 21st, 2025 by 10:30am at WWW.STORAGETREASURES.COM All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account.

Unit 4722: Katherine Vernon:
Mattress, Box spring, Boxes, Pillows/ Sheets, Loveseat, Footstool
Apr. 25; May 2, 2025 25-01578L

SECOND INSERTION

NOTICE OF PUBLIC SALE
at
The Lock Up Self Storage
9901 Estero Oaks Drive
Estero FL 33967

Will sell the contents of the following units to satisfy a lien to the highest bidder on May 21st, 2025 by 11:30 am at: WWW.STORAGETREASURES.COM All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account.

Unit 101– Tyler Washington,
Items: Michael Kors bays, furniture, bedding, kids toys
Apr. 25; May 2, 2025 25-01612L

SECOND INSERTION

Notice of Self Storage Sale

Please take notice Prime Storage - North Fort Myers Hancock located at 4150 Hancock Bridge Pkwy #39 North Fort Myers FL 33903 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants who are in default at an Auction. The sale will occur as an online auction via www.selfstorageauction.com on 5/13/25 at 12:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Damion Germain unit #00110; Edith Button unit #00194; Kelsey Stickel unit #00313; Brandy Stephenson unit #00330; Michael Cooper unit #00529 - 17 Glass Animal Aquariums, pet supplies; Josh Burns unit #3218; Josh Burns unit #3220. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.
Apr. 25; May 2, 2025 25-01565L

SECOND INSERTION

NOTICE OF PUBLIC SALE
at
The Lock Up Self Storage
5500 Timmers Lane
Lehigh Acres Fl 33971

Will sell the contents of the following units to satisfy a lien to the highest bidder on May 21, 2025 by 10:00 am at WWW.STORAGETREASURES.COM All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account.

Unit 3059-Amanda Maybin-
Flat screen tv, dresser, bed frame, clothing, misc household goods
Apr. 25; May 2, 2025 25-01592L

SECOND INSERTION

NOTICE OF PUBLIC SALE:
THE LOCK UP SELFSTORAGE
at
22776 S.Tamiami Trail
Estero, FL 33928

will sell the contents of the following units to satisfy a lien to the highest bidder on May 21 2025 by 11:00AM at WWW.STORAGETREASURES.COM All goods must be removed from the Unit within 48 hours. Unit availability subject to prior settlement of account.

Unit #2214 Joseph Conley
Unit #20 Michael Pastore
Unit #106 Mary Kate Hall
Unit #127 Mary Kate Hall
Apr. 25; May 2, 2025 25-01577L

SAVE TIME
E-mail your Legal Notice
Business Observer
legal@businessobserverfl.com

THIRD INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
CASE NO.: 25CA1498
ECHO REAL HOMES LLC,
Plaintiff, v.
ARTHUR BRENNEISE, ESTATE OF ARTHUR BRENNEISE, UNKNOWN HEIRS OF ARTHUR BRENNEISE, MARGARET LIDA BRENNEISE, ESTATE OF MARGARET LIDA BRENNEISE and UNKNOWN HEIRS OF MARGARET LIDA BRENNEISE,
Defendants.
TO: ARTHUR BRENNEISE
3217 46TH ST W
LEHIGH ACRES, FL 33971
UNKNOWN HEIRS OF ARTHUR BRENNEISE
3217 46TH ST W
LEHIGH ACRES, FL 33971
ESTATE OF ARTHUR BRENNEISE
3217 46TH ST W
LEHIGH ACRES, FL 33971
MARGARET LIDA BRENNEISE
3217 46TH ST W
LEHIGH ACRES, FL 33971
UNKNOWN HEIRS OF MARGARET LIDA BRENNEISE
3217 46TH ST W
LEHIGH ACRES, FL 33971
ESTATE OF MARGARET LIDA BRENNEISE
3217 46TH ST W
LEHIGH ACRES, FL 33971

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

LOT 2, BLOCK 9, UNIT 1, SECTION 14, LEHIGH ACRES, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 63, PUBLIC RECORDS, LEE COUNTY, FLORIDA.

has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, on or before May 20, 2025, and file the original with the Clerk of this Court, at 2075 Dr Martin Luther King Jr Blvd., Fort Myers, Florida 33901, before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint.

DATED this 10 day of April, 2025.
Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: K. Shoap
As Deputy Clerk
The Law Office of
C.W. Wickersham, Jr., P.A.,
Plaintiff's attorney,
2720 Park Street, Suite 205,
Jacksonville, Florida, 32205,
Phone Number: (904) 389-6202,
Apr. 18, 25; May 2, 9, 2025
25-01484L

FOURTH INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
Case No.: 24-CA-007804
SUKHA ENTERTAINMENT LLC, a Florida Limited Liability Company, and HANISET RODRIGUEZ, an individual,
Plaintiffs, v.
SOLE HOMES BUILDERS CORP, a Florida Profit Corporation; GEORGINA VIERA, an individual; OSCAR M. COMPANIONI, an individual; ELIZABETH BLANCHET; an individual; and MINERVA PEREZ, an individual,
Defendants.

Defendant, Georgina Viera, whose last known address is: 1242 SW Pine Island Road, Suite 42-297, Cape Coral, FL 33991, is hereby notified that an action for breach of contract has been filed and commenced in this court, and is are required to serve a copy of their written defenses, if any, to it on Lores Law, PLLC d/b/a The Miami Tax Lawyer, attorney for Plaintiffs, whose address is: 10621 N. Kendall Dr., Suite 209, Miami, Florida 33176, and file the original with the clerk of the above styled court on or before May 19, 2025; otherwise a default will be entered against them for the relief prayed for in the Complaint.

This notice shall be published once each week for four consecutive weeks in Business Observer newspaper.

WITNESS my hand and the seal of said court at Lee County, Florida on this date 04/09/2025.
Kevin C. Karnes
Clerk of the Circuit Court
and Comptroller
Lee County
Circuit and County Courts
2075 Dr. Martin Luther King Jr. Boulevard
Fort Myers, FL 33901
(SEAL) By: K. Harris
As Deputy Clerk
Attorney for Plaintiffs:
/s/ Adrian Lores de la Pena
Adrian Lores de la Peña, Esq.
The Florida Bar # 1020659
Lores Law PLLC d/b/a The Miami Tax Lawyer®
10621 North Kendall Drive, Suite 209
Miami, FL 33176
Office (305) 977-7526
Email: adrian@themiamitaxlayer.com
Apr. 11, 18, 25; May 2, 2025
25-01433L

FOURTH INSERTION

NOTICE OF ACTION: CONSTRUCTIVE SERVICE - PROPERTY
IN THE CIRCUIT COURT OF THE
20TH JUDICIAL CIRCUIT IN AND
FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO: 24-CA-007184
ANA CARO,
Plaintiff, vs.
FRANK W SPATARO, BETTY SPATARO, FLORIDA LANDMARK COMMUNITIES, INC. (fka Lehigh Corporation), SALVATORE FAVIA, DONNA FAVIA, ALICE ALLEN VERNOR, RONALD ALLEN, LOAL CLARK, SUSAN SIWULA, WILLIAM ALLEN, and ANDREA SHALES,
Defendant.
STATE OF FLORIDA:
COUNTY OF LEE:
To :
William Allen, 37160 N IL Route 59, Lake Villa, IL 60046 / 1549 Jackson St. No Chicago, IL 60046
Susan Siwula, 37160 N IL Route 59, Lake Villa, IL 60046 / 1826 Hazelwood Dr. Lindenhurst, IL 60046
Ronald Allen, 37160 N IL Route 59, Lake Villa, IL 60046 / 701 Lake St. #GA, Antioch, IL 60002
Loal Clark, 37160 N IL Route 59, Lake Villa, IL 60046 / 607 Parma Drive, Lake Villa, IL 60046
Frank W Spataro 1649 Wildwood Ln, Darien, IL 60561 / 6243 South Monitor Street, Chicago, IL 60638
Donna Favia, 6819 Cedar Bluff Way, Sacramento, CA 95283 / 1865 Valley Brook Dr. Alpharetta, GZ 30005
Betty Spataro, 6243 South Monitor Street, Chicago, IL 60638 / 1649 Wildwood Ln Darien, IL 60561

YOU ARE NOTIFIED that an action to quiet title to the following properties in LEE County, Florida:

Lot 4, Block 126, Unit 9, Section 12, Township 44 South, Range 26 East, Lehigh Acres, according to the plat thereof, recorded in Plat Book 26, Page 109, of the Public Records of Lee County, Florida. Parcel ID: 12-44-26-L2-09126.0040

And

Lot 19, Block 25, Unit 5, Section 3, Township 44 South, Range 26 East, Lehigh Acres, according to the plat thereof, recorded in Plat Book 26, Page 7, of the Public Records of Lee County, Florida. Parcel ID: 13-44-26-11-00110.0150

And

Lot 15, Block 110, Unit 11, Section 13, Township 44 South, Range 26 East, Lehigh Acres, according to the plat thereof, recorded in Plat Book 15, Page 62, of the Public Records of Lee County, Florida. Parcel ID: 13-44-26-L3-11110.0150

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on The Dollar Law Firm, PA, the plaintiff's attorney, whose address is 8400 NW 36th St. Suite 450, Doral, FL 33166 on or before May 19, 2025, and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

Dated: 04/09/2025
KEVIN C. KARNES
CLERK OF THE CIRCUIT COURT
(SEAL) By: K. Harris
DEPUTY CLERK
The Dollar Law Firm, PA
8400 NW 36th St. Suite 450
Doral, FL 33166
jdollar@lawdollar.com
Apr. 11, 18, 25; May 2, 2025
25-01430L

--- ACTION / SALES ---

FOURTH INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT
OF THE TWENTIETH JUDICIAL
CIRCUIT IN AND FOR
LEE COUNTY,
FLORIDA
Case No.: 24-CA-007804
SUKHA ENTERTAINMENT LLC, a Florida Limited Liability Company, and HANISET RODRIGUEZ, an individual,
Plaintiffs, v.
SOLE HOMES BUILDERS CORP, a Florida Profit Corporation; GEORGINA VIERA, an individual; OSCAR M. COMPANIONI, an individual; ELIZABETH BLANCHET; an individual; and MINERVA PEREZ, an individual,
Defendants.

Defendant, Minerva Perez, whose last known address is: 124 Apache Street, Lehigh Acres, FL 33936, is hereby notified that an action for breach of contract has been filed and commenced in this court, and is are required to serve a copy of their written defenses, if any, to it on Lores Law, PLLC d/b/a The Miami Tax Lawyer, attorney for Plaintiffs, whose address is: 10621 N. Kendall Dr., Suite 209, Miami, Florida 33176, and file the original with the clerk of the above styled court on or before May 19, 2025; otherwise a default will be entered against them for the relief prayed for in the Complaint.

This notice shall be published once each week for four consecutive weeks in Business Observer newspaper.

WITNESS my hand and the seal of said court at Lee County, Florida on this date 04/09/2025.

Kevin C. Karnes
Clerk of the Circuit Court
and Comptroller
Lee County
Circuit and County Courts
2075 Dr. Martin Luther King Jr.
Boulevard
Fort Myers, FL 33901
(SEAL) By: K. Harris
As Deputy Clerk

Attorney for Plaintiffs:
/s/ Adrian Lores de la Pena
Adrian Lores de la Peña, Esq.
The Florida Bar # 1020659
Lores Law PLLC d/b/a
The Miami Tax Lawyer®
10621 North Kendall Drive,
Suite 209
Miami, FL 33176
Office (305) 977-7526
Email: adrian@themiamitaxlayer.com
Apr. 11, 18, 25; May 2, 2025
25-01436L

FOURTH INSERTION

NOTICE OF ACTION OF PETITIONER'S PETITION FOR DISSOLUTION OF MARRIAGE WITH MINOR CHILD AND OTHER RELIEF.
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
FAMILY DIVISION
CASE NO.: 24-DR-5649
IN RE: THE MARRIAGE OF:
KRISTEN MICHELLE DELLIVENIRI
Petitioner, and
PHILLIP ANTHONY DELLIVENIRI
Respondent.

TO: Philip Anthony Delliveniri
8 Philip Lane
Arden, NC 28704
Physical Description:
Age: 38; Race: Caucasian; Hair Color: Brown; Height: 5'10"; Date of Birth: June 22, 1986

YOU ARE NOTIFIED that an action for Petitioner's Petition for Dissolution of Marriage with Minor Child and Other Relief has been filed against you and that you are required to serve a copy of your written defenses, if any, to Brenda Miranda, Esquire, c/o Family First Legal Group, 2950 Immokalee Road, Suite 2, Naples, Florida 34110 on or before May 13, 2025 and file the original with the Clerk of this Court at 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the Petition.

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

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

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

Dated: 04/03/2025

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: E. Bakelman
Deputy Clerk

Apr. 11, 18, 25; May 2, 2025
25-01408L

FOURTH INSERTION

NOTICE OF ACTION FOR TERMINATION OF PARENTAL RIGHTS AND RELATIVE ADOPTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
DOMESTIC RELATIONS
Case No. 24-DR-8142
IN RE: The Adoption of AUBREY NICOLE NEAL,
Adoptee.

TO: Alexander Neal, III
4395 Colonial Blvd., #210, Fort Myers, FL

YOU ARE NOTIFIED that a Joint Petition for Adoption by Relatives has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on attorney for Petitioner(s): Theresa Daniels, Esq., P.O. Box 570, Bokeelia, FL 33922, on or before may 19, 2025, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, FL 33901, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

The minor child is identified as follows:

A.N.N. Born August 13, 2013, in Cape Coral, Florida.

Physical description of Respondent:
Age: 37
Approximate height: 6'02"
Race: Black
Approximate weight: 215 lbs.
Hair color: Black
Eye color: Brown

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

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

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

Dated: 04/08/2025

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: E. Bakelman
{Deputy Clerk}

Apr. 11, 18, 25; May 2, 2025
25-01418L

FOURTH INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)
IN THE CIRCUIT COURT OF THE
20TH JUDICIAL CIRCUIT, IN AND
FOR LEE COUNTY, FLORIDA
Case No: 25-DR-002378
Richard Raymond Colon,
Petitioner, and
Krystal Smart,
Respondent,

TO: Krystal Smart
314 Blackshear Dr Panama City FL 32404

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Richard Raymond Colon, whose address is 5203 Douglas St, Apt A Panama City FL 32404 on or before May 12, 2025, and file the original with the clerk of this Court at 1700 Monroe Street Fort Myers, Florida 33901, before service on Petitioner or immediately thereafter. If you fail to do so, a default will be entered against you for the relief demanded in the petition.

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

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

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

Dated: 04/02/2025

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: E. Bakelman
Deputy Clerk

IF A NONLAWYER HELPED YOU FILL OUT THIS FORM, HE/SHE MUST FILL IN THE BLANKS BELOW:
This form was prepared for the Petitioner. This form was completed with the assistance of: Abraham Penton, www.mysimpledivorceonline.com, 8785 SW 165th Ave Suite 200, Miami, FL, 33193, 305-744-2319.

Apr. 11, 18, 25; May 2, 2025
25-01383L

SECOND INSERTION

NOTICE OF ACTION
(Constructive Service)
IN THE COUNTY COURT IN AND
FOR LEE COUNTY, FLORIDA
CASE NO.: 24-CA-006908
TERRENAS, LLC, A Florida limited liability company
Plaintiff, v.
RAMON CRESPO and DOLLENE D. CRESPO, husband and wife
Defendant.

To: Ramon Crespo
5420 Struthers Rd SE
Winter Haven, FL 33884

YOU ARE HEREBY NOTIFIED that an action has been filed against you and that you are required to serve a copy of your written answer and defenses, if any, to it on STEVEN M. LIBERTY, ESQ., attorney for Plaintiff, TERRENAS, LLC, whose address is Nexterra Law, 555 Washington Ave, Ste #350, Miami Beach, FL 33139, and file the original with the Clerk of this Court at 1700 Monroe St, Fort Myers, FL 33901, on or before June 2, 2025, before service on Plaintiff or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the complaint.

WITNESS my hand and the seal of said court at Lee County, Florida, on this 22nd day of April, 2025.

Clerk Name: Kevin C. Karnes
As clerk, Circuit Court
Lee County, Florida
(SEAL) By: K. Harris
As Deputy Clerk

STEVEN M. LIBERTY, ESQ.,
attorney for Plaintiff,
TERRENAS, LLC,
Nexterra Law,
555 Washington Ave, Ste #350,
Miami Beach, FL 33139
Apr. 25; May 2, 9, 16, 2025
25-01600L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
#20286
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT,
IN AND FOR LEE COUNTY,
FLORIDA.
CASE No. 23-CA-007723
BANK OF AMERICA, N.A.,
PLAINTIFF, VS.
JAMES B. ILTIS, SR., ET AL.
DEFENDANT(S).

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated June 20, 2024, in the above action, I will sell to the highest bidder for cash at Lee County, Florida, on June 26, 2025, at 09:00 AM, at www.lee.realforeclose.com for the following described property:

LOT(S) 51 & 52, BLOCK 1220 OF CAPE CORAL UNIT 19, AS RECORDED IN PLAT BOOK 13, PAGE 133 ET SEQ., OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

Date: 04/21/2025

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: N WrightAngad
Deputy Clerk of the Court

Prepared by:
Tromberg, Morris & Partners, PLLC
600 West Hillsboro Boulevard
Suite 600
Deerfield Beach, FL 33441
Our Case #: 23-000552/23-CA-00772
3/BOA
Apr. 25; May 2, 2025 25-01593L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
OF FLORIDA IN AND FOR
LEE COUNTY
GENERAL JURISDICTION
DIVISION
CASE NO. 25-CA-000564
FIFTH THIRD BANK N.A.,
Plaintiff, vs.
SONIA J MAIR, et al.,
Defendant.

To the following Defendant(s):
ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE ESTATE OF ERICA A. SEWELL A/K/A ERICA AGATHA SEWELL A/K/A ERICA SEWELL, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS
(RESIDENCE UNKNOWN)

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

LOT 3 AND 4, BLOCK 4932, UNIT 74, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 22, PAGES 111 THROUGH 131, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of you written defenses, if any, to it, on McCalla Raymer Leibert Pierce, LLP, Sara Collins, Attorney for Plaintiff, whose address is 225 East Robinson Street, Suite 155, Orlando, FL 32801 within thirty (30) days after the first publication of this Notice in and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demand in the complaint

WITNESS my hand and seal of this Court this 17th day of April, 2025.

Kevin C. Karnes
CLERK OF COURT OF
LEE COUNTY
(SEAL) By K. Harris

Submitted by:
MCCALLA RAYMER LEIBERT
PIERCE, LLP
225 East Robinson Street, Suite 155,
Orlando, FL 32801
Phone: (407) 674-1850
Email: AccountsPayable@mccalla.com
24-10653FL
Apr. 25; May 2, 2025 25-01571L

THIRD INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
CIVIL DIVISION
CASE NO.: 25-CA-000863
JOSEPH A. PASCARELLA, as Trustee of the JOSEPH A. PASCARELLA DECLARATION OF TRUST, dated November 7, 2006, as amended,
Plaintiff, vs.
FRANCIS P. MARTINO, PAUL S. MARTINO, ANGELA M. PASCARELLA, deceased, and ALL OTHER UNKNOWN PARTIES,
Defendants.

TO: Defendants, FRANCIS P. MARTINO, PAUL S. MARTINO, ANGELA M. PASCARELLA, deceased, and ALL OTHER UNKNOWN PARTIES,, if alive, and if dead, their unknown spouse(s), heir(s), devisee(s), grantee(s), judgment creditor(s), and all other parties claiming by, through, under, or against Defendants; the unknown spouse, heirs, devisees, grantees, and judgment creditors of Defendants, deceased, and all other parties claiming by, through, under, or against Defendants; and all unknown natural persons if alive, and if dead or not known to be dead or alive, their several and respective unknown spouses, heirs, devisees, grantees, and judgment creditors, or other parties claiming by, through, or under those unknown natural persons; and the several and respective unknown assigns, successors in interest, trustees, or any other person claiming by, through, under, or against any corporation or other legal entity named as a 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 or parties or claiming to have any right, title, or interest in the subject property described in Plaintiff's, JOSEPH A. PASCARELLA, as Trustee of the JOSEPH A. PASCARELLA DECLARATION OF TURST, dated November 7, 2006, as amended, Complaint to Quiet Title to Real Property ("Complaint") filed in this action:

YOU ARE NOTIFIED that an action to quiet title to the following property in Lee County, Florida is located at 1100 Oak Avenue, Lehigh Acres, Florida 33972, and is more particularly described as follows:

LOTS 13 AND 14, BLOCK 42, UNIT 11, REPLAT OF SECTION 19, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN DEED BOOK 263, PAGE 360, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA,
Folio ID: 10377257.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Scott W. Fitzpatrick, Esquire, the Plaintiff's attorney, whose address is Eggert Fitzpatrcik., 811 Cypress Village Blvd., Ruskin, Florida 33573, on or before May 27, 2025, and file the original with the Clerk of this Court either before service on the Plaintiff' attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

Dated on 04/16/2025.

Kevin C. Karnes
CLERK OF CIRCUIT COURT
(SEAL) By: K. Harris
Deputy Clerk

EGGERT FITZPATRICK
By: /s/ Scott W. Fitzpatrick, Esq., B.C.S.
Scott W. Fitzpatrick, Esq., B.C.S.
Florida Bar No. 0370710
811-B Cypress Village Blvd.,
Ruskin, FL 33573
(813) 634-5425 - Telephone
(813) 633-3397 – Telecopier
scott@eggfitz.com – primary email
sonja@eggfitz.com – secondary email
Attorney for Plaintiff
Apr. 18, 25; May 2, 9, 2025
25-01529L

THIRD INSERTION

NOTICE OF ACTION WITH MAILING
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT,
IN AND FOR LEE COUNTY,
FLORIDA
Case No.: 25-DR-1027
Division: Family
IN THE MATTER OF THE ADOPTION OF :
JAELYN IZZO

TO: 1. KEVIN D. POLLEY JR at last known address: 715 Jackson Lane, Lehigh Acres, FL 33936

YOU ARE HEREBY NOTIFIED that a Complaint or other related relief has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Petitioner's Counsel Timothy P. Culhane, Esq., at the Law Firm of LANDMARK LAW, located at 3949 Evans Avenue, Suite 300B, Fort Myers, Florida 33901 on or before May 20, 2025 and file the original with the clerk of this Court at Lee County Clerk of Court, 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901 before service on Plaintiff's Counsels or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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

This matter will be ran in the Business Observer.

Dated: 04/10/2025

KEVIN C. KARNES
Clerk of the Court
(SEAL) By: E. Bakelman
Deputy Clerk

/s/ Timothy P. Culhane
Timothy P. Culhane
3949 Evans Avenue, Suite 300B
Fort Myers, Florida 33901
Fla. Bar No. 124657
Apr. 18, 25; May 2, 9, 2025
25-01477L

FOURTH INSERTION

NOTICE OF ACTION; CONSTRUCTIVE SERVICE - PROPERTY
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
CIVIL DIVISION
Case No.: 2024-CA-007382
YASMAN CARO,
Plaintiff, Vs.
STOREY FLOYD R SR,
Defendant.

TO: STOREY FLOYD R SR, 3101 CANAL AVENUE GROVES, TX 77619
STOREY FLOYD R SR, 20230 WARRINGTON DR KATY, TX 77450

YOU ARE NOTIFIED that an action to quiet title to the following properties in LEE County, Florida:

LOT 23, BLOCK 56, UNIT 11, SECTION 3, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 26, PAGE 14, PUBLIC RECORDS, LEE COUNTY, FLORIDA.
Parcel ID: 03-44-26-11-00056.0230.

has been filed against you and you are required to serve a copy of your written defense, if any, to it Clerk of the Court. PO Box 2469 Fort Myers, FL 33902. on or before May 19, 2025, and file the and file the Original with the clerk of this court Immediately otherwise a default will be entered against you for the relief demand in the complaint or petition.

DATED ON 04/07/2025

KEVIN C. KARNES
AS CLERK OF THE COURT
(SEAL) BY: K. Harris
AS DEPUTY CLERK.

Lee County Clerk of the Court.
PO Box 2469 Fort Myers, FL 33902.
Apr, 11, 18, 25; May 2, 2025
25-01399L

FOURTH INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT FOR THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
CIVIL ACTION
CASE No, 25-CA-000504
PATTI J. PRELACK, MICHAEL S. FLUSTER, DENISE S. DELICATA, and DANIEL SCOTT HARRIS,
Plaintiffs vs.
HENRY FLUSTER a/k/a AKHILADHARA,
Defendant

To: HENRY FLUSTER a/k/a AKHILADHARA, 200 Bloomsbury Avenue, Catonsville MD 21228:

YOU ARE HEREBY NOTIFIED that Plaintiffs have filed an action against you for the partition of the following described real property by Court-ordered sale of the real property and division of the proceeds among the co-owners:

Unit No. TF2-3D of the TRAWLER VILLAGE CONDOMINIUM of the Landings, a condominium community, according to the Condominium Declaration thereof on file and recorded in the Office of the Clerk of Circuit Court in Official Records Book 1338, Pages 975 through 1054, inclusive, Public Records of Lee County, Florida, together with all appurtenances thereunto appertaining and specified in said Condominium Declaration. Also known as 4586 Trawler Court, Apt. 304, Fort Myers FL 33919.

YOU ARE REQUIRED TO FILE YOUR WRITTEN DEFENSES with the Clerk of the Circuit Court and to serve a copy thereof not later than May 12, 2025, on the Plaintiffs or their attorney, Richard W. Winesett, AVERY, WHIGHAM & WINESETT, P.A., 2248 First Street, Fort Myers, FL 33901, or a default may be entered against you for the relief demanded in the Complaint.

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By K. Harris
Deputy Clerk

Richard W. Winesett,
AVERY, WHIGHAM & WINESETT,
P.A.,
2248 First Street,
Fort Myers, FL 33901
Apr. 11, 18, 25; May 2, 2025
25-01363L

FOURTH INSERTION

AMENDED NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
CIVIL ACTION
CASE NO. 24-CA-6594
MICHAEL CICCONE,
Plaintiff,
KORO, LLC, a limited liability company of Unknown state of formation, ROBIN DAVIES, if alive, and if not his unknown spouse, heirs, devisees, grantees, creditors or other parties claiming by, through, under or against ROBIN DAVIS and LEE COUNTY TAX COLLECTOR,
Defendants.,

TO THE DEFENDANTS: KORO, LLC, a limited liability company of Unknown state of formation, ROBIN DAVIES, if alive, and if not his unknown spouse, heirs, devisees, grantees, creditors or other parties claiming by, through, under or against ROBIN DAVIS, who may claim an interest in the real property which is subject of this action.

YOU ARE HEREBY NOTIFIED that an action for quieting title for the following property in Lee County, Florida has been filed against you:

Lot 5, Block 6168, Cape Coral Subdivision, Unit 98, as recorded in Plat Book 25, Pages 107 through 121, in the Public Records of Lee County, Florida.
More commonly known as: 2600 NW 31 st, Cape Coral, FL 33993
Parcel #29-43-23-C4-06168.0050

The last known address for Defendant is: Robin Davis, Hyway, Reading Road, Arborfield, Berkshire RG5 9HN

YOU ARE REQUIRED to file your written defenses, if any, with the Clerk of this Court, Lee County Justice Complex Center, 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901, and to serve a copy upon the Plaintiff's attorney, Irina Prell, Esq., 3729 Chiquita Blvd. S., Cape Coral, FL 33914, Tel. (239) 231-2222, email: Irina@spearinglaw.com, Vanessa@spearinglaw.com, on or before May 19, 2025. If you fail to do so, a default will be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED at Lee County, Florida, this 9th day of April, 2025.

Kevin C. Karnes
Clerk of Circuit Court
(SEAL) By: K. Harris

Irina Prell, Esq.,
3729 Chiquita Blvd. S.,
Cape Coral, FL 33914,
Tel. (239) 231-2222, email:
Irina@spearinglaw.com,
Vanessa@spearinglaw.com
Apr. 11, 18, 25; May 2, 2025
25-01425L

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER
CALL 941-906-9386
and select the appropriate County name from the menu option
or e-mail legal@businessobserverfl.com
Business Observer
LV01184

--- TAX DEEDS /ACTIONS / PUBLIC SALES ---

SECOND INSERTION

NOTICE OF ACTION FOR PETITION FOR DISSOLUTION OF MARRIAGE WITH PROPERTY AND MINOR CHILDREN

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR HENDRY COUNTY, FLORIDA

CASE NO.: 25-DR-70
DIVISION: FAMILY

IN RE: THE MARRIAGE OF:
MINDY PANIAGUA,
Petitioner/Wife, and
JUAN CARLOS LEON FIGUEROA,
Respondent/Husband.

TO: JUAN CARLOS LEON FIGUEROA

LAST KNOWN ADDRESS: 15590 Ocean Walk Circle, Unit 106, Fort Myers, FL 33908

YOU ARE NOTIFIED that a Petition for Dissolution of Marriage with Property and Minor Children has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on:

Jill E. Cabai, Esq.
Cabai Law Office, P.A.
P.O. Box 2096, LaBelle, FL 33975

on or before May 19, 2025, and file the original with the clerk of this Court at 25 E. Hickpoochee Ave, LaBelle, FL 33935 before service on the Cabai Law Office, P.A. or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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

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

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

Dated: 04/22/2025

CLERK OF CIRCUIT COURT
(SEAL) By: C. Salgado
Deputy Clerk
eSigned: 04/22/2025 11:52:39 AM

Apr. 25; May 2, 9, 16, 2025
25-01613L

CHECK OUT YOUR LEGAL NOTICES
floridapublicnotices.com
LV20890_V2

SECOND INSERTION

PUBLIC NOTICE OF SALE

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 29th day of May, 2025 at 10:00 AM. Said property is iStorage, 708 Burnt St. Rd. N., Cape Coral, FL, 33993 County Christopher McCormick 5059 Bins TV Bike Christmas Tree Lamp Vacuum Bag Box; iStorage, 14150 N Cleveland Avenue, North Fort Myers, FL, 33903 Lee County Affordable Moving Serice William 1720 Misc items. Christopher Linden 408 Misc items. Mark Gray 615 Misc items. NICOLE MOOREY 580 Misc items. Affordable Moving Serice William 1500 Misc items. Affordable Moving Serice William 1711 Misc items. Howard Hays 591 Misc items. Romell Gutierrez 608 Misc items. Tiffany Vandesande 1616 Misc items. Lisa Bright 1825 Misc items. 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.

Apr. 25; May 2, 2025 25-01606L

OFFICIAL COURTHOUSE WEBSITES
MANATEE COUNTY manateeclerk.com
SARASOTA COUNTY sarasotaclerk.com
CHARLOTTE COUNTY charlotteclerk.com
LEE COUNTY leeclerk.org
COLLIER COUNTY collierclerk.com
HILLSBOROUGH COUNTY hillsclerk.com
PASCO COUNTY pascoclerk.com
PINELLAS COUNTY mypinellasclerk.gov
POLK COUNTY polkcountyclerk.net
ORANGE COUNTY myorangeclerk.com
LV20890_V5

THIRD INSERTION

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION

CASE NO.: 25-CA-605

VINCENT R. DIBIASE, JR. and ANN MARY DIBIASE, f/k/a ANN MARY DIBIASE PEZZULLO, Plaintiffs, -vs-

FDIC as Receiver for GOLDOME CREDIT CORPORATION; THE FLORIDA STORE, INCORPORATED, a Foreign Profit Corporation; and all other parties claiming by, through, under and against it; and all unknown natural persons, if alive and of not known to be dead or alive, their several and respective spouses, heirs, devisees, grantees, and creditors or other parties claiming by, through or under those unknown natural persons and its several unknown assigns, successors in interest, trustees, or any other persons claiming by, through, under or against any corporation or other legal entity named as defendant; and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described,
Defendants.

TO THE DEFENDANTS FDIC as Receiver for GOLDOME CREDIT CORPORATION and all other parties claiming by, through, under or against them; and all unknown natural persons, if alive and if not known to be dead or alive, their several and respective spouses, heirs, devisees, grantees, and creditors or other parties claiming by, through or under those unknown natural persons and their several unknown assigns, successors in interest, trustees, or any other persons claiming by, through, under or against any corporation or other legal entity named as a defendant; and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described Lee County, Florida:

1. Plaintiffs own the following described real property in Lee County, Florida:

Lot 7, Block 61, Lehigh Acres, Unit 11, Section 21, Township 45 South, Range 27 East, according to the Plat thereof, recorded in Plat Book 18, Page(s) 64, of the Public Records of Lee County, Florida.

Strap No.: 21-45-27-L3-11061.0070

a/k/a 815 Homestead Road, Lehigh Acres, Florida 33914

YOU, AND EACH OF YOU, ARE HEREBY NOTIFIED that a suit to quiet title to the above described property has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Thomas M. Tarsia, Esquire, Plaintiff's Attorney, of the law firm of Jones, Haber & Rollings, whose address is 1633 SE 47th Terrace, Cape Coral, Florida 33904 and file the original with the Clerk of this Court on or before May 27, 2025; otherwise the allegations of the Complaint will be taken as confessed.

This Notice shall be published once a week for four consecutive weeks in Cape Coral, Florida.

Dated: 04/14/2025

KEVIN C. KARNES,
Clerk of Circuit Court
(SEAL) By: K. Harris
Deputy Clerk

Thomas M. Tarsia, Esquire,
Plaintiff's Attorney,
Jones, Haber & Rollings,
1633 SE 47th Terrace,
Cape Coral, Florida 33904

Apr. 18, 25; May 2, 9, 2025
25-01497L

SECOND INSERTION

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

Tax Deed #:2025000087

NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank 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: 11-907 Year of Issuance 2022 Description of Property LOT 17, IN BLOCK 35, OF UNIT 4, SECTION 14, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF IN PLAT BOOK 15, PAGE 63, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 14-44-26-04-00035.0170

Names in which assessed:
LA MEXICANA INC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025
25-01534L

SECOND INSERTION

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

Tax Deed #:2025000086

NOTICE IS HEREBY GIVEN that DAY INVESTMENT AND CONSULTING LLC 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: 18-031902 Year of Issuance 2018 Description of Property LOT 46, BLOCK 796, UNIT 22, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 14, PAGES 1 THROUGH 16, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 19-44-24-C1-00796.0460

Names in which assessed:
ROSE MIDGETT

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025
25-01539L

SECOND INSERTION

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

Tax Deed #:2025000090

NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank 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: 13-184 Year of Issuance 2022 Description of Property LOT 9, BLOCK 8, LEHIGH ACRES, UNIT 1, SECTION 34, TOWNSHIP 44 SOUTH, RANGE 26 EAST, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 90, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 34-44-26-01-00008.0090

Names in which assessed:
KENNETH RICHARD CROZIER, KERISSA GITTENS ROBERTS, MARVIN ROBERTS

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025
25-01536L

SECOND INSERTION

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

Tax Deed #:2025000089

NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank 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: 12-956 Year of Issuance 2022 Description of Property LOT 14, BLOCK 30, UNIT 5, SECTION 30, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 26, PAGE 55, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 30-44-26-05-00030.0140

Names in which assessed:
MAURICIO M MARTINEZ

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025
25-01535L

SECOND INSERTION

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

Tax Deed #:2025000105

NOTICE IS HEREBY GIVEN that CITY FLORIDA LAND INC. 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: 19-028027 Year of Issuance 2019 Description of Property LOT 19, BLOCK 2654A, UNIT 38, CAPE CORAL, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 87-99, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 02-44-23-C1-02654.A190

Names in which assessed:
L P FOEHL, LUTHER P FOEHL, MARY L FOEHL

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025
25-01542L

SECOND INSERTION

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

Tax Deed #:2025000075

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-006546 Year of Issuance 2021 Description of Property EAST HALF OF LOT 13, BLOCK 43, UNIT 11, SECTION 1, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 3, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 01-44-27-11-00043.013B

Names in which assessed:
ALLEN RADMER

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025
25-01552L

SECOND INSERTION

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

Tax Deed #:2025000093

NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank 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: 18-89 Year of Issuance 2022 Description of Property LOTS 42 AND 43, BLOCK 2478, UNIT 36 PART 1, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 23, PAGES 87 THROUGH 94, INCLUSIVE IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-43-23-C3-02478.0420

Names in which assessed:
RAMON HERNANDEZ

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025
25-01541L

SECOND INSERTION

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

Tax Deed #:2025000101

NOTICE IS HEREBY GIVEN that Buffalo Bill LLC 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: 20-034858 Year of Issuance 2020 Description of Property LOTS 20 AND 21, BLOCK 2601, CAPE CORAL UNIT 37, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 17, PAGES 15 THROUGH 29, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 11-44-23-C2-02601.0200

Names in which assessed:
WHITE STONE DEVELOPMENTS LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025
25-01551L

SECOND INSERTION

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

Tax Deed #:2025000088

NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank 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: 22-270 Year of Issuance 2022 Description of Property LOT 7, BLOCK 27, UNIT 5, SECTION 28, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 20, PAGE 59, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 28-45-27-05-00027.0070

Names in which assessed:
RUBY STEPHENS

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025
25-01556L

SECOND INSERTION

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

Tax Deed #:2025000077

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-957 Year of Issuance 2022 Description of Property LOT 20, BLOCK 60, UNIT 13, SECTION 12, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 235, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 12-45-27-13-00060.0200

Names in which assessed:
JAIME HUTCHINSON ARRIETA

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025
25-01548L

SECOND INSERTION

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

Tax Deed #:2025000083

NOTICE IS HEREBY GIVEN that WSFS AS CUSTODIAN FOR ACTLIEN HOLDING INC 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: 52-83 Year of Issuance 2022 Description of Property LOTS 25 AND 26, BLOCK 2171, UNIT 32, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGE(S) 1 TO 13, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 31-43-24-C1-02171.0250

Names in which assessed:
ANH THU HOANG NGUYEN

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025
25-01557L

SECOND INSERTION

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

Tax Deed #:2025000095

NOTICE IS HEREBY GIVEN that TLOA OF FLORIDA LLC FOR SECURED PARTY 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: 81-61 Year of Issuance 2022 Description of Property LOTS 446 AND THE NORTH 1/2 OF LOT 445, AND LOTS 447 AND 448, BLOCK 11, RUSSELL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 8, PAGE 25, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 04-44-25-03-00011.4460

Names in which assessed:
EL PATRON LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025
25-01559L

PUBLISH YOUR LEGAL NOTICE
Call 941-906-9386
or email legal@businessobserverfl.com
FLORIDA'S NEWSPAPER FOR THE C-SUITE Business Observer
LV20878_V16

SUBSCRIBE TO THE BUSINESS OBSERVER
Call: (941) 362-4848 or go to: www.businessobserverfl.com
Business Observer
LV4769

--- TAX DEEDS ---

SECOND INSERTION

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

Tax Deed #:2025000076

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-008871 Year of Issuance 2021 Description of Property EAST 1/2 OF LOT 24, BLOCK 14, UNIT 6, LEHIGH ACRES, SECTION 17, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 20, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 17-44-27-06-00014.024A

Names in which assessed: LUCIEN VAL, MARIE DELSON VAL

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025

25-01553L

SECOND INSERTION

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

Tax Deed #:2025000079

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-204 Year of Issuance 2022 Description of Property LOT 33, BLOCK 64, UNIT 11, SECTION 22, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, RECORDED IN PLAT BOOK 18, PAGE 82, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 22-45-27-11-00064.0330

Names in which assessed: ENTERPRISE MORTGAGE & INVESTMENT CORP, JOSEPH HARRAKA, ROBERTA TAFT, VICKI HARRAKA

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025

25-01554L

SECOND INSERTION

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

Tax Deed #:2025000078

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 17-435 Year of Issuance 2022 Description of Property EAST 1/2 OF LOT 12, BLOCK 14, UNIT 4, SECTION 23, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 34 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 23-44-27-04-00014.012B

Names in which assessed: ERIKA O AGUILAR, NELSON J AGUILAR

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025

25-01537L

SECOND INSERTION

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

Tax Deed #:2025000085

NOTICE IS HEREBY GIVEN that INTACT RECOVERY LLC INTACT RECOVERY LLC 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: 18-027685 Year of Issuance 2018 Description of Property LOT 17 BLOCK 2654A, UNIT 38 CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 87-99 OF PUBLIC RECORDS, LEE COUNTY, FLORIDA Strap Number 02-44-23-C1-02654.A170

Names in which assessed: JOSEPHINE KOZA ESTATE, KOZA TRUST, THE JOSEPHINE KOZA TRUST DTD 4-22-76

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025

25-01538L

SECOND INSERTION

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

Tax Deed #:2025000104

NOTICE IS HEREBY GIVEN that Buffalo Bill LLC 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: 20-014707 Year of Issuance 2020 Description of Property LOT 22, BLOCK 42, UNIT 11, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 55, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-44-27-11-00042.0220

Names in which assessed: FLIN CAPITAL LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025

25-01550L

SECOND INSERTION

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

Tax Deed #:2025000065

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-729 Year of Issuance 2022 Description of Property LOT 27, BLOCK 42, UNIT 7, SECTION 25, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 113, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-45-27-07-00042.0270

Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025

25-01555L

SECOND INSERTION

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

Tax Deed #:2025000096

NOTICE IS HEREBY GIVEN that Buffalo Bill LLC 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: 75-26 Year of Issuance 2022 Description of Property LOT 10, BLOCK D, LITTLE HARLEM PARK SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 9, PAGE 18 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 32-45-24-02-0000D.0100

Names in which assessed: TARPON IV LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025

25-01558L

SECOND INSERTION

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

Tax Deed #:2025000102

NOTICE IS HEREBY GIVEN that Buffalo Bill LLC 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: 19-029948 Year of Issuance 2019 Description of Property LOTS 49 & 50; BLOCK 2368; UNIT: 35, CAPE CORAL, ACCORDING TO PLAT THEREOF RECORDED ON PLAT BOOK 16, PAGES 100-111 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 12-44-23-C1-02368.0490

Names in which assessed: FRANK STOFFERS, KIMBERLY STOFFERS

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025

25-01546L

SECOND INSERTION

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

Tax Deed #:2025000100

NOTICE IS HEREBY GIVEN that Buffalo Bill LLC 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: 19-029507 Year of Issuance 2019 Description of Property LOTS 23 AND 24, BLOCK 3657, UNIT 48, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 17, PAGES 135 TO 144, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 10-44-23-C4-03657.0230

Names in which assessed: SAINT LUC LORDEUS

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025

25-01545L

SECOND INSERTION

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

Tax Deed #:2025000097

NOTICE IS HEREBY GIVEN that Buffalo Bill LLC 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: 19-028321 Year of Issuance 2019 Description of Property LOT 23 AND 24, BLOCK 2841, CAPE CORAL UNIT 41, ACCORDING TO THE PLAT THEREOF, AS RECORDED PLAT BOOK 17, AT PAGE 2 THROUGH 14, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 03-44-23-C3-02841.0230

Names in which assessed: DIEGO RESTREPO

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025

25-01543L

SECOND INSERTION

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

Tax Deed #:2025000099

NOTICE IS HEREBY GIVEN that Buffalo Bill LLC 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: 19-029452 Year of Issuance 2019 Description of Property LOTS 59 AND 60, BLOCK 3647, UNIT 48 CAPE CORAL, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 17, PAGES 135-144, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 10-44-23-C3-03647.0590

Names in which assessed: HARRY E PUGH, HARRY E PUGH SR

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025

25-01544L

SECOND INSERTION

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

Tax Deed #:2025000103

NOTICE IS HEREBY GIVEN that Buffalo Bill LLC 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: 19-030462 Year of Issuance 2019 Description of Property LOTS 47 AND 48, BLOCK 3665, UNIT 49, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 17, PAGES 145 TO 154, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 15-44-23-C2-03665.0470

Names in which assessed: BIG FLOOR LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025

25-01547L

SECOND INSERTION

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

Tax Deed #:2025000098

NOTICE IS HEREBY GIVEN that Buffalo Bill LLC 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: 20-009300 Year of Issuance 2020 Description of Property LOT 2, BLOCK H - FROM THE NORTHWEST CORNER OF LOT 13, BLOCK B, SUNNY PALM ESTATES AS RECORDED IN PLAT BOOK 14, PAGE 82, RUN SOUTH 89¬∞ 23,Äô 21,Äù WEST 385 FEET; THENCE NORTH 0¬∞ 36' 39" WEST 73.10 FEET; THENCE NORTH 40¬∞ 36,Äô 39" WEST 27.73 FEET TO THE P.O.B. THENCE NORTH 40¬∞ 36' 39" WEST 80 FEET; NORTH 49¬∞ 23' 21" EAST 120 FEET; SOUTH 40¬∞ 36' 39" EAST 80 FEET; SOUTH 49¬∞ 23' 21" WEST 120 FEET TO THE POINT OF BEGINNING. Strap Number 03-44-27-00-00002.0220

Names in which assessed: JULIA KEKLAK, NICHOLAS D KEKLAK, NICHOLAS D KEKLAK ESTATE

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025

25-01549L

SECOND INSERTION

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

Tax Deed #:2025000091

NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank 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: 18-535 Year of Issuance 2022 Description of Property LOTS 5 AND 6, BLOCK 52, UNIT 9, SECTION 1, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, AS RECORDED IN PLAT BOOK 15, PAGE 178 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 01-45-27-09-00052.0050

Names in which assessed: DINO LOPEZ, DINO MORONI LOPEZ REBAZA, NATHALIE PRISCILLA MARTINEZ RODRIGUEZ

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 25; May 2, 9, 16, 2025

25-01540L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 362024CA004278A001CH
NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING,
Plaintiff, vs.
SIARA MERCEDES GRANT; EVAN JOSEPH GRANT; UNITED STATES OF AMERICA, ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; TOWNHOMES AT MARBELLA ON CYPRESS, INC.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED,
Defendant(s).

TO: EVAN JOSEPH GRANT
Last Known Address
10132 VIA COLOMBA CIR
FORT MYERS, FL 33966
Current Residence is Unknown
TO: UNKNOWN TENANT NO. 1
10132 Via Colomba Cir
Fort Myers, FL 33966
TO: UNKNOWN TENANT NO. 2
10132 Via Colomba Cir
Fort Myers, FL 33966

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following described property in Lee County, Florida:

LOT 705, MARBELLA ON CYPRESS, PHASE 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN INSTRUMENT NO. 2015000131018, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Diaz Anselmo & Associates, P.A., Plaintiff's attorneys, whose address is P.O. BOX 19519, Fort Lauderdale, FL 33318, (954) 564-0071, answers@dallegal.com, within 30 days from first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorneys or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED on 12/05/2024

Kevin C. Karnes
As Clerk of the Court
(SEAL) By: K. Harris
As Deputy Clerk

Diaz Anselmo & Associates, P.A.,
Plaintiff's attorneys,
P.O. BOX 19519,
Fort Lauderdale, FL 33318,
(954) 564-0071,
answers@dallegal.com
1496-203426 / VP2

Apr. 25; May 2, 2025 25-01624L

PUBLISH YOUR LEGAL NOTICE

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- We offer an online payment portal for easy credit card payment
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FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer

LV20678 V10

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
FILE NO. 25 CP 001119
JUDGE: ALANE CHERYL LABODA
IN RE: ESTATE OF DONALD L. UVA, DECEASED.

The administration of the estate of DONALD L. UVA, deceased, whose date of death was January 9, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO Box 9346, Fort Myers, Florida 33902. 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 25, 2025.

KATHLEEN GRIFFIN UVA
Personal Representative
4761 West Bay Boulevard, Unit 206
Estero, Florida 33928
JUAN D. BENDECK
Attorney for Personal Representative
Florida Bar No. 78298
DENTONS COHEN & GRIGSBY P.C.
9110 Strada Place, Mercado - Suite 6200
Naples, Florida 34108
Telephone: 239-390-1900
Email: juan.bendeck@dentons.com
Secondary Email:
tami.panozzo@dentons.com
Apr. 25; May 2, 2025 25-01584L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25CP1152
IN RE: ESTATE OF JEROME DAVID GIRSCH Deceased.

The administration of the estate of Jerome David Girsch, deceased, whose date of death was January 19, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. 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. 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 25, 2025.

Personal Representative:
Linda M. Girsch
4801 Island Pond Court, #705
Bonita Springs, Florida 34134
Attorney for Personal Representative:
Braxton L. Bowen, Jr., Attorney
Florida Bar Number: 0114196
Henderson, Franklin, Starnes & Holt, P.A.
3451 Bonita Bay Boulevard Suite 206
Bonita Springs, FL 34134
Telephone: (239) 344-1161
Fax: (239) 294-3731
E-Mail: braxton.bowen@henlaw.com
Secondary E-Mail:
becky.defrancesco@henlaw.com
Apr. 25; May 2, 2025 25-01580L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-001086
IN RE: ESTATE OF BRENDA M. HUDSON Deceased.

The administration of the estate of BRENDA M. HUDSON, deceased, whose date of death was February 12, 2025, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 1700 Monroe St, Fort Myers, FL 33901. 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 publication of this notice is April 25, 2025.

Personal Representative:
STEPHEN J. HUDSON
26804 Hickory Blvd.
Bonita Springs, Florida 34134
Attorney for Personal Representative:
JACQUELINE R. BOWDEN GOLD
Attorney
Florida Bar Number: 109399
RARICK & BOWDEN GOLD, PA
6500 Cow Pen Road, Suite 204
Miami Lakes, FL 33014
Telephone: (305) 556-5209
Fax: (305) 362-9525
E-Mail: jbowden@raricklaw.com
Secondary E-Mail:
service@raricklaw.com
Apr. 25; May 2, 2025 25-01561L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-1203
IN RE: ESTATE OF MARY H. BURRUSS Deceased

The administration of the estate of Mary H. Burruss, deceased, whose date of death was February 16, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Post Office Box 9346, Fort Myers, Florida 33902. 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. 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 25, 2025.

Kathryn B. Jenkins
Personal Representative
4 East North Avenue
Lake Bluff, Illinois 60044
D. Hugh Kinsey, Jr.
Florida Bar Number: 961213
Attorney for Personal Representative
Sheppard Law Firm, P.A.
9100 College Pointe Court
Fort Myers, FL 33919
Telephone: (239) 334-1141
Fax: (239) 334-3965
E-Mail: kinsey@sbshlaw.com
Secondary E-Mail:
hking@sbshlaw.com
Apr. 25; May 2, 2025 25-01563L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25CP1196
IN RE: ESTATE OF BELINDA SUE MEIER Deceased.

The administration of the estate of Belinda Sue Meier, deceased, whose date of death was December 18, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. 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 25, 2025.

Personal Representative:
Patrick R. Meier
9730 Strike Lane
Bonita Springs, Florida 34135
Attorney for Personal Representative:
Braxton L. Bowen, Jr., Attorney
Florida Bar Number: 0114196
Henderson, Franklin, Starnes & Holt, P.A.
3451 Bonita Bay Boulevard Suite 206
Bonita Springs, FL 34134
Telephone: (239) 344-1161
Fax: (239) 294-3731
E-Mail: braxton.bowen@henlaw.com
Secondary E-Mail:
becky.defrancesco@henlaw.com
Apr. 25; May 2, 2025 25-01581L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File Number: 25-CP-000947
IN RE: ESTATE OF JEFFREY REID CRYSTAL, Deceased.

The administration of the estate of Jeffrey Reid Crystal, deceased, whose date of death was June 14, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Blvd., Fort Myers, FL 33901. 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. 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 25, 2025.

Personal Representative:
Matthew Reid Crystal
2718 11th St. SW
Lehigh Acres, Florida 33976
Attorney for Personal Representative:
Andrew Ponnock
Florida Bar Number: 195420
10100 West Sample Road, 3rd floor
Coral Springs, FL 33065
Telephone: (954) 340-4051
Fax: (1-800) 809-1774
E-Mail: andy@ponnocklaw.com
Apr. 25; May 2, 2025 25-01583L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-000428
IN RE: ESTATE OF JEFFREY JON MOULTON, Deceased

The administration of the Estate of Jeffrey Jon Moulton, deceased, whose date of death was December 5, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers FL 33901. 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 25, 2025.

Personal Representative:
DocuSigned by:
Christopher Moulton
Christopher A. Moulton
423 Gorden Road
Readfield, Maine 04355
Attorney for Personal Representative:
/s/ Lisa Curia George
Lisa Curia George
Florida Bar Number: 1033829
Hagen Law Firm
5290 Summerlin Commons Way, Suite 1003
Fort Myers, FL 33907
Telephone: (239) 275-0808
Fax: (239) 275-3313
E-Mail: lisa@mikehagen.com
Secondary E-Mail:
pat@mikehagen.com
Apr. 25; May 2, 2025 25-01579L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-001079
IN RE: ESTATE OF CARLA MARVENE MORRIS Deceased.

The administration of the estate of CARLA MARVENE MORRIS (the "Decedent"), whose date of death was December 20, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Clerk of the Circuit Court, Lee County Courthouse, Probate Division, 1700 Monroe Street, Ft. Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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 25, 2025.

Personal Representative:
JENNA M. JORDAN, f/k/a JENNA BETH MORRIS
9165 The Lane
Naples, FL 34109
Attorney for Personal Representative:
DEAN, MEAD, EGERTON, BLOODWORTH, CAPOUANO & BOZARTH, P.A.
Jacqueline C. Johnson
Florida Bar No. 86450
4501 Tamiami Trail N., Ste. 220
Naples, FL 34103
Primary E-Mail:
jcjohnson@deanmead.com
Secondary E-Mail:
mtravis@deanmead.com
Phone: 239-544-3069
5561554.v1
Apr. 25; May 2, 2025 25-01591L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25CP1101
IN RE: ESTATE OF CHARLES P. INGERSOLL A/K/A CHARLES PANTHUS INGERSOLL A/K/A CHARLES PINTHAS INGERSOLL A/K/A CHARLES PINTHUS INGERSOLL Deceased.

The administration of the estate of Charles P. Ingersoll a/k/a Charles Panthus Ingersoll a/k/a Charles Pinthas Ingersoll a/k/a Charles Pinthus Ingersoll, deceased, whose date of death was March 6, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. 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 25, 2025.

Personal Representative:
Michael Ingersoll
15314 E. Weeping Willow Cir.
Wichita, Kansas 67230-7684
Attorney for Personal Representative:
James E. Kerr, Attorney
Florida Bar Number: 521728
Henderson, Franklin, Starnes & Holt, P.A.
3451 Bonita Bay Boulevard Suite 206
Bonita Springs, FL 34134
Telephone: (239) 344-1130
Fax: (239) 294-3731
E-Mail: james.kerr@henlaw.com
Secondary E-Mail:
becky.defrancesco@henlaw.com
Apr. 25; May 2, 2025 25-01582L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-001172
IN RE: ESTATE OF BENJAMIN A. THOMPSON AKA BENJAMIN ADAMS THOMPSON Deceased.

The administration of the estate of Benjamin A. Thompson aka Benjamin Adams Thompson, deceased, whose date of death was March 20, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901. 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. 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 04/25/25.

Personal Representative:
Joani C. Thompson
1319 Johns Ave
Lehigh Acres, Florida 33972
Attorney for Personal Representative:
Andrew Ponnock, Attorney
Florida Bar Number: 195420
10100 West Sample Road, 3rd Fl
Coral Springs, FL 33065
Telephone: (954) 340-4051
Fax: (954) 340-3411
E-Mail: andy@ponnocklaw.com
Secondary E-Mail:
eservice@ponnocklaw.com
Apr. 25; May 2, 2025 25-01576L

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
FILE NO.:25-CP-1154
IN RE: ESTATE OF ALAN F. CASEY, Deceased.

The administration of the estate of ALAN F. CASEY, deceased, File Number 25-CP-1154 is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is served within three months after the date of the first publication of this notice must file their claims with this Court WITHIN THE LATER OF THREE (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 persons having claims or demands against the estate of decedent, 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 PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of the first publication of this Notice is April 25, 2025.

JEFFREY J. CASEY
Personal Representative
PHILLIP A. ROACH
Attorney for Personal Representative
Fla Bar No. 0765864
28179 Vanderbilt Drive, Suite 1
Bonita Springs, Florida 34134
239-992-0178
Apr. 25; May 2, 2025 25-01575L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-001189
IN RE: ESTATE OF CAROL WILSON Deceased.

The administration of the estate of CAROL WILSON, deceased, whose date of death was March 7, 2025; File Number 25-CP-001189, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Ft. Myers, FL 33902-9346. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: April 25, 2025.

DENNIS R. WILSON
SUSAN K. CROWLEY
Personal Representatives
c/o A. ERIC ANDERSON, P.A.
350 Fifth Avenue South, Suite 200
Naples, Florida 34102
A. ERIC ANDERSON
Attorney for Personal Representatives
Florida Bar No. 0322865
A. ERIC ANDERSON, P.A.
350 Fifth Avenue South, Suite 200
Naples, Florida 34102
Telephone: (239) 262-7748
Facsimile: (239) 262-7144
Apr. 25; May 2, 2025 25-01562L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-001190
IN RE: ESTATE OF RENDALL WILSON Deceased.

The administration of the estate of RENDALL WILSON, deceased, whose date of death was March 10, 2025; File Number 25-CP-001190, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Ft. Myers, FL 33902-9346. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: April 25, 2025.

DENNIS R. WILSON
SUSAN K. CROWLEY
Personal Representatives
c/o A. ERIC ANDERSON, P.A.
350 Fifth Avenue South, Suite 200
Naples, Florida 34102
A. ERIC ANDERSON
Attorney for Personal Representatives
Florida Bar No. 0322865
A. ERIC ANDERSON, P.A.
350 Fifth Avenue South, Suite 200
Naples, Florida 34102
Telephone: (239) 262-7748
Facsimile: (239) 262-7144
Apr. 25; May 2, 2025 25-01574L

SECOND INSERTION

NOTICE TO CREDITORS (summary administration)
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-000122
Division Probate
IN RE: ESTATE OF Theresa Ann Hogan, a/k/a Theresa A. Hogan, 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 Theresa Ann Hogan, a/k/a Theresa A. Hogan, deceased, File Number 25-CP-000122; by the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King, Jr. Blvd, Fort Myers, FL 33901, Mailing address: PO Box 9346, Fort Myers, FL 33908; that the decedent's date of death was September 8, 2015; that the total value of the estate is $93,452.08 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
Creditors: NONE
Beneficiaries:
Elizabeth P. Hogan
6 Tafel Court
Fort Myers, FL 33912

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is April 25, 2025.

Person Giving Notice:
/c/Christine M. Ferreira
Christine M. Ferreira
Personal Representative
10041 Spicebush Lane
Fort Myers, FL 33913
Attorney for Person Giving Notice:
/s/Mark Martella
Mark Martella, Esq.
Attorney for Petitioners
Florida Bar No. 024021
Martella Law Firm, PLLC
18245 Paulson Drive, Suite 131
Port Charlotte, FL 33954
Phone: 941-867-6865
Fax: 941-867-8949
Primary: mark@martellalaw.com
Secondary: tara@martellalaw.com
Apr. 25; May 2, 2025 25-01602L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-1214
Division: Probate
IN RE: ESTATE OF CLAUDE A. CRASS Deceased.

The administration of the estate of Claude A. Crass, deceased, whose date of death was November 11, 2024, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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. 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 25, 2025.

Personal Representative:
Jeffrey G. Cory
15010 Shell Point Blvd.
Fort Myers, Florida 33908
Attorney for Personal Representative:
Michael B. Hill, Attorney
Florida Bar Number: 547824
Sheppard Law Firm
9100 College Pointe Court
Fort Myers, FL 33919
Telephone: (239) 334-1141
Fax: (239) 334-3965
E-Mail: hill@sbshlaw.com
Secondary E-Mail:
bmerhige@sbshlaw.com
Apr. 25; May 2, 2025 25-01596L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-000811
IN RE: ESTATE OF DIANA ANDRESS Deceased.

The administration of the estate of DIANA ANDRESS deceased, whose date of death was February 11, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd., Fort Myers, FL 33901. 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 Section 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211, Florida Statutes.

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 25, 2025.

Personal Representative:
SUSAN DE GROOT
2041 King Tarpon Drive
Punta Gorda, FL 33955
Attorney for Personal Representative
Mary E. Trask
Florida Bar Number: 10927
Trask Law
16500 Burnt Store Road
Suite A-104
Punta Gorda, FL 33955
Telephone: (941) 655-8003
Fax: (239) 244-8563
E-mail: metesq@yahoo.com
Secondary Email:
trasklaw@gmail.com
Apr. 25; May 2, 2025 25-01611L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-001028
IN RE: ESTATE OF LINDA LEE CURRY, Deceased.

The administration of the estate of LINDA LEE CURRY, deceased, whose date of death was July 30, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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 25, 2025.

Personal Representative:
MICHAEL C. LEWANDOWSKI
8325A W Bancroft St.
Toledo, OH 43617
Attorney for Personal Representative:
s/ Thomas F. LaTorre
THOMAS F. LATORRE, ESQ.
Florida Bar No. 1044329
Safe Harbor Law Firm
27821 S. Tamiami Trail, Suite 2
Bonita Springs, FL 34134
Telephone: (239) 317-3116
Email: tom@safeharborlawfirm.com
Apr. 25; May 2, 2025 25-01618L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25CP000592
Division P(7)
IN RE: ESTATE OF THOMAS M. O'DONNELL A/K/A THOMAS MARTIN O'DONNELL A/K/A REVEREND THOMAS M. O'DONNELL Deceased.

The administration of the estate of Thomas M. O'Donnell a/k/a Thomas Martin O'Donnell a/k/a Reverend Thomas M. O'Donnell, deceased, whose date of death was August 5, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is April 25, 2025.

Personal Representative:
John O'Donnell
Attorney for Personal Representative:
John A. Williams, Esq.
Florida Bar No. 0486728
The Law Offices of John A. Williams, PLLC
7408 Van Dyke Road
Odessa, Florida 33556
Office (813) 402-0442
Fax (813) 210-8514
E-Mail: john@johnawilliamslaw.com
Secondary E-Mail:
ms@johnawilliamslaw.com
Secondary E-Mail:
service@johnawilliamslaw.com
Apr. 25; May 2, 2025 25-01595L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
FILE NO. 25-CP-980
IN RE: ESTATE OF GAIL MARIE HARRIS a/k/a GAIL M. HARRIS, Deceased.

The administration of the estate of Gail Marie Harris a/k/a Gail M. Harris, deceased, whose date of death was January 3, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is April 25, 2025.

Susan E. McCorry
Personal Representative
311 Forest Glen Drive
Hilton, NY 14468
Attorney for Personal Representative:
ALVARO C. SANCHEZ
Attorney for Petitioner
1714 Cape Coral Parkway East
Cape Coral, Florida 33904
Tel 239/542-4733
FAX 239/542-9203
FLA BAR NO. 105539
Email: alvaro@capecoralattorney.com
Email:
courtfilings@capecoralattorney.com
Apr. 25; May 2, 2025 25-01590L

SECOND INSERTION

NOTICE TO CREDITORS

The administration of the Estate of TIMOTHY RAY SCARBERRY, deceased, whose date of death was July 30, 2024, File Number 25-CP-674, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. 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 on whom a copy of this notice is required to be served must file their claims within this Court WITHIN THE LATER OF THREE MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of the first publication of this Notice is April 25, 2025.

Lona H. Scarberry
Personal Representative
1516 Palmetto Ave.,
Lehigh Acres, FL 33972
RICHARD M. MARCHEWKA, ESQ., attorney for the Personal Representative,
Florida Bar Number 0603120
1601 Jackson Street, Suite 203
Fort Myers, FL 33901
(239) 337-1777
Apr. 25; May 2, 2025 25-01603L

SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration)
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-968
Division Probate
IN RE: ESTATE OF DONALD A. IWANIEC A/K/A DONALD ADAM IWANIEC 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 Donald A. Iwaniec a/k/a Donald Adam Iwaniec, deceased, File Number 25-CP-968, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO Box 9346, Fort Myers, FL 33902; that the decedent's date of death was October 27, 2024; that the total value of the estate is $1,500.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
Robert Iwaniec
3507 NW 14th Terrace,
Cape Coral, FL 33993
David Burgess
805 Sparks Trce,
Chesapeake, VA 23322
Vickie Rose a/k/a Vicky Rose
4352 Country Club Blvd,
Cape Coral, FL 33904
Donna. Davy
703 Brown St,
Zanesville, OH 43701
Penny Ayres
3058 Wister Circle,
Valrico, FL 33596
Lori Iwaniec
10461 Towncenter River Lane,
Apt 305
Riverview, FL 33578
Donald A. Iwaniec, II
38616 R E Leeway lot 297,
Zephyrhills, FL 33540
Patrick Iwaniec
1618 Braman Ave,
Fort Myers, FL 33901

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

The date of first publication of this Notice is April 25, 2025.

Person Giving Notice:
Robert M. Iwaniec
3507 NW 14th Terrace
Cape Coral, Florida 33993
Attorney for Person Giving Notice
/s/Lance M. McKinney
Lance M. McKinney
Attorney, Florida Bar Number: 882992
Osterhout & McKinney, P.A.
3783 Seago Lane, Fort Myers, FL 33901
Telephone: (239) 939-4888
Fax: (239) 277-0601
E-Mail: lancem@omplaw.com
Secondary E-Mail:
elizabethw@omplaw.com
Apr. 25; May 2, 2025 25-01608L

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS

The administration of the Estate of STELLA KATHRYN HALL, deceased, whose date of death was October 30, 2023, File Number 25-CP-818, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. 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 on whom a copy of this notice is required to be served must file their claims within this Court WITHIN THE LATER OF THREE MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of the first publication of this Notice is April 25, 2025.

Roger Dale Hall
Personal Representative
625 NW 28th Terrace,
Cape Coral, FL 33993
RICHARD M. MARCHEWKA, ESQ.,
attorney for the Personal
Representative,
Florida Bar Number 0603120
1601 Jackson Street, Suite 203
Fort Myers, FL 33901
(239) 337-1777
Apr. 25; May 2, 2025 25-01604L

SECOND INSERTION

NOTICE TO CREDITORS

The administration of the Estate of KAREN ANN BROOKOVER, deceased, whose date of death was March 31, 2024, File Number 25-CP-918, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. 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 on whom a copy of this notice is required to be served must file their claims within this Court WITHIN THE LATER OF THREE MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of the first publication of this Notice is April 25, 2025.

Blake P. Hampton,
Personal Representative
8931 Conference Drive, Unit 2,
Ft. Myers, FL 33919
RICHARD M. MARCHEWKA, ESQ.,
attorney for the Personal
Representative,
Florida Bar Number 0603120
1601 Jackson Street, Suite 203
Fort Myers, FL 33901
(239) 337-1777
Apr. 25; May 2, 2025 25-01605L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 25-CP-000781
Division: PROBATE
IN RE: ESTATE OF
JON F. EWALD aka JON EWALD
Deceased.

The administration of the estate of JON F. EWALD aka JON EWALD, deceased, whose date of death was September 14, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 2075 Dr Martin Luther King Jr Blvd., Fort Myers, FL 33901. 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 25, 2025.

Personal Representative:
JO A. NOVOTNY
11368 Sunray Drive
Bonita Springs, FL 34135
Attorney for Personal Representative:
Angela M. Tormey, Esq.
Attorney for Petitioner
Florida Bar Number: 1010466
1070 Bloomingdale Avenue
Valrico, Florida 33596
Telephone: 813-445-8178
E-Mail: angela@acemavenlegal.com
Apr. 25; May 2, 2025 25-01617L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-001245
Division Probate
IN RE: ESTATE OF
MARY ANN GEIB,
Deceased.

The administration of the estate of Mary Ann Geib, deceased, whose date of death was November 22, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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 on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

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

The date of first publication of this notice is April 25, 2025.

Personal Representative:
Richard Gail Geib
9720 Sea Turtle Terrace, #101
Bradenton, FL 34212
Attorney for Personal Representative:
Mary Vlasak Snell, Attorney
Florida Bar Number: 516988
Pavese Law Firm
1833 Hendry Street
Fort Myers, FL 33902
Telephone: (239) 334-2195
Fax: (239) 332-2243
E-Mail: mvs@paveselaw.com
Secondary E-Mail: lja@paveselaw.com
Apr. 25; May 2, 2025 25-01610L

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-000530
IN RE: ESTATE OF
SANDRA JANE WATKINS,
Deceased.

The administration of the estate of SANDRA JANE WATKINS, Deceased, whose date of death was October 15, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Ft. Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is April 25, 2025.

SHERRY MAYSZAK,
Personal Representative
Attorney for Personal Representative:
Scott R. Bugay, Esquire
Florida Bar No. 5207
Citicentre, Suite P600
290 NW 165 Street
Miami FL 33169
Telephone: (305) 956-9040
Fax: (305) 945-2905
Primary Email: Scott@srblawyers.com
Secondary Email:
Jennifer@srblawyers.com
Apr. 25; May 2, 2025 25-01609L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 23-CA-013526
Freedom Mortgage Corporation
Plaintiff, vs.
Rebeca Estevez; Juan C. Vargas Barrio; Unknown Spouse of Juan C. Vargas Barrio
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale entered in Case No. 23-CA-013526 of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Lee County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and Rebeca Estevez; Juan C. Vargas Barrio; Unknown Spouse of Juan C. Vargas Barrio are the Defendants, that I will sell to the highest and best bidder for cash by electronic sale at www.lee.realforeclose.com, beginning at 09:00 AM on the 17th day of July, 2025, the following described property as set forth in said Final Judgment, to wit:

LOT 11, BLOCK 79, UNIT 17, GREENBRIAR, SECTION 4, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO PLAT THEREOF, AS RECORDED IN PLAT BOOK 27, PAGE 27, OF THE PUBLIC RECORDS OF LEE 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 in accordance with Florida Statutes, Section 45.031.

Dated this day of 04/17/2025

Kevin Karnes
As Clerk of the Court
(SEAL) By: NWrightAngad
As Deputy Clerk
BROCK & SCOTT, PLLC
2001 NW 64th St, Suite 130
Ft. Lauderdale, FL 33309
Attorney for Plaintiff
File # 23-F02314
Apr. 25; May 2, 2025 25-01567L

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT CIVIL COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR LEE COUNTY
CIVIL DIVISION
Case No. 36-2022-CA-000685
Division G
U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST
Plaintiff, vs.
SHERYL VANDERBERG A/K/A SHERYL VANDENBERG, GLADIOLUS PRESERVE HOMEOWNERS ASSOCIATION, INC., MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR CITIBANK FEDERAL SAVINGS BANK, SUNCOAST CREDIT UNION, AND UNKNOWN TENANTS/OWNERS,
Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on February 16, 2023, in the Circuit Court of Lee County, Florida, Kevin C. Karnes, Clerk of the Circuit Court, will sell the property situated in Lee County, Florida described as:

LOT 61, GLADIOLUS PRESERVE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 73, PAGE(S) 58 THROUGH 63, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

and commonly known as: 9010 GLADIOLUS PRESERVE C, FT MYERS, FL 33908; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, at: [x] www.lee.realforeclose.com on JUNE 5, 2025 at 9:00 am.

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

Dated this day of 04/17/2025,

Clerk of the Circuit Court
Kevin C. Karnes
(SEAL) By: N WrightAngad
Deputy Clerk
Kass Shuler, P.A.
1604 N. Marion St.
Tampa, FL 33602
ForeclosureService@kasslaw.com
318000/1912522/wll
Apr. 25; May 2, 2025 25-01570L

SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR LEE COUNTY, CIVIL DIVISION
CASE NO.: 24-CA-000313
FREEDOM MORTGAGE CORPORATION,
Plaintiff, vs.
NIKI MARIE GONZALEZ et al.,
Defendants.

NOTICE OF SALE IS HEREBY GIVEN pursuant to the Order to Cancel and Reset the Foreclosure Sale entered on April 17, 2025 and the Final Judgment of Foreclosure entered on August 22, 2024, in Case No. 24-CA-000313 of the Circuit Court of the Twentieth Judicial Circuit, in and for Lee County, Florida, wherein FREEDOM MORTGAGE CORPORATION, is Plaintiff, and NIKI MARIE GONZALEZ , UNKNOWN TENANT #1 N/K/A JESUS GONZALEZ and AVERY'S BRICK'S N STICKS CONSTRUCTION INC. DBA RIGHT WAY ROOFING are Defendants, the Office of Kevin C. Karnes, Lee County Clerk of the Court, will sell to the highest and best bidder for cash beginning at 9:00 a.m. on-line at www.lee.realforeclose.com on the 17th day of July, 2025, in accordance with Section 45.031, Florida Statutes, the following described property as set forth in said Final Judgment, to wit:

LOTS 82 AND 83, BLOCK 2772, CAPE CORAL UNIT 40, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 17, PAGE(S) 81, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Also known as 3018 NW 2ND PL, CAPE CORAL, FL 33993
together with all existing or subsequently erected or affixed buildings, improvements and fixtures.

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

Dated: 04/17/2025

Kevin Karnes
Clerk of Court, Lee County
(SEAL) By: N WrightAngad
Deputy Clerk of Court
SOKOLOF REMTULLA, LLP
6801 Lake Worth Road, Suite 100E
Greenacres, FL 33467
Telephone: 561-507-5252
Facsimile: 561-342-4842
E-mail: pleadings@sokrem.com
Counsel for Plaintiff
Apr. 25; May 2, 2025 25-01573L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 24-CA-005631
WINTRUST MORTGAGE, A DIVISION OF BARRINGTON BANK & TRUST COMPANY, N.A.,
Plaintiff, vs.
UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST ON THE ESTATE OF ALTHEA TOMLINS; ASCENTIUM CAPITAL LLC; UNITED STATES OF AMERICA ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; ALEXANDER MOORE; JOZIAH MOORE; ORLANDO L. MOORE; ALEXIS NATALIA MOORE; JAYLENA MOORE; ORYANA MOORE; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KEVIN C. KARNES as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.Lee.realforeclose.com at, 9:00 AM on the 26 day of JUNE, 2025, the following described property as set forth in said Final Judgment, to wit:

LOTS 5 AND 6, BLOCK 2645, CAPE CORAL UNIT 38, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 16, PAGE(S) 87 THROUGH 99, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
PROPERTY ADDRESS: 1117 NW 6TH AVENUE, CAPE CORAL, FL 33993

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

Dated this day of 04/21/2025.

KEVIN C. KARNES
Clerk Of The Circuit Court
(SEAL) By: N WrightAngad
Deputy Clerk
Submitted by:
De Cubas & Lewis, P.A.
PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@decubaslewis.com
24-02079
Apr. 25; May 2, 2025 25-01587L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT FOR THE 20th JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO. 2024 CA 001892
MBM PL Pension Trust,
Plaintiff, vs.
The Buying Company, LLC, Jack C. Alexander Jr., Heritage Farms Property Association, Inc.,
Defendants.

Notice is hereby given that pursuant to a Uniform Final Judgment of Mortgage Foreclosure dated April 10, 2025, I will sell to the highest and best bidder for cash at www.lee.realforeclose.com at 9:00 a.m. on June 12, 2025 the following described property:

LOT 2, HERITAGE FARMS, UNIT 2, FIRST ADDITION, UNRECORDED DESCRIBED AS FOLLOWS: A TRACT OR PARCEL OF LAND LYING IN THE NW 1/4 OF THE SE 1/4 OF SECTION 34, TOWNSHIP 45 SOUTH, RANGE 24 EAST, LEE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: FROM THE EAST QUARTER CORNER OF SAID SECTION 34, RUN WEST ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER 1,326.65 FEET TO THE NORTHEAST CORNER OF THE NW 1/4 OF THE SE 1/4 OF SECTION 34; THENCE WEST ALONG SAID NORTH LINE OF THE SE 1/4 871.65 FEET TO THE POINT OF BEGINNING OF THE LANDS HEREIN DESCRIBED, FROM THE POINT OF BEGINNING CONTINUE WEST ALONG THE NORTH LINE OF SAID SE 1/4 190.00 FEET; THENCE SOUTH 13 DEGREES 28' 38" EAST 259.62 FEET TO THE NORTHERLY RIGHT OF WAY OF A 60 FOOT ROAD AND THE P.C. OF A CURVE TO THE RIGHT, HAVING FOR ITS ELEMENTS A RADIUS OF 90 FEET, A DELTA OF 13 DEGREES 28' 38", AN ARC OF 21.17 FEET AND A CHORD BEARING OF NORTH 83 DEGREES 15' 41" EAST; THENCE EASTERLY ALONG SAID ARC, SAID NORTHERLY RIGHT OF WAY, 21.17 FEET TO THE P.C. OF SAID CURVE; THENCE EAST ALONG SAID NORTHERLY RIGHT OF WAY SAID 60 FOOT ROAD 108.40 FEET; THENCE NORTH 0 DEGREES 01' 38" EAST 250.00 FEET TO THE POINT OF BEGINNING.

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

04/17/2025

Kevin C. Karnes
Clerk of Court
(SEAL) N WrightAngad
Dated on April 16, 2025
By: Scott D. McKay
McKay Law Firm, P.A.,
Plaintiffs' Counsel
1904 Manatee Avenue W., Suite 300
Bradenton, FL 34205
941-251-4951
Apr. 25; May 2, 2025 25-01568L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 25-CP-001238
Division: Probate
IN RE: ESTATE OF
GEORGE J. A. MAGNANT,
Deceased.

The administration of the Estate of George J. A. Magnant, deceased, whose date of death was January 2, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the Decedent and other persons having claims or demands against the Decedent's Estate on whom a copy of this Notice is required to be served must file their claims with this Court WITHIN THE LATER OF 3 MONTHS AFTER THE 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 the Decedent's Estate must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

The date of first publication of this Notice is April 25, 2025.

Personal Representatives:
Charles D. Magnant
12184 Old Ridge Rd.,
Doswell, VA 23047
FineMark National Bank & Trust
By: Read Sawczyn, Sr. Vice President
8695 College Pkwy., Suite 100
Fort Myers, FL 33919
Attorney for Personal Representatives:
Kevin A. Kyle
Attorney for Personal Representatives
Florida Bar Number: 980595
GREEN SCHOENFELD & KYLE LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: kevinkyle@gskattorneys.com
01052922.DOC/1
Apr. 25; May 2, 2025 25-01594L

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 24-CC-6477
DAVIS WOODS CONDOMINIUM ASSOCIATION, INC., A FLORIDA NOT FOR PROFIT CORPORATION,
PLAINTIFF, V.
RECKLESS ABANDON INVESTMENTS, LLC, ET AL.,
DEFENDANTS.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 13, 2025, and entered in Case No. 24-CC-6477 of the County Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein DAVIS WOODS CONDOMINIUM ASSOCIATION, INC. is Plaintiff, and Reckless Abandon Investments, LLC are Defendants, I will sell to the highest and best bidder for cash at www.lee.realforeclose.com, the Clerk's website for online auctions, at 9:00 AM, on the 15th day of May, 2025 the following described property as set forth in said Final Judgment, to wit:

Apartment No. 915 of Davis Woods Condominium, according to the Declaration of Condominium thereof recorded in Official Records Book 1580, page 83, of the Public Records of Lee County, Florida, and all amendments thereto, together with its undivided share in the common elements.

A/K/A: 16881 Davis Road, Apt. 915, Fort Myers, FL 33908

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

DATED this day of 04/22/2025

KEVIN C. KARNES,
as Clerk of said Court
(SEAL) By: N WrightAngad
As Deputy Clerk

BECKER & POLIAKOFF, P.A.
Attorneys for Plaintiff
Carolyn C. Meadows, Esq.
Florida Bar #92888
1 East Broward Blvd., Suite 1700
Fort Lauderdale, FL 33301
Phone: (954) 985-4102
Fax: (954) 987-5940
Primary email:
cofoservicemail@beckerlawyers.com
D03409/420315/26608206
Apr. 25; May 2, 2025 25-01616L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
CASE NO. 23-CA-13456
CNC GROUP, LLC, a Florida Limited Liability Company
Plaintiff, vs.
AISLING HOME PARTNERS, LLC, a California limited liability company, DISTINCTIVE DWELLINGS, LLC, a Utah limited liability company, ALMA BORCUK, LEGAL OWNER VIA NON-TRUST CUSTODIAL IRA WITH AET, and AKIN CONTEXTURALRESEARCH, LTD, a Nevada corporation
Defendant.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated the 14th day of April, 2025, and entered in Case No.: 23-CA-13456, of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein CNC GROUP, LLC, a Florida limited liability company, is the Plaintiff and AISLING HOME PARTNERS, LLC, a California limited liability company, DISTINCTIVE DWELLINGS, LLC, a Utah limited liability company, ALMA BORCUK, LEGAL OWNER VIA NON-TRUST CUSTODIAL IRA WITH AET, and AKIN CONTEXTURAL RESEARCH, LTD, a Nevada corporation, are the Defendants.

The Clerk of this Court shall sell to the highest bidder for cash electronically at www.lee.realforeclose.com on the Clerk's website for on-line auctions at 9:00 a.m. on the 17th day of July, 2025, in accordance with Chapter 45, Florida Statutes, the following described property as set forth in said Final Judgment, to wit:

Lot 5, Block B, PINE ISLAND CENTER UNIT 2, according to the plat thereof as recorded in Plat Book 9, Page 120, of the Public Records of Lee County, Florida.

Parcel ID No. 28-44-22-02-0000B.0050

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

DATED this 22 day of April, 2025.

KEVIN C. KARNES
Clerk of the Court
(SEAL) By: N WrightAngad
Deputy Clerk

Frank J. Aloia, Jr., Esq.
Michael A. Camadeco, Esq.
Ryan P. Dugan, Esq.
Apr. 25; May 2, 2025 25-01615L

SECOND INSERTION

NOTICE OF RESCHEDULED SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 2023-CA-007397
HOMEBRIDGE FINANCIAL SERVICES, INC.,
Plaintiff, vs.
MICHAEL A. FEE FKA ALAN MICHAEL FEE NKA MICHAEL ALAN FEE, et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated April 15, 2025, and entered in Case No. 2023-CA-007397 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida in which Homebridge Financial Services, Inc., is the Plaintiff and Michael A. Fee fka Alan Michael Fee nka Michael Alan Fee, Casi J. Strader aka Casi Jean Strader, are defendants, the Lee County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on www.lee.realforeclose.com in accordance with chapter 45 Florida Statutes, Lee County, Florida at 9:00am on the 26th day of June, 2025, the following described property as set forth in said Final Judgment of Foreclosure:

NORTH ONE-HALF (N 1/2) OF LOT 2 AND NORTH ONE-HALF (N 1/2) OF LOT 3, BLOCK 62, UNIT 22, LEELAND HEIGHTS, SECTION 32, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN DEED BOOK 256. PAGE 580, AND IN PLAT BOOK 15, PAGE 46, BOOK 20, PAGE 2, PUBLIC RECORDS, LEE COUNTY, FLORIDA.

A/K/A 602 HARRISON DR LEHIGH ACRES FL 33936

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

Dated in Lee County, Florida this day of 04/21/2025

Kevin C. Karnes
Clerk of the Circuit Court
Lee County, Florida
(SEAL) By: N WrightAngad
Deputy Clerk

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
CT - 23-003945
Apr. 25; May 2, 2025 25-01588L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-001370
HOMESTEAD ASPIRATIONS LLC,
Plaintiff, v.
JAMES L. MACINDOE, ANNE R. MACINDOE, THE ESTATE OF JAMES L. MACINDOE, THE ESTATE OF ANNE R. MACINDOE, UNKNOWN HEIRS OF JAMES L. MACINDOE and UNKNOWN HEIRS OF ANNE R. MACINDOE,
Defendants.

TO: JAMES L. MACINDOE
3109 45TH ST W
LEHIGH ACRES, FLORIDA 33971
ANNE R. MACINDOE
3109 45TH ST W
LEHIGH ACRES, FLORIDA 33971
TH ESTATE OF JAMES L. MACINDOE
3109 45TH ST W
LEHIGH ACRES, FLORIDA 33971
THE ESTATE OF ANNE R. MACINDOE
3109 45TH ST W
LEHIGH ACRES, FLORIDA 33971
UNKNOWN HEIRS OF JAMES L. MACINDOE
3109 45TH ST W
LEHIGH ACRES, FLORIDA 33971
UNKNOWN HEIRS OF ANNE R. MACINDOE
3109 45TH ST W
LEHIGH ACRES, FLORIDA 33971

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

THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN LEE COUNTY, FLORIDA, TO WIT: LOT 3, BLOCK 42, UNIT 5, SECTION 14, LEHIGH ACRES, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF TH E CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 63, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, on or before June 2, 2025, and file the original with the Clerk of this Court, at 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint.

DATED this 22nd day of April, 2025.

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: K. Harris
As Deputy Clerk

The Law Office of C.W. Wickersham, Jr., P.A.,
Plaintiff's attorney,
2720 Park Street, Suite 205,
Jacksonville, Florida, 32205,
Phone Number: (904) 389-6202
Apr. 25; May 2, 9, 16, 2025
25-01614L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
Case Number: 2024-CA-008153
IN RE: FORFEITURE OF: $5,553.00 (Five Thousand, Five Hundred Fifty-Three Dollars) in U.S. Currency

TO: Thelma Rhudine Simmons
Last known Address: 15320 Straight Street Fort Myers, FL 33908

YOU ARE HEREBY NOTIFIED that a forfeiture action has been filed against the above-described currency by the Department of Highway Safety and Motor Vehicles. You are required to file an answer and any written defenses with the Clerk of the Court and to serve a copy of the answer and defenses within 30 days on Angeline Attila, Assistant General Counsel, Department of Highway Safety and Motor Vehicles, 11305 N. McKinley Drive Tampa, FL 33612. Failure to file your answer and defenses will result in a default being entered against you.

WITNESSED by hand and the Seal of the Court on this 22nd day of April 2025.

Kevin C. Karnes
Clerk of Court
(SEAL) K. Harris
Deputy Clerk

Angeline Attila,
Assistant General Counsel,
Department of Highway Safety and Motor Vehicles,
11305 N. McKinley Drive
Tampa, FL 33612
Apr. 25; May 2, 9, 16, 2025
25-01599L

SECOND INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 25-CA-001510
Wells Fargo Bank, N.A.
Plaintiff, vs.
The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Mary D. Foley a/k/a Mary Dellarita Foley, Deceased; et al.
Defendants.

TO: The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Mary D. Foley a/k/a Mary Dellarita Foley, Deceased
Last Known Address: Unknown

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Lee County, Florida:

LOT G40, THE RESORT ON CAREFREE BOULEVARD, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 59, PAGE(S) 39 THROUGH 45, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

TOGETHER WITH THAT CERTAIN 2003 MERT DOUBLE WIDE MOBILE HOME HAVING ID# FLHMBT172049434A WITH TITLE# 89431082 AND ID# FLHMBT172049434B WITH TITLE# 89431154.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Julie York Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address is 4919 Memorial Hwy, Suite 135, Tampa, FL 33634, within thirty (30) days of the first date of publication and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS

DATED on 04/17/2025.

Kevin C. Karnes
As Clerk of the Court
(SEAL) By K. Harris
As Deputy Clerk

Julie York Esquire,
Brock & Scott, PLLC.,
the Plaintiff's attorney,
4919 Memorial Hwy, Suite 135,
Tampa, FL 33634
File # 25-F00293
Apr. 25; May 2, 2025 25-01566L

SECOND INSERTION

NOTICE OF ACTION
(Constructive Service)
IN THE COUNTY COURT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 24-CA-006905
TERRENAS, LLC, A Florida limited liability company
Plaintiff, v.
BERNARD HANSEN
Defendant.

To: Bernard Hansen
3170 N. Sheridan Rd, Unit #907
Chicago, IL 60657

YOU ARE HEREBY NOTIFIED that an action has been filed against you and that you are required to serve a copy of your written answer and defenses, if any, to it on STEVEN M. LIBERTY, ESQ., attorney for Plaintiff, TERRENAS, LLC, whose address is Nexterra Law, 555 Washington Ave, Ste #350, Miami Beach, FL 33139, and file the original with the Clerk of this Court at 1700 Monroe St, Fort Myers, FL 33901, on or before June 2, 2025, before service on Plaintiff or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the complaint.

WITNESS my hand and the seal of said court at Lee County, Florida, on this 22nd day of April, 2025.

Clerk Name: Kevin C. Karnes
As clerk, Circuit Court
Lee County, Florida
(SEAL) By: K. Harris
As Deputy Clerk

STEVEN M. LIBERTY, ESQ.,
attorney for Plaintiff,
TERRENAS, LLC,
Nexterra Law,
555 Washington Ave, Ste #350,
Miami Beach, FL 33139
Apr. 25; May 2, 9, 16, 2025
25-01601L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 25-CA-000564
FIFTH THIRD BANK N.A.,
Plaintiff, vs.
SONIA J MAIR, et al.,
Defendant.

To: MICHAEL SEWELL, 7221 TROPICANA ST., HOLLYWOOD, FL 33023
UNKNOWN SPOUSE OF MICHAEL SEWELL, 7221 TROPICANA ST., HOLLYWOOD, FL 33023
LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN

YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering real and personal property descrived as follows, to wit:

LOT 3 AND 4, BLOCK 4932, UNIT 74, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 22, PAGES 111 THROUGH 131, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and you are required to file a copy of your written defenses, if any, to it on Sara Collins, Esq, McCalla Raymer Leibert Pierce, LLP, 225 East Robinson Street, Suite 155, Orlando, FL 32801 within 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demand in the Complaint.

WITNESS my hand and seal of said-Court on the 17th day of April, 2025.

Kevin C. Karnes
CLERK OF COURT OF LEE COUNTY
As Clerk of the Court
(SEAL) BY: K. Harris
Deputy Clerk

Submitted by:
MCCALLA RAYMER LEIBERT PIERCE, LLP
225 East Robinson Street, Suite 155,
Orlando, FL 32801
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: AccountsPayable@mccalla.com
24-10653FL
Apr. 25; May 2, 2025 25-01572L

SECOND INSERTION

NOTICE OF ACTION
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
Case No. 25-CC-001949
APEX LAND HOLDINGS, LLC, a Utah limited liability company, as Trustee of the Florida No. 7823 Land Trust
Plaintiff, v.
JAMES P. CARPURSO and CAROL J. CARPURSO,
Defendant.

STATE OF FLORIDA
To: JAMES P. CARPURSO and CAROL J. CARPURSO, whose residence is unknown.

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

The North 130.00 feet of the West 162.00 feet of Lot 11, Block 57, SUNCOAST ESTATES, an unrecorded subdivision, according to the plat thereof, as recorded in Official Records Book 32, Page 528, of the public Records of Lee County, Florida.

Parcel identification Number: 25-43-24-03-00057.011B

More commonly known as: 7823 Marx Dr, North Fort Myers, FL 33917

has been filed against you and you are required to file your written defenses, if any, with the Clerk of the above Court and to serve a copy within 30 days from first date of publication upon Vestalia Aylsworth, Esq., Plaintiff's attorney, whose address is 12307 SW 143rd Ln, Miami, FL 33186-6026 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 Amended Complaint.

DATED this 21 day of April, 2025.

Kevin C. Karnes
CLERK OF THE COURT
(SEAL) By: K. Shoap
Deputy Clerk

Vestalia Aylsworth, Esq.,
Plaintiff's attorney,
12307 SW 143rd Ln,
Miami, FL 33186-6026
Apr. 25; May 2, 2025 25-01598L

SECOND INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO: 24-CC-002004
PEBBLE BEACH AT LAGUNA LAKES ASSOCIATION, INC.,
Plaintiff(s), vs.
JAMES MANLEY; RICHARD MANLEY, et al.,
Defendant(s).

NOTICE IS GIVEN that, in accordance with the Final Summary Judgment of Foreclosure, entered April 8, 2025, in the above styled cause, in the County Court of Lee County Florida, the Clerk of Court will sell to the highest and best bidder the following described property in accordance with Section 45.031 of the Florida Statutes:

Unit 203, Building L, PEBBLE BEACH AT LAGUNA LAKES, a Condominium according to the Declaration of Condominium thereof, recorded in Official Records Book 4211, Page 4187, of the Public Records of Lee County, Florida, and any amendments thereto, together with its undivided share in the common elements.

for cash in an Online Sale at https://lee.realforeclose.com beginning at 09:00 AM on May 8, 2025.

Any person claiming an interest in the surplus from the same, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, section 45.031.

Dated the 17th day of April, 2025.
04/21/2025

Kevin C. Karnes
Clerk of Court
(SEAL) N WrightAngad

/s/ Jacob Bair
Jacob Bair, Esq.
Florida Bar: No. 0071437
Primary Email: jbair@blglawfl.com
Secondary Email:
service@blglawfl.com
BLG Association Law, PLLC
301 W. Platt St. #375
Tampa, FL 33606
Phone: (813) 379-3804
Attorney for: PLAINTIFF
Apr. 25; May 2, 2025 25-01589L

SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR LEE COUNTY, CIVIL DIVISION
CASE NO.: 24-CA-000125
FREEDOM MORTGAGE CORPORATION,
Plaintiff, vs.
NICHOLAS OCHS, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF LONNA M. REMSEN, et al.,
Defendants.

NOTICE OF SALE IS HEREBY GIVEN pursuant to The Order Resetting Foreclosure Sale entered on April 16, 2025, and the Final Judgment of Foreclosure entered on July 25, 2024, in Case No. 24-CA-000125 of the Circuit Court of the Twentieth Judicial Circuit, in and for Lee County, Florida, wherein FREEDOM MORTGAGE CORPORATION, is Plaintiff, and NICHOLAS OCHS, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF LONNA M. REMSEN; DANIEL CAVANAUGH; WHISPERWOOD I HOMEOWNERS ASSOCIATION, INC.; and UNKNOWN HEIRS OF LONNA M. REMSEN are Defendants, the Office of Kevin C. Karnes, Lee County Clerk of the Court, will sell to the highest and best bidder for cash beginning at 9:00 a.m. on-line at www.lee.realforeclose.com on the 17th day of July 2025, in accordance with Section 45.031, Florida Statutes, the following described property as set forth in said Final Judgment, to wit:

UNIT 11-B, WHISPERWOOD I TOWNHOMES, MORE PARTICULARLY DESCRIBED AS FOLLOWS: FROM THE SOUTHWEST CORNER OF LOT 8, WHISPERING PINES, PHASE 2, PLAT BOOK 33, PAGE 19, A SUBDIVISION IN SECTION 2, TOWNSHIP 46 SOUTH, RANGE 23 EAST, LEE COUNTY, FLORIDA, WHICH IS DESCRIBED AS FOLLOWS: THENCE EAST ALONG THE SOUTHERLY BOUNDARY OF SAID LOT 8, FOR 103.28 FEET; THENCE NORTH FOR THE 18.0 FEET TO THE POINT OF BEGINNING; THENCE NORTH FOR 40.0 FEET; THENCE EAST FOR 18.06 FEET; THENCE SOUTH FOR 40.0 FEET; THENCE WEST FOR 18.06 FEET TO THE POINT OF BEGINNING.

Also known as 13446 Heald Ln, 11B, Fort Myers, FL 33908.

together with all existing or subsequently erected or affixed buildings, improvements and fixtures.

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

Dated: 04/17/2025

Kevin Karnes
Clerk of Court, Lee County
(SEAL) By: N WrightAngad
Deputy Clerk of Court

SOKOLOF REMTULLA, LLP
6801 Lake Worth Road, Suite 100E
Greenacres, FL 33467
Telephone: 561-507-5252 /
Facsimile: 561-342-4842
E-mail: pleadings@sokrem.com
Counsel for Plaintiff
Apr. 25; May 2, 2025 25-01569L

OFFICIAL COURTHOUSE WEBSITES

MANATEE COUNTY
manateeclerk.com

SARASOTA COUNTY
sarasotaclerk.com

CHARLOTTE COUNTY
charlotteclerk.com

LEE COUNTY
leeclerk.org

COLLIER COUNTY
collierclerk.com

HILLSBOROUGH COUNTY
hillsclerk.com

PASCO COUNTY
pascoclerk.com

PINELLAS COUNTY
mypinellasclerk.gov

POLK COUNTY
polkcountyclerk.net

ORANGE COUNTY
myorangeclerk.com

LV20890_V5

--- TAX DEEDS / ACTIONS / PUBLICS ---

THIRD INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25CA779
TIMOTHY S. MEISER and CRISTINE D. MEISER,
Plaintiff, v.
LUIS EDUARDO GONZALEZ and MARIA CONSUELO MARTINEZ,
Defendants.
TO: LUIS EDUARDO GONZALEZ
628 ANDALUSIA BLVD
CAPE CORAL, FL 33909
MARIA CONSUELO MARTINEZ
628 ANDALUSIA BLVD
CAPE CORAL, FL 33909

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

THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN LEE COUNTY, FLORIDA, TO WIT: LOT 45, BLOCK 2005, UNIT 31, PART 1, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGE 71, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, on or before May 20, 2025, and file the original with the Clerk of this Court, at 2075 Dr. Martin Luther King Jr. Blvd, Fort Myers, Florida 33901 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint.

DATED this 10 day of April, 2025.

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: K. Shoap
As Deputy Clerk

The Law Office of
C.W. Wickersham, Jr., P.A.,
Plaintiff's attorney,
2720 Park Street, Suite 205,
Jacksonville, Florida, 32205,
Phone Number: (904) 389-6202
Apr. 18, 25; May 2, 9, 2025
25-01483L

THIRD INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25CA1312
EQUIPOISE INVESTMENTS III, LLC,
Plaintiff, v.
JOSEF EDMUND MILKOWSKI and ILONA MARIA ELISE MILKOWSKI,
Defendants.
TO: JOSEF EDMUND MILKOWSKI
1446 NW 2nd ST.
CAPE CORAL, FL 33993
ILONA MARIA ELISE MILKOWSKI
1446 NW 2nd ST.
CAPE CORAL, FL 33993

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

THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN LEE COUNTY, FLORIDA, TO WIT: LOTS 3 AND 4, BLOCK 3656, UNIT 48, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 17, PAGES 135-144, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, on or before May 20, 2025, and file the original with the Clerk of this Court, at 2075 Dr. Martin Luther King Jr. Blvd, Fort Myers, Florida 33901 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint.

DATED this 10th day of April, 2025.

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: K. Shoap
As Deputy Clerk

The Law Office of
C.W. Wickersham, Jr., P.A.,
Plaintiff's attorney,
2720 Park Street, Suite 205,
Jacksonville, Florida, 32205,
Phone Number: (904) 389-6202
Apr. 18, 25; May 2, 9, 2025
25-01482L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025000019
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 20-004589 Year of Issuance 2020 Description of Property LOT 6, BLOCK 4, WEST PART OF UNIT 1, SECTION 3, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT, RECORDED IN PLAT BOOK 26, PAGE 2, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 03-44-26-01-00004.0060
Names in which assessed: RICHARD KIVELL

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Apr. 11, 18, 25; May 2, 2025
25-01344L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025000022
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-015375 Year of Issuance 2021 Description of Property LOT 19, BLOCK 55, UNIT 12, SECTION 12, TOWNSHIP 45 SOUTH, RANGE 27 EAST LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 234, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 12-45-27-12-00055.0190
Names in which assessed:
LLOYD EDWARD JOHNSON

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Apr. 11, 18, 25; May 2, 2025
25-01355L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025000027
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-015754 Year of Issuance 2021 Description of Property LOT 23, BLOCK 22, UNIT 3, SECTION 14, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 133, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 14-45-27-03-00022.0230
Names in which assessed:
CAROLYN A SMITH HOLMES

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Apr. 11, 18, 25; May 2, 2025
25-01359L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025000071
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 20-419 Year of Issuance 2022 Description of Property LOT 1, BLOCK 55, UNIT 10, SECTION 14, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 140, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 14-45-27-10-00055.0010
Names in which assessed:
JOSEPH VIG

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Apr. 18, 25; May 2, 9, 2025
25-01452L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025000052
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 18-887 Year of Issuance 2022 Description of Property LOT 2, BLOCK 68, UNIT 15, TWIN LAKE ESTATES, SECTION 03, TOWNSHIP 45 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 221, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 03-45-27-15-00068.0020
Names in which assessed:
TARPON IV LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Apr. 18, 25; May 2, 9, 2025
25-01438L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2024003166
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-618 Year of Issuance 2022 Description of Property LOT 16, BLOCK 75, UNIT 8, SECTION 24, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 18, PAGE 103, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 24-45-27-08-00075.0160
Names in which assessed:
JOSE ELMER QUINTERO, LEANDRO GABRIEL ROBLES GARCIA, LUZ A MUNOZ, LUZ ANGELA MUNOZ

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Apr. 11, 18, 25; May 2, 2025
25-01361L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025000058
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 20-437 Year of Issuance 2022 Description of Property LOT 10, BLOCK 61, UNIT 11, SECTION 14, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 143, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 14-45-27-11-00061.0100
Names in which assessed:
TARPON IV LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Apr. 18, 25; May 2, 9, 2025
25-01453L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025000057
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 20-031 Year of Issuance 2022 Description of Property LOT 5, BLOCK 90, UNIT 19, SECTION 12, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 241, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 12-45-27-19-00090.0050
Names in which assessed:
TARPON IV LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Apr. 18, 25; May 2, 9, 2025
25-01451L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025000006
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-014916 Year of Issuance 2021 Description of Property LOT 4, BLOCK 75, UNIT 13, SECTION 10, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES. ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 14, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 10-45-27-13-00075.0040
Names in which assessed:
TARPON IV LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Apr. 11, 18, 25; May 2, 2025
25-01352L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025000046
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 20-023782 Year of Issuance 2020 Description of Property LOT 22, BLOCK 56, UNIT 10, SECTION 25, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 116, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 25-45-27-10-00056.0220
Names in which assessed:
ESTATE OF ALPHA SUE LONG, ESTATE OF ROBERT K LONG, ROBERT K LONG ESTATE

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Apr. 18, 25; May 2, 9, 2025
25-01449L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2024003131
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 20-211 Year of Issuance 2022 Description of Property LOT 20, BLOCK 65, UNIT 13, SECTION 13, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 31, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 13-45-27-13-00065.0200
Names in which assessed:
ABELARDO CRUZ, ASTRID CRUZ CEDENO, ELEUCIS CRUZ DE ORLANDO, EURIDICE CRUZ DE MOLINARY, GLORIS CRUZ DE CAIBE, IVELISSE CRUZ DE SCHLAEFLI, JORGE CRUZ CEDENO, NELLY CEDENODECRUZ, NELLY CRUZ DE LACAU, RUBEN CRUZ CEDENO

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Apr. 11, 18, 25; May 2, 2025
25-01351L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025000047
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-017714 Year of Issuance 2021 Description of Property LOT 25, BLOCK 37, UNIT 11, SECTION 26, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 20, PAGE 48, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 26-45-27-11-00037.0250
Names in which assessed:
CLARENCE E CURRY, ESTATE OF FAYE CURRY, FAYE CURRY

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Apr. 18, 25; May 2, 9, 2025
25-01455L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025000005
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-006743 Year of Issuance 2021 Description of Property LOTS 317 AND 318, STILL HOLLOW; DESCRIBED AS ONE TRACT AS FOLLOWS: FROM THE SW CORNER OF UNIT 1, SUNNY PALM ESTATES, AS RECORDED IN PLAT BOOK 14, PAGE 82, RUN S 89¬∞16'53" W ALONG THE SOUTH LINE OF THE N 1/2 OF SECTION 3-44-27 A DISTANCE OF 1706.92 FT.; THENCE N 0¬∞36'39" W 1378.16 FT.; THENCE S 89¬∞23,Äô21" W 300 FT. TO THE P.O.B. THENCE CONTINUE S 89¬∞23'21" W 180 FT.; THENCE S 0¬∞36'39" E 140 FT.; THENCE N 89¬∞23'21" E 180 FT.; THENCE N 0¬∞36'39" W 140 FT. TO THE P.O.B. Strap Number 03-44-27-00-00002.0590
Names in which assessed:
TARPON IV LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Apr. 18, 25; May 2, 9, 2025
25-01454L

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER
CALL 941-906-9386
and select the appropriate County name from the menu option
or e-mail legal@businessobserverfl.com
LV10266
Business Observer

--- TAX DEEDS ---

THIRD INSERTION

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

Tax Deed #:2025000059

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-056 Year of Issuance 2022 Description of Property LOT 5, BLOCK 103, UNIT 15, SECTION 21, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT RECORDED IN PLAT BOOK 18, PAGE 68, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 21-45-27-15-00103.0050

Names in which assessed:
TARPON IV LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 18, 25; May 2, 9, 2025

25-01456L

THIRD INSERTION

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

Tax Deed #:2025000060

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-142 Year of Issuance 2022 Description of Property LOT 16, BLOCK 34, UNIT 6, SECTION 22, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT RECORDED IN PLAT BOOK 18, PAGE 76, PUBLIC RECORDS OF LEE COUNTY FLORIDA. Strap Number 22-45-27-06-00034.0160

Names in which assessed:
TARPON IV LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 18, 25; May 2, 9, 2025

25-01457L

THIRD INSERTION

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

Tax Deed #:2025000061

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-149 Year of Issuance 2022 Description of Property LOT 4, BLOCK 36, UNIT 7, SECTION 22, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 77, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 22-45-27-07-00036.0040

Names in which assessed:
TARPON IV LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 18, 25; May 2, 9, 2025

25-01458L

THIRD INSERTION

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

Tax Deed #:2025000063

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-390 Year of Issuance 2022 Description of Property LOT 4, BLOCK 21, UNIT 9, SECTION 23, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 20, PAGE 29, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 23-45-27-09-00021.0040

Names in which assessed:
TARPON IV LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 18, 25; May 2, 9, 2025

25-01459L

THIRD INSERTION

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

Tax Deed #:2025000072

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-658 Year of Issuance 2022 Description of Property LOT 6, BLOCK 91, UNIT 9, SECTION 24, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 105, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 24-45-27-09-00091.0060

Names in which assessed:
SHANNON THORP

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 18, 25; May 2, 9, 2025

25-01460L

THIRD INSERTION

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

Tax Deed #:2025000064

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-691 Year of Issuance 2022 Description of Property LOT 1, BLOCK 20, UNIT 4, SECTION 25, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 110, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-45-27-04-00020.0010

Names in which assessed:
TARPON IV LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 18, 25; May 2, 9, 2025

25-01461L

THIRD INSERTION

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

Tax Deed #:2025000053

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-476 Year of Issuance 2022 Description of Property LOT 23, BLOCK 58, UNIT 11, SECTION 10, TOWNSHIP 45 SOUTH, RANGE 27 EAST LEHIGH ACRES, FLORIDA ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 12, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 10-45-27-11-00058.0230

Names in which assessed:
ALLAN PRAUGHT, PRISCILLA A PRAUGHT

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 18, 25; May 2, 9, 2025

25-01441L

THIRD INSERTION

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

Tax Deed #:2025000074

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 20-023286 Year of Issuance 2020 Description of Property LOT 3, BLOCK 57, UNIT 15, SECTION 23, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 20, PAGE 35, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. LESS SUBSURFACE RIGHTS Strap Number 23-45-27-L3-15057.0030

Names in which assessed:
TARPON IV LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 18, 25; May 2, 9, 2025

25-01448L

THIRD INSERTION

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

Tax Deed #:2025000070

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 20-028 Year of Issuance 2022 Description of Property LOT 17, BLOCK 88, UNIT 18, SECTION 12, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 240, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 12-45-27-18-00088.0170

Names in which assessed:
A J DELANEY, ANTHONY J DELANEY, GLORIA J DELANEY

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 18, 25; May 2, 9, 2025

25-01450L

THIRD INSERTION

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

Tax Deed #:2025000062

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 17-486 Year of Issuance 2022 Description of Property EAST HALF OF LOT 12, BLOCK 40, UNIT 10, SECTION 23, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 34, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 23-44-27-10-00040.012B

Names in which assessed:
TARPON IV LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 18, 25; May 2, 9, 2025

25-01437L

THIRD INSERTION

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

Tax Deed #:2025000044

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-019979 Year of Issuance 2019 Description of Property LOT 5, BLOCK 28, UNIT 5, SECTION 25, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 111, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 25-45-27-05-00028.0050

Names in which assessed:
JEFFREY SKEER

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 18, 25; May 2, 9, 2025

25-01440L

THIRD INSERTION

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

Tax Deed #:2025000042

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-005676 Year of Issuance 2019 Description of Property LOT 11, BLOCK 2, UNIT 1, SECTION 25, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, FLORIDA ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 69, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 25-44-26-01-00002.0110

Names in which assessed:
ELSIE F SMITH, JOHN W SMITH

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 18, 25; May 2, 9, 2025

25-01439L

THIRD INSERTION

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

Tax Deed #:2025000054

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-569 Year of Issuance 2022 Description of Property LOT 6, BLOCK 6, UNIT 2, SECTION 11 TOWNSHIP 45 SOUTH, RANGE 27 EAST LEHIGH ACRES ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 150, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 11-45-27-02-00006.0060

Names in which assessed:
TARPON IV LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 18, 25; May 2, 9, 2025

25-01442L

THIRD INSERTION

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

Tax Deed #:2025000055

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-694 Year of Issuance 2022 Description of Property LOT 16, BLOCK 45, UNIT 11, SECTION 11, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 161, PUBLIC RECORDS, LEE COUNTY, FLORIDA Strap Number 11-45-27-11-00045.0160

Names in which assessed:
TARPON IV LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 18, 25; May 2, 9, 2025

25-01443L

THIRD INSERTION

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

Tax Deed #:2025000056

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-710 Year of Issuance 2022 Description of Property LOT 3, BLOCK 50, UNIT 12, SECTION 11 TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 162, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 11-45-27-12-00050.0030

Names in which assessed:
RAYMOND BENSY

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 18, 25; May 2, 9, 2025

25-01444L

THIRD INSERTION

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

Tax Deed #:2025000069

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-977 Year of Issuance 2022 Description of Property LOT 7, BLOCK 67, UNIT 15, SECTION 12, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 237, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 12-45-27-15-00067.0070

Names in which assessed:
CARLOS H ESCOBAR

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 18, 25; May 2, 9, 2025

25-01445L

THIRD INSERTION

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

Tax Deed #:2025000048

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 20-013816 Year of Issuance 2020 Description of Property LOT 24, BLOCK 36, UNIT 7, SECTION 28, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 43, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 28-44-27-07-00036.0240

Names in which assessed:
SILVANO BIER

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 18, 25; May 2, 9, 2025

25-01446L

THIRD INSERTION

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

Tax Deed #:2025000031

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 20-021874 Year of Issuance 2020 Description of Property LOT 15, BLOCK 8, UNIT 1, SECTION 15, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT RECORDED IN PLAT BOOK 18, PAGE 37, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 15-45-27-01-00008.0150

Names in which assessed:
RUMEN VASILEV MIRCHEV

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/10/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 18, 25; May 2, 9, 2025

25-01447L

--- TAX DEEDS ---

FOURTH INSERTION

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

Tax Deed #:2025000010

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 20-021603 Year of Issuance 2020 Description of Property LOT 25, BLOCK 24, UNIT 4, SECTION 14, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 134, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 14-45-27-04-00024.0250

Names in which assessed: DANIEL LONGFORD, PATRICIA WILLIAMS

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 11, 18, 25; May 2, 2025

25-01349L

FOURTH INSERTION

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

Tax Deed #:2025000018

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-015902 Year of Issuance 2019 Description of Property LOT 13, BLOCK 49, UNIT 8, SECTION 2, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 198, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 02-45-27-08-00049.0130

Names in which assessed: JOHN J WOHLFEHRT, SHIRLY M SMITH

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 11, 18, 25; May 2, 2025

25-01340L

FOURTH INSERTION

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

Tax Deed #:2025000011

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-005819 Year of Issuance 2019 Description of Property LOT 3, BLOCK 75, UNIT 9, SECTION 25, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 72, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 25-44-26-09-00075.0030

Names in which assessed: JUANITA F JONES, WILLIAM R JONES

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 11, 18, 25; May 2, 2025

25-01339L

FOURTH INSERTION

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

Tax Deed #:2024002886

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 15-798 Year of Issuance 2022 Description of Property LOT 20, BLOCK 4, UNIT 1, SOUTH HALF OF SECTION 7, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 7, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 07-44-27-01-00004.0200

Names in which assessed: ELE PROPERTIES LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 11, 18, 25; May 2, 2025

25-01338L

FOURTH INSERTION

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

Tax Deed #:2025000017

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 20-018971 Year of Issuance 2020 Description of Property LOT 17, BLOCK 72, UNIT 13, SECTION 1, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 182, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 01-45-27-13-00072.0170

Names in which assessed: ELEANOR DOBAN, ELEANOR M DOBAN, JOSEPH A DOBAN

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 11, 18, 25; May 2, 2025

25-01346L

FOURTH INSERTION

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

Tax Deed #:2025000009

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-018050 Year of Issuance 2019 Description of Property LOT 16, BLOCK 24, UNIT 4, SECTION 14, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 134, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 14-45-27-04-00024.0160

Names in which assessed: KATHERINE P HORGAN, MISTERY K HORGAN

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 11, 18, 25; May 2, 2025

25-01341L

FOURTH INSERTION

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

Tax Deed #:2025000029

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-018063 Year of Issuance 2019 Description of Property LOT 2, BLOCK 27, UNIT 5, SECTION 14, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 135, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 14-45-27-05-00027.0020

Names in which assessed: HANNELORE SCHUELE

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 11, 18, 25; May 2, 2025

25-01343L

FOURTH INSERTION

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

Tax Deed #:2025000025

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 20-021396 Year of Issuance 2020 Description of Property LOT 4, BLOCK 60, UNIT 12, SECTION 13, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 30, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-45-27-12-00060.0040

Names in which assessed: ANTHONY M MEMMI, ANTHONY MEMMI

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 11, 18, 25; May 2, 2025

25-01348L

FOURTH INSERTION

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

Tax Deed #:2025000004

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 20-019149 Year of Issuance 2020 Description of Property LOT 1, BLOCK 50, UNIT 8, SECTION 2 TOWNSHIP 45 SOUTH, RANGE 27 EAST LEHIGH ACRES ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 198 PUBLIC RECORDS, LEE COUNTY FLORIDA. Strap Number 02-45-27-08-00050.0010

Names in which assessed: FRANK L HUGHES, FRANK L HUGHES ESTATE, JOYCE F HUGHES

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 11, 18, 25; May 2, 2025

25-01347L

FOURTH INSERTION

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

Tax Deed #:2025000014

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 20-014462 Year of Issuance 2020 Description of Property EAST 1/2 OF LOT 12, BLOCK 14, UNIT 4, SECTION 35, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 52, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 35-44-27-04-00014.012B

Names in which assessed: DALIP SIGNH, DALIP SINGH

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 11, 18, 25; May 2, 2025

25-01345L

FOURTH INSERTION

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

Tax Deed #:2025000007

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-015004 Year of Issuance 2021 Description of Property LOT 7, BLOCK 10, UNIT 3, SECTION 11, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 151, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 11-45-27-03-00010.0070

Names in which assessed: TARPON IV LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 11, 18, 25; May 2, 2025

25-01353L

FOURTH INSERTION

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

Tax Deed #:2025000023

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-015439 Year of Issuance 2021 Description of Property LOT 16, BLOCK 83, UNIT 18, SECTION 12, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 240, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 12-45-27-18-00083.0160

Names in which assessed: JOSEPH HALL, JOSEPH HALL SR, JOSEPH P HALL, SHIRLEY HALL

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 11, 18, 25; May 2, 2025

25-01356L

FOURTH INSERTION

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

Tax Deed #:2025000008

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-015061 Year of Issuance 2021 Description of Property LOT 9, BLOCK 29, UNIT 7, SECTION 11, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE(S) 157, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 11-45-27-07-00029.0090

Names in which assessed: TARPON IV LLC

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 11, 18, 25; May 2, 2025

25-01354L

FOURTH INSERTION

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

Tax Deed #:2025000026

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-015636 Year of Issuance 2021 Description of Property LOT 19, BLOCK 69, UNIT 14, SECTION 13, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 32, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-45-27-14-00069.0190

Names in which assessed: HELEN MORRISON

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 11, 18, 25; May 2, 2025

25-01358L

FOURTH INSERTION

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

Tax Deed #:2025000024

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-015494 Year of Issuance 2021 Description of Property LOT 2, BLOCK 16, UNIT 3, SECTION 13, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 21, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-45-27-03-00016.0020

Names in which assessed: ESTATE OF DAPHNE ELVETA JOHNSON WALTERS, ESTATE OF DAPHNE WALTERS

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 11, 18, 25; May 2, 2025

25-01357L

FOURTH INSERTION

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

Tax Deed #:2025000021

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 20-033868 Year of Issuance 2020 Description of Property LOTS 69 AND 70, BLOCK 4032, CAPE CORAL UNIT 56, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 19, PAGE(S) 107 THROUGH 116 INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 05-44-23-C4-04032.0690

Names in which assessed: RON PELED

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 11, 18, 25; May 2, 2025

25-01350L

FOURTH INSERTION

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

Tax Deed #:2025000012

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 21-017387 Year of Issuance 2021 Description of Property LOT 3, BLOCK 10, UNIT 2, SECTION 25, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CITCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 108, PUBLIC RECORDS OF LEE C OUNTY, FLORIDA. Strap Number 25-45-27-02-00010.0030

Names in which assessed: ESTEBAN ARONEZ

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 11, 18, 25; May 2, 2025

25-01360L

FOURTH INSERTION

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

Tax Deed #:2025000028

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-018059 Year of Issuance 2019 Description of Property LOT 16, BLOCK 26, UNIT 5, SECTION 14, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 135, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 14-45-27-05-00026.0160

Names in which assessed: CAROLE HALLAL, DEBRA HIATT ZAWLOCKI, JOANNE MERCER SUPPIGER

All of said property being in the County of Lee, 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 www.lee.realtaxdeed.com on 06/03/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Apr. 11, 18, 25; May 2, 2025

25-01342L