

LEE COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION	
NOTICE TO THE OWNER AND THOSE INTERESTED IN THE VEHICLE	
<p>This vehicle, described as tag 757RGL, make Hond, model Fit, year 2008, color ONG, Vin JHMGD38648S022174, is currently located in 775 Knotty Pine Cir.</p> <p>Considering that the vehicle was abandoned and the owner could not be located, we notify that, according to Chapter 705 of the Florida Statutes, the vehicle will be considered abandoned and may be sold or transferred after 5 days from the date of this notice, unless the owner or interested party contacts us to claim the vehicle.</p>	
May 16, 23, 2025	25-01813L

FIRST INSERTION	
Notice of Public Sale	
<p>Notice is hereby given that on June 5th, 2025 at 10:00 AM the following vehicle may be sold at public sale for cash for the amount owed on each vehicle to satisfy the lien for repairs, services, storage charges, and any administrative fees allowed pursuant to Florida Statute 713.585.As is. Where is. Title is not guaranteed. CASE:43762 2017 Chevrolet VIN: 1G1ZE5ST3HF275859 Total Lien \$775.00 CASE:43764 2017 Chevrolet VIN: 1G1BC5SM6H7174535 Total Lien \$775.00 Lienor information &amp; Sale Location:GPI FL-G, LLC D/B/A Estero Bay Chevrolet.MV111838, 10640 Chevrolet Way.Estero, FL 33928 Ph:239-494-5607 The customer/owner or any other person claiming an interest, or a lien may redeem the vehicle by satisfying the amount due in cash on or before the sale date and time. The customer/owner or any other person claiming an interest, or a lien has a right to file for a hearing prior to the date of sale with the clerk of the courts in the Lee County where the vehicle is held to determine whether the vehicle has been wrongfully taken or withheld from him or her. At any time before the date of sale Owner/Lienholder may recover the vehicle without instituting judicial proceedings by posting a bond as per 559.917 F.S. Net proceeds in excess of lien amount will be deposited with the clerk of courts pursuant to 713.585 F.S.</p>	
May 16, 2025	25-01802L

FIRST INSERTION	
PUBLIC SALE	
<p>Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: <b>28239 S. Tamiami Trl Bonita Springs, FL 34134 June 5th, 2025 at 9:45am</b></p> <p><b>Anthony Boba</b> Household Goods</p> <p>The auction will be listed and advertised on <a href="http://www.storage treasures.com">www.storage treasures.com</a>. 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.</p>	
May 16, 23, 2025	25-01794L

FIRST INSERTION	
NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES,	
<p>NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in the business under the fictitious name of Lee Health Surgery Center-General Surgery, located at 6201 Alliance Lane, Suite 200, in the city of Fort Myers, FL, 33912, in the County of Lee, intends to register this fictitious name with the Division of Corporations of the Florida Department of State in Tallahassee, Florida.</p> <p>OWNER: Lee Healthcare Investments LLC</p>	
May 16, 2025	25-01820L

FIRST INSERTION	
NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES,	
<p>NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in the business under the fictitious name of Lee Health Surgery Center-Urology, located at 12631 Whitehall Dr., in the city of Fort Myers, FL, 33907, in the County of Lee, intends to register this fictitious name with the Division of Corporations of the Florida Department of State in Tallahassee, Florida.</p> <p>OWNER: Lee Healthcare Investments LLC</p>	
May 16, 2025	25-01821L

FIRST INSERTION	
NOTICE OF PUBLIC SALE PURSUANT TO FLORIDA STATUTES SECTION 715.109 ---	
<p>NOTICE IS HEREBY GIVEN THAT PUBLIC SALE OF THE FOLLOWING PROPERTY WILL BE HELD AT 9:00A.M. ON WEDNESDAY, MAY 28, 2025. --- AUCTION WILL BE CONDUCTED ONLINE ONLY - INTERNET BIDDING WITH LIVE AUDIO - <a href="http://www.stampлераuctions.com">www.stampлераuctions.com</a> --- FORMER TENANT: SBG SUBS LLC --- PLACE OF ASSETS: 106 HANCOCK BRIDGE PARKWAY #D-17 - CAPE CORAL FL 33991 --- ALL OF FORMER TENANT'S PERSONAL PROPERTY INCLUDING, BUT NOT LIMITED TO: Bread Ovens, 3-Door Freezers, Reach-In Freezers, Hotwells, Sandwich Cold Units, Bread Cabinets, Bunn Brewers, Slicers, Bubble Machines, Speed Ovens, Ice Makers, Bread Retarders, Microwave, Cabinets with Stainless Steel Tops, Counters, Sinks, Stainless Steel Tables, Bread Cooling Racks, Cookie Display Cases, Chip Racks, "Open" Signs, Booths, Tables, Chairs, Trash Cans, More --- LANDLORD: SUBWAY REAL ESTATE LLC --- 1 CORPORATE DRIVE #100 - SHELTON CT 06484 --- AUCTIONEER: STAMPLER AUCTIONS - 5412 STIRLING ROAD - DAVIE, FL 33314 - 954.921.8888 - AB196 / AU295</p>	
May 16, 23, 2025	25-01783L

FIRST INSERTION	
ABANDONED PROPERTY NOTICE	
<p>I, Gyselly R Portes Pacca, have acquired the property located at 775 Knotty Pine Cir, through a tax deed sale conducted by Lee County, Florida.</p> <p>Upon taking possession of the property, various personal belongings and household items were found, believed to belong to the former owner, whose identity and whereabouts are unknown.</p> <p>This public notice is hereby given that the items remain on the premises and may be claimed within 15 (fifteen) days from the date of this publication.</p> <p>If no claim is made within the specified time, the items will be deemed abandoned property, and I may dispose of them in accordance with Florida law.</p>	
May 16, 23, 2025	25-01812L

FIRST INSERTION	
PUBLIC SALE	
<p>Extra Space Storage, on behalf of itself or its affiliates, Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 11301 Bonita Beach Rd SE, Bonita Springs, FL 34135, June 05, 2025 at 12:30PM</p> <p>Jessica Marie Lucio Contreras Goods James Reiter Goods</p> <p>The auction will be listed and advertised on <a href="http://www.storage treasures.com">www.storage treasures.com</a>. 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.</p>	
May 16, 23, 2025	25-01784L

FIRST INSERTION	
STONEBROOK COMMUNITY DEVELOPMENT DISTRICT NOTICE OF WORKSHOP	
<p>NOTICE IS HEREBY GIVEN that the Board of Supervisors ("Board") of the Stoneybrook Community Development District ("District") will hold a Workshop on <b>Monday, May 21, 2025 at 6:00 p.m.</b>, at the <b>Stoneybrook Community Center, 11800 Stoneybrook Golf Drive, Estero, Florida 33928</b> for the purpose of hearing presentations from golf management companies.</p> <p>This workshop is not a meeting of the District and the members of the Board will not convene for purposes of taking action on matters of the District's business, nor will the Supervisors present/discuss the District's business between themselves. The facts being gathered may relate to some future action to be considered by the Board of Supervisors. Accordingly, this notice is given in compliance with Florida Statutes §286.011.</p> <p>The workshop is open to the public and will be conducted in accordance with the provision of Florida Law for Community Development Districts. The workshop may be continued to a date, time, and place to be specified on the record at the workshop. There may be occasions when one or more Supervisors or staff will participate by telephone. A copy of the agenda for the workshop may be obtained by contacting the offices of the District Manager, Wrathell, Hunt &amp; 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 <a href="http://www.stoneybrookesteroecd.com/">http://www.stoneybrookesteroecd.com/</a>.</p> <p>Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at the workshop because of a disability or physical impairment should contact the District Office at (561) 571-0010 at least 48 hours prior to the workshop. 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.</p> <p><b>District Manager</b> <b>Stoneybrook Community Development District</b></p>	
May 16, 2025	25-01822L

FIRST INSERTION	
NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION	
<p><b>File No. 25-CP-001444</b> <b>IN RE: ESTATE OF ALFRED C.H. KOPF Deceased.</b></p> <p>TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:</p> <p>You are hereby notified that an Order of Summary Administration has been entered in the estate of ALFRED C.H. KOPF, deceased, File Number 25-CP-001444, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street Fort Myers, FL 33901; that the decedent's date of death was March 24, 2025; that the total value of the estate is less than \$75,000 and that the names and addresses of those to whom it has been assigned by such order are:</p> <p>Name Address Kelly K. Gildart n/k/a Kelly Hunter Gildart, as Trustee of "The Alfred C.H. Kopf and Margo K. Kopf Living Trust dated February 25, 2005" 1411 Euclid Avenue North Fort Myers, FL 33917</p> <p>ALL INTERESTED PERSONS ARE NOTIFIED THAT:</p> <p>All creditors of the estate of the</p>	

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION	
<p><b>File No. 25-CP-1511</b> <b>IN RE: ESTATE OF JAMES A. PLESH, Deceased.</b></p> <p>The administration of the estate of James A. Plesh, deceased, whose date of death was April 11, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Naples, FL 34112. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>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.</p> <p>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.</p> <p>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</p> <p>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</p> <p>The date of first publication of this notice is May 16, 2025.</p> <p><b>Personal Representative:</b> <b>Signed by: Dawn Marie Young</b> <b>Dawn Marie Young</b> 26 Oak Street Medway, MA 02053 Attorney for Personal Representative: DocuSigned by: William M. Burke William M. Burke E-mail: <a href="mailto:wburke@cyklawfirm.com">wburke@cyklawfirm.com</a> Florida Bar Number: 0967394 Coleman, Yovanovich &amp; Koester, P.A. 4001 Tamiami Trail, Suite 300 Naples, FL 34103 Telephone: (239) 435-3535 Fax: (239) 435-1218</p>	
May 16, 23, 2025	25-01817L

FIRST INSERTION	
NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION	
<p><b>File No. 25-CP-001444</b> <b>IN RE: ESTATE OF ALFRED C.H. KOPF Deceased.</b></p> <p>TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:</p> <p>You are hereby notified that an Order of Summary Administration has been entered in the estate of ALFRED C.H. KOPF, deceased, File Number 25-CP-001444, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street Fort Myers, FL 33901; that the decedent's date of death was March 24, 2025; that the total value of the estate is less than \$75,000 and that the names and addresses of those to whom it has been assigned by such order are:</p> <p>Name Address Kelly K. Gildart n/k/a Kelly Hunter Gildart, as Trustee of "The Alfred C.H. Kopf and Margo K. Kopf Living Trust dated February 25, 2005" 1411 Euclid Avenue North Fort Myers, FL 33917</p> <p>ALL INTERESTED PERSONS ARE NOTIFIED THAT:</p> <p>All creditors of the estate of the</p>	

FIRST INSERTION	
NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES,	
<p>NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in the business under the fictitious name of LPG Surgery Alliance Lane, located at 6201 Alliance Lane, Suite 100, in the city of Fort Myers, FL, 33912, in the County of Lee, intends to register this fictitious name with the Division of Corporations of the Florida Department of State in Tallahassee, Florida</p> <p>OWNER: Lee Health Systems Inc.</p>	
May 16, 2025	25-01819L

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION	
<p><b>File No. 2025-CP-1421</b> <b>Division Probate</b> <b>IN RE: ESTATE OF RONALD W. WHITE Deceased.</b></p> <p>The administration of the estate of Ronald W. White, deceased, whose date of death was February 23, 2025, 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.</p> <p>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.</p> <p>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. 732.221, Florida Statutes. The written demand must be filed with the clerk.</p> <p>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.</p> <p>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</p> <p>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</p> <p>The date of first publication of this notice is May 16, 2025.</p> <p><b>Personal Representative:</b> <b>Wendy Dilg</b> 19093 Birch Rd Ft. Myers, Florida 33903 Attorney for Personal Representative: Jeffrey R. Grant, Attorney Florida Bar Number: 63918 Grant Cottrell, PLLC 5147 Castello Drive Naples, FL 34103 Telephone: (239) 649-4848 Fax: (239) 643-9810 E-Mail: <a href="mailto:jeff@grantcottrell.com">jeff@grantcottrell.com</a> Secondary E-Mail: <a href="mailto:jennifer@grantcottrell.com">jennifer@grantcottrell.com</a></p>	
May 16, 23, 2025	25-01778L

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION	
<p><b>File No. 25-CP-1436</b> <b>Division Probate</b> <b>IN RE: ESTATE OF CLINTON J. MULLINS A/K/A CLINTON JOSEPH MULLINS Deceased.</b></p> <p>The administration of the estate of Clinton J. Mullins a/k/a Clinton Joseph Mullins, deceased, whose date of death was September 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, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>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.</p> <p>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,</p>	

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION	
<p><b>File No. 2025-CP-1458</b> <b>Division Probate</b> <b>IN RE: ESTATE OF LORRAINE MARY COLBREE Deceased.</b></p> <p>The administration of the estate of Lorraine Mary Colbree, 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, Ft. Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>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.</p> <p>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. 732.221, Florida Statutes. The written demand must be filed with the clerk.</p> <p>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.</p> <p>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</p> <p>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</p> <p>The date of first publication of this notice is May 16, 2025.</p> <p><b>Personal Representative:</b> <b>Carlton Colbree</b> 17890 Slater Road, Trailer 7 N Ft. Myers, Florida 33917-7026 Attorney for Personal Representative: Jeffrey R. Grant, Attorney Florida Bar Number: 63918 Grant Cottrell, PLLC 5147 Castello Drive Naples, FL 34103 Telephone: (239) 649-4848 Fax: (239) 643-9810 E-Mail: <a href="mailto:jeff@grantcottrell.com">jeff@grantcottrell.com</a> Secondary E-Mail: <a href="mailto:jennifer@grantcottrell.com">jennifer@grantcottrell.com</a></p>	
May 16, 23, 2025	25-01777L

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION	
<p>Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes. The written demand must be filed with the clerk.</p> <p>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.</p> <p>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</p> <p>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</p> <p>The date of first publication of this notice is May 16, 2025.</p> <p><b>Personal Representative:</b> <b>Lora Mullins</b> 10075 East Highway 70 Eubank, Kentucky 42567 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: <a href="mailto:douglas@dorceylaw.com">douglas@dorceylaw.com</a> Secondary E-Mail: <a href="mailto:probate@dorceylaw.com">probate@dorceylaw.com</a></p>	
May 16, 23, 2025	25-01807L

SAVE TIME



Email your Legal Notice

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

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ESTATE

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FIRST INSERTION  
**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 25-CP-000908**  
**IN RE: ESTATE OF GERTRUD A. BRUEWER, Deceased**

The administration of the estate of GERTRUD A. BRUEWER, deceased, whose date of death was April 22, 2024, 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 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 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 16, 2025.

**Personal Representative:**  
**Ralph Bruewer**  
(Apr 14, 2025 12:46 EDT)  
**RALPH H. BRUEWER**  
2135 Cliff Road  
North Bend, OH 45052  
Attorney for Personal Representative:  
/s/ Jeffrey A. Attia  
JEFFREY A. ATTIA, ESQ.  
Florida Bar No. 0108199  
The Law Office of Jeffrey Attia, PA  
6719 Winkler Road, Suite 114  
Fort Myers, FL 33919  
Telephone: (239) 919-2318  
Email: jeff@jeffreyyattialaw.com  
May 16, 23, 2025 25-01775L

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-001387**  
**IN RE: THE ESTATE OF MARIO MARZO MENDOZA, A/K/A, MARIO LUIS MARZO MENDOZA, Deceased.**

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

The administration of the Estate of Mario Marzo Mendoza, a/k/a, Mario Luis Marzo Mendoza, Deceased, whose date of death was January 16, 2025, bearing case number 2025-CP-001387 is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Martin Luther Kind Jr. Boulevard, Fort Myers, Florida 3390. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of Decedent and other persons having claims or demands against Decedent's estate 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 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 16, 2025.

**PERSONAL REPRESENTATIVE:**  
**Ketty Busquets**  
5251 Golden Gate Parkway  
Suite E  
Naples, FL 34116  
ATTORNEY FOR PERSONAL REPRESENTATIVE  
THE MARTIN FIRM, P.A.  
5251 Golden Gate Parkway  
Suite E  
Naples, FL 34116  
(239) 799-0305 Telephone  
(239) 799-0306 Facsimile  
/s/ Flavia Martin  
Flavia Martin, Esquire  
Florida Bar Number 1040203  
flavia@themartinfirm.com  
May 16, 23, 2025 25-01789L

FIRST INSERTION  
**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2025-CP-1470**  
**IN RE: ESTATE OF GERALD G. JACOBS Deceased.**

The administration of the estate of Gerald G. Jacobs, deceased, whose date of death was September 29, 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.

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 16, 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 Boulevard, Suite 206  
Bonita Springs, Florida 34134  
Telephone: (239) 344-1100  
Fax: (239) 344-1200  
E-Mail: haylee.blessing@henlaw.com  
Secondary E-Mail:  
denise.edwards@henlaw.com  
May 16, 23, 2025 25-01780L

FIRST INSERTION  
**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 25-CP-001487**  
**Division Probate**  
**IN RE: ESTATE OF KEVIN J. CALLAGHAN Deceased.**

The administration of the estate of Kevin J. Callaghan, 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 1700 Monroe St, 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 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 16, 2025.

**Personal Representative:**  
**Timothy Callaghan**  
4515 NW 37th Avenue  
Cape Coral, Florida 33993  
Attorney for Personal Representative:  
Eviana J. Martin, Attorney  
Florida Bar Number: 36198  
Martin Law Firm, PL  
3701 Del Prado Blvd S.  
Cape Coral, Florida 33904  
Telephone: (239) 443-1094  
Fax: (941) 213-1231  
E-Mail:  
eviana.martin@martinlawfirm.com  
May 16, 23, 2025 25-01781L

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-001243**  
**IN RE: ESTATE OF PATRICIA ANN SHANNON, Deceased.**

The administration of the estate of PATRICIA ANN SHANNON, deceased, whose date of death was July 5, 2024, 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 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.

The personal representatives have no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, 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 16, 2025.

Signed on this 9th day of May, 2025.  
**ROBERT D. SHANNON**  
**Personal Representative**  
1435 Mandel Road  
Fort Myers, FL, 33919  
Brian V. McAvoy  
Attorney for Personal Representatives  
Florida Bar No. 0047473  
Roetzel & Andress LPA  
999 Vanderbilt Beach Road, Suite 401  
Naples, Florida 34108  
Telephone: (239) 649-6200  
Email: bmcavoy@ralaw.com  
Secondary Email:  
serve.bmcavoy@ralaw.com  
May 16, 23, 2025 25-01790L

FIRST INSERTION  
**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 25-CP-00075**  
**Division P(7)**  
**IN RE: ESTATE OF WALBURGA HERRLER Deceased.**

The administration of the estate of WALBURGA HERRLER, deceased, whose date of death was December 5, 2023, 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. 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 16, 2025.

**Personal Representative:**  
**LISA ABSHER**  
8840 Valencia Paseo de Valencia Street  
Fort Myers, Florida 33908  
Attorney for Personal Representative:  
Darrin R. Schutt, Esq., Attorney  
Florida Bar Number: 886830  
SCHUTT LAW FIRM PA  
12601 New Brittany Boulevard  
Fort Myers, Florida 33907  
Telephone: (239) 540-7007  
Fax: (239) 791-1080  
E-Mail: darrin.schutt@schuttlaw.com  
Secondary E-Mail:  
brittany@schuttlaw.com  
May 16, 23, 2025 25-01811L

FIRST INSERTION  
**NOTICE TO CREDITORS (Summary Administration)**  
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 25-CP-000204**  
**IN RE: ESTATE OF RONALD L. LEFFEL 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 Ronald L. Leffel, deceased, File Number 25-CP-000204, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P. O. Box 9346, Fort Myers, FL 33902; that the decedent's date of death was October 25, 2024; that the total value of the estate is \$231,000.00, all of which is exempt property, and that the names and addresses of those to whom it has been assigned by such order are:  

Name	Address
Cristine L. Lynch	9100 Carolina St.
Bonita Springs, FL 34135	
Angela M. Kotch	130 Concord Dr.
E. Palastine, OH 44413	
Dean A. Leffel	26911 Lost Woods Circle
Bonita Springs, FL 34135	
Darryl G. Leffel	5220New Milford Rd.
Ravenna, OH 44266	
Ronnie Leigh	Leffel 9100 Carolina St.
Bonita Springs, FL 34135	

ALL INTERESTED PERSONS ARE NOTIFIED THAT:  
All creditors of the estate of the de-


FIRST INSERTION  
**NOTICE TO CREDITORS (Summary Administration)**  
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA  
PROBATE DIVISION  
**File No.: 2025-CP-1375**  
**Division: Probate**  
**IN RE: ESTATE OF HARRIET J. QUADE-GALLAGHER aka HARRIET J. GALLAGHER, 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 Harriet J. Quade-Gallagher aka Harriet J. Gallagher, deceased, File Number 25-CP-1375, 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 April 5, 2025; that the total value of the Estate is \$13,000.00; and that the names and addresses of those to whom it has been assigned by such Order are:  

Name	Address
Joanne C. Byrne	16541 Heron Coach Way, Apt. 502,
Fort Myers, FL 33908	
Janine M. Boldra	1415 Marie Lane,
Menasha, WI 54952	
Jacqueline A. Laumann	314 Thomas Court,
Wales, WI 53183	

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

FIRST INSERTION  
**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY  
GENERAL JURISDICTION  
DIVISION  
**CASE NO. 24-CA-005238**  
**WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR RESIDENTIAL MORTGAGE AGGREGATION TRUST, Plaintiff, vs. AKO & M INVESTMENTS LLC, et al., Defendant.**  
NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered May 5, 2025 in Civil Case No. 24-CA-005238 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR RESIDENTIAL MORTGAGE AGGREGATION TRUST is Plaintiff and AKO & M Investments LLC, 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 5 day of June, 2025 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:  
Lots 72A and 73, Block 125, Cape Coral Unit 5, according to the map or plat thereof recorded in Plat Book 11, Page 80, of the Public Records of Lee County, Florida.  
TOGETHER WITH THE FOLLOWING DESCRIBED PARCEL: BEGINNING AT THE NORTHEAST CORNER OF LOT 72A, BLOCK 125, UNIT 5, CAPE CORAL RECORDED IN PLAT BOOK 11 PAGE 85 OF THE OFFICIAL RECORDS OF LEE COUNTY, FLORIDA, THENCE N 65 DEG E FOR 5.0 FEET TO THE CENTER OF A SEAWALL, THENCE S 25 DEG E ALONG THE SAID SEAWALL FOR 50.60 FEET, THENCE S 79 DEG 00'24" W FOR 5.15 FEET, THENCE N 25 DEG W ALONG THE REAR OF PART OF LOT 73 AND ALL OF LOT 72A FOR 50.34 FEET TO THE POINT OF BEGINNING. Address: 5279 Stratford Court, Cape Coral, FL 33904  
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 05/08/2025  
Deputy Clerk  
CLERK OF THE CIRCUIT COURT  
As Clerk of the Court  
(SEAL) BY: N WrightAngad  
McCalla Raymer Leibert Pierce, LLP  
110 SE 6th Street, Suite 2400  
Fort Lauderdale, FL 33301  
AccountsPayable@mccalla.com  
Counsel of Plaintiff  
24-09885FL  
May 16, 23, 2025 25-01771L

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ACTIONS / SALES

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FIRST INSERTION	FIRST INSERTION
<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT LEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 25-CP-1401</b> <b>Division: Probate</b> <b>IN RE: THE ESTATE OF</b> <b>CARLO CORLITO,</b> <b>Deceased.</b>	<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 25-CP-001491</b> <b>Division: PROBATE</b> <b>IN RE: THE ESTATE OF</b> <b>THOMAS MARK MERRILL,</b> <b>Deceased.</b>
<p>The Estate of CARLO CORLITO, deceased, whose date of death was April 7, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, File No. 25-CP-1401, which address is: Lee County Justice Center, 1st Floor, 1700 Monroe Street, Fort Myers, Florida 33901.</p> <p>The names and addresses of the personal representative and the personal representative's attorney are set forth below. The date of first publication of this notice is May 16, 2025.</p> <p>All creditors and those having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, upon whom a copy of this notice has been served are required to file their claims with the above-named 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.</p> <p>All other creditors having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, are required to file their claims with the abovenamed court within three (3) months after the date of the first publication of this notice.</p> <p>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.</p> <p>ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.</p> <p><b>Personal Representative:</b> <b>Cristina Corlito</b> 33 Sequoia Road Woodbridge, ON L4H-1W6 Attorney for Personal Representative: Jennifer M. Neilson Florida Bar No. 54986 NEILSON LAW, P.A. 829 SE 47th Terrace Cape Coral, Florida 33904 Office: (239) 443-3866 Email: jn@nlaw.us May 16, 23, 202525-01793L</p>	<p>The administration of the estate of THOMAS MARK MERRILL, deceased, File Number 25-CP-001491, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 MONROE ST. FT MYERS, FLORIDA, 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>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.</p> <p>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.</p> <p>ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.</p> <p>The date of first publication of this Notice is May 16, 2025.</p> <p>A personal representative or curator have no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property rights at Death Act as described in /sections 632.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211.</p> <p><b>Personal Representative:</b> <b>RICKY DEAN WYLES</b> Name 194 VISTA LANE NAPLES, FLORIDA 34119 Attorney for Personal Representative: RICHARD A. HAMILTON Attorney Florida Bar No. 0330574 1632 SAND KEY ESTATES CT. CLEARWATER, FLORIDA 33767 Telephone 810-845-0262 May 16, 23, 202525-01810L</p>

FIRST INSERTION	FIRST INSERTION
<b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA <b>CASE NO.: 24-CA-006253</b> <b>U.S. BANK TRUST COMPANY,</b> <b>NATIONAL ASSOCIATION, AS</b> <b>TRUSTEE, AS</b> <b>SUCCESSOR-IN-INTEREST</b> <b>TO U.S. BANK NATIONAL</b> <b>ASSOCIATION, NOT IN ITS</b> <b>INDIVIDUAL CAPACITY BUT</b> <b>SOLELY AS INDENTURE</b> <b>TRUSTEE, FOR THE HOLDERS</b> <b>OF THE CIM TRUST 2020-R3,</b> <b>MORTGAGE-BACKED NOTES,</b> <b>SERIES 2020-R3,</b> <b>Plaintiff, vs.</b> <b>ESTATE OF GARY DAVID JONES,</b> <b>DECEASED; UNKNOWN</b> <b>HEIRS, DEVISEES, GRANTEES,</b> <b>ASSIGNEES, CREDITORS,</b> <b>LIENORS, TRUSTEES OF GARY</b> <b>DAVID JONES, DECEASED;</b> <b>JENNIFER JONES MESSER;</b> <b>UNKNOWN TENANT(S) IN</b> <b>POSSESSION #1 and #2, and ALL</b> <b>OTHER UNKNOWN PARTIES,</b> <b>et.al.,</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN pursuant to a Final Summary Judgment of Foreclosure (In Rem) dated May 6, 2025, entered in Civil Case No.: 24-CA-006253 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR-IN-INTEREST TO U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS INDENTURE TRUSTEE, FOR THE HOLDERS OF THE CIM TRUST 2020-R3, MORTGAGE-BACKED NOTES, SERIES 2020-R3, Plaintiff, and ESTATE OF GARY DAVID JONES, DECEASED; UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF	<p>GARY DAVID JONES, DECEASED; JENNIFER JONES MESSER; ALL OTHER UNKNOWN PARTIES, including, if a named defendant is deceased, the personal representatives, the surviving spouse, heirs, devisees, grantees, creditors, and all other parties claiming, by, through, under or against that defendant, and all claimants, persons or parties, natural or corporate, or whose exact legal status is unknown, claiming under any of the above named or described defendants, are Defendants.</p> <p>I will sell to the highest bidder for cash, www.lee.realforeclose.com, at 9:00 AM, on the 5th day of June, 2025, the following described real property as set forth in said Judgment, to wit:</p> <p>LOT 689, BLOCK 14, OF RUSSELL PARK, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 8, PAGE 25, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.</p> <p>If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk before the clerk reports the surplus as unclaimed. If you fail to file a timely claim you will not be entitled to any remaining funds. After the funds are reported as unclaimed, only the owner of record as of the date of the Lis Pendens may claim the surplus.</p> <p>WITNESS my hand and the seal of the court on 05/09/2025.</p> <p>KEVIN C. KARNES CLERK OF THE COURT (SEAL) By: N Wright Angad Deputy Clerk</p> <p>Attorney for Plaintiff: Brian L. Rosaler, Esquire Popkin &amp; Rosaler, P.A. 1701West Hillsboro Boulevard Suite 400 Deerfield Beach, FL 33442 Telephone: (954) 360-9030 Facsimile: (954) 420-5187 22-50238 May 16, 23, 202525-01787L</p>

FIRST INSERTION	FIRST INSERTION
<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 25-CP-000360</b> <b>Division Probate</b> <b>IN RE: ESTATE OF</b> <b>MOLLY BRUCE DOWNING,</b> <b>A/K/A MOLLY B. DOWNING,</b> <b>Deceased.</b>	<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY FLORIDA, GUARDIANSHIP ACTION <b>24-GA-000001</b> <b>IN RE: The Guardianship of</b> <b>Patricia Evanoff</b> Notice is given that, pursuant to section 744.534, Florida Statutes, unclaimed guardianship funds of \$6,178.86 are being held for Lorraine Gnolfo in the registry of the court, deposited per order dated 05/01/2025, IN RE: The Guardianship of Patricia Evanoff, the Ward. <p>Six months after the posting or the first publication of this notice, the Clerk of Court will deposit these funds with the Department of Financial Services after deducting fees and costs of publication. Any person or entity entitled to such funds may obtain them by compliance with applicable provisions of F.S. 744.534, Fla. Stat., within 10 years from the date of deposit with the Department of Financial Services, after which time funds will escheat to the State.</p> <p>Dated: May 08, 2025</p> <p>KEVIN C. KARNES, CLERK OF CIRCUIT COURT, By: s/ Christine Strufe Deputy Clerk May 16; Jun. 13, 202525-01782L</p>
FIRST INSERTION	FIRST INSERTION
<b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>Case No. 23-CA-006636</b> <b>Freedom Mortgage Corporation,</b> <b>Plaintiff, vs.</b> <b>Patrick Cascio, et al.,</b> <b>Defendants.</b> 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 26 of June, 2025 , the following described property as set forth in said Final Judgment, to wit:	<p>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.</p> <p>TAX ID: 07-44-24-C4-03588.0330</p> <p>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.</p> <p>Dated this day of 04/25/2025</p> <p>Kevin Karnes As Clerk of the Court (SEAL) By: N Wright Angad As Deputy Clerk</p> <p>Brock &amp; Scott PLLC 4919 Memorial Hwy, Suite 135 Tampa, FL 33634 Attorney for Plaintiff File # 23-F00755 May 16, 23, 202525-01798L</p>

FIRST INSERTION	FIRST INSERTION
<b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>Case No. 24-CA-001258</b> <b>Wells Fargo Bank, N.A.,</b> <b>Plaintiff, vs.</b> <b>Xiomara E. Keutgen a/k/a Xiomara</b> <b>Keutgen; Charles Jason Keutgen;</b> <b>Rosa Elena Santiago; City of Cape</b> <b>Coral, Florida,</b> <b>Defendants.</b> NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 24-CA-001258 of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Lee County, Florida, wherein Wells Fargo Bank, N.A. is the Plaintiff and Xiomara E. Keutgen a/k/a Xiomara Keutgen; Charles Jason Keutgen; Rosa Elena Santiago; City of Cape Coral, Florida are the Defendants, that I will sell to the highest and best bidder for cash at, www.lee.realforeclose.com, beginning at 9:00a.m. on the 11 of September, 2025, the following described property as set forth in said Final Judgment, to wit:	<p>LOTS 13 AND 14, BLOCK 997, UNIT 26, OF THAT CERTAIN SUBDIVISION KNOWN AS CAPE CORAL, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF CIRCUIT COURT OF LEE COUNTY, FLORIDA, IN PLAT BOOK 14, PAGES 117 THROUGH 148 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.</p> <p>TAX ID: 25-44-23-C1-00997.0130</p> <p>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.</p> <p>Dated this day of 05/12/2025</p> <p>Kevin C. Karnes As Clerk of the Court (SEAL) By: N Wright Angad As Deputy Clerk</p> <p>Brock &amp; Scott, PLLC Attorney for Plaintiff 4919 Memorial Hwy, Suite 135 Tampa, FL 33634 FLCourtDocs@brockandscott.com Case No. 24-CA-001258 May 16, 23, 202525-01795L</p>

FIRST INSERTION	FIRST INSERTION
<b>NOTICE OF UNCLAIMED GUARDIANSHIP FUNDS DEPOSITED IN COURT REGISTRY</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY FLORIDA, GUARDIANSHIP ACTION <b>24-GA-000001</b> <b>IN RE: The Guardianship of</b> <b>Patricia Evanoff</b> Notice is given that, pursuant to section 744.534, Florida Statutes, unclaimed guardianship funds of \$6,178.86 are being held for Lorraine Gnolfo in the registry of the court, deposited per order dated 05/01/2025, IN RE: The Guardianship of Patricia Evanoff, the Ward. <p>Six months after the posting or the first publication of this notice, the Clerk of Court will deposit these funds with the Department of Financial Services after deducting fees and costs of publication. Any person or entity entitled to such funds may obtain them by compliance with applicable provisions of F.S. 744.534, Fla. Stat., within 10 years from the date of deposit with the Department of Financial Services, after which time funds will escheat to the State.</p> <p>Dated: May 08, 2025</p> <p>KEVIN C. KARNES, CLERK OF CIRCUIT COURT, By: s/ Christine Strufe Deputy Clerk May 16; Jun. 13, 202525-01782L</p>	<b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO. 24-CA-007794</b> <b>U.S. BANK TRUST NATIONAL</b> <b>ASSOCIATION NOT IN ITS</b> <b>INDIVIDUAL CAPACITY BUT</b> <b>SOLELY AS OWNER TRUSTEE</b> <b>FOR RCF 2 ACQUISITION TRUST,</b> <b>Plaintiff, vs.</b> <b>CLINTON NOTTINGHAM, et al.</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated April 25, 2025, and entered in 24-CA-007794 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST is the Plaintiff and CLINTON NOTTINGHAM are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on June 05, 2025, the following described property as set forth in said Final Judgment, to wit:

FIRST INSERTION	FIRST INSERTION
<b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>Case No. 23-CA-006636</b> <b>Freedom Mortgage Corporation,</b> <b>Plaintiff, vs.</b> <b>Patrick Cascio, et al.,</b> <b>Defendants.</b> 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 26 of June, 2025 , the following described property as set forth in said Final Judgment, to wit:	<p>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.</p> <p>TAX ID: 07-44-24-C4-03588.0330</p> <p>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.</p> <p>Dated this day of 04/25/2025</p> <p>Kevin Karnes As Clerk of the Court (SEAL) By: N Wright Angad As Deputy Clerk</p> <p>Brock &amp; Scott PLLC 4919 Memorial Hwy, Suite 135 Tampa, FL 33634 Attorney for Plaintiff File # 23-F00755 May 16, 23, 202525-01798L</p>

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.

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

1V18237-V10

FIRST INSERTION	FIRST INSERTION
<b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO. 24-CA-007794</b> <b>U.S. BANK TRUST NATIONAL</b> <b>ASSOCIATION NOT IN ITS</b> <b>INDIVIDUAL CAPACITY BUT</b> <b>SOLELY AS OWNER TRUSTEE</b> <b>FOR RCF 2 ACQUISITION TRUST,</b> <b>Plaintiff, vs.</b> <b>CLINTON NOTTINGHAM, et al.</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated April 25, 2025, and entered in 24-CA-007794 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST is the Plaintiff and CLINTON NOTTINGHAM are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on June 05, 2025, the following described property as set forth in said Final Judgment, to wit:	<p>INUE SOUTH 00 DEGREES 00 MINUTES 09 SECONDS WEST, A DISTANCE OF 125.0 FEET; THENCE RUN EAST, A DISTANCE OF 120.00 FEET; THENCE RUN NORTH 00 DEGREES 00 MINUTES 09 SECONDS EAST, A DISTANCE OF 6.64 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE WEST, SAID CURVE HAVING A CENTRAL ANGLE OF 60 DEGRES AND A RADIUS OF 25.0 FEET; THENCE ALONG THE ARC OF SAID CURVE, A DISTANCE OF 26.18 FEET TO A POINT OF A REVERSE CURVE, SAID CURVE HAVING A CENTRAL ANGLE OF 83 DEGREES 47 MINUTES 21 SECONDS AND A RADIUS OF 50 FEET; THENCE ALONG THE ARC OF SAID CURVE, A DISTANCE OF 73.12 FEET; THENCE RUN NORTH 66 DEGREES 12 MINUTES 39 SECONDS WEST, A DISTANCE OF 94.81 FEET TO THE POINT OF BEGINNING. (ALSO KNOWN AS LOT 10, WEST ADDITION TO YACHT CLUB COLONY UNRECORDED.)</p> <p>Property Address: 2469 N WESTWOOD DR, NORTH FORT MYERS, FL 33917</p> <p>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.</p> <p>Dated this day of 05/08/2025</p> <p>Kevin C. Karnes As Clerk of the Court (SEAL) By: N Wright Angad As Deputy Clerk</p> <p>Submitted by: Robertson, Anschutz, Schneid, Crane &amp; Partners, PLLC Attorneys for Plaintiff 6409 Congress Avenue, Suite 100, Boca Raton, FL 33487 Telephone: 561-241-6901 Fax: 561-997-6909 24-246362 - MaM May 16, 23, 202525-01773L</p>

FIRST INSERTION	FIRST INSERTION
<b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO. 22-CA-002915</b> <b>AMERICAN FINANCIAL</b> <b>NETWORK, INC.,</b> <b>Plaintiff, vs.</b> <b>TIMOTHY C. CLARK, SR, et al.</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 04, 2023, and entered in 22-CA-002915 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein AMERICAN FINANCIAL NETWORK, INC. is the Plaintiff and TIMOTHY C. CLARK, SR; UNKNOWN SPOUSE OF TIMOTHY C. CLARK, SR are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on June 05, 2025, the following described property as set forth in said Final Judgment, to wit:	<p>SECONDS EAST ALONG SAID RIGHT OF WAY FOR 661.00 FEET; THENCE SOUTH 45 DEGREES 01 MINUTES 49 SECONDS WEST FOR 659.52 FEET TO THE POINT OF BEGINNING.</p> <p>SUBJECT TO: THAT PORTION OF THE INGRESS &amp; EGRESS EASEMENTS AS DESCRIBED IN SAID OFFICIAL RECORD BOOK 3188 AT PAGE 4490 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.</p> <p>BEARINGS MENTIONED HEREIN ARE BASED UPON THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF THE SEABOARD COASTLINE RAILROAD BEING NORTH 45 DEGREES 46 MINUTES 46 SECONDS WEST.</p> <p>TOGETHER WITH THE FOLLOWING DESCRIBED PARCEL FOR AN EGRESS &amp; INGRESS EASEMENT. BEGINNING AT THE AFORESAID POINT "A" THENCE SOUTH 89 DEGREES 33 MINUTES 59 SECONDS WEST 525.18 FEET TO THE EASTERLY RIGHT OF WAY OF SLATER ROAD; THENCE NORTH 0 DEGREES 57 MINUTES 05 SECONDS EAST ALONG SAID RIGHT OF WAY LINE 43.96 FEET; THENCE SOUTH 89 DEGREES 05 MINUTES 33 SECONDS EAST 45.0 FEET; THENCE NORTH 89 DEGREES 31 MINUTES 03 SECONDS EAST 480.18 FEET; THENCE SOUTH 0 DEGREES 26 MINUTES 01 SECONDS EAST 44.0 FEET TO THE POINT OF BEGINNING.</p> <p>Property Address: 18590 SLATER ROAD, NORTH FORT MYERS, FL 33917</p> <p>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.</p> <p>Dated this day of 05/07/2025</p> <p>Kevin C. Karnes As Clerk of the Court (SEAL) By: N Wright Angad As Deputy Clerk</p> <p>Submitted by: Robertson, Anschutz, Schneid, Crane &amp; Partners, PLLC Attorneys for Plaintiff 6409 Congress Avenue, Suite 100, Boca Raton, FL 33487 Telephone: 561-241-6901 Fax: 561-997-6909 22-033906 - MaM May 16, 23, 202525-01772L</p>



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ACTIONS / SALES

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FIRST INSERTION	
<p><b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR LEE COUNTY CIVIL DIVISION Case No. <b>2025-CA-001262</b> <b>NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING</b> <b>Plaintiff, vs.</b> <b>EDWARD STRENKO, et al.</b> <b>Defendants.</b> TO: UNKNOWN SPOUSE OF EDWARD STRENKO CURRENT RESIDENCE UNKNOWN LAST KNOWN ADDRESS 3206 SUNSHINE BLVD S LEHIGH ACRES, FL 33976 CURRENT RESIDENCE UNKNOWN LAST KNOWN ADDRESS 3206 SUNSHINE BLVD S LEHIGH ACRES, FL 33976</p> <p>You are notified that an action to foreclose a mortgage on the following property in Lee County, Florida:</p> <p>LOT 4, BLOCK 80A, REPLAT OF TRACT C, UNIT 8, SECTION 11, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 26, PAGE 191, IN THE THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.</p> <p>commonly known as 3206 SUNSHINE BLVD S, LEHIGH ACRES, FL 33976 has been filed against you and you are required to serve a copy of your writ-</p>	<p>ten defenses, if any, to it on Jennifer M. Scott of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, within 30 days from 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.</p> <p>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.</p> <p>Dated: 05/09/2025</p> <p>CLERK OF THE COURT Honorable Kevin C. Karnes 1700 Monroe Street Ft. Myers, Florida 33902 (SEAL) By: K. Harris Deputy Clerk</p> <p>Jennifer M. Scott of Kass Shuler, P.A., plaintiff's attorney, P.O. Box 800, Tampa, Florida 33601, (813) 229-0900 328202/2529164/wlp May 16, 23, 2025</p> <p>25-01785L</p>

FIRST INSERTION	
<p><b>NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA <b>24-CA-005875</b> <b>ONSLOW BAY FINANCIAL LLC, Plaintiff, VS.</b> <b>MARIO J. TRISTANI; MICHEL TRISTANI; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS Defendant(s).</b> NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on May 9, 2025 in Civil Case No. 24-CA-005875, of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein, ONSLOW BAY FINANCIAL LLC is the Plaintiff, and MARIO J. TRISTANI; MICHEL TRISTANI; 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</p>	<p>INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.</p> <p>The Clerk of the Court, Kevin C. Karnes will sell to the highest bidder for cash at www.lee.realforeclose.com on June 12, 2025 at 09:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:</p> <p>LOT(S) 44 AND 45, BLOCK 5741, CAPE CORAL, UNIT 87, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 24, PAGE(S) 67 THROUGH 87, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA</p> <p>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.</p> <p>WITNESS my hand and the seal of the court on 05/14/2025.</p> <p>CLERK OF THE COURT Kevin C. Karnes (SEAL) N Wright Angad Deputy Clerk</p> <p>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 1091-2837B May 16, 23, 2025</p> <p>25-01816L</p>

FIRST INSERTION	
<p><b>NOTICE OF SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION Case No. <b>24-CA3014</b> <b>SECURITY NATIONAL LIFE INSURANCE COMPANY, a Utah corporation, Plaintiff, vs.</b> <b>SONS OF LIBERTY AND FREEDOM OF AMERICA, LLC, a Florida limited liability company; JOHN GIAQUINTO, as Guarantor; PROVINCETOWN CONDOMINIUM ASSOCIATION, INC. F/K/A NEW SOUTH PROVINCE CONDOMINIUM ASSOCIATION, a Florida not for profit corporation; SOUTHERN CAT, INC., a Florida corporation; UNKNOWN PARTY IN POSSESSION #1; and UNKNOWN PARTY IN POSSESSION #2, Defendants.</b> NOTICE IS HEREBY GIVEN, pursuant to the Partial Final Summary Judgment in Foreclosure on Counts I and II entered in this cause on or about September 23, 2024, and the Amended Partial Final Summary Judgment in Foreclosure on Counts I and II entered in this cause on or about May 6, 2025 in the Circuit Court of Lee County, Florida, the Clerk shall offer for sale the property situated in Lee County, Florida, described below, at public sale to the highest bidder for cash, except as set forth hereinafter, on June 26, 2025 at</p>	<p>9:00 a.m. at www.lee.realforeclose.com in accordance with Chapter 45 Florida Statutes.</p> <p>UNIT 47-3, PROVINCETOWN CONDOMINIUM F/K/A NEW SOUTH PROVINCE CONDOMINIUM, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 949, PAGE 714, AND RE-RECORDED IN OFFICIAL RECORDS BOOK 979, PAGE 848, AND ALL AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO.</p> <p>Parcel Number: 14-45-24-30-00047.0030</p> <p>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.</p> <p>Dated this 9 day of May, 2025.</p> <p>Kevin C. Karnes Lee County Clerk of Court (SEAL) By: N Wright Angad Deputy Clerk</p> <p>Wotitzky, Wotitzky &amp; Young, P.A. 1107 W. Marion Avenue, Unit #111 Punta Gorda, Florida 33950 donna@wotitzkylaw.com (941) 639-2171 May 16, 23, 2025</p> <p>25-01774L</p>

FIRST INSERTION	
<p><b>NOTICE OF SALE PURSUANT TO CHAPTER 45</b> IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA <b>CASE NO. 24-CA-006497</b> <b>YACHTSMAN COVE CONDOMINIUM ASSOCIATION, INC., a Florida non-profit Corporation, Plaintiff, vs.</b> <b>DEIDRA D. KROHN; UNKNOWN SPOUSE OF DEIDRA D. KROHN, et al, Defendant(s).</b> NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated May 9, 2025 in Case No. 24-CA-006497 in the Circuit Court in and for Lee County, Florida wherein YACHTSMAN COVE CONDOMINIUM ASSOCIATION, INC., a Florida non-profit Corporation, is Plaintiff, and DEIDRA D. KROHN, et al, is the Defendant, I, Clerk of Court, Kevin C. Karnes will sell to the highest and best bidder for cash at 9:00 A.M. (Eastern Time) on JUNE 5, 2025. Foreclosure Auctions will be held online at www.lee.realforeclose.com in accordance with Section 45.031, Florida Statutes, the following described real property as set forth in the Final Judgment, to wit:</p> <p>UNIT 403 BUILDING 4, YACHTSMANS COVE UNIT II, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 1786, PAGE 2143, AS AMENDED FROM TIME TO TIME, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.</p> <p>A/K/A: 15390 MOONRACKER CT, # 403, NORTH FORT MYERS, FL 33917.</p> <p>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.</p> <p>Dated: 05/12/2025</p> <p>KEVIN C. KARNES CLERK OF THE CIRCUIT COURT Lee County, Florida (SEAL) N Wright Angad DEPUTY CLERK OF COURT</p> <p>Submitted By: FLORIDA COMMUNITY LAW GROUP, P.L. Attorneys for Plaintiff P.O. Box 292965 Davie, FL 33329-2965 Tel: (954) 372-5298 Fax: (866) 424-5348 Email: jared@flclg.com</p> <p>May 16, 23, 2025</p> <p>25-01797L</p>	
FIRST INSERTION	
<p><b>NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA <b>23-CA-011201</b> <b>DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2006-5 NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-5, Plaintiff, VS.</b> <b>UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES;; ANA ROSA GONZALEZ GOMEZ; ROSA MARIA GONZALEZ; MIGUEL GONZALEZ, JR.; ANA MAGDALENA GONZALEZ; SILVIA SOTO; MARIA GONZALEZ; DAVID EDGARDO GONZALEZ; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS Defendant(s).</b> NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on May 9, 2025 in Civil Case No. 23-CA-011201, of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein, DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2006-5 NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-5 is the Plaintiff, and UNKNOWN HEIRS, BENEFICIARIES,</p>	<p>DEVISEES, SURVIVING SPOUSE, GRANTEES;; ANA ROSA GONZALEZ GOMEZ; ROSA MARIA GONZALEZ; MIGUEL GONZALEZ, JR.; ANA MAGDALENA GONZALEZ; SILVIA SOTO; MARIA GONZALEZ; DAVID EDGARDO GONZALEZ; 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.</p> <p>The Clerk of the Court, Kevin C. Karnes will sell to the highest bidder for cash at www.lee.realforeclose.com on June 12, 2025 at 09:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:</p> <p>LOT 96 AND THE SOUTH 15 FEET OF LOT 97, BLOCK 3, RUSSELL PARK SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 8, PAGE(S) 36 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.</p> <p>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.</p> <p>WITNESS my hand and the seal of the court on 05/13/2025</p> <p>CLERK OF THE COURT Kevin C. Karnes (SEAL) N Wright Angad Deputy Clerk</p> <p>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 1221-15324B May 16, 23, 2025</p> <p>25-01805L</p>

FIRST INSERTION	
<p><b>NOTICE OF SALE PURSUANT TO CHAPTER 45</b> IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA <b>CASE NO. 24-CA-006377</b> <b>STONEYBROOK, A GOLF COURSE COMMUNITY OF FORT MYERS, INC., a Florida non-profit Corporation, Plaintiff, vs.</b> <b>ROSS DANIEL PICKARD; CONNIE LEGGE PICKARD, et al, Defendant(s).</b> NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated May 9, 2025 in Case No. 24-CA-006377 in the Circuit Court in and for Lee County, Florida wherein STONEYBROOK, A GOLF COURSE COMMUNITY OF FORT MYERS, INC., a Florida non-profit Corporation, is Plaintiff, and ROSS DANIEL PICKARD; CONNIE LEGGE PICKARD, et al, is the Defendant, I, Clerk of Court, Kevin C. Karnes will sell to the highest and best bidder for cash at 9:00 A.M. (Eastern Time) on JUNE 5, 2025. Foreclosure Auctions will be held online at www.lee.realforeclose.com in accordance with Section 45.031, Florida Statutes, the following described real property as set forth in the Final Judgment, to wit:</p> <p>LOT 120, BLOCK II, STONEYBROOK - UNIT 2, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 64, PAGE(S) 5 THROUGH 15, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.</p> <p>A/K/A: 21667 WINDHAMN RUN, ESTERO, FL 33928.</p> <p>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.</p> <p>Dated: 05/12/2025</p> <p>KEVIN C. KARNES CLERK OF THE CIRCUIT COURT Lee County, Florida (SEAL) N Wright Angad DEPUTY CLERK OF COURT</p> <p>Submitted By: FLORIDA COMMUNITY LAW GROUP, P.L. Attorneys for Plaintiff P.O. Box 292965 Davie, FL 33329-2965 Tel: (954) 372-5298 Fax: (866) 424-5348 Email: jared@flclg.com</p> <p>May 16, 23, 2025</p> <p>25-01796L</p>	

FIRST INSERTION	
<p><b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA <b>CASE NO.: 25-CA-000801</b> <b>MJCH ENTERPRISE LLC, Plaintiff, v.</b> <b>EARNEST EARHART, JR., Defendants.</b> TO: EARNEST EARHART, JR. 539 OSAGE AVE S LEHIGH ACRES, FLORIDA 33974</p> <p>YOU ARE NOTIFIED that an action to quiet title on the following property in Lee County, Florida:</p> <p>THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN LEE COUNTY, FLORIDA, TO WIT: LOT 1, BLOCK 30, UNIT 6, 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 CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 136, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.</p> <p>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 23, 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.</p> <p>DATED this 12th day of May, 2025.</p> <p>Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: K. Harris As Deputy Clerk</p> <p>Scott Kuhn, Esq., 6720 Winkler Rd., Fort Myers, FL 33919 May 16, 23, 30; Jun. 6, 2025</p> <p>25-01786L</p>	

<p>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 May 16, 23, 30; Jun. 6, 2025</p> <p>25-01799L</p>	
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FIRST INSERTION	
<p><b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA <b>CASE NO.: 25-CA-001855</b> <b>DENNIS L. MILLER, Plaintiff, v.</b> <b>F. AUGUST GOBA and G. H. GOBA, Defendants.</b> TO: F. AUGUST GOBA 10 Mountbatten Drive Hamilton, Ontario L9C 3V3, Canada G. H. GOBA 10 Mountbatten Drive Hamilton, Ontario L9C 3V3, Canada</p> <p>YOU ARE NOTIFIED that an action to quiet title on the following property in Lee County, Florida:</p> <p>THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN LEE COUNTY, FLORIDA, TO WIT: LOT 5, BLOCK 71, UNIT 9, SECTION 24, TOWNSHIP 44 SOUTH, RANGE 26 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 26, PAGE 135, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.</p> <p>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 23, 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.</p> <p>DATED this 12th day of May, 2025.</p> <p>Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: K. Harris As Deputy Clerk</p> <p>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 May 16, 23, 30; Jun. 6, 2025</p> <p>25-01791L</p>	

FIRST INSERTION	
<p><b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION <b>CASE NUMBER: 25-CA-1235</b> <b>IN RE: 9570 GREEN CYPRESS BUILDING 203 UNIT E-3</b> <b>APRIL SINISI Plaintiff VS.</b> <b>DOMINIC MARCIANO Defendant</b> TO: Defendant Dominic Marciano.</p> <p>YOU ARE NOTIFIED that an action to quiet title to the following property in Lee County, Florida:</p> <p>9570 Green Cypress Building 203 Unit E-3, Fort Myers, FL, 33905 in Lee County, Florida ("Real Property") legally described as:Condominium Unit No. E-3 of Building No. 203 of Pine Ridge at Fort Myers Village I-#2, a Condominium, according to the Declaration of Condominium thereof recorded in Official Records Book 1831, Page 4635 of the Public Records of Lee County, Florida.</p> <p>has been filed against you and you are required to serve a copy of your written defenses, if any, to it on the plaintiff's attorney Scott Kuhn, Esq., 6720 Winkler Rd., Fort Myers, FL, 33919, , on or before June 18, 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.</p> <p>DATED on May 09, 2025.</p> <p>Kevin C. Karnes As Clerk of the Court (SEAL) By K Shoap As Deputy Clerk</p> <p>Scott Kuhn, Esq., 6720 Winkler Rd., Fort Myers, FL 33919 May 16, 23, 30; Jun. 6, 2025</p> <p>25-01786L</p>	

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.

10/8/2025, 9:00



FIRST INSERTION

**NOTICE OF SALE**  
IN THE CIRCUIT COURT OF THE  
TWENTIETH JUDICIAL CIRCUIT  
IN AND FOR LEE COUNTY,  
FLORIDA  
CIVIL ACTION  
**CASE NO.: 25-CA-843**  
**MARSHALL REDDICK**  
**FORECLOSURE FUND, LLC**  
**Plaintiff, vs.**  
**BEATTIE REMODELING, LLC**  
**f/k/a BS LIMITED, LLC, ODC**  
**CONSTRUCTION, LLC, and**  
**RAYMOND BUILDING SUPPLY,**  
**LLC**  
**Defendants.**  
NOTICE is given that, pursuant to a  
Final Judgment dated May 12, 2025,  
in the above-styled case in the Circuit  
Court of the Twentieth Judicial Circuit  
in and for Lee County, Florida, I will sell  
to the highest bidder for cash online at  
www.lee.realforeclose.com at 9:00 a.m.  
on the 12th day of June, 2025, the fol-  
lowing described property:  
Lots 11 and 12, Block 3744, Cape  
Coral Unit 51, according to plat  
thereof as recorded in Plat Book  
19, Pages 2 through 16, inclusive,  
of the Public Records of Lee  
County, Florida  
Parcel ID: 09-44-23-C1-  
03744-0110  
Address: 2244 NW 6th Street,  
Cape Coral, Florida 33993  
ANY PERSONS CLAIMING AN INTEREST  
IN THE SURPLUS FROM  
THE SALE, IF ANY, OTHER THAN  
THE PROPERTY OWNER AS OF  
THE DATE OF THE LIS PENDENS  
MUST FILE A CLAIM WITHIN 60  
DAYS AFTER THE SALE.  
DATED on the 13 day of May, 2025.  
KEVIN C. KARNES  
Clerk of Court  
(SEAL) By: N Wright Angad  
as Deputy Clerk  
May 16, 23, 2025 25-01806L

FIRST INSERTION

**NOTICE OF ACTION**  
**Service by Publication**  
IN THE COUNTY COURT OF THE  
TWENTIETH JUDICIAL CIRCUIT  
IN AND FOR LEE COUNTY,  
FLORIDA  
SMALL CLAIMS  
**CASE NO. 25-SC-002348**  
**Laura Herron**  
**Plaintiff(s), vs.**  
**Iles Time Aluminum, Inc.,**  
**Defendant(s).**  
YOU ARE NOTIFIED that an action  
for: small claims has been filed against  
you and you are required to appear for  
a pre-trial conference on, July 09, 2025.  
If you fail to do so, a judgement may be  
entered against you. This hearing will  
be conducted remotely via the Zoom  
video conference application.  
Please utilize the ZOOM platform  
link below. There are no fees for at-  
tending this court hearing via the Zoom  
platform. The Zoom platform allows  
individuals to appear via telephone,  
smartphone or computer even if they  
do not have an available camera. Please  
keep your microphone muted while  
you wait to be addressed. If you are  
able please "rename" your device on  
the Zoom link using your first and last  
name and/or firm name to facilitate the  
clerk locating your case faster.  
ZOOM LINK:  
Join Zoom Meeting  
https://zoom.us/j/4090526226  
Meeting ID: 409 052 6226  
If you do not have internet connec-  
tion available, you can also utilize the  
Zoom conference by dialing the phone  
number below. Please only join on one  
device.  
PHONE LINK:  
+17866351003, +4090526226#, US  
(Miami)  
+14703812552, +4060526226#, US  
(Atlanta)  
DATED on 05/12/2025.  
Kevin C. Karnes  
Clerk of the Circuit Court  
(SEAL) By: K. Shoap  
Deputy Clerk  
May 16, 23, 30; Jun. 6, 2025 25-01804L

SAVE  
TIME

Email your Legal Notice  
legal@businessobserverfl.com

Deadline Wednesday at noon  
Friday Publication

SARASOTA • MANATEE  
HILLSBOROUGH • PASCO  
PINELLAS • POLK • LEE  
COLLIER • CHARLOTTE

FLORIDA'S NEWSPAPER FOR THE G-SUITE

Business  
Observer

FIRST INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
TWENTIETH JUDICIAL CIRCUIT  
IN AND FOR LEE COUNTY,  
FLORIDA  
**CASE NO.: 25-CA-001613**  
**UTAKCAL, LLC,**  
**Plaintiff, v.**  
**ROGER FUI LAI,**  
**Defendants.**  
TO: ROGER FUI LAI  
PO BOX 73101  
KOWLOON CENTRAL, HONG  
KONG  
YOU ARE NOTIFIED that an ac-  
tion to quiet title on the following  
property in Lee County, Florida:  
THE FOLLOWING DE-  
SCRIBED LAND, SITUATE,  
LYING, AND BEING IN LEE  
COUNTY, FLORIDA, TO WIT:  
LOT 1, BLOCK 269, UNIT 68,  
MIRROR LAKES, SECTION  
19, TOWNSHIP 45 SOUTH,  
RANGE 27 EAST, LEHIGH  
ACRES, FLORIDA ACCORD-  
ING TO THE MAP OR PLAT  
THEREOF ON FILE IN THE  
OFFICE OF THE CLERK OF  
THE CIRCUIT COURT, RE-  
CORDED IN PLAT BOOK 27,  
PAGE 155, 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 June 23, 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 12th day of May, 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  
May 16, 23, 30; Jun. 6, 2025 25-01792L

FIRST INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
20TH JUDICIAL CIRCUIT IN AND  
FOR LEE COUNTY, FLORIDA  
CIVIL DIVISION  
**File No. 25-CA-001336**  
**East Winds Consulting, LLC, a**  
**foreign company**  
**Plaintiff, vs.**  
**Aurelia N. Soogea; Pena Model LLC,**  
**a Florida Limited Liability Company**  
**and Sunra Investments LLC, a**  
**Florida Limited Liability Company**  
**Defendant(s).**  
To: Aurelia N. Soogea  
238 Wiley St.  
Brentwood NY 11717  
YOU ARE HEREBY NOTIFIED  
that a Verified Complaint to Quiet  
Title Based on Fraudulent Convey-  
ance Under Section 65.091, Florida  
Statutes has been filed against you.  
You are required to serve a copy of  
your written defenses, if any to it on  
attorney for the plaintiff, Michael J.  
Farrar, Esq., whose address is 3508  
NW 114 Ave. # 201, Doral FL 33178  
and file the original with the clerk of  
the above styled court on or before  
June 23, 2025; otherwise a default  
will be entered against you for the re-  
lief prayed for in the Complaint.  
This notice shall be published once  
a week for four consecutive weeks in  
Business Observer Florida beginning  
on 05/16/2025  
Legal description of property:  
50% of Lots 19 and 20, Block  
1430, Unit 16, CAPE CORAL  
SUBDIVISION, according to the  
plat thereof, as recorded in Plat  
Book 13, Pages 76 to 88 and 95,  
inclusive, Public Records of Lee  
County, Florida.  
a/k/a 419 SE 8th Pl Cape Coral  
FL 33990  
WITNESS my hand and the seal  
of said court at Ft. Myers, Florida on  
05/12/2025.  
Kevin C. Karnes  
CLERK OF THE CIRCUIT COURT  
(SEAL) By K. Harris  
Deputy Clerk  
Michael J. Farrar, Esq.,  
3508 NW 114 Ave. # 201,  
Doral FL 33178  
May 16, 23, 30; Jun. 6, 2025 25-01801L

FIRST INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
20TH JUDICIAL CIRCUIT IN AND  
FOR LEE COUNTY, FLORIDA  
**CASE NO.: 24-CA-006841**  
**LOANDEPOT.COM, LLC,**  
**Plaintiff, v.**  
**JOSE MARCOS GAUCIN; ET AL,**  
**Defendant(s).**  
To the following Defendant(s):  
JOSE MARCOS GAUCIN  
(Last Known Address: 1413 BROOKH-  
ILL DRIVE, FORT MYERS, FL 33916)  
YOU ARE NOTIFIED that an ac-  
tion to foreclose based on boundaries  
established by acquiescence, on the  
following described property:  
LOT 99, BROOKHILL SUBDI-  
VISION 2ND ADDITION, AC-  
CORDING TO THE MAP OR  
PLAT THEREOF RECORDED  
IN PLAT BOOK 13, PAGE 34,  
OF THE PUBLIC RECORDS  
OF LEE COUNTY, FLORIDA.  
PROPERTY ADDRESS: 1413  
BROOKHILL DRIVE, FORT  
MYERS, FL 33916  
has been filed against you and you are  
required to serve a copy of your written  
defenses, if any, to it, on Ghidotti | Ber-  
ger LLP, Attorney for Plaintiff, whose  
address is 10800 Biscayne Blvd., Suite  
201, Miami, FL 33161 within thirty (30)  
days after the first publication of this  
Notice in the Business Observer and file  
the original with the Clerk of this Court  
either before service on Plaintiff's at-  
torney or immediately thereafter; oth-  
erwise a default will be entered against  
you for the relief demanded in the com-  
plaint.  
This notice is provided pursuant to  
Administrative Order No. 2010-08  
WITNESS my hand and the seal of  
this Court this 12th day of May, 2025.  
Kevin C. Karnes  
As Clerk of the Court  
(SEAL) By K. Harris  
As Deputy Clerk  
Ghidotti | Berger LLP,  
Attorney for Plaintiff,  
10800 Biscayne Blvd., Suite 201,  
Miami, FL 33161  
May 16, 23, 2025 25-01800L

FIRST INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
20TH JUDICIAL CIRCUIT IN AND  
FOR LEE COUNTY, FLORIDA  
CIVIL DIVISION  
**CASE NO. 2025-CA-837**  
**OLD BRIDGE VILLAGE CO-OP,**  
**INC., a Florida Not-For-Profit**  
**Corporation,**  
**Plaintiff, -vs-**  
**THE UNKNOWN SPOUSE, HEIRS,**  
**DEVISEES, GRANTEES AND**  
**ASSIGNEES CLAIMING BY,**  
**THROUGH, UNDER OR AGAINST**  
**PATRICIA S. BOUWMAN,**  
**deceased, UNITED STATES**  
**OF AMERICA INTERNAL**  
**REVENUE SERVICE, FLORIDA**  
**DEPARTMENT OF REVENUE**  
**AND UNKNOWN PERSONS IN**  
**POSSESSION,**  
**Defendants,**  
TO: Defendant, Unknown Spouse,  
Heirs, Devisees, Grantees, Assignees,  
Lienors, Creditors, Trustees, or Other  
Claimants Claiming By, Through, Un-  
der of Against, PATRICIA S. BOUW-  
MAN, deceased  
YOU ARE NOTIFIED that Plain-  
tiff, Old Bridge Village Co-op, Inc. has  
filed an action seeking to eject you  
and quiet tile to real property iden-  
tified as 5507 Port Road, North Fort  
Myers, Florida 33917, located in Lee  
County, Florida, and more particu-  
larly identified as follows:  
Unit # 180 of OLD BRIDGE  
VILLAGE, a Cooperative Mo-  
bile Home Park, according to  
Exhibit "B" (Plot Plan) of the  
Master Form Proprietary Lease  
recorded on July 12, 2002 in  
Official Records Bokk 03684,  
Page 4782, Public Records of  
Lee County, Florida; subject to:  
Mortgage encumbering the park  
in favor of BANK OF AMERICA,  
N.A., in the principal amount  
of TWENTY MILLION, SIX  
HUNDRED FIFTY THOU-  
SAND AND NO/100 DOLLARS  
(\$20,650,000.00) recorded July,  
23, 2002 in Official Records  
Book 03691, Page 0813; and  
Collateral Assignment of Leases,  
Rents and Profits recorded July  
23, 2002 in Official Records  
Book 03691, Page 0825; and the  
Future Advance Receipt under  
Mortgage Providing for Future  
Advances recorded July 23, 2002  
in Official Records Book 03691,  
Page 0838; all of the Public Re-  
cords of Lee County, Florida; and  
the Articles of Incorporation, By-  
laws and Rules and Regulations  
of OLD BRIDGE VILLAGE CO-  
OP, INC.  
upon which lies the following  
double-wide mobile home:  
YEAR: 1976, MAKE: FREE, VIN  
NO. 0965175AJ and 0865175BJ  
and on or before June 16, 2025, you  
are required to serve a copy of your  
written defenses, if any, on Michael  
E. Schuchat, Esq., Plaintiff's attorney,  
whose address is Lutz, Bobo & Telfair,  
P.A., Two North Tamiami Trail, Suite  
500, Sarasota, Florida 34236, and file  
the original with this Court either be-  
fore 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 the seal of  
this Court on this 8th day of May, 2025.  
KEVIN C. KARNES  
Clerk of the Circuit Court  
(SEAL) By: K. Harris  
Deputy Clerk  
Michael E. Schuchat, Esq.,  
Lutz, Bobo & Telfair, P.A.  
One Sarasota Tower  
Two North Tamiami Trail, Fifth Floor  
Sarasota, Florida 34236  
T: (941) 951-1800 F: (941) 366-1603  
meschuchat@lutzboboto.com;  
arice@lutzboboto.com  
May 16, 23, 30; Jun. 6, 2025 25-01770L

FIRST 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-001553**  
**FREEDOM MORTGAGE**  
**CORPORATION,**  
**Plaintiff, vs.**  
**RYAN GARRETT A/K/A RYAN**  
**HAMMOND GARRETT, et al.,**  
**Defendant.**  
To the following Defendant(s): ANY  
AND ALL UNKNOWN PARTIES  
CLAIMING BY, THROUGH, UNDER,  
AND AGAINST MICHAEL GAR-  
RETT A/K/A MICHAEL A. GARRETT  
A/K/A MICHAEL ALVIN GARRETT,  
WHETHER SAID UNKNOWN PAR-  
TIES MAY CLAIM AN INTEREST  
AS SPOUSES, HEIRS, DEVISEES,  
GRANTEES, OR OTHER CLAIM-  
ANTS (RESIDENCE UNKNOWN)  
YOU ARE NOTIFIED that an ac-  
tion for Forclosure of Mortgage on the  
following described property:  
LOT 6, BLOCK 3, UNIT ONE  
RIVERDALE SHORES, AS  
PER PLAT OR MAP THEREOF  
RECORDED IN PLAT BOOK  
33, PAGES 54 THROUGH 58,  
INCLUSIVE, OF THE PUBLIC  
RECORDS OF LEE COUNTY,  
FLORIDA.  
has been filed against you and you are  
required to serve a copy of your writ-  
ten defenses, if any, to it, on McCalla  
Raymer Leibert Pierce, LLP, Sara Col-  
lins, Attorney for Plaintiff, whose ad-  
dress 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 imme-  
diately 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 14th day of May, 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  
May 16, 23, 2025 25-01808L

FIRST INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
TWENTIETH JUDICIAL CIRCUIT  
OF FLORIDA, IN AND FOR LEE  
COUNTY  
CIVIL DIVISION  
**Case No. 25-CA-000448**  
**SUNCOAST CREDIT UNION, A**  
**FEDERALLY INSURED STATE**  
**CHARTERED CREDIT UNION**  
**Plaintiff, vs.**  
**ANGELA SCHENK GOLDBERG**  
**AKA ANGELA GOLDBERG,**  
**ANGELA SCHENK GOLDBERG**  
**AKA ANGELA GOLDBERG, AS**  
**PERSONAL REPRESENTATIVE**  
**OF THE ESTATE OF MORTON**  
**ALLEN GOLDBERG AKA**  
**MORTON A GOLDBERG, DARIN**  
**JAY GOLDBERG AKA DARIN**  
**GOLDBERG, AS HEIR, SCOT**  
**DALE GOLDBERG, AS HEIR,**  
**SALLY JO INGALLS, AS HEIR,**  
**MINDI SHANE GOLDBERG, AS**  
**HEIR, SAM BOBBY GOLDBERG,**  
**AS HEIR, et al.**  
**Defendants.**  
TO: UNKNOWN HEIRS, DEVISEES,  
GRANTEES, ASSIGNEES, LIENORS,  
CREDITORS, TRUSTEES OF MOR-  
TON ALLEN GOLDBERG AKA MOR-  
TON A GOLDBERG, DECEASED  
CURRENT RESIDENCE UNKNOWN  
You are notified that an action to  
foreclose a mortgage on the following  
property in Lee County, Florida:  
UNIT SBE-5-4-401, STEAM-  
BOAT BEND EAST AT THE  
LANDINGS, A CONDOMIN-  
IUM, ACCORDING TO THE  
DECLARATION OF CONDO-  
MINIUM RECORDED IN OF-  
FICIAL RECORDS BOOK 1481,  
PAGE 2279 THROUGH  
2352 AND AMENDMENTS  
THERETO, AND AS PER PLAT  
THEREOF, OF THE PUBLIC  
RECORDS OF LEE COUNTY,  
FLORIDA, TOGETHER WITH  
ALL APPURTENANCES  
THERE UNTO APPERTAIN-  
ING AND SPECIFIED TO SAID  
CONDOMINIUM DECLARA-  
TION AND INCLUDING BUT  
NOT LIMITED TO THE USE  
OF AUTOMOBILE PARKING  
SPACE NO. SBE5-4-401.  
commonly known as 4100 STEAM-  
BOAT BEND E, UNIT 401, FORT MY-  
ERS, FL 33919 has been filed against  
you and you are required to serve a copy  
of your written defenses, if any, to it on  
Ryan Sutton of Kass Shuler, P.A., plain-  
tiff's attorney, whose address is P.O. Box  
800, Tampa, Florida 33601, (813) 229-  
0900, within 30 days and file the origi-  
nal 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.  
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 Divi-  
sion Manager, whose office is located at  
Lee County Justice Center, 1700 Mon-  
roe Street, Fort Myers, Florida 33901,  
and whose telephone number is (239)  
533-1771, at least 7 days before your  
scheduled court appearance, or imme-  
diately upon receiving this notification  
if the time before the scheduled appear-  
ance is less than 7 days; if you are hear-  
ing or voice impaired, call 711.  
Dated: 05/12/2025  
CLERK OF THE COURT  
Honorable Kevin C. Karnes  
1700 Monroe Street  
Ft. Myers, Florida 33902  
(SEAL) By: K. Harris  
Deputy Clerk  
Ryan Sutton  
of Kass Shuler, P.A.,  
plaintiff's attorney,  
P.O. Box 800,  
Tampa, Florida 33601,  
(813) 229-0900,  
011150/2427547/MTS  
May 16, 23, 2025 25-01803L

FIRST INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
TWENTIETH JUDICIAL CIRCUIT  
IN AND FOR LEE COUNTY,  
FLORIDA  
**CASE NO.: 25-CA-001727**  
**WILMINGTON SAVINGS**  
**FUND SOCIETY, FSB, NOT IN**  
**ITS INDIVIDUAL CAPACITY**  
**BUT SOLELY AS TRUSTEE OF**  
**TRESTLE TITLING TRUST-1,**  
**Plaintiff, v.**  
**DLIANE SHAUGHNESSY, et al.,**  
**Defendants.**  
TO: Dliane Shaughnessy  
4418 SW 1st Ave  
Cape Coral FL 33914  
Unknown Spouse of Dliane Shaugh-  
nessy  
4418 SW 1st Ave  
Cape Coral FL 33914  
YOU ARE HEREBY NOTIFIED  
that an action to foreclose a mortgage  
on the following described property  
in Lee County, Florida:  
Lots 50 and 51, Block 1635,  
CAPE CORAL UNIT 30, accord-  
ing to the map or plat thereof as  
recorded in Plat Book 16, Page  
26, Public Records of Lee Coun-  
ty, Florida.  
has been filed against you and you are  
required to serve a copy of your written  
defenses, if any, on Anthony R. Smith,  
Esquire, the Plaintiff's attorney, whose  
address is Tiffany & Bosco, P.A., 1201 S.  
Orlando Ave, Suite 430, Winter Park,  
FL 32789, within 30 days from the

FIRST INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
TWENTIETH JUDICIAL CIRCUIT  
IN AND FOR LEE COUNTY,  
FLORIDA  
**Case No. 25-CA-002253**  
**RE SOLUTIONS GROUP, LLC,**  
**Plaintiff, vs.**  
**UNKNOWN HEIRS AND**  
**BENEFICIARIES OF LINDA**  
**TURNER, DECEASED,**  
**Defendant,**  
To: Unknown Heirs and Beneficiaries  
of Linda Turner, deceased  
YOU ARE NOTIFIED that an ac-  
tion for partition pursuant to Florida  
Statute §64 has been filed against  
you. This action involves real prop-  
erty in Lee County, Florida (the "Prop-  
erty") more particularly described as:  
Lot 11, Block 45, LEHIGH  
ACRES UNIT 12, Section 23,  
Township 44 South, Range 27  
East, according to the plat there-  
of recorded in Deed Book 254,  
Page 55, of the Public Records of  
Lee County, Florida  
Parcel Identification Number:  
23-44-27-L1-12045.0110  
Property Address: 31703 NE  
111th Street, Carnation WA  
98014  
This action was instituted in the Twen-  
tieth Judicial Circuit Court, Lee County,  
Florida, and is styled RE Solutions  
Group, LLC vs. Unknown Heirs and  
Beneficiaries of Linda Turner, deceased.  
You are required to serve a copy of  
your written defenses, if any, to it on  
the Plaintiff's Attorney, Michele Diglio-  
Benkiran, Esquire, whose address is  
C/O Legal Counsel, P.A., 13330 West  
Colonial Drive, Unit 110, Winter Gar-  
den, Florida 34787, on or before June  
17, 2025 and file the original with the  
clerk of this court either before service  
on the Plaintiff's Attorney or imme-  
diately 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 four consecutive weeks in  
Business Observer.  
DATED on 05/08/2025  
Kevin C. Karnes  
Clerk of the Circuit Court  
(SEAL) By: K. Harris  
As Deputy Clerk  
Michele Diglio-Benkiran, Esquire,  
C/O Legal Counsel, P.A.,  
13330 West Colonial Drive, Unit 110,  
Winter Garden, Florida 34787,  
May 16, 23, 30; Jun. 6, 2025 25-01768L




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Business Observer

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Are there different types of legal notices?

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

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

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

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FIRST INSERTION

AMENDED NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA

PROBATE DIVISION

File No. 24 -CP-03250

IN RE: ESTATE OF MOLLY CHANDIRAMANI, Deceased.

The administration of the Estate of MOLLY CHANDIRAMANI, deceased, who died on August 19, 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 WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is May 16, 2025.

Personal Representative: RAYAN CHANDIRAMANI

4235 Villa Rapallo Way

North Fort Myers, FL 33917

Attorney for Personal Representative: GREENE & GREENE

Attorneys at Law

/s/ Drew C. Aldikacti

Raleigh W. Greene, IV, Esq.

Florida Bar No. 93584; SPN 03180722

Drew Aldikacti, Esq.

Florida Bar No. 114034

401 Fourth Street North

St. Petersburg, Florida 33701

Telephone (727) 821-2900

eservice@greenelegalfirm.com

daldikacti@greenelegalfirm.com

BGreene@greenelegalfirm.com

May 16, 23, 2025 25-01818L

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

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--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE 20th JUDICIAL CIRCUIT, IN AND FOR LEE, FLORIDA.

CASE No. 25-CA-000776

LONGBRIDGE FINANCIAL, LLC, Plaintiff vs.

UNKNOWN SUCCESSOR TRUSTEE OF THE GLORIA GRISELDA SPRADLEY REVOCABLE TRUST DATED FEBRUARY 24, 2023, et al., Defendants

TO: UNKNOWN BENEFICIARIES OF THE GLORIA GRISELDA SPRADLEY REVOCABLE TRUST DATED FEBRUARY 24, 2023

2220 SE 8TH TER, CAPE CORAL, FL 33990

UNKNOWN SUCCESSOR TRUSTEE OF THE GLORIA GRISELDA SPRADLEY REVOCABLE TRUST DATED FEBRUARY 24, 2023

2220 SE 8TH TER, CAPE CORAL, FL 33990

BARBARA RUSSELL AS THE NOMINATED SUCCESSOR CO-TRUSTEE OF THE GLORIA GRISELDA SPRADLEY REVOCABLE TRUST DATED FEBRUARY 24, 2023

2220 SE 8TH TER, CAPE CORAL, FL 33990

1222 CALOOSA DR, FORT MYERS, FL 33901

BARBARA RUSSELL

2220 SE 8TH TER, CAPE CORAL, FL 33990

1222 CALOOSA DR, FORT MYERS, FL 33901

UNKNOWN SPOUSE OF BARBARA RUSSELL

2220 SE 8TH TER, CAPE CORAL, FL 33990

1222 CALOOSA DR, FORT MYERS, FL 33901

PAULA BLACKWELL

2220 SE 8TH TER, CAPE CORAL, FL 33990

PAULA BLACKWELL AS THE NOMINATED SUCCESSOR CO-TRUSTEE OF THE GLORIA GRISELDA SPRADLEY REVOCABLE TRUST DATED FEBRUARY 24, 2023

2220 SE 8TH TER, CAPE CORAL, FL 33990

UNKNOWN SPOUSE OF PAULA BLACKWELL

2220 SE 8TH TER, CAPE CORAL, FL 33990

BRUCE STEVEN SPRADLEY AKA BRUCE S. SPRADLEY AS THE NOMINATED SUCCESSOR CO-TRUSTEE OF THE GLORIA GRISELDA SPRADLEY REVOCABLE TRUST DATED FEBRUARY 24, 2023

1622 ASHURST ROAD, PHILADELPHIA, PA 19151

BRUCE STEVEN SPRADLEY

1622 ASHURST ROAD, PHILADELPHIA, PA 19151

UNKNOWN SPOUSE OF BRUCE STEVEN SPRADLEY AKA BRUCE S. SPRADLEY

1622 ASHURST ROAD, PHILADELPHIA, PA 19151

CHARLENE WALKER

2220 SE 8TH TER, CAPE CORAL, FL 33990

UNKNOWN SPOUSE OF CHARLENE WALKER

2220 SE 8TH TER, CAPE CORAL, FL 33990

AND TO: All persons claiming an interest by, through, under, or against the aforesaid Defendant(s).

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

LOTS 39 AND 40, BLOCK 1390, UNIT 18, CAPE CORAL SUBDIVISION, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 13, PAGES 96 THRU 120, INCLUSIVE, 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 Greenspoon Marder, LLP, Default Department, Attorneys for Plaintiff, whose address is Trade Centre South, Suite 700, 100 West Cypress Creek Road, Fort Lauderdale, FL 33309, and file the original with the Clerk within 30 days after the first publication of this notice in Business Observer, within 30 days otherwise a default and a judgment may 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 SEAL OF SAID COURT on this 14th day of May, 2025.

Kevin C. Karnes

As Clerk of said Court

(SEAL) By: K. Harris

As Deputy Clerk

Prepared by: Greenspoon Marder, LLP

(954) 491-1120;

gmforeclosure@gmlaw.com

(25-000012-01)

May 16, 23, 2025 25-01809L

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-001366

BANK OF AMERICA, N.A.; Plaintiff, VS.

MAUREEN ANN STAHULAK, SUCCESSOR TRUSTEE OF THE SARA J. BRENNAN TRUST DATED JANUARY 8, 2009, AS AMENDED 5/30/2012; KATHLEEN MARIE CLARKE, SUCCESSOR TRUSTEE OF THE SARA J. BRENNAN TRUST DATED JANUARY 8, 2009, AS AMENDED 5/30/2012; KEITH DAVID; UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST IN THE ESTATE OF SARA J. BRENNAN A/K/A SARA JANE BRENNAN; NORTH SHORE PLACE CONDOMINIUM ASSOCIATION, INC.; UNKNOWN TENANT #1 IN POSSESSION OF THE PROPERTY; UNKNOWN TENANT #2 IN POSSESSION OF THE PROPERTY; Defendant(s).

To the following Defendant(s): UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST IN THE ESTATE OF SARA J. BRENNAN A/K/A SARA JANE BRENNAN

Last Known Address

UNKNOWN

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

UNIT NO. A-603 OF NORTH-SHORE PLACE, PHASE A, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 1420, PAGE 648, OF THE PUBLIC RECORDS OF LEE COUNTY,

FLORIDA, AND ALL AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS. TOGETHER WITH AUTOMOBILE PARKING SPACE NO. A-603 AND STORAGE SPACE A-603.

a/k/a 3350 N KEY DR A603, NORTH FORT MYERS, FL 33903

has been filed against you and you are required to serve a copy of you written defenses, if any, to it, on Marinosci Law Group, P.C., Attorney for Plaintiff, whose address is 100 W. Cypress Creek Road, Suite 1045, Fort Lauderdale, Florida 33309, within 30 days after the first publication of this Notice in the BUSINESS OBSERVER (GULF COAST), and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

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

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 seal of this Court this 14th day of May, 2025.

Kevin C. Karnes

As Clerk of the Court by:

(SEAL) By: K. Harris

As Deputy Clerk

Submitted by: Marinosci Law Group, P.C.

100 W. Cypress Creek Road, Suite 1045

Fort Lauderdale, FL 33309

Telephone: (954) 644-8704

Facsimile: (754) 206-1971

May 16, 23, 2025 25-01814L



**--- ACTIONS / ESTATE / PUBLIC SALES ---**

yourangeclerk.com



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ACTIONS / SALES / ESTATE ---

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SECOND INSERTION	
<b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO.: 23-CA-001718</b> <b>THE BANK OF NEW YORK</b> <b>MELLON FKA THE BANK OF</b> <b>NEW YORK, AS TRUSTEE</b> <b>FOR THE CERTIFICATE</b> <b>HOLDERS OF CWMBS, INC.,</b> <b>ALTERNATIVE LOAN TRU ST</b> <b>2006-OA1, MORTGAGE PASS-</b> <b>THROUGH CERTIFICATES,</b> <b>SERIES 2006-OA1,</b> <b>Plaintiff, vs.</b> <b>BONNIE ALLEN; CARL ALLEN;</b> <b>PINE SHADOWS AIRPARK</b> <b>PROPERTY OWNER'S</b> <b>ASSOCIATION, INC; THE BANK</b> <b>OF NEW YORK MELLON FKA</b> <b>THE BANK OF NEW YORK,</b> <b>AS SUCCESSOR TRUSTEE TO</b> <b>JPMORGAN CHASE BANK, N.A.</b> <b>AS TRUSTEE ON BEHALF OF</b> <b>THE CERTIFICATEHOLDERS</b> <b>OF THE CWHEQ INC., CWHEQ</b> <b>REVOLVING HOME EQUITY</b> <b>LOAN TRUST, SERIES 2006-A;</b> <b>AMERICAN EXPRESS NATIONAL</b> <b>BANK; ADMINISTRATOR OF THE</b> <b>U.S. SMALL BUSINESS</b> <b>ADMINISTRATION; LVNV</b> <b>FUNDING, LLC.,</b> <b>Defendants.</b> NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Mortgage Foreclosure dated May 06, 2025 entered in Civil Case No. 23-CA-001718 of the Circuit Court of the 20TH Judicial Circuit in and for Lee County, Florida, wherein THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATE HOLDERS OF	
CWMBS, INC., ALTERNATIVE LOAN TRU sST 2006-OA1, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-OA1 is Plaintiff and BONNIE & CARL ALLEN, et al, are Defendants. The Clerk, KEVIN C. KARNES, shall sell to the highest and best bidder for cash at LEE County On-Line Public Auction website: https://lee.realforeclose.com, at 09:00 AM on May 29, 2025, in accordance with Chapter 45, Florida Statutes, the following described property located in LEE County, Florida, as set forth in said Final Judgment of Mortgage Foreclosure to-wit: LOT 16, PINE SHADOWS AIR PARK SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 34, PAGES 66 AND 67, 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.	
Dated this 7 day of May, 2025.	KEVIN KARNES, Clerk of the Circuit Court (SEAL) By: N Wright Angad Deputy Clerk
This document was prepared by: FRENKEL LAMBERT WEISS WEISMAN & GORDON, LLP Attorney for Plaintiff One East Broward Boulevard, Suite 1111 Fort Lauderdale, FL 33301 Telephone: (954) 522-3233   Fax (954) 200 7770 04-096653-F00	May 9, 16, 202525-01765L

SECOND INSERTION	
<b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA <b>CASE No.: 25-CA-001497</b> <b>UNITED STATES OF AMERICA ON</b> <b>BEHALF OF ITS AGENCY, SMALL</b> <b>BUSINESS ADMINISTRATION</b> <b>(SBA),</b> <b>Plaintiff, v.</b> <b>DAVID KING; THE UNKNOWN</b> <b>HEIRS, BENEFICIARIES,</b> <b>DEWISEES, ASSIGNEES,</b> <b>LIENORS, CREDITORS,</b> <b>TRUSTEES AND ALL OTHERS</b> <b>WHO MAY CLAIM AN INTEREST</b> <b>IN THE ESTATE OF ABIGAIL</b> <b>A. TULLOCH, DECEASED; ALL</b> <b>UNKNOWN PARTIES CLAIMING</b> <b>INTERESTS BY, THROUGH,</b> <b>UNDER OR AGAINST A NAMED</b> <b>DEFENDANT TO THIS ACTION,</b> <b>OR HAVING OR CLAIMING TO</b> <b>HAVE ANY RIGHT, TITLE OR</b> <b>INTEREST IN THE PROPERTY</b> <b>HEREIN DESCRIBED; UNKNOWN</b> <b>TENANT #1; UNKNOWN TENANT</b> <b>#2,</b> <b>Defendants.</b> To the following Defendant(s): THE UNKNOWN HEIRS, BENEFICIARIES, DEVI- SEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ABIGAIL A. TULLOCH, DECEASED (LKA) 11150 Orangewood Dr., Bonita Springs, FL 34135 YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property: LOT 11, BLOCK B, ORANGE CREEK SUBDIVISION, AS RECORDED IN PLAT BOOK 28, PAGES 146, TOGETHER WITH AN UNDIVIDED 1/70TH INTEREST IN RIVERFRONT	
LOT 17, BLOCK D, ORANGE CREEK (REPLAT) AS PER MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 29, PAGE 73, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. a/k/a 11150 Orangewood Dr, Bonita Springs, FL 34135 has been filed against you and you are required to serve a copy of your written defenses, if any, upon Kelley Kronenberg, Attorney for Plaintiff, whose address is Kelley Kronenberg, 10360 West State Road 84, Fort Lauderdale, FL 33324, within thirty (30) days after the first publication of this Notice in and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.	
This notice is provided pursuant to Administrative Order No. 2.065.	
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 5th day of May, 2025.	Kevin C. Karnes As Clerk of the Court (SEAL) By Kennedy Harris As Deputy Clerk
Kelley Kronenberg, 10360 West State Road 84, Fort Lauderdale, FL 33324 May 9, 16, 2025	25-01751L

SECOND INSERTION	
<b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT, IN AND FOR LEE COUNTY, FLORIDA <b>CASE No.: 25-CA-001087</b> <b>HERITAGE ENTERPRISES FL</b> <b>LLC,</b> <b>Plaintiff, vs.</b> <b>CARMEN VARANO, deceased and</b> <b>all others claiming by, through</b> <b>and under CARMEN VARANO,</b> <b>deceased, RUO JIA, and all others</b> <b>claiming by, through and under</b> <b>RUO JIA, LING LI, and all others</b> <b>claiming by, through and under</b> <b>LING LI, XIN YI JIA, and all others</b> <b>claiming by, through and under</b> <b>XIN YI JIA, REN ZHI ZHANG, and all</b> <b>others claiming by, through and</b> <b>under REN ZHI ZHANG, JOSETTE</b> <b>OUVRE, and all others claiming</b> <b>by, through and under JOSETTE</b> <b>OUVRE, OLIVIER FABIANI, and</b> <b>all others claiming by, through</b> <b>and under OLIVIER FABIANI,</b> <b>BETTY J. LANE, deceased and all</b> <b>others claiming by, through and</b> <b>under BETTY J. LANE, deceased,</b> <b>HOLLY HOLDERBY, and all</b> <b>others claiming by, through and</b> <b>under HOLLY HOLDERBY,</b> <b>EMMETT HOLDERBY, LOUANN</b> <b>HAGGERTY, GINA LANE,</b> <b>THOMAS LANE and JOHN LANE,</b> <b>Defendant,</b>	
TO: CARMEN VARANO, deceased and all others claiming by, through and under CARMEN VARANO, deceased, RUO JIA, and all others claiming by, through and under RUO JIA, LING LI, and all others claiming by, through and under LING LI, XIN YI JIA, and all others claiming by, through and under XIN YI JIA, REN ZHI ZHANG, and all others claiming by, through and under REN ZHI ZHANG, JOSETTE OUVRE, and all others claiming by, through and under OLIVIER FABIANI, BETTY J. LANE, deceased and all others claiming by, through and under BETTY J. LANE, deceased and HOLLY HOLDERBY, and all others claiming by, through and under HOLLY HOLDERBY	
YOU ARE NOTIFIED that an action to quiet the title on the following real properties in Lee County, Florida:	
Parcel 1: East 1/2 of Lot 24, Block 11, Unit 3, Section 1, Township 44 South, Range 27 East, Lehigh Acres, according to the map or plat thereof, as recorded in Plat Book 15, Page(s) 3, of the Public Records of Lee County, Florida. a/k/a 4506 E 21st St, Alva, FL 33920 ("Parcel 1").	

SECOND INSERTION	
<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 25-CP-001229</b> <b>Division: Probate</b> <b>IN RE: ESTATE OF</b> <b>JOHN PISARIS,</b> <b>Deceased.</b> The administration of the estate of John Pisaris, deceased, whose date of death was March 27, 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 representatives and the personal representatives' attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand	
is made by a creditor as specified under s. 732.2211, Florida Statutes. 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 9, 2025.	
<b>Personal Representatives:</b> <b>Benjamin Pisaris</b> 3210 Champion Ring Rd., Unit 1235 Fort Myers, FL 33905 <b>Susan Olix</b> 1303 Durness Ct. Columbus, OH 43235 Attorney for Personal Representatives: Lowell S. Schoenfeld Florida Bar Number: 980099 SCHOENFELD KYLE & ASSOCIATES 1380 Royal Palm Square Blvd. Fort Myers, FL 33919 Telephone: (239) 936-7200 lowells@trustska.com May 9, 16, 2025	25-01733L
THIRD INSERTION	
<b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION <b>CASE NO. 25-CA-668</b> <b>T&amp;R CONSTRUCTION &amp; SALES,</b> <b>INC., a Florida corporation,</b> <b>Plaintiff, vs.</b> <b>JANET L. RHOADS, Individually</b> <b>and as Trustee of the RHOADS</b> <b>FAMILY TRUST dated 9/11/2012,</b> <b>UNKNOWN SUCCESSOR</b> <b>TRUSTEE AND PERSONAL</b> <b>REPRESENTATIVE OF THE</b> <b>ESTATE OF RICHARD E.</b> <b>RHOADS and the PERSONAL</b> <b>REPRESENTATIVE OF THE</b> <b>ESTATE OF BETTY L. RHOADS</b> <b>and if alive, and if dead, their</b> <b>unknown spouses, heirs, devisees,</b> <b>grantees, creditors and all other</b> <b>parties claiming by, though, under or</b> <b>against them;; all unknown natural</b> <b>persons if alive, and if dead, or</b> <b>not know to be dead or alive, their</b> <b>several and respective unknown</b> <b>spouses, heirs, devisees, grantees,</b> <b>creditors or other parties claiming</b> <b>by, through or under those unknown</b> <b>natural persons; and the several and</b> <b>respective unknown assigns,</b> <b>successors in interest, trustees, or</b> <b>any other person claiming by,</b> <b>though, under or against any and</b> <b>all claimants, persons or parties,</b> <b>natural or corporation nor whose</b> <b>exact legal status is unknown,</b> <b>claiming under any of the above</b> <b>named or described Defendants</b> <b>or parties or claiming to have any</b> <b>right, title or interest in the property</b> <b>hereafter described in this action,</b> <b>Defendant(s).</b> 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 per-	
sons 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

THIRD INSERTION	
<b>NOTICE OF ACTION -</b> <b>CONSTRUCTIVE SERVICE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA <b>CASE NO.: 24-CA-007318</b> <b>BAHIA HOMES REAL ESTATE</b> <b>GROUP, LLC</b> <b>Plaintiff, v.</b> <b>RFJ CONSTRUCTION SERVICES,</b> <b>LLC, a Florida Limited Liability</b> <b>Company, RIGOBERTO DIAZ, an</b> <b>individual, FL ON SITE</b> <b>CONSTRUCTION, a fictitious</b> <b>company not registered with the</b> <b>Florida Department of State,</b> <b>YAINIER BETANCOURT, an</b> <b>individual, ZACHARY STEVEN</b> <b>TAYLOR, an individual,</b> <b>Defendants.</b> 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
SECOND INSERTION	
<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION <b>File No.: 25-CP-1244</b> <b>Division: Probate</b> <b>IN RE: ESTATE OF</b> <b>CAROLE A. ALEXANDER,</b> <b>Deceased.</b> The administration of the Estate of Carole A. Alexander, 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 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 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 9, 2025.	
<b>Personal Representative:</b> <b>Tamre B. Alexander Simmons</b> 415 SE 21st Lane Cape Coral, FL 33990 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 01062926.DOC/1 May 9, 16, 2025	25-01737L

THIRD INSERTION	
<b>NOTICE OF ACTION</b> <b>CONSTRUCTIVE SERVICE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA <b>CASE NO.: 24-CA-007318</b> <b>BAHIA HOMES REAL ESTATE</b> <b>GROUP, LLC</b> <b>Plaintiff, v.</b> <b>RFJ CONSTRUCTION SERVICES,</b> <b>LLC, a Florida Limited Liability</b> <b>Company, RIGOBERTO DIAZ, an</b> <b>individual, FL ON SITE</b> <b>CONSTRUCTION, a fictitious</b> <b>company not registered with the</b> <b>Florida Department of State,</b> <b>YAINIER BETANCOURT, an</b> <b>individual, ZACHARY STEVEN</b> <b>TAYLOR, an individual,</b> <b>Defendants.</b> 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
SECOND INSERTION	
<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA <b>File No. 25-CP-1411</b> <b>Division: Probate</b> <b>IN RE: ESTATE OF</b> <b>GERALD S. FRIEDMAN</b> <b>Deceased.</b> The administration of the estate of Gerald S. Friedman, deceased, whose date of death was January 11, 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. 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 9, 2025.	
<b>Personal Representative:</b> <b>Sally Dutko</b> 10423 Migliera Way Fort Myers, Florida 33913 Attorney for Personal Representative: Craig R. Hersch, Attorney Florida Bar Number: 817820 Sheppard Law Firm 9100 College Pointe Court Fort Myers, FL 33919 Telephone: (239) 334-1141 Fax: (239) 334-3965 E-mail: hersch@sbshlaw.com Secondary E-Mail: bmerhige@sbshlaw.com May 9, 16, 2025	25-01739L



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ACTIONS / ESTATE

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<div>SECOND INSERTION</div> <div>NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA Case No. 25-DR-1634 U IN RE: The Marriage of: DALGONAL ALFRADO HYDE Petitioner and AMELIA LATOYA WATSON-HYDE Respondent TO: AMELIA LATOYA WATSON-HYDE 1921 N.E. 17th Avenue Cape Coral, Florida 33909 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. Lonergeran, Esq., the petitioner's attorney, whose address is 15880 Summerlin Road, Suite 300-401, Fort Myers, Florida 33908, on or before June 9, 2025, and file the original with the clerk of this court at P.O. Box 310, Fort Myers, Florida 33902-0310, 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 30th, 2025. KEVIN C. KARNES Clerk of the Circuit Court (SEAL) By: E Bakelman Deputy Clerk May 9, 16, 23, 30, 202525-01742L</div>	<div>THIRD INSERTION</div> <div>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. Cartledge, 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, 202525-01663L</div>	<div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-001369 IN RE: ESTATE OF MARTIN T. ROZANSKI Deceased. The administration of the estate of MARTIN T. ROZANSKI, deceased, File Number 25-CP-001369, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is: CLERK OF CIRCUIT COURTS PROBATE DIVISION P. O. BOX 9346 FORT MYERS, FL 33902 The names and addresses of the personal representative and her attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. The date of first publication of this Notice is May 9, 2025. Personal Representative: ALEXANDER ROZANSKI MICHAEL T. ROZANSKI 2380 PALO DURO BLVD NORTH FORT MYERS, FL 33917 Attorney for Personal Representative: STEWART W. SAVAGE, ESQ. Florida Bar No. 0848727 15636-2 Carriedale Ln. Fort Myers, FL 33912 Telephone (239) 481-8388 May 9, 16, 202525-01750L</div>	<div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 25 CP 001273 IN RE: Estate of RICHARD L. MORPHET, Deceased. TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE: YOU ARE NOTIFIED that an Order of Summary Administration has been entered in the estate of RICHARD L. MORPHET, deceased, date of death February 6, 2025, by the Circuit Court for Lee County, Florida, Probate Division File 25CP001273, the address of which is PO Box 9346, Fort Myers, FL 33902; that the total value of the estate is less than \$75,000; and that the names and addresses of those to whom it has been assigned by such order are: Name and Address Amanda N. Richards, 1721 SW 17 th Place, Cape Coral, FL 33991 ALL INTERESTED PERSONS ARE NOTIFIED THAT: All creditors of the decedent and other persons having claims or demands against decedent's estate, other than those for whom provision for full payment has been made in the Order of Summary Administration, must file their claims against the Estate with this court WITHIN THE TIME PERIODS SET FORTH IN FLA. STAT. §733.702. ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER DECEDENT'S DEATH IS BARRED. The date of first publication of this Notice is May 9, 2025. Amanda N. Richards c/o Robert W. Segur, P.A. ROBERT W. SEGUR, P.A. Florida Bar No. 0700532 2828 S. McCall Rd PMB 56 Englewood, FL 34223 941.473.8878 legal@segurlaw.net May 9, 16, 202525-01747L</div>	<div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-001226 Division Probate IN RE: ESTATE OF EVELYN K. WEBER, Deceased. The administration of the estate of EVELYN K. WEBER, deceased, whose date of death was January 30, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd., 2nd Floor, 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 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 SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is May 9, 2025. Personal Representative: Pamela Steinbach 18262 Rosa P Court North Fort Myers, FL 33917 Attorney for Personal Representative: Lynn R. Emerson, Esq. Florida Bar Number: 55757 BusinessLegal, PC 1145 SW 45th Ter. Cape Coral, FL 33914 239-329-2151 (P); 239-329-2150 (F) Lynn.Emerson@businesslegalflla.com May 9, 16, 202525-01752L</div>	<div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION CASE NO.: 25-CP-000068 IN RE: ESTATE OF GIOVANNI AYALA, Decedent. The administration of the Estate of GIOVANNI AYALA, Decedent, Case No. 25-CP-000068 is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Blvd., Ft. Myers, FL 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 persons on whom this notice is served who have objections that challenge the validity of the will, the qualifications of the personal representative, venue, or jurisdiction of this Court are required to file their objections with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All 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 OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. ALL CLAIMS, DEMANDS AND OBJECTIONS NOT SO FILED WILL BE FOREVER BARRED. The date of the first publication of this Notice is May 9, 2025. ELIZABETH MARERRO RIVERA Omitting Address for Safety of Petitioner Personal Representative ANDREW J. LEEPER #717029 Leeper &amp; Associates, P.A. 218 Annie Street Orlando, Florida 32806 (407) 488-1881; (407) 488-1999 FAX May 9, 16, 202525-01732L</div>	<div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT PROBATE DIVISION LEE COUNTY, FLORIDA File No: 25-CP-1316 Division: Probate IN RE: THE ESTATE OF CAROLE H. BOCK, Deceased. The Estate of CAROLE H. BOCK, deceased, whose date of death was March 31, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, File No. 25-CP-1316, which address is: Lee County Justice Center, 1st Floor, 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. The date of first publication of this notice is May 9, 2025. All creditors and those having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, upon whom a copy of this notice has been served are required to file their claims with the above-named 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 having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, are required to file their claims with the above-named court within three (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. 732.221. ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. Personal Representative: John Bock 20816 Porto Fino Way North Fort Myers, FL 33917 Attorney for Personal Representative: Jennifer M. Neilson Florida Bar No. 54986 NEILSON LAW, P.A. 829 SE 47th Terrace Cape Coral, Florida 33904 Office: (239) 443-3866 Email: jn@nlaw.us May 9, 16, 202525-01718L</div>
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--- ESTATE ---

SECOND INSERTION	
<p><b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA</p> <p>PROBATE DIVISION <b>File No. 25-CP-001356</b> IN RE: ESTATE OF <b>HOPE WETHERED CROCKER a/k/a HOPE W. CROCKER</b> <b>Deceased.</b></p> <p>The administration of the estate of HOPE WETHERED CROCKER deceased, whose date of death was March 31, 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.</p> <p>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.</p> <p>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</p>	
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 May 9, 2025.	
<b>Personal Representative:</b> <b>ADIS FLORES</b> 5050 Marianne Key Apt 1A 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 May 9, 16, 2025	25-01767L

SECOND INSERTION	
<p><b>SECOND AMENDED NOTICE OF FORECLOSURE SALE</b> IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA</p> <p>DIVISION: CIVIL <b>CASE NO. 24-CC-004895</b> <b>THE SOUTH SEAS CLUB CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation,</b> <b>Plaintiff, vs.</b> <b>JAMES ECKERT AND TARANEH ECKERT,</b> <b>Defendants.</b></p> <p>NOTICE is hereby given that the undersigned, Clerk of Circuit and County Courts of Lee County, Florida, will on June 5, 2025, at 9:00 A.M. via electronic sale at www.lee.realforeclose.com, in accordance with Section 45.031, Florida Statutes, offer for sale and sell to the highest bidder for cash, the following described property situated in Lee County, Florida:</p> <p>Unit Week No. 19 in Condominium Parcel Number Q (a/k/a Unit 1317) of THE SOUTH SEAS CLUB, a Condominium according to the declaration of Condominium thereof, recorded in Official Records Book 1480 at Page 970, of the Public Records of Lee County, Florida, and all amendment thereto, if any.</p> <p>pursuant to the Final Judgment of Lien Foreclosure entered in a case pending in said Court in the above-styled cause.</p> <p>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.</p> <p>WITNESS my hand and official seal of said Court this day of 05/05/2025,</p> <p>KEVIN C. KARNES, CLERK OF COURT (SEAL) By: N Wright Angad Deputy Clerk</p> <p>Michael J. Belle, Esquire Attorney for Plaintiff 2364 Fruitville Road Sarasota, FL 34237 service@michaelbelle.com 48081 / 3-74726 May 9, 16, 2025</p>	25-01743L

SECOND INSERTION	
<p><b>NOTICE OF ACTION FOR PUBLICATION</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA</p> <p><b>CASE NO.: 18-DR-2660</b> <b>IN RE: THE MATTER OF: LUIS AMILL-MARTINEZ</b> <b>Petitioner, and JULISSA MELENDEZ</b> <b>Respondent.</b> TO: Luis Amill-Martinez (Petitioner/Father) Last Known address: 3820 17th Street W, Lehigh Acres, FL 33971 YOU ARE NOTIFIED that an action regarding the Verified Supplemental Petition for modification has been filed in the Circuit Court of the Twentieth Judicial Circuit for Lee County. You are required to serve an Answer or responsive pleadings to this action upon JORGE J. SANTANA, ESQ., of SANTANA LAW, P.A., Respondent's attorney, whose address is 8191 College Parkway, Suite 200, Fort Myers, FL 33919, on or before June 16, 2025, and file the original with the clerk of this court at</p>	
Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, either before service on Petitioner's attorney or immediately thereafter.	
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's office notified of your current address. You may file Notice of Current Address, Florida Supreme Court Approval Family Law Form 12.915) Future papers in this lawsuit will be mailed to the address on records 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 strike of pleadings.	
DATED this 7th day of May 2025.	
Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) By: E Bakelman Deputy Clerk	May 9, 16, 23, 30, 2025 25-01759L

--- ACTIONS / SALES ---

SECOND INSERTION	
<p><b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY</p> <p>GENERAL JURISDICTION DIVISION <b>CASE NO. 23-CA-011729</b> <b>LOANDEPOT.COM, LLC,</b> <b>Plaintiff, vs.</b> <b>ANGIE STEWART A/K/A ANGEAN STEWART, et al.,</b> <b>Defendant.</b></p> <p>NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered April 14, 2025 in Civil Case No. 23-CA-011729 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein LOANDEPOT.COM, LLC is Plaintiff and Angie Stewart a/k/a Angean Stewart, 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 29 day of May, 2025 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:</p> <p>LOT(S) 19 AND 20, BLOCK 1862, UNIT 45 PART 1, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGE(S) 135 TO 150, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Address: 2617 SW 1st Pl, Cape Coral, FL 33914</p> <p>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.</p> <p>Dated this day of 05/01/2025</p> <p>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 23-07985FL May 9, 16, 2025</p>	25-01731L

SECOND INSERTION	
<p><b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA</p> <p>GENERAL JURISDICTION DIVISION <b>CASE NO. 24-CA-005388</b> <b>U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST,</b> <b>Plaintiff, vs.</b> <b>ROQUELINA BENTANCOURT,</b> <b>et al.</b> <b>Defendant(s).</b></p> <p>NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated March 24, 2025, and entered in 24-CA-005388 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST is the Plaintiff and ROQUELINA BENTANCOURT; JOSE GONZALEZ SARDUY A/K/A JOSE GONZALEZ-SARDUY; STATE OF FLORIDA, DEPARTMENT OF REVENUE are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on May 29, 2025, the following described property as set forth in said Final Judgment, to wit:</p> <p>LOT 11, BLOCK 25, UNIT 3, SECTION 11, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE(S) 97, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property Address: 3500 41ST ST SW, LEHIGH ACRES, FL 33976</p> <p>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.</p> <p>Dated this day of 05/02/2025,</p> <p>Kevin C. Karnes As Clerk of the Court (SEAL) By: N Wright Angad As Deputy Clerk</p> <p>Submitted by: Robertson, Anschutz, Schneid, Crane &amp; Partners, PLLC Attorneys for Plaintiff 6409 Congress Avenue, Suite 100, Boca Raton, FL 33487 Telephone: 561-241-6901 Fax: 561-997-6909 24-217200 - MaM May 9, 16, 2025</p>	25-01745L

SECOND INSERTION	
<p><b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY</p> <p>GENERAL JURISDICTION DIVISION <b>CASE NO. 23-CA007458</b> <b>HEADLANDS RESIDENTIAL SERIES OWNER TRUST,</b> <b>SERIES E,</b> <b>Plaintiff, vs.</b> <b>STEPHEN LOUIS JACKY, et al.,</b> <b>Defendant.</b></p> <p>NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered December 9, 2024 in Civil Case No. 2023CA007458 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein HEADLANDS RESIDENTIAL SERIES OWNER TRUST, SERIES E is Plaintiff and STEPHEN LOUIS JACKY, 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 29 day of May, 2025 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:</p> <p>Lot No. 7 in Block N of ARBORWOOD PRESERVE, PHASE 2A, according to the plat thereof, as recorded in Official Record Instrument No. 2018000177984, of the Public Records of Lee County, Florida. Address: 11983 LOBLOLLY PINE CT, FORT MYERS, FL 33913</p> <p>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.</p> <p>Dated this day of 05/01/2025</p> <p>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 23-07132FL May 9, 16, 2025</p>	25-01730L

SECOND INSERTION	
<p><b>NOTICE OF SALE</b> <b>UNDER F.S. CHAPTER 45</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA</p> <p><b>Case No. 23-CA-012274</b> <b>Honorable Judge: LABODA</b> <b>PLANET HOME LENDING, LLC</b> <b>Plaintiff, vs.</b> <b>RONALD YATES DAVIS, JR;</b> <b>UNKNOWN SPOUSE OF RONALD YATES DAVIS, JR;</b> <b>UNKNOWN TENANT</b> <b>OCCUPANT #1,</b> <b>UNKNOWN TENANT</b> <b>OCCUPANT #2;</b> <b>Defendants,</b></p> <p>NOTICE IS GIVEN that, in accordance with the Order Rescheduling Foreclosure Sale entered April 29, 2025, in the above-styled cause, Kevin Karnes, as the Clerk of the Circuit Court and Comptroller, will sell to the highest and best bidder for cash online at https://www.lee.realforeclose.com. at 9:00 A.M. on August 7, 2025, the following described property:</p> <p>LOTS 17 AND 18, BLOCK 50, UNIT NO. 7, SAN CARLOS PARK SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN DEED BOOK 315, PAGES 141 THROUGH 143, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Tax Id/UPI No. 16-46-25-07-00050.0170 COMMONLY KNOWN AS: 18521 PHLOX DR, FORT MYERS, FL 33967</p> <p>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.</p> <p>Dated this 04/30/2025</p> <p>Kevin C. Karnes Clerk of Court (SEAL) N Wright Angad Attorney(s) for Plaintiff 605 E. Robinson, Suite 730 Orlando, FL 32801 Telephone: (407) 308-0991 Service: mattw@wasingerlawoffice.com By: /s/ Matthew T. Wasinger Matthew T. Wasinger, Esquire Fla. Bar No.: 0057873 May 9, 16, 2025</p>	25-01716L

SECOND INSERTION	
<p><b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY</p> <p>GENERAL JURISDICTION DIVISION <b>CASE NO. 23-CA-011283</b> <b>NEW AMERICAN FUNDING LLC F/K/A BROKER SOLUTIONS INC. DBA NEW AMERICAN FUNDING,</b> <b>Plaintiff, vs.</b> <b>PHILLIP MICHAEL RICHMOND A/K/A PHILLIP MICHAEL RICHMOND, JR., et al.,</b> <b>Defendant.</b></p> <p>NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered November 7, 2024 in Civil Case No. 23-CA-011283 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein NEW AMERICAN FUNDING LLC F/K/A BROKER SOLUTIONS INC. DBA NEW AMERICAN FUNDING is Plaintiff and Phillip Michael Richmond a/k/a Phillip Michael Richmond, Jr., 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 29 day of May, 2025 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:</p> <p>Lots 23 and 24, Block 2076, CAPE CORAL, UNIT 31, according to the plat thereof recorded in Plat Book 14, Pages 149 through 165, inclusive, of the Public Records of Lee County, Florida. Address: 1331 NE 12th Ave, Cape Coral, FL 33909</p> <p>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.</p> <p>Dated this day of 05/06/2025</p> <p>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 23-07655FL May 9, 16, 2025</p>	25-01758L

SECOND INSERTION	
<p><b>NOTICE OF RESCHEDULED SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA</p> <p>CIVIL ACTION <b>CASE NO.: 2023-CA-005842</b> <b>U.S. BANK NATIONAL ASSOCIATION,</b> <b>Plaintiff, vs.</b> <b>DEANNA MCCANN, et al,</b> <b>Defendant(s).</b></p> <p>NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated April 17, 2025, and entered in Case No. 2023-CA-005842 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida in which U.S. Bank National Association, is the Plaintiff and Deanna McCann, Florida Housing Finance Corporation, United States of America Acting through Secretary of Housing and Urban Development, AC/DC Solar LLC, Solar Mosaic LLC, Unknown Party#1 N/K/A James P Lincoln, 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 22th day of May, 2025, the following described property as set forth in said Final Judgment of Foreclosure:</p> <p>LOTS 1, 2 AND 3, BLOCK 63, UNIT 6, FORT MYERS SHORES, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 17, PAGES 75 THROUGH 79, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. A/K/A 2400 BARCELONA AVE FORT MYERS FL 33905</p> <p>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.</p> <p>Dated in Lee County, Florida this day of 05/01/2025,</p> <p>Kevin C. Karnes Clerk of the Circuit Court Lee County, Florida (SEAL) By: N Wright Angad Deputy Clerk</p> <p>Albertelli Law Attorney for Plaintiff P.O. Box 23028 Tampa, FL 33623 (813) 221-4743 eService: servealaw@albertellilaw.com IN-23-003592 May 9, 16, 2025</p>	25-01729L

SECOND INSERTION	
<p><b>AMENDED NOTICE OF SALE</b> IN THE CIRCUIT CIVIL COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR LEE COUNTY CIVIL DIVISION <b>Case No. 36-2022-CA-000685</b> <b>Division G</b> <b>U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST</b> <b>Plaintiff, vs.</b> <b>SHERYL VANDERBERG A/K/A SHERYL VANDENBERG,</b> <b>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.</b></p> <p>Notice is hereby given, pursuant to Amended Final Judgment of Foreclosure for Plaintiff entered in this cause on February 27, 2025, 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:</p> <p>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.</p> <p>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.</p> <p>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.</p> <p>Dated this day of 05/07/2025</p> <p>Clerk of the Circuit Court Kevin C. Karnes (SEAL) By: N Wright Angad Deputy Clerk</p> <p>Kass Shuler, P.A. 1604 N. Marion St. Tampa, FL 33602 ForeclosureService@kasslaw.com 318000/1912522/wll May 9, 16, 2025</p>	25-01762L



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

<div>SECOND INSERTION</div> <div><b>Notice of Self Storage Sale</b> 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 Occupant who is in default at an Auction. The sale will occur as an online auction via www.selfstorageauction.com on 5/27/25 at 12:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Patrick Vaught unit #511. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. May 9, 16, 202525-01723L</div>	<div>SECOND INSERTION</div> <div><b>Notice Of Public Sale</b> The following personal property of: Oran L. Grahl or Joan M. Grahl will on June 16, 2025 at 8:00 a.m. at 4111 W Cypress St, Hillsborough County, Tampa, FL 33607, will be sold for cash to satisfy storage fees in accordance with Florida Statutes Section 715.109: 1991 MERI Mobile Home, VIN FLHMBL41531165A/ FLHMBL41531165B , TITLE 62507598/62507599 And all other personal property located therein Prepared by Tracy McDuffie, 4111 W Cypress St, Tampa, FL 33607, May 9, 16, 202525-01735L</div>
<div>FOURTH INSERTION</div> <div><b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Tax Deed #:2025000096 NOTICE IS HEREBY GIVEN that Buf-falo 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.real-taxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court &amp; Comptrol-ler. Apr. 25; May 2, 9, 16, 202525-01558L</div>	<div>SECOND INSERTION</div> <div><b>Notice of Self Storage Sale</b> 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 5/27/25 at 12:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Gregory Geffe unit #00502; Jacob Foranyic unit #01043; Alex Howard unit #3178. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. May 9, 16, 202525-01721L</div>
<div>FOURTH INSERTION</div> <div><b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA <b>Case Number: 2024-CA-008153 IN RE: FORFEITURE OF: \$5,553.00 (Five Thousand, Five Hundred Fifty-Three Dollars) in U.S. Currency</b> 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. <div>Kevin C. Karnes Clerk of Court (SEAL) K. Harris Deputy Clerk</div></div>	<div>FOURTH INSERTION</div> <div><b>NOTICE OF ACTION</b> IN THE COUNTY COURT IN AND FOR LEE COUNTY, FLORIDA <b>CASE NO.: 24-CA-006905</b> <b>TERRENAS, LLC, A Florida limited liability company Plaintiff, v. BERNARD HANSEN Defendant.</b> 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. <div>Clerk Name: Kevin C. Karnes As clerk, Circuit Court Lee County, Florida (SEAL) By: K. Harris As Deputy Clerk</div> 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, 202525-01601L</div>

<div>FOURTH INSERTION</div> <div><b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> 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.real-taxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court &amp; Comptrol-ler. Apr. 25; May 2, 9, 16, 202525-01538L</div>	<div>FOURTH INSERTION</div> <div><b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> 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, TOWN-SHIP 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.real-taxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court &amp; Comptrol-ler. Apr. 25; May 2, 9, 16, 202525-01555L</div>
<div>SECOND INSERTION</div> <div><b>NOTICE OF PUBLIC SALE</b> The following personal property of: PS Retail Sales, LLC will sell at public lien sale on May 27, 2025, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:45 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified. <b>PUBLIC STORAGE # 00126, 11995 State Rd 82, Fort Myers, FL 33913, (941) 259-4534 Time: 09:45 AM</b> <b>Sale to be held at www.storagetreasures.com.</b> 1012 - Gomez, Robert; 1043 - Hernandez, Gabrielle; 1080 - Glee, Naomi; 1102 - Adonay Llc Munoz, Gustavo; 1123 - James, Tommarrio; 1127 - Golda, Jessica; 1152 - martin, michael; 1166 - Milhomme, Iphanie; 1175 - Kindrick, Lamesha; 1278 - Perez, Maria; 2038 - Carmona, Abel; 2132 - Marquette, Angela; 2148 - Herrera, Norman; 2172 - Whiteaker, Patricia; 2234 - Davis, Valerie; 2237 - broyles, James; 2252 - Coleman, Christopher; 2270 - Virella, Gamalier; 2275 - Alvarado, Maria; 2292 - Portes, Juan; 2296 - Centurion, Marta; 2298 - Rodriguez, Destiny; 3021 - Hernandez, Lazara; 3042 - Tira, Asheline; 3078 - Rarick, Shannley; 3091 - Perez, Joshue Sotero; 3117 - Pack, Ernest; 3143 - toles, Spencer; 3168 - Manzanarez, Carla; 3175 - Martinez, Lisbey; 3190 - Garcia, Lizzette; 3270 - Chai, Alfred <b>PUBLIC STORAGE # 27142, 10688 Colonial Blvd, Fort Myers, FL 33913, (239) 310-6447 Time: 10:00 AM</b> <b>Sale to be held at www.storagetreasures.com.</b> 1024 - Allen, Jordan; 1074 - Altidor, Taylor; 1107 - Blocker, James; 1128 - Gavin, David; 1195 - james, Shlanda; 1519 - Crespo Design Crespo, Hugo; 2057 - Benavides, Oscar; 2084 - Owens, Trellany; 2186 - Lanier, kimberly; 2190 - Hernandez, Antavia; 2197 - Tizol, Desiree; 2289 - Beaver, Krisa; 2301 - Rypaire, Fraynel; 2360 - Cooper, Ian Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080. May 9, 16, 202525-01725L</div>	<div>SECOND INSERTION</div> <div><b>NOTICE OF PUBLIC SALE</b> The following personal property of: PS Retail Sales, LLC will sell at public lien sale on May 27, 2025, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 10:45 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified. <b>PUBLIC STORAGE # 25805, 3232 Colonial Blvd, Fort Myers, FL 33966, (305) 204-9211 Time: 10:45 AM</b> <b>Sale to be held at www.storagetreasures.com.</b> 0006 - Ramos, Amado; 0031 - Jeskey, Paul; 0041 - Washington, Susana; 0075 - Hernandez, Omar; 0182 - Beltran, Junior; 0188 - mateu, Lorenzo; 0207 - Rose-Swan, Pamela; 0218 - Goodman, Elizabeth; 0237 - Mcknight-Simms, Velisicia; 0269 - Sullivan, Peter; 0326 - Jeskey, Paul; 0330 - burke, clarence; 0331 - Teh Help Enterprise LLC Tyndall, Jason; 0390 - Jones, Toccara; 0404 - Welch, shannen; 0414 - Luther, Robert; 0436 - Mashburn, Joyce; 0450 - Robinson, Kiara; 0472 - DAVIS, KATADA; 0658 - Felix, Stephan; 0754 - London, Diana; 0798 - Brenes, Maria; 0807 - McKnight, Marshanda; 0814 - Morales, Luis; 0835 - Salazar, Ingrid; 0880 - Bridley, Mikara; 0888 - Veiga, Felipe; 0904 - Harley, Gwendolyn B; 0984 - Courtney, Crystal; 1327 - Pray, Jasmin; 1328 - Baulf, Dallas; 1377 - Davis, Christopher; 1433 - Stimes, Julie; 1439 - Hansen, Ellie; 1453 - Robinson, Tasha <b>PUBLIC STORAGE # 25841, 8953 Terrene Ct, Bonita Springs, FL 34135, (305) 501-4721 Time: 11:00 AM</b> <b>Sale to be held at www.storagetreasures.com.</b> 0004D - Allen, Lori; 0018D - MCARTHUR, BRUCE; 0021 - Desinor, Nerehelie; 0046 - Edmonds, Ebron; 0257F - Walker, Nicole; 1005G - jason, Steven; 1023 - Jorge, Carmen; 1069 - Lopez, Sylvia; 1091 - Miner, Christie; 1181 - Henderson, Camerin; 3004 - Taylor, Michael <b>PUBLIC STORAGE # 25843, 2235 Colonial Blvd, Fort Myers, FL 33907, (941) 257-5489 Time: 11:15 AM</b> <b>Sale to be held at www.storagetreasures.com.</b> 034 - Dickinson, Jaret; 078 - Thomas, Robert; 086 - Nucamendi, Rebecca; 103 - Lightfoot, Benekshia; 111 - brownlow, Desiree; 145 - Tobler, Devonte; 199 - Mojica, Evaristo; 208 - Whitcock, Monique; 213 - Feliciano, Evaristo; 247 - Keller, Tara; 253 - SWFL Holiday Lights LLC Altmeaux, Fekel; 256 - Francis, John; 258 - Cardozo, Marco; 273 - watson, antonetta; 279 - Miller, Frank; 306 - Green, Shavonea; 311 - Walker, Anthony; 428 - Hair Warehouse SWFL Mitchel, Chrystal; 500 - Chandler, Brian; 529 - Ciarlo, Richard; 547 - Clermont, Abigail; 908 - Cody, Maronda; 944 - Gava, Oacyr <b>PUBLIC STORAGE # 25844, 1181 Kelly Rd, Fort Myers, FL 33908, (941) 270-9635 Time: 11:30 AM</b> <b>Sale to be held at www.storagetreasures.com.</b> A275 - Boyle, Brendan; A287 - Perry, Tracy; B334 - Boudreau, Stephanie; B359 - Smith, Chris; C468 - moberly, Laura; C489 - spiel, Lindsay; C493 - strozzi, Morgan; D55276 - Fowler, Alexandra <b>PUBLIC STORAGE # 27143, 20091 Tiburon Way, Estero, FL 33928, (239) 676-6571 Time: 12:15 PM</b> <b>Sale to be held at www.storagetreasures.com.</b> 1027 - Walker, Ryan; 1081 - Exilhomme, Aphonide; 2084 - Hedman, Stewart; 2111 - Carter, Dustin; 3205 - Katz, Robert <b>PUBLIC STORAGE # 27263, 11800 S Cleveland Ave, Fort Myers, FL 33907, (941) 348-6897 Time: 12:30 PM</b> <b>Sale to be held at www.storagetreasures.com.</b> B024 - Nichols, Sandra; B027 - Kiang, Sabrina; B064 - Santos, Ruth; D045 - Rosales, Gregory; E006 - Pyles, Rebecca Rivera; E024 - Flywheel Arena, LLC Joseph, Schnaika; E029 - Gonzalez, jony; E048 - samedifede, Jordinne; F013 - Soto, Rosita; F019 - Algren, Todd; F027 - Basile, Frank; F056 - Oliibo, Jerry; G008 - L &amp; Y Impact Windows and Doors Diaz, Liesner Santiago; G025 - miles, Charnetta; H061 - CLARK, SABRINA <b>PUBLIC STORAGE # 28082, 5036 S Cleveland Ave, Fort Myers, FL 33907, (941) 548-6811 Time: 12:45 PM</b> <b>Sale to be held at www.storagetreasures.com.</b> A002 - ariza, edgar; C050 - Rivera, Nathalie; C054 - Cyr, Pam; C055 - Shabazz, Amir; C077 - Ratkovic, Bo; C080 - Murphy, Melissa; D092 - Wilson, Marquise; D094 - Screenguyz Cipoletta, Derek; D129 - Wynn, Mychelle; D135 - Robinson, Katwila; D142 - Adkins, William; E160 - Wallis, Lisa Kay; E177 - IDELFONSO, Yania; E185 - Gorsuch, Alexander; E186 - Gewant, Anne; F212 - Daghara, Jordyn; G230 - boyd, Rudolph; J388 - Oates, Monica; K404 - Talbott, Kaitlin; L002A - REYES, RAUL; L455 - Wells, Sara; L470 - Clark, Tara <b>PUBLIC STORAGE # 27679, 780 NE 19th Pl, Cape Coral, FL 33909, (239) 643-6200 Time: 01:00 PM</b> <b>Sale to be held at www.storagetreasures.com.</b> 1033 - Gamble, Dennis; 1078 - Dietz, Caleb; 1095 - DeLaPorte, Britney; 11037 - Lyons, Paul; 1117 - Benson, Andy; 112627 - Stich, Jamie; 1132 - Chaverri, Jonathan; 1133 - Volny, Robenson; 2111 - Morton, Patricia L; 2167 - Brittell, Jenna; 2168 - Munger, Robert; 2223 - Stich, Jamie; 3000 - Douglas, Brooke; 3035 - Robinson, Sherry; 3102 - Gonzalez, Brian; 3113 - Weeks, Amanda; 3144 - Ramos, Kristal; 316465 - Stern, Aaron; 3208 - Naso, Joseph; 3231 - Taylor, Lindsay Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080. May 9, 16, 202525-01724L</div>

<div>FOURTH INSERTION</div> <div><b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Tax Deed #:2025000104 NOTICE IS HEREBY GIVEN that Buf-falo 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.real-taxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court &amp; Comptrol-ler. Apr. 25; May 2, 9, 16, 202525-01550L</div>	<div>FOURTH INSERTION</div> <div><b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Tax Deed #:2025000097 NOTICE IS HEREBY GIVEN that Buf-falo 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.real-taxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court &amp; Comptrol-ler. Apr. 25; May 2, 9, 16, 202525-01543L</div>
<div>FOURTH INSERTION</div> <div><b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> 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.real-taxdeed.com on 06/17/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court &amp; Comptrol-ler. Apr. 25; May 2, 9, 16, 202525-01559L</div>	<div>FOURTH INSERTION</div> <div><b>NOTICE OF ACTION</b> <b>(Constructive Service)</b> IN THE COUNTY COURT IN AND FOR LEE COUNTY, FLORIDA <b>CASE NO.: 24-CA-006908</b> <b>TERRENAS, LLC, A Florida limited liability company Plaintiff, v. RAMON CRESPO and DOLLENE D. CRESPO, husband and wife Defendant.</b> 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. <div>Clerk Name: Kevin C. Karnes As clerk, Circuit Court Lee County, Florida (SEAL) By: K. Harris As Deputy Clerk</div> 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, 202525-01600L</div>

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

BusinessObserver



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TAX DEEDS

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FOURTH 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](http://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

FOURTH 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](http://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

FOURTH 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](http://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

FOURTH 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](http://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

FOURTH 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](http://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

FOURTH 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](http://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

FOURTH 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](http://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

FOURTH INSERTION

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

Tax Deed #:2025000101  
NOTICE IS HEREBY GIVEN that Buf-falo 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](http://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

FOURTH 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](http://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

FOURTH 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 23, 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](http://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

FOURTH 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](http://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

FOURTH 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](http://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

FOURTH 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](http://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

FOURTH INSERTION

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

Tax Deed #:2025000102  
NOTICE IS HEREBY GIVEN that Buf-falo 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](http://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

FOURTH 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](http://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

FOURTH 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](http://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

FOURTH INSERTION

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

Tax Deed #:2025000100  
NOTICE IS HEREBY GIVEN that Buf-falo 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](http://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

FOURTH INSERTION

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

Tax Deed #:2025000098  
NOTICE IS HEREBY GIVEN that Buf-falo 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.Â° 21.Â° WEST 385 FEET; THENCE NORTH 0-∞ 36' 39" WEST 73.10 FEET; THENCE NORTH 40-∞ 36.Â° 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](http://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

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