

SARASOTA COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

| FIRST INSERTION  |         |            |
|--|---------|------------|
| NOTICE OF PUBLIC SALE  |         |            |
| Notice of Public Auction for monies due on storage units.  |         |            |
| The auction will be held on JUNE 16, 2025, at or after 8:00 am and will continue until finished. |         |            |
| Units are said to contain household items. Property sold under Florida Statute 83.806.           |         |            |
| The names of whose units will be sold are as follows.  |         |            |
| 5055 Pan American Blvd. North Port, FL 34287 Sarasota  |         |            |
| GEORGE HOUSEKEEPER   | A21     | \$265.25   |
| Daniel Hubley  | CC15    | \$687.40   |
| Elizabeth Shaffer  | C17     | \$265.25   |
| CHRISTOPHER ACEVEDO  | C46     | \$327.00   |
| CHRISTOPHER LIDINSKY   | A28     | \$598.00   |
| Devin Bumgarner  | A24     | \$697.80   |
| Pam Brimhall   | BB7     | \$1,339.00 |
| JEREMY WRIGHT  | CC4     | \$491.80   |
| Ilya Fenin   | BB12    | \$687.60   |
| Daniel Hubley  | CC20    | \$687.40   |
| Carol Adler  | A11     | \$486.40   |
| Carylon Hunter Pitts   | H15     | \$368.30   |
| 7850 N. Tamiami Trail Sarasota, FL 34243 Sarasota  |         |            |
| Lucio Lopez  | 2213    | \$553.70   |
| Elbert Grim  | 2117    | \$1,161.95 |
| Jose Aguilar   | 1567    | \$823.50   |
| DEBORAH JOHNSON  | 1458    | \$888.10   |
| david randolph   | 2168    | \$450.65   |
| JAMAAL BRADLEY   | 1400    | \$594.80   |
| Jonathan Randazzo  | 1449-51 | \$1,572.80 |
| Elbert Grim  | 2115    | \$1,717.15 |
| May 30; June 6, 2025   |         | 25-01014S  |

| FIRST INSERTION   |                        |                                 |
|---|------------------------|---------------------------------|
| NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY  |                        |                                 |
| Please take notice Smart Stop Self Storage located at 1027 N Washington Blvd, Sarasota, FL 34236 intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 6/18/2025 at 2:30 PM. Contents include personal property along with the described belongings to those individuals listed below: |                        |                                 |
| Unit 2108   | Glen Judge             | Bags, Totes                     |
| Unit 1128   | Sidney Hernandez       | Totes, Electronics, Luggage     |
| Unit 4005   | Shane Wheeler          | Furniture, Bike, Sports Items   |
| Unit 3104   | Timothy Zebley         | Boxes                           |
| Unit 3209   | John Dickson           | Boxes, Totes, Electronics, Bike |
| Unit 3186   | Benjamin David Daniels | Bags, Totes                     |
| Unit 2226   | Stephen Browne         | Bags                            |
| Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.   |                        |                                 |
| Please contact the property with any questions (941) 893-1782.  |                        |                                 |
| May 30; June 6, 2025  |                        | 25-01015S                       |

| FIRST INSERTION  |           |  |
|--|-----------|--|
| NOTICE OF PUBLIC SALE  |           |  |
| Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: |           |  |
| 450 North Cattlemen Rd   |           |  |
| Sarasota, FL ZIP 34232   |           |  |
| Auction Date: 06/19/2025   |           |  |
| Time of Sale: 10:00 AM   |           |  |
| Tenant: Jamie Perez  |           |  |
| Description of Property: Household items.  |           |  |
| May 30; June 6, 2025   | 25-01032S |  |

| FIRST INSERTION  |           |  |
|--|-----------|--|
| FICTITIOUS NAME NOTICE   |           |  |
| Notice is hereby given that REMOTE CHIEF, INC, OWNER, desiring to engage in business under the fictitious name of CRYPTO LIFER located at 9065 ARTISAN WAY, SARASOTA, FLORIDA 34240 intends to register the said name in SARASOTA county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. |           |  |
| May 30, 2025   | 25-01040S |  |

| FIRST INSERTION  |                  |           |
|--|------------------|-----------|
| WINDWARD AT LAKEWOOD RANCH COMMUNITY DEVELOPMENT DISTRICT NOTICE OF MEETING  |                  |           |
| Notice is hereby given that the Board of Supervisors ("Board") of the Windward at Lakewood Ranch Community Development District ("District") will hold a regular meeting on June 11, 2025 at 11:00 a.m., at 5800 Lakewood Ranch Blvd, Sarasota, FL 34240.  |                  |           |
| The purpose of the meeting is for the Board to consider any business which may properly come before it. The meeting is open to the public and will be conducted in accordance with the provisions of Florida law. The meeting may be continued to a date, time, and place to be specified on the record at such meeting.   |                  |           |
| A copy of the agenda may be obtained at the offices of the District Manager, Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (561) 571-0010 ("District Manager's Office") during normal business hours or by visiting the District's website at <a href="http://windwardatlakewoodranchcdd.com/">http://windwardatlakewoodranchcdd.com/</a> .   |                  |           |
| There may be occasions when Board Supervisors or District Staff may participate by speaker telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at the meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office. |                  |           |
| Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.  |                  |           |
| Chesley (Chuck) E Adams, Jr.   | District Manager |           |
| May 30, 2025   |                  | 25-01052S |

| FIRST INSERTION  |  |           |
|--|--|-----------|
| THREE RIVERS STEWARDSHIP DISTRICT NOTICE OF REGULAR MEETING  |  |           |
| Notice is hereby given that Board of Supervisors ("Board") of the Three Rivers Stewardship District ("District") will hold a Regular Meeting on June 11, 2025 at 11:00 a.m., at 5800 Lakewood Ranch Blvd., Sarasota, Florida 34240 to consider any and all business which may properly come before it.   |  |           |
| The meeting is open to the public and will be conducted in accordance with the provision of Florida law. The meeting may be continued to a date, time, and place to be specified on the record at the meetings. A copy of the agenda for the meeting may be obtained by contacting the offices of the District Manager, Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (561) 571-0010, during normal business hours.   |  |           |
| There may be occasions when one or more Supervisors or staff will participate by telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at the meeting because of a disability or physical impairment should contact the District Office at (561) 571-0010 at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office. |  |           |
| A person who decides to appeal any decision made at the meeting with respect to any matter considered at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.   |  |           |
| District Manager   |  |           |
| May 30, 2025   |  | 25-01053S |

| FIRST INSERTION   |  |           |
|---|--|-----------|
| PUBLIC NOTICE   |  |           |
| Notice is hereby given that the Southwest Florida Water Management District (District) issued on May 27, 2025, a Water Use Permit Modification at BeachWalk by Manasota Key (fka, Villages of Manasota Beach), by applicants: Pulte Home Company, LLC, 24311 Walden Center Drive, Suite 300, Bonita Springs, Florida 34134; BMG Three, LLC, 2033 Main Street, Suite 600, Sarasota, Florida 34237; and Beachwalk by Manasota Key Homeowners Association, Inc., 24311 Walden Center Drive, Suite 300, Bonita Springs, Florida 34134.. Application No. 20 020853.001. Application received: November 21, 2024. Predominant use type(s): Residential Lawn/Landscape and Sports Playing Fields. Quantity: The authorized allocated groundwater quantities remain the same as follows: an Annual Average Daily (AAD) quantity of 113,200 gallons per day (gpd), a Drought AAD quantity of 130,700 gpd, a Peak Month quantity of 351,1000 gpd, and a Maximum Crop (Frost-Freeze) Protection quantity of zero (0) gallons per event. The requested new quantities are associated with augmented reclaimed / reuse water, repumped from surface water and are requested as follows: an AAD reclaimed / re-pump quantity of 407,000 gpd, a Drought AAD reclaimed / re-pumped quantity of 469,200 gpd, a Peak Month reclaimed / re-pumped quantity of 595,200 gpd, and a Maximum Crop (Frost-Freeze) Protection reclaimed quantity of zero (0) gallons per event. Location: Section(s) 11 and 12, Township 40 South, Range 19 East, in Sarasota County. Any person whose substantial interests are affected by the District's action regarding this matter may request an administrative hearing in accordance with Sections 120.569 and 120.57, Florida Statutes (F.S.), and Chapter 28-106, F.A.C. A request for hearing must: (1) explain how the substantial interests of each person requesting the hearing will be affected by the District's action, or proposed action; (2) state all material facts disputed by each person requesting the hearing or state that there are no disputed facts; and (3) otherwise comply with Chapter 28-106, F.A.C. A request for hearing must be filed with and received by the Agency Clerk of the District at the District's Brooksville address, 2379 Broad Street, Brooksville, FL 34604-6899 within 14 days of publication of this notice. Failure to file a request for hearing within this time period shall constitute a waiver of any right such person may have to request a hearing under Sections 120.569 and 120.57, F.S. Because the administrative hearing process is designed to formulate final agency action, the filing of a petition means that the District's final action may be different from the position taken by it in this notice of agency action. Persons whose substantial interests will be affected by any such final decision of the District in this matter have the right to petition to become a party to the proceeding, in accordance with the requirements set forth above. Mediation pursuant to Section 120.573, F.S., to settle an administrative dispute regarding the District's action in this matter is not available prior to the filing of a request for hearing. The application is available for public inspection Monday through Friday at 7601 U.S. Highway 301 North, Tampa, Florida 33637 or through the "Application & Permit Search Tools" function on the District's website at <a href="http://www.watertatters.org/permits/">www.watertatters.org/permits/</a> . Interested persons may inspect a copy of the application and submit written objections and comments concerning the application within 14 days from the date of this notice. The District does not discriminate based on disability. Anyone requiring accommodation under the ADA should contact the Regulation Bureau at (813)985-7481 or 1(800)836-0797, TDD only 1(800)231-6103. |  |           |
| May 30, 2025  |  | 25-01054S |

| FIRST INSERTION  |           |  |
|--|-----------|--|
| NOTICE OF PUBLIC SALE  |           |  |
| Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: |           |  |
| 450 North Cattlemen Rd.  |           |  |
| Sarasota, FL ZIP 34232   |           |  |
| Auction Date: 06/19/2025   |           |  |
| Time of Sale: 10:00 AM   |           |  |
| Tenant: Vanessa Rzzo   |           |  |
| Description of Property: House Hold items, Chairs, Tables, bed, couches. Boxes, totes.   |           |  |
| May 30; June 6, 2025   | 25-01036S |  |

| FIRST INSERTION  |           |  |
|--|-----------|--|
| NOTICE OF PUBLIC SALE  |           |  |
| Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: |           |  |
| Extra Space Storage 4173 Clark Rd, Sarasota, FL 34233  |           |  |
| 06/19/2025 10:00AM   |           |  |
| Christina Cook   |           |  |
| 2 queen mattress, box spring, couch, dresser, loft seat, 2 end tables, boxes   |           |  |
| Bed Pesta  |           |  |
| bedroom items,kitchen wares,misc boxes,end tables ,lamps,handicap  |           |  |
| David Nezelek  |           |  |
| Furniture  |           |  |
| Steven Whipple   |           |  |
| tools, wheel burrows   |           |  |
| The auction will be listed and advertised on <a href="http://www.storagetreasures.com">www.storagetreasures.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.   |           |  |
| May 30; June 6, 2025   | 25-01012S |  |

| FIRST INSERTION  |           |  |
|--|-----------|--|
| NOTICE OF PUBLIC SALE  |           |  |
| Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: |           |  |
| Facility Address: 5150 University Pkwy, Sarasota, FL. 34243  |           |  |
| Phone Number: 941-806-8664   |           |  |
| Time of Sale: June 19,2025 @ 9:30am  |           |  |
| Helen James  |           |  |
| Black bags , hats, boxes, chairs   |           |  |
| The auction will be listed and advertised on <a href="http://www.storagetreasures.com">www.storagetreasures.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.   |           |  |
| May 30; June 6, 2025   | 25-01013S |  |

| FIRST INSERTION  |           |  |
|--|-----------|--|
| NOTICE OF PUBLIC SALE  |           |  |
| Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: |           |  |
| Life Storage 2201 Fruitville Rd. Sarasota, FL 34237, 06/19/2025 10:00AM  |           |  |
| Leticia Monroy   |           |  |
| Furnirture   |           |  |
| The auction will be listed and advertised on <a href="http://www.storagetreasures.com">www.storagetreasures.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 and bid and may rescind any purchase up until the winning bidder takes possession of the personal property.   |           |  |
| May 30; June 6, 2025   | 25-01037S |  |

| FIRST INSERTION  |           |  |
|--|-----------|--|
| NOTICE OF PUBLIC SALE  |           |  |
| Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: |           |  |
| 19430 Times Circle, Venice, FL 34292 on 06/19/2025 at 11:00am  |           |  |
| Brandi Melson  |           |  |
| Household Goods  |           |  |
| The auction will be listed and advertised on <a href="http://www.storagetreasures.com">www.storagetreasures.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.   |           |  |
| May 30; June 6, 2025   | 25-01010S |  |

| FIRST INSERTION  |           |  |
|--|-----------|--|
| NOTICE OF PUBLIC SALE  |           |  |
| Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: |           |  |
| 450 North Cattlemen Rd.  |           |  |
| Sarasota, FL ZIP 34232   |           |  |
| Auction Date: 06/19/2025   |           |  |
| Time of Sale: 10:00 AM   |           |  |
| Tenant: Vanessa Rzzo   |           |  |
| Description of Property: House Hold items, Chairs, Tables, bed, couches. Boxes, totes.   |           |  |
| May 30; June 6, 2025   | 25-01036S |  |

| FIRST INSERTION  |           |  |
|--|-----------|--|
| NOTICE OF PUBLIC SALE  |           |  |
| Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: |           |  |
| 757 Apex Road Sarasota, FL 34240, on 06/19/2025 at 10:00am   |           |  |
| William Brickey  |           |  |
| -Tools, work equipment   |           |  |
| Susan Mount  |           |  |
| -boxes, clothing ex  |           |  |
| Francisco Antonio  |           |  |
| -house items and tools   |           |  |
| The auction will be listed and advertised on <a href="http://www.storagetreasures.com">www.storagetreasures.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.   |           |  |
| May 30; June 6, 2025   | 25-01009S |  |

| FIRST INSERTION  |           |  |
|--|-----------|--|
| NOTICE OF PUBLIC SALE  |           |  |
| Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: |           |  |
| Extra Space Storage 4173 Clark Rd, Sarasota, FL 34233  |           |  |
| 06/19/2025 10:00AM   |           |  |
| Christina Cook   |           |  |
| 2 queen mattress, box spring, couch, dresser, loft seat, 2 end tables, boxes   |           |  |
| Bed Pesta  |           |  |
| bedroom items,kitchen wares,misc boxes,end tables ,lamps,handicap  |           |  |
| David Nezelek  |           |  |
| Furniture  |           |  |
| Steven Whipple   |           |  |
| tools, wheel burrows   |           |  |
| The auction will be listed and advertised on <a href="http://www.storagetreasures.com">www.storagetreasures.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.   |           |  |
| May 30; June 6, 2025   | 25-01012S |  |

| FIRST INSERTION  |           |  |
|--|-----------|--|
| FICTITIOUS NAME NOTICE   |           |  |
| Notice Is Hereby Given that Bequest Capital LLC, 1255 N. Gulfstream Ave, Ste 101, Sarasota, FL 34236, desiring to engage in business under the fictitious name of Bequest Asset Management, with its principal place of business in the State of Florida in the County of Sarasota, intends to file an Application for Registration of Fictitious Name with the Florida Department of State. |           |  |
| May 30, 2025   | 25-01051S |  |

| FIRST INSERTION  |           |  |
|--|-----------|--|
| NOTICE OF PUBLIC SALE  |           |  |
| Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: |           |  |
| Facility Address: 5150 University Pkwy, Sarasota, FL. 34243  |           |  |
| Phone Number: 941-806-8664   |           |  |
| Time of Sale: June 19,2025 @ 9:30am  |           |  |
| Helen James  |           |  |
| Black bags , hats, boxes, chairs   |           |  |
| The auction will be listed and advertised on <a href="http://www.storagetreasures.com">www.storagetreasures.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.   |           |  |
| May 30; June 6, 2025   | 25-01013S |  |

| FIRST INSERTION  |  |           |
|--|--|-----------|
| Notice Under Fictitious Name Law According to Florida Statute Number 865.09  |  |           |
| NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Hal Housekeeping located at 1453 Purple Lane in the City of North Port, Sarasota County, FL 34286 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. |  |           |
| Dated this 27th day of May, 2025.  |  |           |
| Haley Barboe   |  |           |
| May 30, 2025   |  | 25-01046S |

**PUBLISH YOUR LEGAL NOTICE**

Call 941-906-9386 and select the appropriate County name from the menu option

or email [legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)





--- ESTATE ---

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA PROBATE DIVISION  
**Case No.: 2025CP002354**  
**IN RE: ESTATE OF**  
**KENNETH EDGAR GROTH, JR.**  
**Deceased.**

The administration of the Estate of KENNETH EDGAR GROTH, JR., deceased, whose date of death was January 24, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, File Number 2025CP002354, the address of which is 4004 S. Tamiami Trail, Venice, Florida 34293.

The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET

FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

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

THE PERSONAL REPRESENTATIVE OR CURATOR HAS NO DUTY TO DISCOVER WHETHER ANY PROPERTY HELD AT THE TIME OF THE DECEDENT'S DEATH BY THE DECEDENT OR THE DECEDENT'S SURVIVING SPOUSE, IS PROPERTY TO WHICH THE FLORIDA UNIFORM DISPOSITION OF COMMUNITY PROPERTY RIGHTS AT DEATH ACT AS DESCRIBED IN FLORIDA STATUTES SECTION 732.216-732.228, APPLIES, OR MAY APPLY, UNLESS A WRITTEN DEMAND IS MADE BY A CREDITOR AS SPECIFIED UNDER FLORIDA SECTION 732.2211.

THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS: May 30, 2025.

**Personal Representative:**  
**LOUELIN NOBLE GROTH**  
402 Bermuda Isles Circle  
Venice, Florida 34292  
Attorney for Personal Representative:  
DANA SIMON  
YELEN YELEN & SIMON, P.A.  
Florida Bar No. 113408  
1104 Ponce de Leon Boulevard  
Coral Gables, Florida 33134  
(305) 445-3721  
May 30; June 6, 2025 25-01028S

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA PROBATE DIVISION  
**File No. 2025-CP-001882-NC**  
**Division PROBATE**  
**IN RE: ESTATE OF**  
**DONNA MAE HENRIKSEN**  
**Deceased.**

The administration of the estate of DONNA MAE HENRIKSEN, deceased, whose date of death was June 1, 2023, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. 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 30, 2025.

**Personal Representative:**  
**RENEE KLING**  
1815 East Leewynn Drive  
Sarasota, Florida 34240  
Attorney for Personal Representative:  
BART SCOVILL, Attorney  
Florida Bar Number: 0985716  
8031 Cooper Creek Blvd., Suite 101  
University Park, FL 34201  
Telephone: (941) 365-2253  
E-Mail: bart@scovills.com  
Secondary E-Mail: melissa@scovills.com  
May 30; June 6, 2025 25-01025S

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA PROBATE DIVISION  
**File No. 2025-CP-002179-NC**  
**Division Probate**  
**IN RE: ESTATE OF**  
**MARTINA COPPENRATH,**  
**Deceased.**

The administration of the Estate of Martina Coppenrath, deceased, whose date of death was April 12, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Probate Court, P.O. Box 3079, Sarasota, FL, 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no

duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under Section 732.2211, Florida Statutes.

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

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

The date of first publication of this notice is May 30, 2025.

**Personal Representative:**  
**Fred M. Hazen**  
1064 N. Tamiami Trail, Unit 1127  
Sarasota, FL 34236  
Attorney for Personal Representative:  
Shumaker, Loop & Kendrick, LLP  
By: Ashley S. Hodson  
E-Mail Addresses:  
ahodson@shumaker.com  
carolg@shumaker.com  
Florida Bar No. 064883  
240 S. Pineapple Avenue, 9th Floor  
P.O. Box 49948  
Sarasota, FL 34236  
Telephone: 941-364-2723  
May 30; June 6, 2025 25-01024S

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2025 CP 2577 SC**  
**IN RE: ESTATE OF**  
**RUTH MARY METSCHULEIT**  
**Deceased.**

The administration of the estate of RUTH MARY METSCHULEIT, deceased, whose date of death was April 28, 2025, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230-3079. 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 30, 2025.

**Personal Representative:**  
**CHERIE LYNN DIEFENBACH**  
5388 Wilder Street  
Port Charlotte, Florida 33981  
Attorney for Personal Representative:  
JOHN FERRARI, JR., Attorney  
Florida Bar Number: 111132  
Ferrari, Butler & Moneymaker, PLLC  
2520 Tamiami Trail North, Suite 11  
Nokomis, Florida 34275  
Telephone: (941) 960-1676  
Fax: (941) 296-8656  
E-Mail: johnf@elderlegalfll.com  
Secondary E-Mail: pollyb@elderlegalfll.com  
May 30; June 6, 2025 25-01045S

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA PROBATE DIVISION  
**File No. 2025-CP-002109-NC**  
**Division Probate**  
**IN RE: ESTATE OF**  
**ALVIN E. PREISER,**  
**Deceased.**

The administration of the Estate of Alvin E. Preiser, deceased, whose date of death was February 20, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Probate Court, P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no

duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under Section 732.2211, Florida Statutes.

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

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

The date of first publication of this notice is May 30, 2025.

**Personal Representative:**  
**Cathy Preiser Zeewy**  
50 Saddleview Run  
Sandy Springs, GA 30350  
Attorney for Personal Representative:  
Shumaker, Loop & Kendrick, LLP  
By: Cheryl Gordon  
E-Mail Addresses:  
cgordon@shumaker.com  
carolg@shumaker.com  
Florida Bar No. 0284483  
240 S. Pineapple Avenue, 9th Floor  
P.O. Box 49948  
Sarasota, FL 34236  
Telephone: 941-364-2706  
May 30; June 6, 2025 25-01042S

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT  
IN AND FOR SARASOTA COUNTY,  
FLORIDA  
PROBATE DIVISION  
**File No. 2025-CP-1200-NC**  
**IN RE: ESTATE OF**  
**STEPHEN C. MULLINEAUX,**  
**Deceased.**

The administration of the estate of Stephen C. Mullineaux, deceased, whose date of death was June 24, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Post Office Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is May 30, 2025.

**Personal Representative:**  
**Stephen M. Smith**  
68 Quaker Road,  
New Durham, NH 03855  
Attorney for Personal Representative:  
Dave M. Evans, Jr., Esquire  
Attorney for Petitioner  
Florida Bar No. 1013511  
LEE & EVANS, P.A.  
2601 Cattlemen Road,  
Suite 503  
Sarasota, Florida 34232  
Telephone: (941) 954 0067  
Facsimile: (941) 365 1492  
Email: ljohnston@leeandevans.com  
May 30; June 6, 2025 25-01016S

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA  
PROBATE DIVISION  
**File No. 2025CP2051NC**  
**Division Probate**  
**IN RE: ESTATE OF**  
**SHARON SUE THOMPSON**  
**Deceased.**

The administration of the estate of SHARONSUE THOMPSON, deceased, whose date of death was March 20, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Room 102, Sarasota, FL 34327. 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 30, 2025.

**Personal Representative:**  
**PATRICIA A. PETRUFF**  
**Petitioner**  
Attorney for Personal Representative:  
Micaela A. Cleall  
Attorney for Petitioner  
Florida Bar Number: 1031195  
DYE, HARRISON, KNOWLES,  
KIRKLAND, PRATT & DEPAOLA, PLLC  
1206 Manatee Avenue West  
Bradenton, FL 34205  
Telephone: (941) 746-1167  
Fax: (941) 747-0583  
E-Mail: mcleall@dyeharrison.com  
twh@dyeharrison.com  
rferonayalka@dyeharrison.com  
May 30; June 6, 2025 25-01020S

LV20906\_V11

SAVE TIME

Email your Legal Notice

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Q&A

**Who benefits from legal notices?**

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

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



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ESTATE

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FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
Sarasota COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2025 CP 002607 NC**  
**Division PROBATE**  
**IN RE: ESTATE OF**  
**SIDNEY RUTBERG,**  
**Deceased.**

The administration of the estate of Sidney Rutberg, deceased, whose date of death was March 25th, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34239. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is May 30, 2025.

**Marcia Morrison Rutberg**  
P.O. Address:  
7269 Oak Moss Drive,  
Sarasota, FL 34241  
**Personal Representative**

ROBERT W. DARNELL  
ATTORNEY AT LAW  
Attorneys for Personal Representative  
2639 FRUITVILLE ROAD, SUITE 201  
SARASOTA, FL 34237  
Telephone: (941) 365-4950  
Florida Bar No. 0611999  
May 30; June 6, 2025      25-01019S

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
Sarasota COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2025 CP 2490 NC**  
**IN RE: ESTATE OF**  
**LELIA H. WINDOM**  
**Deceased.**

The administration of the estate of LELIA H. WINDOM, deceased, whose date of death was November 24, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is May 30, 2025.

**Hugh H. Windom**  
P.O. Address: 3017 Pony Lane,  
Sarasota, FL 34232  
Eugene O. George, Esq.  
Bowman, George, Scheb,  
Kimbrough, Koach & Chapman, PA  
2750 Ringling Blvd., Suite 3  
Sarasota, FL 34237  
(941) 366-5510  
Florida Bar No. 127285  
ggeorge@bowmangeorge.com  
Attorneys for Personal Representative  
May 30; June 6, 2025      25-01034S

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT  
IN AND FOR SARASOTA COUNTY,  
FLORIDA  
PROBATE DIVISION  
**File No. 2025-CP-1366-NC**  
**IN RE: ESTATE OF:**  
**GLENDA B. HAFNER,**  
**Deceased.**

The administration of the estate of GLENDA B. HAFNER, deceased, whose date of death was July 28, 2024; is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: May 30, 2025.

**BARBARA CONTRERAS**  
**Personal Representative**  
3730 Cadbury Circle, Unit 626  
Venice, FL 34293  
Attorney for Personal Representative  
Florida Bar No. 1037682  
LEE & EVANS, P.A.  
2601 Cattleman Road, Suite 503  
Sarasota, Florida 34232  
Telephone: (941) 365-0067  
Facsimile: (941) 365-1492  
Email: ljohnston@leeandevans.com  
May 30; June 6, 2025      25-01017S

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
Sarasota COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2025 CP 2458 NC**  
**IN RE: ESTATE OF**  
**PATRICK STANLEY HARDY**  
**Deceased.**

The administration of the estate of PATRICK STANLEY HARDY, deceased, whose date of death was April 22, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is May 30, 2025.

**Robert P. Scheb**  
2750 Ringling Blvd., Suite 3  
Sarasota, FL 34237  
Robert P. Scheb, Esq.  
2750 Ringling Blvd., Suite 3  
Sarasota, FL 34237  
(941) 366-5510  
Florida Bar No. 398519  
rscheb@bowmangeorge.com  
Attorneys for Petitioner  
May 30; June 6, 2025      25-01033S

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA  
PROBATE DIVISION  
**File No. 2025-CP-001258-SC**  
**IN RE: ESTATE OF**  
**JULIA BELEN PIZARRO**  
**Deceased.**

The administration of the estate of JULIA BELEN PIZARRO, deceased, File Number 2025-CP-001258-SC, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is 4004 South Tamiami Trail, Venice, Florida 34293. 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 served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this Notice is May 30, 2025.

**Personal Representative:**  
**MICHAEL SARDZINSKI**  
196 King Palm Court  
Venice, FL 34292  
Attorney for Personal Representative:  
WILLIAM BETTERTON, ESQ.  
Attorney for Personal Representative  
Florida Bar No. 1054055  
735 E. Venice Avenue, Suite 200  
Venice, Florida 34285  
Telephone: 941-303-6769  
May 30; June 6, 2025      25-01026S

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR THE  
TWELFTH JUDICIAL CIRCUIT, IN  
AND FOR SARASOTA COUNTY,  
FLORIDA, PROBATE DIVISION  
**File No. 2024 CP 006044 NC**  
**IN RE: ESTATE OF**  
**YVONNE POPA,**  
**Deceased.**

The administration of the estate of YVONNE POPA, Case No. 2024 CP 006044 NC, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2002 Ringling Boulevard, Sarasota, FL 34237. 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 THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of the first publication of this Notice is May 30, 2025.

**Personal Representative:**  
**Juanita K. Stutzman**  
**Personal Representative**  
Attorney for Personal Representative:  
Taso M. Milonas, Esquire  
Florida Bar No. 469858  
TASO M. MILONAS, P.A.  
1348 Fruitville Road, Suite 202  
Sarasota, Florida 34236  
Telephone: (941) 954-5410  
Facsimile: (941) 954-5490  
Primary E-mail:  
tmilonas@wealthlawgroup.com  
Secondary E-mail:  
jlockwood@wealthlawgroup.com  
and service@wealthlawgroup.com  
May 30; June 6, 2025      25-01029S

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA  
PROBATE DIVISION  
**File No. 2025-CP-001760-SC**  
**IN RE: ESTATE OF**  
**CHARLES H. THOMAS**  
**Deceased.**

The administration of the estate of CHARLES H. THOMAS, deceased, File Number 2025-CP-001760-SC, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is 4004 South Tamiami Trail, Venice, Florida 34293. 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 served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this Notice is May 30, 2025.

**Personal Representative:**  
**AMY THOMAS**  
111 Raphael Place  
Nokomis, FL 34275  
Attorney for Personal Representative:  
WILLIAM BETTERTON, ESQ.  
Attorney for Personal Representative  
Florida Bar No. 1054055  
735 E. Venice Avenue,  
Suite 200  
Venice, Florida 34285  
Telephone: 941-303-6769  
May 30; June 6, 2025      25-01027S

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2025CP001848**  
**IN RE: ESTATE OF**  
**VALERIE NICOLE GREEN**  
**Deceased.**

The administration of the estate of VALERIE NICOLE GREEN, deceased, whose date of death was February 4th, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The name and address of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is May 30, 2025.

**Jennifer A. Lunday,**  
**Personal Representative**  
Forest T. Sutton, Esq.  
SYPRETT MESHAD, P.A.  
Attorneys for Personal Representative  
1900 RINGLING BLVD.  
SARASOTA, FL 34236  
Telephone: (941) 365-7171  
Florida Bar No. 1026061  
Email Address: fsutton@smrl.com  
May 30; June 6, 2025      25-01047S

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA PROBATE DIVISION  
**File No. 2025-CP-002050-NC**  
**Division Probate**  
**IN RE: ESTATE OF**  
**NIKOLA BASIC,**  
**Deceased.**

The administration of the Estate of Nikola Basic, deceased, whose date of death was December 14, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Probate Court P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA PROBATE DIVISION  
**File No. 2021CP002418NC**  
**Division: Probate**  
**IN RE: ESTATE OF**  
**SUSAN S. SULLIVAN**  
**Deceased.**

The further administration of the estate of Susan S. Sullivan, deceased, whose date of death was March 7, 2021, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Clerk of Court, PO Box 3079, Sarasota, Florida 34230. 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-

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA PROBATE DIVISION  
**File No. 2025 CP 002349 NC**  
**Division Probate**  
**IN RE: ESTATE OF**  
**ROBERT P. HOFFMAN**  
**Deceased.**

The administration of the estate of Robert P. Hoffman, deceased, whose date of death was March 23, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34236. 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

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 30, 2025.

**Personal Representative:**  
**Rayko Basic**  
8929 Isabella Circle  
Parrish, FL 34219  
Attorney for Personal Representative:  
Shumaker, Loop & Kendrick, LLP  
By: Benjamin R. Hanan  
E-Mail Address:  
bhanan@shumaker.com  
carolg@shumaker.com  
Florida Bar No. 0089559  
240 S. Pineapple Avenue, 9th Floor  
P.O. Box 49948  
Sarasota, FL 34236  
Telephone: 941-364-2788  
May 30; June 6, 2025      25-01041S

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 30, 2025.

**Personal Representative:**  
**BRIAN SULLIVAN**  
1258 Barber Street  
Sebastian, Florida 32958  
Attorney for Personal Representative  
Karenin D. Hache, Esq.  
Florida Bar Number: 1022331  
THE HACHE LAW FIRM P.A.  
2525 Ponce De Leon Blvd  
Suite 300A  
Coral Gables, FL 33134  
Telephone: (305) 684-3175  
E-Mail:  
karenin@thehachelawfirm.com  
May 30; June 6, 2025      25-01031S

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 30, 2025.

**Personal Representative:**  
**Katherine L. Smith**  
3400 S. Tamiami Trail, Suite 101  
Sarasota, Florida 34239  
Attorney for Personal Representative:  
Kate Smith, Attorney  
Florida Bar Number: 0196010  
3400 S. Tamiami Trail, Suite 101  
Sarasota, FL 34239  
Telephone: (941) 952-0550  
Fax: (941) 952-0551  
E-Mail: Kate@KateSmithLawFL.com  
Secondary E-Mail:  
Tammy@KateSmithLawFL.com  
May 30; June 6, 2025      25-01030S

What makes public notices in newspapers superior to other forms of notices?

Public notices in newspapers are serendipitous. When readers page through a newspaper, they will find important public notice information they otherwise would not find anywhere else.

Rarely do consumers specifically search online for public notices.

UV/8237\_V12



--- ESTATE ---

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT IN  
AND FOR SARASOTA COUNTY,  
FLORIDA  
PROBATE DIVISION  
**CASE NO: 2025 CP 2195 NC**  
**IN RE: ESTATE OF**  
**RONALD E. GOCHER,**  
**Deceased.**  
The administration of the estate of  
Ronald E. Gocher, deceased, whose date  
of death was March 31, 2025, File Num-  
ber 2025-CP-2195 NC, is pending in  
the Circuit Court for Sarasota County,  
Florida, Probate Division, the address  
of which is P. O. Box 48927, Sarasota,  
FL 34230. The names and addresses  
of the personal representative and the  
personal representative's attorney are  
set forth below.  
All creditors of the decedent and oth-  
er persons having claims or demands  
against decedent's estate on whom a  
copy of this notice has been served  
must file their claims with this court  
WITHIN THE LATER OF 3 MONTHS  
AFTER THE DATE OF THE FIRST  
PUBLICATION OF THIS NOTICE OR  
30 DAYS AFTER THE TIME OF SER-

VICE OF A COPY OF THIS NOTICE  
ON THEM.  
All other creditors of the decedent  
and other persons having claims or de-  
mands against decedent's estate must  
file their claim with this court WITHIN  
3 MONTHS AFTER THE DATE OF  
THE FIRST PUBLICATION OF THIS  
NOTICE.  
ALL CLAIMS NOT SO FILED  
WILL BE FOREVER BARRED.  
NOTWITHSTANDING THE TIME  
PERIOD SET FORTH ABOVE, ANY  
CLAIM FILED TWO (2) YEARS OR  
MORE AFTER THE DECEDENT'S  
DATE OF DEATH IS BARRED.  
The date of first publication of this  
notice is May 30, 2025.  
**Personal Representative:**  
**James E. Gocher**  
4512 4th Ave NE  
Bradenton, FL 34208  
Attorney for Personal Representative:  
William C. Price, IV  
522 12th Street West  
Bradenton, FL 34205  
(941)-747-8001  
Florida Bar No. 1003106  
May 30; June 6, 2025 25-01035S

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY, FLORIDA  
**File No. 2025-CP-000297 NC**  
**Division: Probate**  
**IN RE: ESTATE OF**  
**DENISE WHITEHEAD**  
**f/k/a DENISE M. REINERT**  
**Deceased.**  
The administration of the estate of  
Denise Whitehead f/k/a Denise M.  
Reinert, deceased, whose date of death  
was November 4, 2024, is pending in  
the Circuit Court for Sarasota County,  
Florida, Probate Division, the address  
of which is P.O. Box 3079, Sarasota,  
FL 34230. The names and addresses  
of the personal representative and the  
personal representative's attorney are  
set forth below.  
All creditors of the decedent and oth-  
er persons having claims or demands  
against decedent's estate on whom a  
copy of this notice is required to be  
served must file their claims with this  
court ON OR BEFORE THE LATER  
OF 3 MONTHS AFTER THE TIME  
OF THE FIRST PUBLICATION OF  
THIS NOTICE OR 30 DAYS AFTER  
THE DATE OF SERVICE OF A COPY  
OF THIS NOTICE ON THEM.  
The personal representative has no  
duty to discover whether any property  
held at the time of the decedent's death  
by the decedent or the decedent's sur-  
viving spouse is property to which the  
Florida Uniform Disposition of Com-  
munity Property Rights at Death Act  
as described in ss. 732.216-732.228,  
Florida Statutes, applies, or may apply,

unless a written demand is made by a  
creditor as specified under s. 732.2211,  
Florida Statutes.  
All other creditors of the decedent  
and other persons having claims or de-  
mands against decedent's estate must  
file their claims with this court WITH-  
IN 3 MONTHS AFTER THE DATE OF  
THE FIRST PUBLICATION OF THIS  
NOTICE.  
ALL CLAIMS NOT FILED WITHIN  
THE TIME PERIODS SET FORTH  
IN FLORIDA STATUTES SEC-  
TION 733.702 WILL BE FOREVER  
BARRED.  
NOTWITHSTANDING THE  
TIME PERIODS SET FORTH  
ABOVE, ANY CLAIM FILED TWO  
(2) YEARS OR MORE AFTER THE  
DECEDENT'S DATE OF DEATH IS  
BARRED.  
The date of first publication of this  
notice is May 30, 2025.  
**Personal Representative:**  
**Danielle R. Greene f/k/a**  
**Danielle M. Reinert**  
57 Baskin Rd.  
Lexington, Massachusetts 02421  
Attorney for Personal Representative:  
Michael B. Hill, Attorney  
Florida Bar Number: 547824  
Sheppard Law Firm  
9100 College Pointe Court  
Fort Myers, FL 33919  
Telephone: (239) 334-1141  
Fax: (239) 334-3965  
E-Mail: hill@sbshlaw.com  
Secondary E-Mail:  
bmerhige@sbshlaw.com  
May 30; June 6, 2025 25-01049S

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2024 CP 006133 NC**  
**IN RE: THE ESTATE OF**  
**DAVID JOHN BAIATA, a/k/a**  
**DAVID J. BAIATA**  
**Deceased.**  
The administration of the Estate of  
DAVID JOHN BAIATA, a/k/a DAVID  
J. BAIATA, deceased, File Number  
2024 CP 0006133 NC, whose date of  
death was March 2, 2023, is pending in  
the Circuit Court for Sarasota County,  
Florida, Probate Division, the address  
of which is Post Office Box 3079, Sara-  
sota, Florida 34230. The names and  
addresses of the personal representative  
and the personal representative's attor-  
ney are set forth below.  
All creditors of the decedent and oth-  
er persons having claims or demands  
against decedent's estate, including  
unmatured, contingent or unliquidated  
claims, on whom a copy of this notice  
is required to be served must file their  
claims with this court WITHIN THE  
LATER OF 3 MONTHS AFTER THE  
TIME OF THE FIRST PUBLICATION  
OF THIS NOTICE OR 30 DAYS AF-  
TER 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, in-  
cluding unmatuerd, contingent or un-  
liquidated claims, 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 prop-  
erty held at the time of the decedent's  
death by the decedent or the deced-  
ent's surviving spouse is property to  
which the Florida Uniform Disposi-  
tion 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 credi-  
tor as specified under s. 732.2211,  
Florida Statutes.  
ALL CLAIMS NOT FILED WITHIN  
THE TIME PERIODS SET FORTH IN  
SECTION 733.702 OF THE FLORIDA  
PROBATE CODE WILL BE FOREV-  
ER BARRED.  
NOTWITHSTANDING THE TIME  
PERIODS SET FORTH ABOVE, ANY  
CLAIM FILED TWO (2) YEARS OR  
MORE AFTER THE DECEDENT'S  
DATE OF DEATH IS BARRED.  
The date of the first publication of  
this Notice is May 30, 2025.  
**LISA N. MCGRATH,**  
**PERSONAL REPRESENTATIVE**  
**c/o Kraig H. Coach Esquire**  
1530 Cross Street  
Sarasota, Florida 34236-7015  
**KRAIG H. KOACH, ESQUIRE**  
Bowman, George, Scheb,  
Kimbrough, Koach & Chapman, PA  
2750 Ringling Blvd. Suite 3  
Sarasota, FL 34236-7015  
Florida Bar No: 510830  
Telephone: (941) 366-5510  
Facsimile: (941) 957-4890  
Attorney for the Personal Representative  
May 30; June 6, 2025 25-01058S

FIRST INSERTION

**NOTICE OF SALE**  
IN THE COUNTY COURT OF THE  
TWELFTH JUDICIAL CIRCUIT IN  
AND FOR SARASOTA COUNTY,  
FLORIDA CIVIL ACTION  
**Case No. 2024 CC 006274 NC**  
**SARASOTA SANDS OWNERS**  
**ASSOCIATION, INC.,**  
**Plaintiff, v.**  
**SHIRLEY WESTER,**  
**Defendant.**  
NOTICE is given that pursuant to the  
Final Judgment of Foreclosure and  
Damages entered in the above noted  
case on May 20, 2025, that I will sell the  
following property situated in Sarasota  
County, Florida described as:  
Undivided 1/50th interest in and  
to Condominium Unit B 232,  
Week 31, and their undivided re-  
spective share in those common  
elements appertaining thereto in  
accordance with and subject to  
the covenants, conditions, terms,  
restrictions and other provi-  
sions of a certain Declaration of  
Condominium of SARASOTA  
SANDS, a resort condominium  
hotel, as recorded in Official Re-  
cords Book 1364 at Page 1165 et  
seq. of the public records of Sara-  
sota County, Florida, and as per  
Condominium Plat recorded in  
Condominium Book 14 at Pages  
4 through 4B inclusive of the  
public records of Sarasota Coun-  
ty, Florida  
at public sale, to the highest and best  
bidder for cash, via the internet at  
www.sarasota.realforeclose.com at  
9:00 a.m. on July 22, 2025. The highest  
bidder shall immediately post with the  
Clerk,  
a deposit equal to 5% of the final bid.  
The deposit must be cash or cashier's  
check payable to the Clerk of the Circuit  
Court. Final payment must be made on  
or before 5:00 p.m. of the date of the  
sale by cash or cashier's check.  
IF YOU ARE A PERSON CLAIM-  
ING A RIGHT TO FUNDS REMAIN-  
ING AFTER THE SALE, YOU MUST  
FILE A CLAIM WITH THE CLERK  
NO LATER THAN 60 DAYS AFTER  
THE SALE. IF YOU FAIL TO FILE A  
CLAIM, YOU WILL NOT BE ENTI-  
TLED TO ANY REMAINING FUNDS  
AFTER 60 DAYS, ONLY THE OWN-  
ER OF RECORD AS OF THE DATE  
OF THE LIS PENDENS MAY CLAIM  
THE SURPLUS.  
If you are a person with a disabil-  
ity who needs any accommodation in  
order to participate in this proceed-  
ing, you are entitled, at no cost to you,  
to the provision of certain assistance.  
Please contact the Sarasota County  
Jury Office, P.O. Box 3079, Sarasota,  
Florida 34230-3079, (941)861-7400, at  
least seven (7) days before your sched-  
uled court appearance, or immediately  
upon receiving this notification if the  
time before the scheduled appearance  
is less than seven (7) days; if you are  
hearing or voice impaired, call 711.  
DAVID K. OAKS, ESQ.  
DAVID K. OAKS, P.A.  
P. O. Box 671  
Saluda, NC 28773  
Attorney for the Plaintiff  
Florida Bar No. 0301817  
Telephone: (828) 859-3110  
email: doaksesq@comcast.net  
Dates of Publication:  
May 30; June 6, 2025 25-01022S

FIRST INSERTION

**NOTICE OF SALE**  
IN THE CIRCUIT CIVIL COURT OF  
THE TWELFTH JUDICIAL CIRCUIT  
OF FLORIDA, IN AND FOR  
SARASOTA COUNTY  
CIVIL DIVISION  
**Case No. 2023-CA-007280-NC**  
**WILMINGTON TRUST, NATIONAL**  
**ASSOCIATION, NOT IN ITS**  
**INDIVIDUAL CAPACITY BUT**  
**SOLELY AS DELAWARE**  
**TRUSTEE OF SMRF TRUST VIA**  
**Plaintiff, vs.**  
**LMG GROUP INVESTMENTS**  
**CORP, A FLORIDA**  
**CORPORATION, LUCRECIA**  
**DELMONTE, CITY OF SARASOTA,**  
**FLORIDA , AND UNKNOWN**  
**TENANTS/OWNERS,**  
**Defendants.**  
Notice is hereby given, pursuant to  
Final Judgment of Foreclosure for  
Plaintiff entered in this cause on  
July 25, 2024, in the Circuit Court of  
Sarasota County, Florida, Karen E.  
Rushing, Clerk of the Circuit Court,  
will sell the property situated in  
Sarasota County, Florida described  
as:  
THE EASTERLY ½ OF LOT  
238, LESS THE NORTHERLY  
10 FEET THEREOF OF LOT  
239, ALL OF LOT 239, LESS  
THE NORTHERLY 10 FEET  
OF THE WEST ½ AND THE  
WEST ½ OF LOT 240, BAY IS-  
LAND, ACCORDING TO THE  
PLAT THEREOF, AS RECORD-

ED IN PLAT BOOK 2, PAGE 71,  
OF THE PUBLIC RECORDS  
OF SARASOTA COUNTY,  
FLORIDA.  
and commonly known as: 617 SIESTA  
DR, SARASOTA, FL 34242; including  
the building, appurtenances, and  
fixtures located therein, at public sale,  
to the highest and best bidder, for cash,  
www.sarasota.realforeclose.com, on  
July 2, 2025 at 9:00 A.M..  
Any persons claiming an interest in  
the surplus from the sale, if any, other  
than the property owner as of the date  
of the lis pendens must file a claim  
before the clerk reports the surplus as  
unclaimed.  
If you are a person with a disabil-  
ity who needs any accommodation  
in order to participate in this proceed-  
ing, you are entitled, at no cost to you,  
to the provision of certain assistance.  
Please contact the Sarasota County  
Jury Office, P.O. Box 3079, Sarasota,  
Florida 34230-3079, (941)861-7400, at  
least seven (7) days before your sched-  
uled court appearance, or immediately  
upon receiving this notification if the  
time before the scheduled appearance  
is less than seven (7) days; if you are  
hearing or voice impaired, call 711.  
Dated this May 28, 2025  
By: /s/ David R. Byars  
David R. Byars  
Attorney for Plaintiff  
246300/2321507C/CMF  
May 30; June 6, 2025 25-01056S

FIRST INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT  
OF THE TWELFTH JUDICIAL  
CIRCUIT IN AND FOR  
SARASOTA COUNTY, FLORIDA  
**CASE NO. 2025 CA 001723 NC**  
**LAKE TIPPECANOE OWNERS**  
**ASSOCIATION, INC.,**  
**a Florida not for profit corporation,**  
**Plaintiff, v.**  
**GINGER E. MILLS,**  
**JOY M. MILLS A/K/A JOY**  
**M. RATHWELL, UNKNOWN**  
**SPOUSE OF GINGER E. MILLS,**  
**JERRY RATHWELL, HUSBAND**  
**OF JOY M. MILLS A/K/A JOY**  
**M. RATHWELL, UNKNOWN**  
**OCCUPANT(S), as unknown**  
**occupant(s) in possession,**  
**Defendants.**  
TO: GINGER E. MILLS  
4548 Mohican Trail  
Sarasota, FL 34233  
YOU ARE HEREBY NOTIFIED that  
an action has been commenced to fore-  
close a Claim of Lien on the following  
described real property, lying and situ-  
ated in Sarasota County, Florida, more  
particularly described as:  
Unit 158, LAKE TIPPECANOE,  
a villa condominium, Section  
One, according to the declara-  
tion of condominium recorded  
in O.R. Book 971, Pages 315 and  
316, and in O.R. Book 987, Page  
114 and as per plat thereof as re-  
corded in Condominium Book 6,  
Pages 28 and 28A – 28H, of the  
public records of Sarasota Coun-  
ty, Florida.  
Said property having a street  
address of 4548 Mohican Trail,  
Sarasota, FL 34233.  
This action has been filed against you  
and you are required to serve a copy of  
your written defenses, if any, on Plain-  
tiff's attorney:  
Thomas A. Marino II, Esq.  
Law Offices of Wells | Olah | Cochran,  
P.A.  
3277 Fruitville Road, Bldg. B  
Sarasota, FL 34237  
tmarino@kevinwellspa.com  
Telephone: (941) 366-9191  
Fax: (941) 366-9292  
Attorneys for Plaintiff  
within thirty (30) days after the first  
publication of this notice and file the  
original with the Clerk of this Court ei-  
ther before or after service on the Plain-  
tiff's attorney or immediately thereaf-  
ter, otherwise a default will be entered  
against you for the relief demanded in  
the Complaint.  
If you are a person with a disabil-  
ity who needs any accommodation in  
order to participate in this proceed-  
ing, you are entitled, at no cost to you,  
to the provision of certain assistance.  
Please contact the Sarasota County  
Jury Office, P.O. Box 3079, Sarasota,  
Florida 34230-3079, (941)861-7400, at  
least seven (7) days before your sched-  
uled court appearance, or immediately  
upon receiving this notification if the  
time before the scheduled appearance  
is less than seven (7) days; if you are  
hearing or voice impaired, call 711.  
In and for Sarasota County:  
If you cannot afford an attorney, you  
may contact Legal Aid of Manasota  
at (941) 366-0038 or https://www.  
legalaidofmanasota.org or Gulfcoast  
Legal Services at (800) 230-5920 or  
https://www.gulfcoastlegal.org. If you  
do not qualify for free legal assistance  
or do not know an attorney, you may  
use an attorney referral service or  
contact the Florida Bar Referral Service  
at (800) 342-8011 or https://www.  
floridabar.org/public/lrs/.  
WITNESS my hand and seal of this  
Court on this 21 day of May, 2025.  
KAREN RUSHING  
As Clerk of said Court  
(SEAL) By: G Kopinsky  
As Deputy Clerk  
May 30; June 6, 2025 25-01018S

--- ACTIONS / SALES ---

FIRST INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT  
JUDICIAL CIRCUIT, IN AND FOR  
SARASOTA COUNTY, FLORIDA  
CIVIL DIVISION  
**CASE NO.: 2025 CA 001136 NC**  
**FREEDOM MORTGAGE**  
**CORPORATION**  
**PLAINTIFF, VS.**  
**DRUFORM INVESTMENTS 1 LLC,**  
**ET AL.,**  
**DEFENDANT(S).**  
TO: Troy Robert Jordan  
Last Known Address: 1608 Honey Ct,  
Venice, FL 34293  
Current Residence: UNKNOWN  
TO: Troy Robert Jordan  
Last Known Address: 5561 White Ibis  
Dr North Port FL 34287  
Current Residence: UNKNOWN  
TO: Troy Robert Jordan  
Last Known Address: 3861 Woodmere  
Park Blvd Apt 16 Venice FL 34293  
Current Residence: UNKNOWN  
YOU ARE NOTIFIED that an action  
for Foreclosure of Mortgage on the fol-  
lowing described property:  
LOT 33259 OF VENICE GAR-  
DENS UNIT 33, ACCORDING  
TO THE PLAT THEREOF AS  
RECORDED IN PLAT BOOK  
22, PAGE(S) 36, OF THE PUB-  
LIC RECORDS OF SARASOTA  
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 MILLER,  
GEORGE & SUGGS, PLLC, Attor-  
ney for Plaintiff, whose address is 210

N. University Drive, Suite 900, Coral  
Springs, FL 33071, on or before June  
30, 2025, within or before a date at least  
thirty (30) days after the first publica-  
tion of this Notice in the The Business  
Observer, 1970 Main Street, 3rd Floor,  
Sarasota, FL 34236 and file the origi-  
nal with the Clerk of this Court either  
before service on Plaintiff's attorney or  
immediately thereafter; otherwise a de-  
fault 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 or-  
der to participate in this proceeding,  
you are entitled, at no cost to you,  
to the provision of certain assistance.  
Please contact the Sarasota County  
Jury Office, P.O. Box 3079, Sarasota,  
Florida 34230-3079, (941)861-7400,  
at least seven (7) days before your  
scheduled court appearance, or imme-  
diately upon receiving this notification  
if the time before the scheduled ap-  
pearance is less than seven (7) days;  
if you are hearing or voice impaired,  
call 711.  
WITNESS my hand and the seal of  
this Court this 23 day of May, 2025.  
KAREN E. RUSHING  
As Clerk of Court  
(SEAL) By: G. Kopinsky  
As Deputy Clerk  
MILLER, GEORGE & SUGGS, PLLC,  
Attorney for Plaintiff,  
210 N. University Drive, Suite 900,  
Coral Springs, FL 33071  
22FL373-0682  
May 30; June 6, 2025 25-01043S

FIRST INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT FOR THE  
TWELFTH JUDICIAL CIRCUIT  
IN AND FOR SARASOTA COUNTY,  
FLORIDA  
CIRCUIT CIVIL DIVISION  
**CASE NO.: 2025 CA 001643 NC**  
**MCLP ASSET COMPANY, INC.**  
**Plaintiff(s), vs.**  
**RYAN CLAPHAM; STACY**  
**CLAPHAM; THE UNKNOWN**  
**HEIRS, DEVISEES,**  
**BENEFICIARIES, GRANTEES,**  
**ASSIGNS, CREDITORS, LIENORS,**  
**AND TRUSTEES OF DONNA K.**  
**GOTHARD, DECEASED, AND ALL**  
**OTHER PERSONS CLAIMING**  
**BY, THROUGH, UNDER, AND**  
**AGAINST THE NAMED**  
**DEFENDANTS; THE UNKNOWN**  
**SPOUSE OF RYAN CLAPHAM;**  
**THE UNKNOWN SPOUSE OF**  
**STACY CLAPHAM; THE**  
**UNKNOWN TENANT IN**  
**POSSESSION,**  
**Defendant(s).**  
TO: THE UNKNOWN HEIRS, DEVI-  
SEES, BENEFICIARIES, GRANTEES,  
ASSIGNS, CREDITORS, LIENORS,  
AND TRUSTEES OF DONNA K.  
GOTHARD, DECEASED, AND ALL  
OTHER PERSONS CLAIMING BY,  
THROUGH, UNDER, AND AGAINST  
THE NAMED DEFENDANTS  
LAST KNOWN ADDRESS:  
UNKNOWN  
CURRENT ADDRESS: UNKNOWN  
YOU ARE HEREBY NOTIFIED that  
a civil action has been filed against you  
in the Circuit Court of Sarasota County,  
Florida, to foreclose certain real prop-  
erty described as follows:  
LOT 4, BLOCK G, CORRECTED  
AND AMENDED PLAT OF EAST  
GATE TERRACE SUBDIVISION,  
ACCORDING TO THE MAP OF  
PLAT THEREOF, AS RECORD-  
ED IN PLAT BOOK 10, PAGES  
100, 100A AND 100B, OF THE  
PUBLIC RECORDS OF SARASO-  
TA COUNTY, FLORIDA. PARCEL  
ID: 0409-10-0047COMMONLY  
KNOWN AS: 1067 ROBERTA  
STREET, VENICE, FLORIDA  
34285.  
Property address: 1067 Roberta  
Street, Venice, FL 34285  
You are required to file a written re-  
sponse with the Court and serve a copy  
of your written defenses, if any, to it on  
Padgett Law Group, whose address is  
6267 Old Water Oak Road, Suite 203,  
Tallahassee, FL 32312, at least thirty  
(30) days from the date of first pub-  
lication, and file the original with the  
clerk of this court either before service  
on Plaintiff's attorney or immediately  
thereafter; otherwise, a default will be  
entered against you for the relief de-  
manded 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 the Sarasota County Jury Of-  
fice, P.O. Box 3079, Sarasota, Florida  
34230-3079, (941)861-7400, at least  
seven (7) days before your scheduled  
court appearance, or immediately upon  
receiving this notification if the time  
before the scheduled appearance is less  
than seven (7) days; if you are hearing  
or voice impaired, call 711.  
DATED this the 23 day of May, 2025.  
KAREN E RUSHING, CLERK  
CLERK OF THE CIRCUIT COURT  
As Clerk of the Court  
(SEAL) BY: G. Kopinsky  
Deputy Clerk  
Plaintiff Atty:  
Padgett Law Group  
6267 Old Water Oak Road, Suite 203  
Tallahassee, FL 32312  
attorney@padgettlawgroup.com  
TDP File No. 25-001198-1  
May 30; June 6, 2025 25-01044S

Q&A

Are internet-only legal notices sufficient?

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

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

Newspaper legal notices fulfills all of those standards.

**VIEW NOTICES ONLINE AT**  
**Legals.BusinessObserverFL.com**

To publish your legal notice Email:  
legal@businessobserverfl.com

W18237\_V16

PUBLISH  
YOUR  
LEGAL NOTICE

Call 941-906-9386  
and select the appropriate County  
name from the menu.

or email  
legal@businessobserverfl.com

FLORIDA'S HIGHEST RATED FOR THE COUNTY

Business  
Observer

W18237\_V16



--- ACTIONS / SALES ---

FIRST INSERTION

**NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA**  
**CIVIL ACTION**  
**CASE NO.: 2017-CA-000983 NC DIVISION: C**  
**KEYBANK, N.A., SUCCESSOR BY MERGER TO FIRST NIAGARA BANK, N.A., SUCCESSOR BY MERGER TO NEW ALLIANCE BANK FKA THE NEW HAVEN SAVINGS BANK,**  
**Plaintiff, vs.**  
**THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, PHILLIP L. DEFREEST A/K/A PHILLIP DEFREEST, DECEASED, et al,**  
**Defendant(s).**  
NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated March 24, 2025 and entered in Case No. 2017-CA-000983 NC of the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida in which Keybank, N.A., successor by merger to First Niagara Bank, N.A., successor by merger to New Alliance Bank fka The New Haven Savings Bank, is the Plaintiff and Phillip L. DeFreest aka Phillip DeFreest, Kathleen DeFreest, Shane Kingston DeFreest, Unknown Party #1 N/K/A Michael Bolan, Unknown Party #2 n/k/a Heather Olson, Lorna DeFreest, Shane Kingston DeFreest, The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or other Claimants claiming by, through,

under, or against, Phillip L. DeFreest aka Phillip DeFreest, deceased , are defendants, the Sarasota County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at the Internet: www.sarasota.realforeclose.com, Sarasota County, Florida at 9:00am on the June 25, 2025 the following described property as set forth in said Final Judgment of Foreclosure:  
COMMENCE AT THE NORTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 5,TOWNSHIP 37 SOUTH, RANGE 18 EAST, SARASOTA COUNTY, FLORIDA; THENCE SOUTH ALONG THE WEST LINE OF THE NORTHEAST 1/4 OF SAID SECTION, ALSO BEING THE CENTERLINE OF SHADE AVENUE, 448.10 FEET; THENCE SOUTH 86 DEGREES 10 MINUTES 00 SECONDS EAST, 25.06 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF SHADE AVENUE, SAID POINT BEING THE SOUTHWEST CORNER OF SHADYCREEK, PLAT BOOK 25, PAGE 2, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA, ALSO BEING THE NORTHWEST CORNER OF OFFICIAL RECORD BOOK 771, PAGE 617; THENCE SOUTH ALONG SAID EASTERLY RIGHT-OF-WAY LINE 105.00 FEET TO THE SOUTHWEST CORNER OF OFFICIAL RECORD BOOK 771, PAGE 617, ALSO BEING THE WEST CORNER OF OFFICIAL RECORD BOOK 1645, PAGE 2061, ALSO BEING THE

NORTHWEST CORNER OF OFFICIAL RECORD BOOK 907, PAGE 1067, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA; THENCE NORTH 89 DEGREES 00 MINUTES 21 SECONDS EAST ALONG THE SOUTH LINE OF OFFICIAL RECORD BOOK 771, PAGE 617, ALSO BEING THE NORTH LINE OF OFFICIAL RECORD BOOK 907, PAGE 1067 AND OFFICIAL RECORD BOOK 1645, PAGE 2061, 159.50 FEET TO THE SOUTHEAST CORNER OF OFFICIAL RECORD BOOK 771, PAGE 617, ALSO BEING THE CORNER OF OFFICIAL RECORD BOOK 907, PAGE 1067 AND OFFICIAL RECORD BOOK 1645, PAGE 2061, 140.00 FEET TO AN ANGLE POINT ON THE SOUTH BOUNDARY OF SHADYCREEK PLAT BOOK 25, PAGE 2, SAID ANGLE POINT ALSO BEING THE NORTHEAST CORNER OF OFFICIAL RECORD BOOK 771, PAGE 617, AND ALSO BEING THE NORTHWEST CORNER OF OFFICIAL RECORD BOOK 907, PAGE 1067 AND OFFICIAL RECORD BOOK 1645, PAGE 2061, THENCE SOUTH 67 DEGREES 37 MINUTES 00 SECONDS EAST ALONG THE SOUTH BOUNDARY OF PLAT BOOK 25 , PAGE 2, ALSO BE-

ING THE NORTH BOUNDARY OF OFFICIAL RECORD BOOK 907, PAGE 1067 AND OFFICIAL RECORD BOOK 1645, PAGE 2061, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA, 56.68 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 67 DEGREES 37 MINUTES 00 SECONDS EAST ALONG THE SOUTH BOUNDARY OF PLAT BOOK 25, PAGE 2, ALSO BEING THE NORTH BOUNDARY OF OFFICIAL RECORD BOOK 907, PAGE 1067 AND OFFICIAL RECORD BOOK 1645, PAGE 2061, 161.32 FEET; THENCE NORTH 89 DEGREES 50 MINUTES 00 SECONDS EAST ALONG THE SOUTH BOUNDARY OF PLAT BOOK 25, PAGE 2, ALSO BEING THE NORTH BOUNDARY OF OFFICIAL RECORD BOOK 907, PAGE 1067 AND OFFICIAL RECORD BOOK 1645, PAGE 2061, 90 FEET MORE OR LESS TO THE WATERS OF PHILLIPPI CREEK; THENCE SOUTHERLY ALONG THE WATERS OF PHILLIPPI CREEK, 75 FEET MORE OR LESS TO THE SOUTH LINE OF OFFICIAL RECORD BOOK 1645, PAGE 2061, 241.55 FEET MORE OR LESS TO A POINT WHICH LIES SOUTH 87 DEGREES 45 MINUTES 55 SECONDS EAST ALONG THE SOUTH BOUNDARY OF OFFICIAL RECORD BOOK 1645, PAGE 2061, 52.45 FEET FROM A CORNER ON THE SOUTH LINE OF OFFICIAL RECORD BOOK 1645, PAGE 2061, THENCE NORTH

PARALLEL TO THE EAST LINE OF OFFICIAL RECORD BOOK 771, PAGE 617 WHICH IS ALSO THE WEST LINE OF OFFICIAL RECORD BOOK 907, PAGE 1 067 AND OFFICIAL RECORD BOOK 1645, PAGE 2061, WHICH IS A PART OF OFFICIAL RECORD BOOK 907, PAGE 1067, WHICH IN TURN IS A PART OF THE NORTH 1/2, OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 LYING WEST OF PHILLIPPI RIVER IN BLOCK 1, SECTION 5, TOWNSHIP 37 SOUTH, RANGE 18 EAST, SARASOTA-VENICE COMPANY'S RIVER SUBDIVISION, PLAT BOOK 2, PAGE 48, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA, AND RECORDED IN PLAT BOOK A, PAGE 71, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. TOGETHER WITH A STRIP OF LAND, BEING 20.0 FEET WIDE FOR PURPOSES OF INGRESS AND EGRESS EASEMENT:  
COMMENCE AT THE NORTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 5; THENCE SOUTH ALONG THE WEST LINE OF SAID NORTHEAST 1/4 AT THE CENTERLINE OF SHADE AVENUE (50 FEET WIDE PUBLIC RIGHT-OF-WAY) 448.10 FEET; THENCE SOUTH 86 DEGREES 10 MINUTES 00 SECONDS EAST 25.06 FEET TO THE EASTERLY RIGHT-OF-WAY OF SAID SHADE AVENUE; THENCE

SOUTH ALONG SAID EASTERLY RIGHT-OF-WAY 26.92 FEET FOR A POINT OF BEGINNING; THENCE NORTH 82 DEGREES 53 MINUTES 47 SECONDS EAST ALONG SAID CENTERLINE OF 20 FEET EASEMENT 212.53 FEET FOR A POINT OF TERMINATION, SAID POINT LYING SOUTH 27 DEGREES 38 MINUTES 35 SECONDS EAST 508.45 FEET FROM THE POINT OF COMMENCEMENT.  
A/K/A 4185 S. SHADE AVENUE, SARASOTA, FL 34231  
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim before the Clerk reports the surplus as unclaimed.  
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.  
Dated this 29 day of April, 2025  
ALBERTELLI LAW  
P. O. Box 23028  
Tampa, FL 33623  
Tel: (813) 221-4743  
Fax: (813) 221-9171  
EService: servealaw@albertellilaw.com  
By: /s/ Lauren Heggstad  
Florida Bar #85039  
Lauren Heggstad, Esq.  
IN/16-033470  
May 30; June 6, 2025 25-01055S

# Q&A

## What makes public notices in newspapers superior to other forms of notices?

Public notices in newspapers are serendipitous. When readers page through a newspaper, they will find important public notice information they otherwise would not find anywhere else.

Rarely do consumers specifically search online for public notices.

## Who benefits from legal notices?

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

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

## Are internet-only legal notices sufficient?

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

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

Newspaper legal notices fulfills all of those standards.

## How much do legal notices cost?

The price for notices in the printed newspaper must include all costs for publishing the ad in print, on the newspaper's website and to www.floridapublicnotices.com.

The public is well-served by notices published in a community newspaper.

## 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.



SUBSEQUENT INSERTIONS

--- ESTATE ---

|  |  |   |   |   |   |
|--|--|---|---|---|---|
| <div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS<br/>IN THE CIRCUIT COURT FOR<br/>SARASOTA COUNTY, FLORIDA<br/>PROBATE DIVISION<br/>File No. 2025 CP 2401 SC<br/>Division Probate<br/>IN RE: ESTATE OF<br/>ROBERT J. MERLINO, JR.<br/>Deceased.</div> <div>The administration of the estate of ROBERT J. MERLINO, JR., deceased, whose date of death was August 7, 2024, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230-3079. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</div> <div>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.</div> <div>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.</div> <div>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.</div> <div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>The date of first publication of this notice is May 23, 2025.</div> <div>Personal Representative:<br/>CHANTEL GLOVER MERLINO<br/>252 Glen Oak Road<br/>Venice, Florida 34293<br/>Attorney for Personal Representative:<br/>DOROTHY L. KORSZEN, ESQUIRE<br/>Florida Bar Number: 765317<br/>Fan Law Firm P.A.<br/>901 Ridgewood Avenue<br/>Venice, FL 34285<br/>Telephone: (941) 484-3000<br/>Fax: (941) 485-5173<br/>E-Mail: dkorszen@farr.com<br/>Secondary E-Mail:<br/>jpainchaud@farr.com<br/>May 23, 30, 202525-00995S</div> | <div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS<br/>IN THE CIRCUIT COURT FOR<br/>SARASOTA COUNTY, FLORIDA<br/>PROBATE DIVISION<br/>File No. 2025 CP 002382 SC<br/>Division: Probate<br/>IN RE: ESTATE OF<br/>RICHARD P. BEISEL<br/>Deceased.</div> <div>The administration of the estate of RICHARD P. BEISEL, deceased, whose date of death was April 4, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 4000 Tamiami Trail S., Venice, FL 34293. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</div> <div>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.</div> <div>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.</div> <div>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.</div> <div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>The date of first publication of this notice is May 23, 2025.</div> <div>Personal Representative:<br/>NICHOLAS A. MOORE<br/>c/o Staas Law Group, P.L.L.C.<br/>801 E. Venice Ave., Ste. #2<br/>Venice, FL 34285<br/>Attorney for Personal Representative:<br/>JULIE A. COLLINS<br/>Florida Bar Number: 0151483<br/>Staas Law Group, P.L.L.C.<br/>801 E. Venice Ave., Ste. #2<br/>Venice, FL 34285<br/>Telephone: (941) 408-8555<br/>Fax: (941) 408-8556<br/>E-Mail:<br/>JCOLLINS@staaslawgroup.com<br/>Secondary E-Mail:<br/>E-SERVICE@veniceelderlaw.com<br/>May 23, 30, 202525-00980S</div> | <div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS<br/>IN THE CIRCUIT COURT FOR<br/>SARASOTA COUNTY,<br/>FLORIDA<br/>PROBATE DIVISION<br/>File No. 2025 CP 001830 NC<br/>IN RE: ESTATE OF<br/>LUCILLE A. SLATTERY,<br/>Deceased.</div> <div>The administration of the estate of LUCILLE A. SLATTERY, deceased, whose date of death was May 14, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Probate Court, P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</div> <div>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.</div> <div>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.</div> <div>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.</div> <div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>The date of first publication of this notice is May 23, 2025.</div> <div>Personal Representative:<br/>DEBORAH SLATTERY O'BOYLE<br/>9 Redcoat Road<br/>Norwalk, CT 06850<br/>Attorney for Personal Representative:<br/>JEFFREY T. TROIANO<br/>Florida Bar No. 0031557<br/>Williams Parker Harrison<br/>Dietz &amp; Getzen<br/>50 Central Avenue, Eighth Floor<br/>Sarasota, FL 34236<br/>Telephone: 941-366-4800<br/>Designation of<br/>Email Addresses for service:<br/>Primary:<br/>jtroiano@williamsparker.com<br/>Secondary:spark@williamsparker.com<br/>May 23, 30, 202525-00988S</div> | <div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS<br/>IN THE CIRCUIT COURT OF THE<br/>TWELFTH JUDICIAL CIRCUIT<br/>IN AND FOR SARASOTA COUNTY,<br/>FLORID PROBATE DIVISION<br/>File No. 2025-CP-1739 NC<br/>IN RE: ESTATE OF:<br/>NELLIE D. CANNON, a.k.a.<br/>NELLIE A. CANNON, Deceased.</div> <div>The administration of the estate of NELLIE D. CANNON, a.k.a. NELLIE A. CANNON, deceased, whose date of death was February 18, 2025; is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Post Office Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</div> <div>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.</div> <div>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.</div> <div>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by the surviving spouse or a beneficiary as specified under section 732.2211, Florida Statutes.</div> <div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>The date of first publication of this notice is: May 23, 2025.</div> <div>CRAIG WILLIAM CANNON<br/>Personal Representative<br/>11402 Fox Vale Glen Court<br/>Oakton, VA 22124<br/>DAVE M. EVANS, JR., Esquire<br/>Attorney for Personal Representative<br/>Florida Bar No. 1013511<br/>LEE &amp; EVANS, P.A.<br/>2601 Cattlemen Road, Suite 503<br/>Sarasota, Florida 34232<br/>Telephone: (941) 954-0067<br/>Facsimile: (941) 365-1492<br/>Email: devans@leeandevans.com<br/>Secondary Email:<br/>kristina@leeandevans.com<br/>May 23, 30, 202525-00990S</div> | <div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS<br/>IN THE CIRCUIT COURT FOR<br/>SARASOTA COUNTY,<br/>FLORIDA<br/>PROBATE DIVISION<br/>File No. 2025 CP 002206 NC<br/>IN RE: ESTATE OF<br/>BRUNILDA DIAZ,<br/>Deceased.</div> <div>The administration of the estate of BRUNILDA DIAZ, deceased, whose date of death was March 1, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</div> <div>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.</div> <div>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.</div> <div>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.</div> <div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>The date of first publication of this notice is: May 23, 2025.</div> <div>HECTOR DIAZ<br/>Personal Representative<br/>1801 Dodge Avenue<br/>Sarasota, FL 34234<br/>Robert D. Hines, Esq.<br/>Attorney for<br/>Personal Representative<br/>Florida Bar No. 0413550<br/>Hines Norman Hines, P.L.<br/>1312 W. Fletcher Avenue, Suite B<br/>Tampa, FL 33612<br/>Telephone: 813-265-0100<br/>Email: rhines@hnh-law.com<br/>Secondary E-Mail:<br/>jrvera@hnh-law.com<br/>May 23, 30, 202525-00999S</div> | <div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS<br/>IN THE CIRCUIT COURT FOR<br/>SARASOTA COUNTY,<br/>FLORIDA<br/>PROBATE DIVISION<br/>File No. 2025 CP 002118 SC<br/>Division Probate<br/>IN RE: ESTATE OF<br/>ARTHUR M. LETTS<br/>Deceased.</div> <div>The administration of the estate of Arthur M. Letts, deceased, whose date of death was March 25, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</div> <div>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.</div> <div>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.</div> <div>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.</div> <div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>The date of first publication of this notice is May 23, 2025.</div> <div>Personal Representative:<br/>Gary Duncan<br/>14208 Linwood Lane<br/>Woodlawn, Illinois 62898<br/>ANTHONY G. MOWRY<br/>Attorney<br/>Florida Bar Number: 107374<br/>227 Pensacola Rd<br/>Venice, FL 34285<br/>Telephone: (941) 480-0333<br/>Fax: (941) 486-4106<br/>E-Mail: tony@bkmpllc.com<br/>Secondary E-Mail:<br/>service@bkmpllc.com<br/>May 23, 30, 202525-01007S</div> |
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| <div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS<br/>IN THE CIRCUIT COURT OF THE<br/>TWELFTH JUDICIAL CIRCUIT, IN<br/>AND FOR SARASOTA COUNTY,<br/>FLORIDA<br/>PROBATE DIVISION<br/>File No.: 2025-CP-2554<br/>IN RE: THE ESTATE OF<br/>PHYLLIS ELSIE SNAPP JOHNS,<br/>The administration of the estate of PHYLLIS ELSIE SNAPP JOHNS, deceased, File Number 2025-CP-2554, is pending in the Clerk of Court, Sarasota County Courthouse (South County),</div> <div>4004 S. Tamiami Trail, Venice, Florida 34293. The name and address of the personal representative and the personal representative's attorney are set forth below.</div> <div>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</div> | <div>4004 S. Tamiami Trail, Venice, Florida 34293. The name and address of the personal representative and the personal representative's attorney are set forth below.</div> <div>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</div> |
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| <div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS<br/>IN THE CIRCUIT COURT FOR<br/>SARASOTA COUNTY, FLORIDA<br/>PROBATE DIVISION<br/>File No. 2025-CP002178NC<br/>IN RE: ESTATE OF<br/>IRWIN EISENFELD,<br/>Deceased.</div> <div>The administration of the estate of IRWIN EISENFELD, deceased, whose date of death was December 28, 2024, File Number 2025-CP002178NC is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Room 102, Sarasota, FL 34237.</div> | <div>The name and address of the personal representative and the personal representative's attorney are set forth below.</div> <div>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.</div> <div>All other creditors of the decedent and other persons having claims or de-</div> | <div>mands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div> <div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA STATUTES WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>The date of first publication of this</div> | <div>notice is: May 23, 2025.</div> <div>Signed on 4/22/2025</div> <div>Peter M. Eisenfeld,<br/>Personal Representative<br/>KENNETH J. CLARKSON<br/>Florida Bar No. 70718<br/>Taft, Stettinius &amp; Hollister, LLP<br/>Attorney for Petitioner<br/>27777 Franklin Road, Ste. 2500<br/>Southfield, MI 48034<br/>(248) 351-3000<br/>Designation of Email<br/>address for service:<br/>kclarkson@taftlaw.com<br/>May 23, 30, 202525-01005S</div> |
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| <div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS<br/>IN THE CIRCUIT FOR<br/>SARASOTA COUNTY,<br/>FLORIDA PROBATE DIVISION<br/>File No. 25-001896-ANC<br/>UCN: 582025CP001896XXXANC<br/>IN RE: ESTATE OF<br/>MARGARET F. HOLTBY, deceased<br/>The administration of the estate of Margaret F. Holthby, deceased, whose date of death was July 6, 2023, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the mailing address of which is Sarasota County Clerk and Comptroller, P.O. Box 3079, Sarasota, FL 34230-3079. The</div> | <div>names and addresses of the personal representative and the personal representative's attorney are set forth below.</div> <div>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.</div> <div>All other creditors of the decedent and other persons having claims or de-</div> | <div>mands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div> <div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>The date of first publication of this</div> | <div>notice is May 23, 2025.</div> <div>Personal Representative:<br/>Robert E. Holthby<br/>1970 Adobe Court<br/>Moab, UT 84532<br/>James D. Thaler, Jr.<br/>Attorney for Personal Representative<br/>Florida Bar Number: 0459054<br/>THALER LAW FIRM, PA<br/>5113 Central Avenue<br/>St. Petersburg, FL 33710<br/>Telephone: (727) 347-7788<br/>E-Mail: jim@thalerlaw.com<br/>Secondary E-Mail:<br/>thaler@law.stetson.edu<br/>May 23, 30, 202525-01006S</div> |
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| <div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS<br/>IN THE CIRCUIT COURT FOR<br/>SARASOTA COUNTY, FLORIDA<br/>PROBATE DIVISION<br/>File No. 2025 CP 1647 SC<br/>Division: PROBATE<br/>IN RE: ESTATE OF<br/>ERNEST E. BOOTH<br/>Deceased</div> <div>The administration of the Estate of ERNEST E. BOOTH, deceased, File No. 2025 CP 1647 SC, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is Sarasota County Clerk of Court, Post Office Box 3079, Sarasota, Florida 34230-3079. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</div> <div>All creditors of the decedent and other persons having claims or demands against the decedent's estate, including unmaturred, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div> <div>All other creditors of the decedent and persons having claims or demands against decedent's estate, including un-maturred, contingent or unliquidated claims, must file their claims with this court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div> <div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>The date of first publication of this notice is May 23, 2025</div> <div>Personal Representative:<br/>Dana L. Booth<br/>1800 Englewood Road, Lot # 89<br/>Englewood, Florida 34223<br/>Attorney for Personal Rep.<br/>Robert A. Dickinson<br/>FL Bar No: 161468<br/>460 S. Indiana Ave.<br/>Englewood, FL 34223<br/>(941) 474-7600<br/>May 23, 30, 202525-00973S</div>  | <div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS<br/>IN THE CIRCUIT COURT FOR<br/>SARASOTA COUNTY, FLORIDA<br/>PROBATE DIVISION<br/>File No.: 2024-CP-003063 NC<br/>IN RE: MARY E. BELLAMY,<br/>Deceased.</div> <div>The administration of the estate of Mary E. Bellamy, deceased, whose date of death was October 19, 2023; is pending in the Circuit Court of Sarasota County, Florida, Probate Division, the address of which is 2000 Ringling Blvd., Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</div> <div>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.</div> <div>All other creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div> <div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>The date of first publication of this notice is: May 23, 2025.</div> <div>BENJAMIN BELLAMY,<br/>a/k/a BENJAMIN F. BELLAMY, JR.<br/>Personal Representative<br/>5216 N. Tuttle Avenue<br/>Sarasota, FL 34234<br/>Shelli Freeland Eddie, Esq.<br/>Attorney for Personal Representative<br/>Email: freelandeddielaw@gmail.com<br/>Secondary email:<br/>assistant.freelandeddielaw@gmail.com<br/>Florida Bar No.: 0797871<br/>THE FREELAND EDDIE<br/>LAW GROUP, P.A.<br/>P.O. BOX 592<br/>Sarasota, FL 34230<br/>Telephone: (941) 348-2389<br/>May 23, 30, 202525-00997S</div>   |
| <div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS<br/>IN THE CIRCUIT COURT FOR THE<br/>TWELFTH JUDICIAL CIRCUIT IN<br/>AND FOR SARASOTA COUNTY,<br/>FLORIDA<br/>PROBATE DIVISION<br/>File No. 2025 CP 002197 NC<br/>IN RE: ESTATE OF<br/>PAMELA HOWE BROWN<br/>(a/k/a PAMELA H. BROWN),<br/>Deceased</div> <div>The administration of the Estate of PAMELA HOWE BROWN (a/k/a PAMELA H. BROWN), deceased, whose date of death was 11/03/2024, is pending in the Circuit Court Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.</div> <div>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 WITHIN THE LATER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div> <div>All other creditors of Decedent and other persons having claims or demands against Decedent's Estate must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div> <div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>The date of first publication of this notice is 05/23/2025.</div> <div>GORDON EUGENE OLSON<br/>(a/k/a GORDON E. OLSON)<br/>Personal Representative<br/>LAUREN V. MABE, ESQ.<br/>Florida Bar No. 1025208<br/>Berlin Patten Ebling, PLLC<br/>324 S. Hyde Park Avenue., Suite 325<br/>Tampa, Florida 33606<br/>Telephone: (813) 467-7500<br/>Fax: (813) 251-1662<br/>Primary Email:<br/>lmabe@berlinpatten.com<br/>Secondary Email:<br/>tkelley@berlinpatten.com<br/>Secondary Email:<br/>probate@berlinpatten.com<br/>Attorneys for<br/>GORDON EUGENE OLSON<br/>(a/k/a GORDON E. OLSON),<br/>Personal Representative<br/>May 23, 30, 202525-00986S</div>  | <div>SECOND INSERTION</div> <div>NOTICE OF ADMINISTRATION<br/>IN THE CIRCUIT COURT,<br/>TWELFTH JUDICIAL CIRCUIT, IN<br/>AND FOR SARASOTA COUNTY,<br/>FLORIDA<br/>PROBATE DIVISION<br/>Case no: 2024 CP 003993 SC<br/>IN RE: ESTATE OF<br/>JOHN JAY STRONG,<br/>Deceased.</div> <div>TO: COOPER ENGLEBRIET and all other persons claiming to be heirs, devisees, grantees, creditors, or otherwise having or claiming an interest in the estate of JOHN JAY STRONG, who died on April 2, 2024.</div> <div>The administration is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Post Office Box 3079, Sarasota, Florida 34230. The file number for the estate is 2024 CP 003993 SC. The estate is testate, and the dates of the decedent's will and any codicils are February 6, 2024.</div> <div>The names and addresses of the personal representative and the personal representative's attorney are set forth below. The fiduciary lawyer-client privilege in Section 90.5021, Florida Statutes, applies with respect to the personal representative and any attorney employed by the personal representative.</div> <div>Any interested person on whom a copy of this notice of administration is served must file with the court or before the date that is 3 months after the date of service of a copy of the Notice of Administration on that person, any objection that challenges the validity of the will or any codicils, venue, or jurisdiction of the court. The 3-month time period may only be extended for estoppel based upon a misstatement by the personal representative regarding the time period within which an objection must be filed. The time period may not be extended for any other reason including affirmative representation, failure to disclose information, or misconduct by the personal representative or any other person. Unless sooner barred by section 733.212(3), Florida Statutes, all objections to the validity of a will or any codicils, venue or the jurisdiction of the court must be filed no later than the</div>   |
| <div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS<br/>IN THE CIRCUIT COURT FOR<br/>SARASOTA COUNTY, FLORIDA<br/>PROBATE DIVISION<br/>File No. 2025-CP-001166-NC<br/>Division: Probate<br/>IN RE: ESTATE OF<br/>ANTHONY CIFERNI<br/>Deceased.</div> <div>The administration of the estate of Anthony Ciferni, deceased, whose date of death was December 7, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main St, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</div> <div>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.</div> <div>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.</div> <div>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.</div> <div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>The date of first publication of this notice is May 23, 2025.</div> <div>Personal Representative:<br/>Beverly Ciferni<br/>840 The Esplanade N., Apt 105<br/>Venice, Florida 34285<br/>Attorney for Personal Representative:<br/>Lori A. Wellbaum, Attorney<br/>Florida Bar Number: 071110<br/>WELLBAUM LAW PA<br/>686 N. Indiana Avenue<br/>Englewood, FL 34223<br/>Telephone: (941) 474-3241<br/>Fax: (941) 475-2927<br/>E-Mail: lori@wellbaumlaw.com<br/>Secondary E-Mail:<br/>anne@wellbaumlaw.com<br/>May 23, 30, 202525-00974S</div> | <div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS<br/>IN THE CIRCUIT COURT FOR<br/>SARASOTA COUNTY,<br/>FLORIDA<br/>PROBATE DIVISION<br/>File No. 2025-CP-001166-NC<br/>Division: Probate<br/>IN RE: ESTATE OF<br/>KEITH M. HAUTLY<br/>Deceased.</div> <div>The administration of the estate of KEITH M. HAUTLY, deceased, whose date of death was December 7, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</div> <div>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.</div> <div>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.</div> <div>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.</div> <div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>The date of first publication of this notice is May 23, 2025.</div> <div>Personal Representative:<br/>NICOLE HAUTLY<br/>706 Simmons Ave.<br/>Sarasota, Florida 34232<br/>Attorney for Personal Representative:<br/>BART SCOVILL, Esquire<br/>Attorney<br/>Florida Bar Number: 0985716<br/>8031 Cooper Creek Blvd.<br/>Suite 101<br/>University Park, FL 34201<br/>Telephone: (941) 365-2253<br/>E-Mail: bart@scovills.com<br/>Secondary E-Mail:<br/>melissa@scovills.com<br/>May 23, 30, 202525-00987S</div> |
| <div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS<br/>IN THE CIRCUIT COURT FOR<br/>SARASOTA COUNTY, FLORIDA<br/>PROBATE DIVISION<br/>File No. 2025CP001520NC<br/>Division: Probate<br/>IN RE: ESTATE OF<br/>H. LISE COOLEY, a/k/a<br/>HUGUETTE LISE COOLEY, a/k/a<br/>HUGHETTE LISE COOLEY,<br/>Deceased.</div> <div>The administration of the estate of H. Lise Cooley, a/k/a Huguette Lise Cooley, a/k/a Huguette Lise Cooley, deceased, whose date of death was August 18, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</div> <div>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.</div> <div>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Com-</div>  | <div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS<br/>IN THE CIRCUIT COURT FOR<br/>SARASOTA COUNTY, FLORIDA<br/>PROBATE DIVISION<br/>File No. 2025CP001520NC<br/>Division: Probate<br/>IN RE: ESTATE OF<br/>H. LISE COOLEY, a/k/a<br/>HUGUETTE LISE COOLEY, a/k/a<br/>HUGHETTE LISE COOLEY,<br/>Deceased.</div> <div>The administration of the estate of H. Lise Cooley, a/k/a Huguette Lise Cooley, a/k/a Huguette Lise Cooley, deceased, whose date of death was August 18, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</div> <div>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.</div> <div>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Com-</div>  |
| <div>SECOND INSERTION</div> <div>NOTICE TO CREDITORS<br/>IN THE CIRCUIT COURT FOR<br/>SARASOTA COUNTY, FLORIDA<br/>PROBATE DIVISION<br/>File No. 2025CP2051NC<br/>Division Probate<br/>IN RE: ESTATE OF<br/>SHARON SUE THOMPSON<br/>Deceased.</div> <div>The administration of the estate of SHARON SUE THOMPSON, deceased, whose date of death was March 20, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Room 102, Sarasota, FL 34327. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</div> <div>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.</div> <div>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,</div>  | <div>SECOND INSERTION</div> <div>NOTICE OF PUBLIC SALE</div> <div>Marine Engineering Services, Inc. gives notice &amp; intent to sell, the following vessel for non-payment of storage fees by FL Statute 328.17 by Michael Robert Rodrigue and George Baker at 1470 12th Street, Sarasota, FL 34236 on 6/11/2025 at 8:30 AM. Said company reserves the right to accept or reject any and all bids.</div> <div>1988 ETY HIN# ETY34628B888</div> <div>May 23, 30, 202525-00994S</div>  |
| <div>SECOND INSERTION</div> <div>NOTICE OF PUBLIC SALE</div> <div>Notice is hereby given that on 06/06/2025, at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1974 FAIR mobile home bearing vehicle identification numbers 244412571 and 244412572 and all personal items located inside the mobile home. Last Tenant: Stuart Solomon Ehrlich, The Estate of Stuart Solomon Ehrlich, All Unknown Beneficiaries, Heirs, Successors, And Assigns of Stuart Solomon Ehrlich, and Unknown Party or Parties in Possession. Sale to be held at: Palm Terrace, 3223 North Lockwood Ridge Road, Sarasota, Florida 34234, 941-355-3411.</div> <div>May 23, 30, 202525-01002S</div>   | <div>SECOND INSERTION</div> <div>NOTICE OF PUBLIC SALE</div> <div>Marine Engineering Services, Inc. gives notice &amp; intent to sell, the following vessel for non-payment of storage fees by FL Statute 328.17 by Michael Robert Rodrigue and George Baker at 1470 12th Street, Sarasota, FL 34236 on 6/11/2025 at 8:30 AM. Said company reserves the right to accept or reject any and all bids.</div> <div>1988 ETY HIN# ETY34628B888</div> <div>May 23, 30, 202525-00994S</div>  |



| -- ACTIONS / SALES --   |  |  |
|---|--|--|
| SECOND INSERTION  |  |  |
| NOTICE OF SALE<br>IN THE COUNTY COURT OF THE<br>12th JUDICIAL CIRCUIT<br>IN AND FOR SARASOTA COUNTY,<br>FLORIDA<br>CASE NO.: 2024-CC-2752<br>TORTUGA HOMEOWNERS<br>ASSOCIATION, INC., a<br>not-for-profit Florida corporation,<br>Plaintiff, vs.<br>VINCENT W. YUNG; UNKNOWN<br>SPOUSE OF VINCENT W. YUNG;<br>AND UNKNOWN TENANT(S),<br>Defendants.<br>NOTICE IS HEREBY GIVEN that,<br>pursuant to the Final Judgment<br>entered in this cause, in the County<br>Court of Sarasota County, Florida,<br>Clerk of Court, will sell all the<br>property situated in Sarasota County,<br>Florida described as:<br>Lot 83, of TORTUGA, according<br>to the Plat thereof as recorded<br>in Plat Book 55, Page 32, of<br>the Public Records of Sarasota<br>County, Florida, and any subse-<br>quent amendments to the afore-<br>said.<br>Property Address: 19577 Fish-<br>hawk Trail, Venice, FL 34293<br>at public sale, to the highest and best<br>bidder, for cash, via Internet at www.<br>sarasota.realforeclose.com at 9:00 A.M.<br>on June 11, 2025<br>IF THIS PROPERTY IS SOLD AT<br>PUBLIC AUCTION, THERE MAY BE<br>ADDITIONAL MONEY FROM THE<br>SALE AFTER PAYMENT OF PER-   |  |  |
| SONS WHO ARE ENTITLED TO BE<br>PAID FROM THE SALE PROCEEDS<br>PURSUANT TO THIS FINAL JUDG-<br>MENT.<br>IF YOU ARE A SUBORDINATE<br>LIENHOLDER CLAIMING A<br>RIGHT TO FUNDS REMAINING<br>AFTER THE SALE, YOU MUST<br>FILE A CLAIM WITH THE CLERK<br>NO LATER THAN 60 DAYS AFTER<br>THE SALE. IF YOU FAIL TO FILE A<br>CLAIM, YOU WILL NOT BE ENTIT-<br>LED TO ANY REMAINING FUNDS.<br>If you are a person with a dis-<br>ability who needs any accommoda-<br>tion in order to participate in this<br>proceeding, you are entitled, at no<br>cost to you, to the provision of cer-<br>tain assistance. Please contact the<br>Sarasota County Jury Office, P.O. Box<br>3079, Sarasota, Florida 34230-3079,<br>(941)861-7400, at least seven (7) days<br>before your scheduled court appear-<br>ance, or immediately upon receiving<br>this notification if the time before<br>the scheduled appearance is less than<br>seven (7) days; if you are hearing or<br>voice impaired, call 711.<br>MANKIN LAW GROUP<br>By BRANDON K. MULLIS, ESQ.<br>Attorney for Plaintiff<br>E-Mail:<br>Service@MankinLawGroup.com<br>2535 Landmark Drive, Suite 212<br>Clearwater, FL 33761<br>(727) 725-0559<br>FBN: 0023217<br>May 23, 30, 202525-00991S  |  |  |
| THIRD INSERTION   |  |  |
| NOTICE OF ACTION<br>TERMINATION OF PARENTAL<br>RIGHTS<br>IN THE CIRCUIT COURT OF THE<br>12TH JUDICIAL CIRCUIT<br>IN AND FOR SARASOTA COUNTY<br>CASE NO. 2024DPO00024NC<br>IN THE INTEREST OF:<br>C.K.C. DOB: 8/18/2021<br>C.F.C. DOB: 7/12/2022<br>Minor Children<br>TO: Tyler Crosby, address unknown<br>YOU ARE HEREBY NOTIFIED<br>that the State of Florida, Department<br>of Children and Families, has filed a<br>Petition to terminate your parental<br>rights and permanently commit the<br>following children for adoption: C.K.C.<br>born on 8/18/2021 and C.F.C. born on<br>7/12/2022. You are hereby commanded<br>to appear on July 2, 2025, at 10:00 AM<br>before the Honorable Andrea McHugh<br>at the Sarasota Courthouse, 2000 Main<br>Street Courtroom 6B Sarasota, FL<br>34237, for an ADVISORY HEARING.<br>FAILURE TO PERSONALLY AP-<br>PEAR AT THIS ADVISORY HEAR-<br>ING CONSTITUTES CONSENT TO   |  |  |
| THE TERMINATION OF PARENTAL<br>RIGHTS OF THESE CHILDREN.<br>IF YOU FAIL TO APPEAR ON THE<br>DATE AND TIME SPECIFIED, YOU<br>MAY LOSE ALL LEGAL RIGHTS<br>AS A PARENT TO THE CHILDREN<br>NAMED IN THIS NOTICE.<br>If you are a person with a disability<br>who needs any accommodation in order<br>to participate in this proceeding,<br>you are entitled, at no cost to you,<br>to the provision of certain assistance.<br>Please contact the Sarasota County<br>Jury Office, P.O. Box 3079, Sarasota,<br>Florida 34230-3079, (941)861-7400,<br>at least seven (7) days before your<br>scheduled court appearance, or imme-<br>diately upon receiving this notification<br>if the time before the scheduled ap-<br>pearance is less than seven (7) days;<br>if you are hearing or voice impaired,<br>call 711.<br>Karen E. Rushing,<br>Clerk of Circuit Court<br>Sarasota County, Florida<br>(SEAL) Deputy Clerk 4/30/2025<br>May 16, 23, 30; June 6, 2025<br>25-00950S   |  |  |
| SECOND INSERTION  |  |  |
| NOTICE OF SALE<br>IN THE COUNTY COURT OF THE<br>TWELFTH JUDICIAL CIRCUIT<br>IN AND FOR SARASOTA COUNTY,<br>FLORIDA<br>CASE NO. 2024 CC 004572 NC<br>HIDDEN LAKE VILLAGE OF<br>SARASOTA, INC., a Florida<br>not-for-profit corporation,<br>Plaintiff, vs.<br>TODD DOWNING, IF LIVING, and<br>IF DECEASED, THE UNKNOWN<br>HEIRS, DEVISEES, GRANTEES,<br>ASSIGNEES, CREDITORS,<br>LIENORS, TRUSTEES, OR<br>OTHERS CLAIMING BY,<br>THROUGH OR UNDER TODD<br>DOWNING, DECEASED; TENANT<br>OR OCCUPANT #1, AS UNKNOWN<br>TENANT OR OCCUPANT IN<br>POSSESSION; and TENANT OR<br>OCCUPANT #2, AS UNKNOWN<br>TENANT OR OCCUPANT IN<br>POSSESSION; MATTHEW E.<br>DOWNING and NATHANIEL<br>BISHOP DOWNING,<br>Defendants.<br>NOTICE IS HEREBY GIVEN<br>pursuant to the Summary Final<br>Judgment of Foreclosure as to Count<br>I entered in the above styled Case<br>Number 2024 CC 004572 NC, in the<br>County Court of Sarasota, Florida,<br>that the Clerk of Court for Sarasota<br>County will sell the following real<br>property, in Sarasota County, Florida,<br>described as:<br>Unit 2704-C, HIDDEN LAKE<br>VILLAGE, a Condominium ac-<br>cording to the Declaration there-<br>of as recorded in Official Records<br>Book 1368, Page 1482 through<br>1546, inclusive, as thereafter<br>amended, and as per Plat thereof<br>recorded in Condominium Book<br>14, Pages 16, 16A through 16H,<br>inclusive, as thereafter amended,<br>of the Public Records of Sarasota<br>County, Florida, together with an<br>undivided interest in the com-<br>mon elements.<br>With an address of 2704 Hidden<br>Lake Boulevard, Unit C, Sarasota, FL<br>34237 at public sale, to the highest<br>and best bidder for cash via Internet<br>at: www.sarasota.realforeclose.com on<br>September 16, 2025 at 9:00 am. The<br>highest bidder shall immediately post<br>with the Clerk, a deposit equal to 5% of<br>the final bid. The deposit must be cash<br>or cashier's check payable to the Clerk<br>of Court. Final payment must be made<br>on or before 5:00 p.m. of the day of the<br>sale by cash or cashier's check.<br>IF THIS PROPERTY IS SOLD AT<br>PUBLIC AUCTION, THERE MAY BE |  |  |
| ADDITIONAL MONEY FROM THE<br>SALE AFTER PAYMENT OF PER-<br>SONS WHO ARE ENTITLED TO BE<br>PAID FROM THE SALE PROCEEDS<br>PURSUANT TO THIS FINAL JUDG-<br>MENT.<br>IF YOU ARE THE PROPERTY<br>OWNER, YOU MAY CLAIM THESE<br>FUNDS YOURSELF. YOU ARE NOT<br>REQUIRED TO HAVE A LAWYER<br>OR ANY OTHER REPRESENTA-<br>TION AND YOU DO NOT HAVE TO<br>ASSIGN YOUR RIGHTS TO ANY-<br>ONE ELSE IN ORDER FOR YOU TO<br>CLAIM ANY MONEY TO WHICH<br>YOU ARE ENTITLED. PLEASE<br>CHECK WITH THE CLERK OF THE<br>COURT OF SARASOTA COUNTY,<br>WITHIN TEN (10) DAYS AFTER THE<br>SALE TO SEE IF THERE IS ADDI-<br>TIONAL MONEY FROM THE FORE-<br>CLOSURE SALE THAT THE CLERK<br>HAS IN THE REGISTRY OF THE COURT.<br>IF YOU ARE A SUBORDINATE<br>LIENHOLDER CLAIMING A RIGHT<br>TO FUNDS REMAINING AFTER<br>THE SALE, IF ANY, YOU MUST FILE<br>A CLAIM WITH THE CLERK NO<br>LATER THAN THE DATE THAT THE<br>CLERK REPORTS THE FUNDS AS<br>UNCLAIMED. IF YOU FAIL TO FILE<br>A TIMELY CLAIM, YOU WILL NOT<br>BE ENTITLED TO ANY REMAINING<br>FUNDS.<br>If you are a person with a dis-<br>ability who needs any accommoda-<br>tion in order to participate in this<br>proceeding, you are entitled, at no<br>cost to you, to the provision of cer-<br>tain assistance. Please contact the<br>Sarasota County Jury Office, P.O. Box<br>3079, Sarasota, Florida 34230-3079,<br>(941)861-7400, at least seven (7) days<br>before your scheduled court appear-<br>ance, or immediately upon receiving<br>this notification if the time before<br>the scheduled appearance is less than<br>seven (7) days; if you are hearing or<br>voice impaired, call 711.<br>/s/ Michelle A. Rowe<br>MICHELLE A. ROWE, ESQUIRE<br>JOHN PAUL JABRO, ESQUIRE<br>Florida Bar No. 1049661<br>The Law Offices of<br>Lobeck & Rowe, P.A.<br>2033 Main Street, Suite 403<br>Sarasota, Florida 34237-6063<br>(941) 955-5622 / Fax: (941) 951-1469<br>Designated E-Mail Addresses:<br>Primary: mrowe@lobeckrowe.com<br>Secondary: jjabro@lobeckrowe.com<br>Tertiary: dnolf@lobeckrowe.com<br>Attorneys for Plaintiff<br>May 23, 30, 202525-00984S   |  |  |
| SECOND INSERTION  |  |  |
| NOTICE OF FORECLOSURE SALE<br>IN THE CIRCUIT COURT<br>OF THE TWELFTH<br>JUDICIAL CIRCUIT<br>IN AND FOR SARASOTA COUNTY,<br>FLORIDA<br>CASE NO.: 2022 CA 003968 NC<br>BRADFORD MANOR<br>TOWNHOMES ASSOCIATION,<br>INC., a Florida not for profit<br>corporation,<br>Plaintiff, v.<br>LINDA ANN RUCKER, et al.,<br>Defendant(s).<br>Notice is hereby given pursuant<br>to the Consent Final Judgment of<br>Foreclosure entered on May 19, 2025<br>in the above-styled Case Number<br>2022 CA 003968 NC in the Circuit<br>Court of SARASOTA, Florida, that<br>the Clerk of Court shall sell the<br>following property, in SARASOTA<br>County, Florida, described as:<br>Lot 171, BRADFORD MANOR<br>ADDITION, according to the<br>plat thereof as recorded in Plat<br>Book 52, Pages 93 and 94, Pub-<br>lic Records of Sarasota County,<br>Florida.<br>Property address of 1045 Grantham<br>Way, Sarasota, FL 34234 ("Lot 171").<br>at public sale, to the highest and best   |  |  |
| bidder for cash, at www.sarasota.<br>realforeclose.com, at 9:00 A.M. on<br>JULY 1, 2025. The highest bidder<br>shall immediately post with the Clerk,<br>a deposit equal to 5% of the final bid.<br>The deposit must be cash or cashier's<br>check payable to the Clerk of Court<br>and will be applied to the sale price<br>at the time of final payment. Final<br>payment must be made on or before<br>5:00 p.m. of the day of the sale by<br>cash or cashier's check.<br>Any person claiming an interest in<br>the surplus from the sale, if any, other<br>than the property owner as of the date<br>of the lis pendens must file a claim<br>within sixty (60) days after the sale.<br>If you are a person with a disabili-<br>ty who needs any accommodation in<br>order to participate in this proceeding,<br>you are entitled, at no cost to you, to<br>the provision of certain assistance.<br>Please contact the Sarasota County Jury<br>Office, P.O. Box 3079, Sarasota, Florida<br>34230-3079, (941)861-7400, at least<br>seven (7) days before your scheduled<br>court appearance, or immediately upon<br>receiving this notification if the time<br>before the scheduled appearance is less<br>than seven (7) days; if you are hearing<br>or voice impaired, call 711.<br>By: Thomas A. Marino, Esquire<br>May 23, 30, 202525-01008S  |  |  |
| SECOND INSERTION  |  |  |
| NOTICE OF FORECLOSURE SALE<br>IN THE CIRCUIT COURT OF THE<br>12TH JUDICIAL CIRCUIT, IN AND<br>FOR SARASOTA COUNTY, FLORIDA<br>CIVIL DIVISION:<br>CASE NO.: 2024 CA 003392 NC<br>METROPOLITAN LIFE<br>INSURANCE COMPANY,<br>Plaintiff, vs.<br>UNKNOWN HEIRS,<br>BENEFICIARIES, DEVISEES,<br>ASSIGNEES, LIENORS,<br>CREDITORS, TRUSTEES AND ALL<br>OTHERS WHO MAY CLAIM AN<br>INTEREST IN THE ESTATE OF<br>SHIRLEY R. FELCH; STEPHEN<br>HAL FELCH; KURTIS JAMES<br>ISBELL; TODD ANTHONY<br>ISBELL; STEPHANIE LEE<br>FELCH; UNKNOWN TENANT IN<br>POSSESSION OF THE SUBJECT<br>PROPERTY,<br>Defendants.<br>NOTICE IS HEREBY GIVEN<br>pursuant to an Order or Final<br>Judgment entered in the above styled<br>cause now pending in said court<br>and as required by Florida Statute<br>45.031(2), KAREN E. RUSHING as<br>the Clerk of the Circuit Court shall<br>sell to the highest and best bidder for<br>cash electronically at www.sarasota.<br>realforeclose.com at, 9:00 AM on the<br>27 day of June, 2025, the following<br>described property as set forth in said<br>Final Judgment, to wit:<br>LOT 1, DEER CREEK COVE,<br>AS PER PLAT THEREOF, RE-<br>CORDED IN PLAT BOOK 10,<br>PAGE 50, OF THE PUBLIC RE-<br>CORDS OF SARASOTA COUN-<br>TY, FLORIDA, ALSO, BOAT<br>CANAL LOT 1, LYING ON THE<br>EAST END OF A BOAT CANAL<br>AS SHOWN ON SAID PLAT.<br>PROPERTY ADDRESS: 690S<br>S OXFORD DRIVE, ENGLE-  |  |  |
| WOOD, FL 34223<br>IF YOU ARE A PERSON CLAIMING<br>A RIGHT TO FUNDS REMAINING<br>AFTER THE SALE, YOU MUST<br>FILE A CLAIM WITH THE CLERK<br>NO LATER THAN THE DATE THAT<br>THE CLERK REPORTS THE FUNDS<br>AS UNCLAIMED. IF YOU FAIL TO<br>FILE A CLAIM, YOU WILL NOT BE<br>ENTITLED TO ANY REMAINING<br>FUNDS. AFTER THE FUNDS ARE<br>REPORTED AS UNCLAIMED, ONLY<br>THE OWNER OF RECORD AS OF<br>THE DATE OF THE LIS PENDENS<br>MAY CLAIM THE SURPLUS.<br>If you are a person with a dis-<br>ability who needs any accommoda-<br>tion in order to participate in this<br>proceeding, you are entitled, at no<br>cost to you, to the provision of cer-<br>tain assistance. Please contact the<br>Sarasota County Jury Office, P.O. Box<br>3079, Sarasota, Florida 34230-3079,<br>(941)861-7400, at least seven (7) days<br>before your scheduled court appear-<br>ance, or immediately upon receiving<br>this notification if the time before<br>the scheduled appearance is less than<br>seven (7) days; if you are hearing or<br>voice impaired, call 711.<br>Dated this 06 day of May 2025.<br>By: /s/ Lindsay Maisonet<br>Lindsay Maisonet, Esq.<br>Bar Number: 93156<br>Submitted by:<br>De Cubas & Lewis, P.A.<br>PO Box 5026<br>Fort Lauderdale, FL 33310<br>Telephone: (954) 453-0365<br>Facsimile: (954) 771-6052<br>Toll Free: 1-800-441-2438<br>DESIGNATED PRIMARY E-MAIL<br>FOR SERVICE PURSUANT TO FLA.<br>R. JUD. ADMIN 2.516<br>eservice@decubaslewis.com<br>24-00388<br>May 23, 30, 202525-00975S  |  |  |
| SECOND INSERTION  |  |  |
| NOTICE OF SALE<br>PURSUANT TO CHAPTER 45<br>IN THE CIRCUIT COURT OF THE<br>TWELFTH JUDICIAL CIRCUIT IN<br>AND FOR SARASOTA COUNTY,<br>FLORIDA.<br>CIVIL DIVISION<br>CASE NO.<br>582024CA005699XXXANC<br>NEWREZ LLC D/B/A SHELL-<br>POINT MORTGAGE SERVICING,<br>Plaintiff, vs.<br>JAMES KELLY; VALENCIA LAKES<br>OWNERS ASSOCIATION, INC.;<br>UNKNOWN TENANT NO. 1; UN-<br>KNOWN TENANT NO. 2; and ALL<br>UNKNOWN PARTIES<br>CLAIMING INTERESTS BY,<br>THROUGH, UNDER OR AGAINST<br>A NAMED DEFENDANT TO THIS<br>ACTION, OR HAVING OR<br>CLAIMING TO HAVE ANY RIGHT,<br>TITLE OR INTEREST IN THE<br>PROPERTY HEREIN DESCRIBED,<br>Defendant(s).<br>NOTICE IS HEREBY GIVEN<br>pursuant to an Order or Summary<br>Final Judgment of foreclosure dated<br>May 1, 2025, and entered in Case<br>No. 582024CA005699XXXANC of<br>the Circuit Court in and for Sarasota<br>County, Florida, wherein NEWREZ<br>LLC D/B/A SHELL.POINT<br>MORTGAGE SERVICING is Plaintiff<br>and JAMES KELLY; VALENCIA<br>LAKES OWNERS ASSOCIATION,<br>INC.; UNKNOWN TENANT NO. 1;<br>UNKNOWN TENANT NO. 2;<br>and ALL UNKNOWN PARTIES<br>CLAIMING INTERESTS BY,<br>THROUGH, UNDER OR AGAINST<br>A NAMED DEFENDANT TO<br>THIS ACTION, OR HAVING OR<br>CLAIMING TO HAVE ANY RIGHT,<br>TITLE OR INTEREST IN THE<br>PROPERTY HEREIN DESCRIBED,<br>are Defendants, KAREN E.<br>RUSHING, Clerk of the Circuit<br>Court, will sell to the highest and<br>best bidder for cash www.sarasota.<br>realforeclose.com, 9:00 a.m., on July<br>1, 2025 , the following described<br>property as set forth in said Order or<br>Final Judgment, to-wit:   |  |  |
| LOT 20, VALENCIA LAKES,<br>AS PER PLAT THEREOF RE-<br>CORDED IN PLAT BOOK<br>43, PAGES 47 AND 47A<br>THROUGH 47E, OF THE PUB-<br>LIC RECORDS OF SARASOTA<br>COUNTY, FLORIDA.<br>ANY PERSON CLAIMING AN<br>INTEREST IN THE SURPLUS FROM<br>THE SALE, IF ANY, OTHER THAN<br>THE PROPERTY OWNER AS OF<br>THE DATE OF THE LIS PENDENS<br>MUST FILE A CLAIM BEFORE THE<br>CLERK REPORTS THE SURPLUS<br>AS UNCLAIMED. THE COURT, IN<br>ITS DISCRETION, MAY ENLARGE<br>THE TIME OF THE SALE. NOTICE<br>OF THE CHANGED TIME OF<br>SALE SHALL BE PUBLISHED AS<br>PROVIDED HEREIN.<br>Pursuant to Florida Statute<br>45.031(2), this notice shall be published<br>twice, once a week for two consecutive<br>weeks, with the last publication being at<br>least 5 days prior to the sale.<br>If you are a person with a dis-<br>ability who needs any accommodation<br>in order to participate in this proceed-<br>ing, you are entitled, at no cost to you,<br>to the provision of certain assistance.<br>Please contact the Sarasota County<br>Jury Office, P.O. Box 3079, Sarasota,<br>Florida 34230-3079, (941)861-7400, at<br>least seven (7) days before your sched-<br>uled court appearance, or immediately<br>upon receiving this notification if the<br>time before the scheduled appearance<br>is less than seven (7) days; if you are<br>hearing or voice impaired, call 711.<br>DATED May 8, 2025.<br>By: /s/ Ian Dolan<br>Ian C. Dolan<br>Florida Bar No.: 757071<br>Roy Diaz, Attorney of Record<br>Florida Bar No. 767700<br>Diaz Anselmo & Associates, P.A.<br>Attorneys for Plaintiff<br>499 NW 70th Ave., Suite 309<br>Fort Lauderdale, FL 33317<br>Telephone: (954) 564-0071<br>Facsimile: (954) 564-9252<br>Service E-mail: answers@dallegal.com<br>1496-207118 / BJB<br>May 23, 30, 202525-00976S  |  |  |
| SECOND INSERTION  |  |  |
| NOTICE OF ACTION<br>IN THE CIRCUIT COURT OF THE<br>TWELFTH JUDICIAL CIRCUIT OF<br>FLORIDA IN AND FOR<br>SARASOTA COUNTY<br>GENERAL JURISDICTION<br>DIVISION<br>CASE NO. 2025 CA 000897 NC<br>LAKEVIEW LOAN SERVICING,<br>LLC,<br>Plaintiff, vs.<br>JAN K GALBRETH, II, et al.,<br>Defendant.<br>To: JAN K GALBRETH, II<br>5211 NOLTING TERRACE, NORTH<br>PORT, FL 34286<br>LAST KNOWN ADDRESS STATED,<br>CURRENT RESIDENCE UNKNOWN<br>YOU ARE HEREBY NOTIFIED that<br>an action to foreclose Mortgage cover-<br>ing the following real and personal<br>property described as follows, to-wit:<br>LOT 16, BLOCK 1548, THIRTY-<br>FIRST ADDITION TO PORT<br>CHARLOTTE SUBDIVISION,<br>A SUBDIVISION ACCORDING<br>TO THE PLAT THEREOF, AS<br>RECORDED IN PLAT BOOK<br>15, PAGES 15, 15A THROUGH<br>15F, OF THE PUBLIC RE-<br>CORDS OF SARASOTA COUN-<br>TY, FLORIDA.<br>has been filed against you and you are   |  |  |
| required to file a copy of your written<br>defenses, if any, to it on Morgan B Lea,<br>Esq. McCalla Raymer Leibert Pierce,<br>LLP, 225 East Robinson Street, Suite<br>155, Orlando, FL 32801 and file the<br>original with the Clerk of the above-<br>styled Court 30 days from the first<br>publication, otherwise a Judgment may<br>be entered against you for the relief de-<br>manded in the Complaint.<br>If you are a person with a disabili-<br>ty who needs any accommodation in<br>order to participate in this proceed-<br>ing, you are entitled, at no cost to you,<br>to the provision of certain assistance.<br>Please contact the Sarasota County<br>Jury Office, P.O. Box 3079, Sarasota,<br>Florida 34230-3079, (941)861-7400, at<br>least seven (7) days before your sched-<br>uled court appearance, or immediately<br>upon receiving this notification if the<br>time before the scheduled appearance<br>is less than seven (7) days; if you are<br>hearing or voice impaired, call 711.<br>WITNESS my hand and seal of said<br>Court on the 13 day of May, 2025.<br>KAREN E. RUSHING<br>CLERK OF COURT OF<br>SARASOTA COUNTY<br>(SEAL) BY: G Kopinsky<br>Deputy Clerk<br>23-07325FL<br>May 23, 30, 202525-00978S  |  |  |
| SECOND INSERTION  |  |  |
| NOTICE OF SALE<br>IN THE COUNTY COURT OF THE<br>12th JUDICIAL CIRCUIT<br>IN AND FOR SARASOTA COUNTY,<br>FLORIDA<br>CASE NO. 2024-CC-880<br>RAPALO HOMEOWNERS'<br>ASSOCIATION, INC., a<br>not-for-profit Florida corporation,<br>Plaintiff, vs.<br>KAREN ZAHARATOS; UNKNOWN<br>SPOUSE OF KAREN ZAHARATOS;<br>AND UNKNOWN TENANT(S),<br>Defendants.<br>NOTICE IS HEREBY GIVEN that,<br>pursuant to the Final Judgment<br>entered in this cause, in the County<br>Court of Sarasota County, Florida,<br>Clerk of Court, will sell all the<br>property situated in Sarasota County,<br>Florida described as:<br>Lot 97, RAPALO, according<br>to the Plat thereof as recorded<br>in Plat Book 49, Page 48, of<br>the Public Records of Sarasota<br>County, Florida, and any subse-<br>quent amendments to the afore-<br>said.<br>A/K/A Property Address: 9028<br>Excelsior Loop, Venice, FL<br>34293<br>at public sale, to the highest and best<br>bidder, for cash, via Internet at www.<br>sarasota.realforeclose.com at 9:00 A.M.<br>on June 11, 2025<br>IF THIS PROPERTY IS SOLD AT<br>PUBLIC AUCTION, THERE MAY BE<br>ADDITIONAL MONEY FROM THE   |  |  |
| SALE AFTER PAYMENT OF PER-<br>SONS WHO ARE ENTITLED TO BE<br>PAID FROM THE SALE PROCEEDS<br>PURSUANT TO THIS FINAL JUDG-<br>MENT.<br>IF YOU ARE A SUBORDINATE<br>LIENHOLDER CLAIMING A<br>RIGHT TO FUNDS REMAINING<br>AFTER THE SALE, YOU MUST<br>FILE A CLAIM WITH THE CLERK<br>NO LATER THAN 60 DAYS AFTER<br>THE SALE. IF YOU FAIL TO FILE A<br>CLAIM, YOU WILL NOT BE ENTIT-<br>LED TO ANY REMAINING FUNDS.<br>If you are a person with a dis-<br>ability who needs any accommodation in<br>order to participate in this proceeding,<br>you are entitled, at no cost to you, to<br>the provision of certain assistance.<br>Please contact the Sarasota County Jury<br>Office, P.O. Box 3079, Sarasota, Florida<br>34230-3079, (941)861-7400, at least<br>seven (7) days before your scheduled<br>court appearance, or immediately upon<br>receiving this notification if the time<br>before the scheduled appearance is less<br>than seven (7) days; if you are hearing<br>or voice impaired, call 711.<br>MANKIN LAW GROUP<br>By BRANDON K. MULLIS, ESQ.<br>Attorney for Plaintiff<br>E-Mail:<br>Service@MankinLawGroup.com<br>2535 Landmark Drive, Suite 212<br>Clearwater, FL 33761<br>(727) 725-0559<br>FBN: 0023217<br>May 23, 30, 202525-00992S   |  |  |
| SECOND INSERTION  |  |  |
| NOTICE OF SALE<br>IN THE CIRCUIT CIVIL COURT OF<br>THE TWELFTH JUDICIAL CIRCUIT<br>OF FLORIDA, IN AND FOR<br>SARASOTA COUNTY<br>CIVIL DIVISION<br>Case No. 58-2024-CA-003838<br>Division C<br>SOUTHSTATE BANK, N.A.<br>Plaintiff, vs.<br>KEVIN J BOEVE AKA KEVIN<br>BOEVE, ELIZABETH BOEVE;<br>KEVIN J BOEVE AKA KEVIN<br>BOEVE, AND UNKNOWN<br>TENANTS/OWNERS,<br>Defendants.<br>Notice is hereby given, pursuant to<br>Final Judgment of Foreclosure for<br>Plaintiff entered in this cause on<br>January 14, 2025, in the Circuit Court<br>of Sarasota County, Florida, Karen E.<br>Rushing, Clerk of the Circuit Court,<br>will sell the property situated in<br>Sarasota County, Florida described<br>as:<br>BEGIN AT A POINT WHERE<br>THE SOUTHERNMOST LINE<br>OF LOT 30, PLAMORE SUBDI-<br>VISION, ACCORDING TO THE<br>PLAT THEREOF, RECORDED<br>IN PLAT BOOK 6, PAGE 30, OF<br>THE PUBLIC RECORDS OF<br>SARASOTA COUNTY, FLORI-<br>DA, INTERSECTS THE RIGHT<br>OF WAY LINE OF ROSE<br>STREET; THENCE NORTH<br>AND WEST ALONG THE ARC<br>OF A CURVE, WHOSE RADI-<br>US IS 50 FEET, A CHORD DIS-<br>TANCE OF 41 FEET; THENCE<br>N 57°06' E, ALONG A LINE<br>PARALLEL TO THE NORTH-<br>WESTERLY LINE OF SAID<br>LOT 30, AND 10 FEET THERE-<br>FROM, A DISTANCE OF 56.8<br>FEET; THENCE S 62°54' E,<br>75 FEET, MORE OR LESS,<br>TO THE WATERS OF A BOAT CA-<br>NAL; THENCE SOUTHWEST-<br>ERLY ALONG SAID CANAL,<br>TO ITS INTERSECTION WITH<br>THE SOUTHERNMOST LIEN<br>OF SAID LOT 30; THENCE N<br>62°54' W, ALONG SAID LINE<br>90 FEET, MORE OR LESS,<br>TO THE POINT OF BEGIN-<br>NING. ALSO: BEGIN AT A<br>POINT WHERE THE SOUTH-<br>ERNMOST LINE OF LOT 30,<br>PLAMORE SUBDIVISION,<br>INTERSECTS THE RIGHT OF  |  |  |
| WAY LINE OF ROSE STREET;<br>THENCE S 62°54' E, ALONG<br>SAID SOUTHERNMOST LINE<br>OF LOT 30, A DISTANCE OF<br>90 FEET, MORE OR LESS,<br>TO THE WATERS OF A BOAT<br>CANAL; THENCE SOUTH-<br>WESTERLY ALONG SAID<br>CANAL 22 FEET, MORE OR<br>LESS; THENCE N 62°54' W,<br>PARALLEL TO SAID SOUTH-<br>ERNMOST LINE OF LOT<br>30, AND 21.17 FEET THERE-<br>FROM, A DISTANCE OF 101<br>FEET, MORE OR LESS, TO<br>THE POINT OF INTERSEC-<br>TION OF SAID LINE, AND<br>THE EASTERLY RIGHT OF<br>WAY LINE OF ROSE STREET;<br>THENCE NORTHEASTERLY<br>ALONG SAID RIGHT OF WAY<br>LINE; AND THE ARC OF A<br>CURVE, HAVING A RADIUS<br>OF 50 FEET, A DISTANCE OF<br>22.47 FEET TO THE POINT OF<br>BEGINNING, ALL LYING AND<br>BEING IN SARASOTA COUN-<br>TY, FLORIDA.<br>and commonly known as: 120 ROSE<br>STREET, VENICE, FL 34293;<br>including the building, appurtenances,<br>and fixtures located therein, at public<br>sale, to the highest and best bidder, for<br>cash, www.sarasota.realforeclose.com,<br>on July 2, 2025 at 9:00 A.M..<br>Any persons claiming an interest in<br>the surplus from the sale, if any, other<br>than the property owner as of the date<br>of the lis pendens must file a claim<br>before the clerk reports the surplus as<br>unclaimed.<br>If you are a person with a dis-<br>ability who needs any accommodation<br>in order to participate in this proceed-<br>ing, you are entitled, at no cost to you,<br>to the provision of certain assistance.<br>Please contact the Sarasota County<br>Jury Office, P.O. Box 3079, Sarasota,<br>Florida 34230-3079, (941)861-7400, at<br>least seven (7) days before your sched-<br>uled court appearance, or immediately<br>upon receiving this notification if the<br>time before the scheduled appearance<br>is less than seven (7) days; if you are<br>hearing or voice impaired, call 711.<br>Dated this May 19, 2025<br>By: /s/ David R. Byars<br>David R. Byars<br>Attorney for Plaintiff<br>F327486/2426378/CMP<br>May 23, 30, 202525-01000S   |  |  |