Public Notices



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

JUNE 13 - JUNE 19, 2025

PINELLAS COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FICTITIOUS NAME NOTICE

PAGE 17

Notice is hereby given that MARK LESLIE BYRNE, OWNER, desiring to engage in business under the fictitious name of TAMPA BAY PARTY AND BALLOON located at 906 CASLER AVE , CLEARWATER, FLORIDA 33755 intends to register the said name in PINELLAS county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. June 13, 2025 25-02531N

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO F.S. §865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Foxworth Jewelry, located at 24 Booth Blvd., in the City of Safety Harbor, County of Pinellas, State of FL, 34695, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated this 5 of June, 2025. Sheryl Marie Foxworth Krajcik 24 Booth Blvd. Safety Harbor, FL 34695 June 13, 2025 25-02454N

NOTICE OF PUBLIC SALE Kotakis Towing + Recovery LLC gives notice that on at 08:00 AM the following vehicles may be sold by public sale

13217 Automobile Blvd Clearwater Florida 33762 to satisfy lien for the amount owed on each vehicle for any recovery, towing, or storage services charges and administrative fees allowed pursuant to Florida Statute 713.78. 1D7RBTGT8AS134432 2010 Dodge June 13, 2025 25-02459N

FIRST INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on 06/27/2025, at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1978 PALM mobile home bearing vehicle identification number 15464 and all personal items located inside the mobile home. Last Tenant: The Estate of Maureen Pearl Castleberry; All Unknown Beneficiaries, Heirs, Successors, and Assigns of Maureen Pearl Castleberry; Holly Anne Jones and Unknown Party or Parties in Possession. Sale to be held at: Cardinal Court MHP, 10545 Seminole Boulevard, Largo, Florida 33778, 727-247-9991. 25-02517N June 13, 20, 2025

FIRST INSERTION NOTICE OF PUBLIC SALE

TROPICANA MINI STORAGE - LARGO, located at 220 Belcher Rd., Largo, FL 33771, gives notice that the following units will be advertised and sold by competitive bidding on www.storagetreasures.com to satisfy the owner's lien. #E075 - Mae Borasio, #G230 - Hillaire Sarjeant, #G251 Samantha Patino The bidding will CONCLUDE and the Lien sale will be deemed COMPLETE upon the owner's acceptance of a bid on June 30th, 2025 @ 11:00 AM. Purchases must be made with cash only and paid at the above referenced facility to finalize the transaction. Tropicana Mini Storage - Largo may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. June 13, 20, 2025 25-02516N

FIRST INSERTION

NOTICE OF PUBLIC SALE TROPICANA STORAGE, 29712 US Hwy 19 N, Clearwater, FL 33761 gives notice that the following units will be advertised and sold by competitive bidding on www. storagetreasures.com to satisfy the owner's lien. #0092 Terry Banks, #0646 Lyn Mitchell, #U019 Tanner Pittman

#0942 Greenleaf Title, LLC/Clifford Gephart , #0500 Charlenea Williams The bidding will CONCLUDE, and the Lien sale will be deemed Complete upon the owner's acceptance of a bid on June 30, 2025 @ 11:00am.

Purchases must be made in cash only and paid for at Tropicana Storage to complete the transaction. Tropicana Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. 25-02513N June 13, 20, 2025

FIRST INSERTION

Pinellas County Sheriff's Office Property & Evidence Unclaimed Abandoned or Lost Property, Unclaimed Evidence

Pursuant to State Statute 705, any unclaimed abandoned or lost property, or unclaimed evidence stored by the Pinellas County Sheriff's Office, may be destroyed, retained for agency use, donated to a charitable organization, surrendered to the finder, sold at public auction, or traded to another government unit.

Types of property received between 05/01/2025 - 05/31/2025: BICYCLE, BICYCLE PART, BRACELET, CAMERA/VIDEO CAMERA, CARDS (OTHER), CELLULAR PHONE, CHECK/MONEY ORDER, CLOTHING ACCES-SORY, EARRINGS, ELECTRONIC DEVICE, EQUIP/TOOL, FOOTWEAR, GUN, GUN AMMO, GUN CASE/HOLSTER/ACCESSOR, GUN CLIP/ SPEED LOADER. GUN PARTS, HOUSEHOLD FURNITURE/GOODS, KNIFE/SWORD, MEDI-CAL EQUIPMENT, OFFICE EQUIPMENT, PURSE/POUCH/PACK, RING, SPORTS EQUIPMENT, SUNGLASSES/EYEGLASSES, US CURRENCY, WAL-LET. WATCH

The Pinellas County Sheriff's Office uses the services of PropertyRoom.com Auction Company. Please contact them for further information regarding time of any sale or the viewing of any property.

Visit Property Room.com at http://www.propertyroom.com June 13, 20, 2025

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25-02518N

FIRST INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on 07/08/2025 at 11 00 a m the following vessel may be sold at public sale for storage charges to Florida Statute 328.17 tenant CALLAHAN ROBERT ALAN ANDREWS 1982 27ft CTY Sailboat HIN # CTYL5019M82D FL4804RZ vessel may be released prior to the Sale. Held at Island Harbor Marina LLC 123 Orange St. Palm Harbor Fl. 34683 Island Harbor Marina LLC reserves the right to accept /reject any or all bids June 13, 20, 2025 25-02505N

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 Nine Tails Gambit located at 7901 4th St N STE 300 in the City of St. Petersburg, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Carlos G. Plantada

June 13, 2025 25-02527N

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 CONSULTME.TECH located at PO BOX 3755 in the City of SEMINOLE. Pinellas County, FL 33775 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 6th day of June, 2025. CASHBEAR CONSULTING INC THOMAS LATTO 25-02483N June 13, 2025

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO F.S. §865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Smile Solutions Modern Dental Arts, located at 10225 Ulmerton RD STE 4C, in the City of Largo, County of Pinellas, State of FL, 33771, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated this 5 of June, 2025. Amanda Puustinen DMD PA 10225 Ulmerton RD STE 4C Largo, FL 33771 June 13, 2025 25-02455N

NOTICE OF PUBLIC SALE TRI J CO. TOWING & RECOVERY INC. 125 19TH ST SOUTH

ST PETERSBURG, FL 33712 PHONE: 727-822-4649 FAX: 727-822-3043

TRI J CO TOWING & RECOVERY INC GIVES NOTICE THAT ON 7-11-2025 AT 10:00AM THE FOLLOWING VEHICLE (S) MAY BE SOLD BY PUB-LIC SALE FOR CASH AT 125 19TH ST SOUTH ST PETERSBURG, FL 33712 TO SATISFY THE LIEN FOR THE AMOUNT OWED ON EACH VEHICLE FOR ANY RECOVERY, TOWING, OR STORAGE SERVICES, CHARGES, AND ADMINISTRATIVE FEES ALLOWED PURSUANT TO FLORIDA STATUTE 713.78.

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 Aurora located at 7901 4th St N STE 300 in the City of St. Petersburg, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 10th day of June, 2025. Schmidt and Pace LLC June 13, 2025 25-02521N

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 Excite Capital LLC located at 7901 4th St N STE 300 in the City of St. Petersburg, Pinellas County, FL 33702 intends to register the said name with the

Division of Corporations of the Department of State, Tallahassee, Florida Dated this 9th day of June, 2025. OLD PARKLAND QUANT STRATEGIES I GP. LLC June 13, 2025 25-02502N

FIRST INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on 07/07/2025 at 11 a m the following vessel may be sold at public sale for storage charges to Florida Statute 328.17 tenant Jimmy (James) Brown Registered owner(s) DANIEL J MC GIVNE/ Nancy A MC GIVNE 1997 Sea Ray Hin # SERV4424B797 Tag: FL1691JR. Title: 0002028130 sale to be held at PORT 32 TIERRA VERDE LLC 200 Madonna Blvd Tierra Verde Fl 33715 vessel may be released prior to the Sale. PORT 32 TIERRA VERDE LLC reserves the right to accept /reject any or all bids

25-02504N June 13, 20, 2025

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 Captain's Quartes Popcorn located at 8500 29th Way N,, Unit 201 in the City of Pinellas Park, Pinellas County, FL 33782 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 9th day of	June, 2025.
Siegs 7 Adventures LLC	3
Steven Siegel	
June 13, 2025	25-02489N

FIRST INSERTION NOTICE

Optum - Pasadena

will be relocating effective July 14, 2025.

NEW LOCATION

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 MB Finance located at 3167 Bay Ln in the City of Clearwater, Pinellas County, FL 33759 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 9th day of June, 2025. Michelle Bailev June 13, 2025 25-02488N

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 Oasis Machining and Fabrication located at 7901 4th St N STE 300 in the City of St. Petersburg, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 9th day of June, 2025. EMMEL INDUSTRIES LLC June 13, 2025 25-02515N

FIRST INSERTION NOTICE OF PUBLIC SALE

Notice is hereby given that on 07/03/2025 at 11:00 a.m. the following Vessel may be sold by public sale to satisfy the lien for the amount owed on vessel for any recovery, towing,\$700.00 storage Charge \$500.00 administrative fees 250.00 allowed PURSUANT TO S. 713.78 F.S 1980 Hunter Vin HUN-33300M80G Registered Owner SEA RESULTS LLC / JAKOB P MARTIN Sale to be held at 500 IST AVE SE ST PETERSBURG FL 33712 vessel may be released prior to the Sale. MAVERICK MARINE SERVICES LLC reserves the right to bid/reject 25-02507N June 13, 20, 2025

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT **TO SECTION 865.09,** FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Sisodia Signature Health Care located at 2135 Camden Way, in the County of Pinellas, in the City of Clearwater, Florida 33759 intends to register the said name with the Division of $Corporations \, of the \, Florida \, Department$ of State, Tallahassee, Florida.

Dated at Clearwater, Florida, this 4th day of June, 2025. MY CHOICE PRIMARY CARE, PLLC June 13, 2025 25-02462N

FIRST INSERTION Notice of Public Sale

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

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 Fantasy Smoke located at 7901 4th St N STE 300 in the City of St. Petersburg, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 9th day of June, 2025. Fantasy Tree LLC

June 13, 2025 25-02503N

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 Timberworks Interiors located at 7901 4TH ST N STE 300 in the City of ST. PETERSBURG, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida

Dated this 6th day of June, 2025. Riverside entities LLC June 13, 2025 25-02490N

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that ANDREAS GROSSGOLD / GOLD PRIMARY CARE, LLC will engage in business under the fictitious name INTEGRAL URGENT AND GOLD PRIMARY CARE, with a physical address 609 LAKEVIEW RD CLEARWATER, FL 33756, with a mailing address 609 LAKEVIEW RD CLEARWATER, FL 33756, and already registered the name mentioned above with the Florida Department of State, Division of Corporations. 25-02461N June 13, 2025

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 Dolphin Sands Clearwater Beach located at 655 S. Gulfview Blvd in the City of Clearwater Beach, Pinellas County, FL 33767 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 4th day of June, 2025. Dolphin Sands Clearwater Beach, LLC Steve Page June 13, 2025 25-02457N

FIRST INSERTION

NOTICE OF PUBLIC SALE The following personal property of Carl Joseph McNew will on the 30th day of June 2025 at 10:00 a.m., on property at 6250 Roosevelt Boulevard, Lot #16, Clearwater, Pinellas County, Florida 33760, in Satellite Bay be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109: Year/Make: 1973 SKYL Mobile Home VIN No.: 01611498G Title No.: 11861651 And All Other Personal Property Therein PREPARED BY: Rosia Sterling Lutz, Bobo & Telfair, P.A. 2155 Delta Blvd, Suite 210-B Tallahassee, Florida 32303 June 13, 20, 2025 25-02484N

NOTICE OF PUBLIC SALE

JOE'S TOWING & RECOVERY, INC. *** MAIN OFFICE ** 6670 114TH AVENUE LARGO, FL. 33773 727-541-2695 727-541-1300 MAKE ID # WBA3A5C59DJ461967 BMW NM0LS7E7XH1332374 FORD HONDA 2HKYF18663H595444 KMHDN46D94U764833 HYUNDAI HYUNDAI 5NPE34AF3JH663784 KAWASAKI JKAZX4J196A061684 KNDJT2A64C7457450 KIA KNDPMCAC8L7673417 KIA LINCOLN 3LNDL2L38CR838142 NISSAN 3N1CN8EV7NL832854 NISSAN 3N1CN7APXKL847099 NISSAN 1N4AL3APXHC133101 5TBRV54197S468575 TOYOTA JTEZU5JRXD5049443 TOYOTA TOYOTA 3TMJU4GN8AM099683

JOE'S TOWING & RECOVERY INC GIVES NOTICE THAT ON 7-11-25 AT 11:00AM THE FOLLOWING VEHICLE (S) MAY BE SOLD BY PUBLIC SALE FOR CASH AT 6670 114TH AVE LARGO, FL 33773 TO SATISFY THE LIEN FOR THE AMOUNT OWED ON EACH VEHICLE FOR ANY RECOVERY, TOWING, OR STORAGE SERVICES, CHARGES, AND ADMINISTRATIVE FEES AL-LOWED PURSUANT TO FLORIDA STATUTE 713.78. JOE'S TOWING & RECOVERY, INC. 6670 114TH AVENUE LARGO, FL. 33773 PHONE # 727-541-2695 June 13, 2025 25-02530N

19UUA9F58CA005419 2012 ACUR 09706 2011 ALLY 310 2G4GN5EX3F9120307 2015 BUIC 1G6KY54982U112728 2002 CADI 1G1ZW63156F141836 2006 CHEV 2GCEC19V521134947 2002 CHEV 2GNALCEK3G1142422 2016 CHEV KL8CB6S96EC473308 2014 CHEV KL8CB6SA2HC791005 2017 CHEV 1FDLE40S4VHB61690 1997 COAC 2B3CL3CG6BH506964 2011 DODG 2C3CDXGJ0NH226054 2022 DODG 2C4RDGBG0HR743175 2017 DODG 2D6WB11Y43K514753 2003 DODG 1FT7W2A66FEC50205 2015 FORD 3FMCR9A62MRA20634 2021 FORD 5FNYF4H24FB062140 2015 HOND 5J6YH28504L025681 2004 HOND KNADM5A32E6327738 2014 KIA SALVP2RX1JH277507 2018 LNDR 1N4AL2EP7BC162258 2011 NISS 3N1CB51D45L480501 2005 NISS 5N1BA0NF0BN600683 2011 NISS KNMAT2MV2HP594350 2017 NISS JTDKB20U073247996 2007 TOYT NO VIN 2000 TRAILER LLOTCKPJ8LY806128 2020 YNGF Vin 09706 Make Infla/Boat Model Ally-310 June 13, 2025 25-02523N

Optum - Tyrone 7655 38th Ave. N., Suite 101 St. Petersburg, FL 33710 Phone: 1-727-345-1332 Fax: 1-727-828-4615

For questions or copies of medical records call or fax: Phone: 1-727-343-6119 Fax: 1-727-345-6286

June 13, 20, 27; July 4, 2025 25-02474N

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 07/08/2025 at 11 00 a m the following vessel/Trailers may be sold at public sale for storage charges to VSTL-28 Section 83.805-83.806 & TL-28 Section 83.805-83.806 Florida Statutes Tenant/Registered Owner JOSEPH SIMON GOSPEL 1968 14ft Starcraft VIN: 945174 FL2456EC Title:0000948714 Trailer 2015 ASPT Vin # NOVIN0201102555 tag EJJQ13 #2) Trailer Homemade. No Vin No Tag. #3) Trailer. Homemade No Tag No Vin No Record Found vessel/trailers may be released prior to the Sale.Held at SOUTHWEST PINELLAS STORAGE CENTER LLC 5111 8th Ave South Gulfport Fl 33707 SOUTHWEST PINEL-LAS STORAGE CENTER LLC reserves the right to accept /reject any or all bids June 13, 20, 2025 25-02506N

persons interested ph 954-563-1999

Sale Date July 3, 2025 @ 10:00 am 3411 NW 9th Ave #707 Ft Lauderdale FL 33309

V13213 2003 Searay NC4388EM Hull ID#: SERV5363D303 in/outboard pleasure gas fiberglass 24ft R/O Randall Marcum Mccomas Lienor: Largo Intercoastal Marina 12458 145 Ln No Largo June 13, 20, 2025 25-02460N

FICTITIOUS NAME NOTICE

NOTICE is hereby given that the undersigned, desiring to do business under the fictitious name of STAR REALTORS at the address of 4590 Ulmerton Road, Clearwater, Florida 33762, intends to register said name with the Division of Corporations of the Florida Department of State, pursuant to Section 865.09, Florida Statutes.

SUNCOAST TAMPA ASSOCIATION OF REALTORS, INC., a Florida not for profit corporation By: /s/ David B. Bennett, Co-Chief Executive Officer

James N. Powell JOHNSON, POPE, BOKOR, RUPPEL & BURNS, LLP 360 Central Avenue, Suite 500 St. Petersburg, Florida 33701 Attorneys for Applicant Telephone: 727-999-9900 June 13, 2025 25-02485N

FICTITIOUS NAME NOTICE

NOTICE is hereby given that the undersigned, desiring to do business under the fictitious name of SUNCOAST TAMPA REALTORS at the address of 4590 Ulmerton Road, Clearwater, Florida 33762, intends to register said name with the Division of $Corporations \, of the \, Florida \, Department$ of State, pursuant to Section 865.09, Florida Statutes.

SUNCOAST TAMPA ASSOCIATION OF REALTORS, INC., a Florida not for profit corporation By: /s/ David B. Bennett, Co-Chief Executive Officer James N. Powell JOHNSON, POPE, BOKOR, RUPPEL & BURNS, LLP 360 Central Avenue, Suite 500 St. Petersburg, Florida 33701 Attorneys for Applicant Telephone: 727-999-9900 June 13, 2025 25-02486N

--- PUBLIC SALES ---

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 Scuba Star located at 7901 4th St N STE 300 in the City of St. Petersburg, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 6th day of June, 2025.

Seas The Day Scuba LLC June 13, 2025

25-02487N

25-02541N

25-02456N

25-02458N

25-02522N

25-02539N

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

Colorful Heart Studios located at 7901

4th St N STE 300 in the City of St. Pe-

tersburg, Pinellas County, FL 33702

intends to register the said name with the Division of Corporations of the De-

partment of State, Tallahassee, Florida.

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

Global Harvest International located

at 455 Riviere Road in the City of Palm

Harbor, Pinellas County, FL 34683 in-

tends to register the said name with the

Division of Corporations of the Depart-

ment of State, Tallahassee, Florida.

Dated this 4th day of June, 2025.

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on

06/27/2025, at 10:30 a.m., the fol-

lowing property will be sold at pub-

lic auction pursuant to F.S. 715.109:

A 1984 HONE mobile home bear-

ing vehicle identification number

1H9PH0524E1025169 and all personal

items located inside the mobile home.

Last Tenant: Maria Peidad Macas Da-

vila, Xavier Villacis and Claribel Velez.

Sale to be held at: Heritage Village,

12840 Seminole Boulevard, Largo,

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on

06/27/2025, at 10:30 a.m., the follow-

ing property will be sold at public auc-

tion pursuant to F.S. 715.109: A 1981

SAND mobile home bearing Vehicle

Identification Numbers SB8020FLA

and SB8020FLB and all personal items

located inside the mobile home. Last

Tenant: Karen Ann Jurson. Sale to be

held at: Sunshine MHC, 7403 46th

Avenue North, St. Petersburg, Florida

33709, (727) 541-1079.

June 13, 20, 2025

Florida 33778, (727) 247-9991.

June 13, 20, 2025

Dated this 4th day of June, 2025.

T ampersand A innovations LLC

June 13, 2025

Nick S. Panico

June 13, 2025

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 Sunside Living located at 291 Keating Dr in the City of Largo, Pinellas County, FL 33770 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 11th day of June, 2025.

Eric Suarez Sunside Travels, LLC

June 13, 2025

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 BAU SUPPLY located at 7901 4th St N in the City of St. Petersburg, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 10th day of June, 2025. Nvision Supplies LLC

25-02519NJune 13, 2025

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 Mindful Money Studio located at 7901 4th St N STE 300 in the City of St. Petersburg, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 6th day of June, 2025.

Amanda Nicole, LLC 25-02491N June 13, 2025

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 BFSS Consulting LLC located at 7901 4TH ST N STE 300 in the City of ST. PETERSBURG, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 11th day of June, 2025. Bubba-Fatz Strategic Solutions LLC June 13, 2025 25-02536N

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 Wavground located at 7901 4th St N STE 300 in the City of St. Petersburg, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 5th day of June, 2025.

Quizizz Inc. June 13, 2025 25-02470N

NOTICE UNDER FICTITIOUS

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR PINELLAS COUNTY, STATE OF FLORIDA, PROBATE DIVISION Case No: 25-003665 ES IN RE: ESTATE OF SIOUX YOHE Deceased The administration of the estate of

SIOUX YOHE, deceased, whose date of death was on March 10, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Department, 315 Court Street, Clearwater FL 33756. The name and address of the Personal Representative and the Personal Representative's Attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against the decedent's curatorship / 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 THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICES OF A COPY OF THIS NOTICE ON THEM.

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

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

The date of first publication of this Notice is June 13, 2025

Personal Representative: Marianne Fisher

c/o McLane McLane & McLane 275 Clearwater-Largo Road North Largo, FL 33770

Attorney for Personal Representative: Sara Evelyn McLane, Esquire 275 Clearwater-Largo Road North Largo, FL 33770-2300 (727) 584 - 2110Florida Bar #0845930 E-mail: McLane@McLane-Law.com June 13, 20, 2025

> FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY. FLORIDA PROBATE DIVISION File No. 25-001005-ES **Division Probate** IN RE: ESTATE OF CAMIL HASANBASIC

The administration of the estate of Camil Hasanbasic, deceased, whose date of death was February 27, 2023, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is Pinellas: 315 Court St # 300, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-004637-ES Division IN RE: ESTATE OF BARBARA R. DUNCAN Deceased.

--- ESTATE ----

administration of the Estate The of Barbara R. Duncan, deceased, whose date of death was April 10, 2025 is pending in the Circuit Court for Pinellas County, Florida Probate Division, the address of which is 315 Street, Clearwater, Florida Court 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is June 13, 2025. **Personal Representative:**

Susan Bennett 706 Leffingwell Avenue Ellenton, FL 34222

Attorney for Personal Representative: John M. Sakellarides Attorney for Personal Representative Florida Bar No. 935107 John M. Sakellarides, P.A. 29605 U.S. Hwy 19 North, Suite 110 Clearwater, FL 33761 Telephone: (727) 785-1228 E-mail: john@herdviclaw.com 25-02492N

FIRST INSERTION NOTICE TO CREDITORS IN THE SIXTH JUDICIAL CIRCUIT COURT FOR IN AND FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION Case No: 25-000911-ES IN RE: ESTATE OF DENISE MILLS, Decedent.

The administration of the estate of Denise Mills, deceased, whose date of death was May 16, 2024, is pending in the Circuit Court for PINELLAS County, Florida, Probate Division; the address of which is 545 1st Avenue North. St. Petersburg, FL 33701. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent nd other persons having claims or demands against the decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THS NOTICE. ALL CLAIMS NOT ALLOWED WITHIN THE TIME PE-RIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PRO-BATE CODE WILL BE FOREVER NOTWITHSTANDING BARRED. THE TIME PERIODS SET FORTH ABOVE. ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. A personal representative or curator has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under Section 732.2211. The date of the first publication of this notice is June 13, 2025.

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR PINELLAS COUNTY, STATE OF FLORIDA, PROBATE DIVISION Case No: 25-004183 ES IN RE: ESTATE OF NEYSA B. NEUMANN Deceased

The administration of the estate of NEYSA B. NEUMANN, deceased, whose date of death was on February 8, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Department, 315 Court Street, Clearwater FL 33756. The name and address of the Personal Representative and the Personal Representative's Attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against the decedent's curatorship / 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 THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICES OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and persons having claims or demands against the decedent's curatorship / estate, including unmatured, contingent or unliquidated claims, must file their claim with this court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

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

The date of first publication of this Notice is June 13, 2025

Personal Representative: Marianne Fisher

c/o McLane McLane & McLane 275 Clearwater-Largo Road North Largo, FL 33770 Attorney for Personal Representative: Sara Evelyn McLane, Esquire 275 Clearwater-Largo Road North Largo, FL 33770-2300 (727) 584 - 2110Florida Bar #0845930 E-mail: McLane@McLane-Law.com June 13, 20, 2025 25-02538N

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 24-009915-ES

IN RE: ESTATE OF DAVID A. BERG, Deceased.

The administration of the estate of David A. Berg, deceased, whose date of death was June 19, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

FIRST INSERTION

NOTICE TO CREDITORS IN THE SIXTH JUDICIAL CIRCUIT COURT IN AND FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION REF No. 25-005134-ES IN RE: ESTATE OF Brian M. Murphy, Deceased.

The administration of the estate of BRIAN M. MURPHY, deceased, whose date of death was April 7, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court St, Clearwater, FL 33756. The name and address of the personal representative is set forth below.

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

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

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

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

The date of first publication of this notice is: June 13, 2025. Signed on this 8th day of June, 2025.

DEANNA M. MURPHY,

Personal Representative 12407 Quail Run Row Hudson, FL 34667 Phone: 727-417-0461 Email: deannamurphy1995@msn.com June 13, 20, 2025

25-02508N

FIRST INSERTION NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR Pinellas COUNTY, FLORIDA PROBATE DIVISION File No. 25-004529-ES4 IN RE: ESTATE OF Verlajean Thomas-Franke Deceased.

The administration of the estate of Verlajean Thomas-Franke, deceased, whose date of death was June 8th. 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is Attn: Probate, Rm. 106, 315 Court St, Clearwater, FL 33756-5165. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

25-02537N June 13, 20, 2025

Deceased.

against decedent's estate on whom a

NAME LAW PURSUANT **TO SECTION 865.09. FLORIDA STATUTES**

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Pop Up Paint Studio located at 324 San Jose Dr, in the County of Pinellas, in the City of Dunedin, Florida 34698 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Dunedin, Florida, this 09th day of June, 2025. Traci Barber Johnson

June 13, 2025



FLORIDA STATUTE NUMBER 865.09

NOTICE UNDER FICTITIOUS

NAME LAW ACCORDING TO

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of PREMIER CANCER CENTER located at 3155 N MCMULLEN BOOTH RD in the City of CLEARWATER Pinellas County, FL 33761 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 10th day of June, 2025. PREMIER RADIATION ONCOLOGY ASSOCIATES, L.L.C. MICHAEL D. GAUWITZ as Co-Manager 25-02526N June 13, 2025

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

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

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

The date of first publication of this notice is June 13, 2025.

> **Co-Personal Representatives:** Samir Hasanbasic. **Co-Representative** Mirela Hadzic, **Co-Representative**

Attorney for Personal Representatives: Debra A. Faulkner, Esq. Florida Bar Number: 94212 The Faulkner Firm, P.A. 4056 Tampa Road Oldsmar, FL 34677 Telephone: (727) 939-4900 E-Mail: debbie@thefaulknerfirm.com Secondary E-Mail: probate@thefaulknerfirm.com June 13, 20, 2025 25-02529N

Personal Representative: Dianne Mills

1650 SE 17th St. Fort Lauderdale, FL 33316 Attorney for Personal Representative: Kristen D. Montgomery, Esq. Demesmin & Dover, PLLC 1650 SE 17th St. Fort Lauderdale, FL 33316 June 13, 20, 2025 25-02469N

THE FIRST PUBLICATION OF THIS NOTICE.

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211. Florida Statutes. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH

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

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

The date of first publication of this notice is June 13, 2025.

Personal Representative:

Leeann Pierson 9915 East Bay Seminole, FL 33776 Attorney for Personal Representative: David A. Peek david@theseminolelegalcenter.com, info@theseminolelegalcenter.com Florida Bar No. 0044660 The Legal Center 10700 Johnson Blvd., Suite 1 Seminole, Florida 33772 Telephone: (727) 393-8822 June 13, 20, 2025 25-02498N

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 June 13th, 2025

Personal Representative: Lanona Robinson 4128 100th Ave N Pinellas Park, FL 33782

Russell R. Winer Attorney at Law Attorneys for Personal Representative 1017 9th Ave N St Petersburg, FL 33705 Telephone: (727) 821-4000 Florida Bar No. 517070/523201 Email Addresses: rw@inherit-Florida.com June 13, 20, 2025 25-02477N

---- ESTATE ----

FIRST INSERTION

ER BARRED.

FIRST INSERTION

SECTION 733.702 WILL BE FOR-EVER BARRED.

The Personal Representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse, if any, is property to which the Florida Uniform Disposition of Community Property Rights at Death Act set forth 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 Statutes Section 732.2211.

ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN

SECTION 733. 702 OF THE FLORIDA

PROBATE CODE WILL BE FOREV-

NOTWITHSTANDING THE TIME

PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENT'S

NOTWITHSTANDING THE FORTH TIME PERIODS SET 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 June 13, 2025.

Personal Representative: Louis Rosano

8 Wetland Way Kitchener, Ontario, Canada N2P0C2

Attorney for Personal Representative:

NOTICE TO CREDITORS

IN THE SIXTH CIRCUIT COURT

FOR PINELLAS COUNTY, FLORIDA

PROBATE DIVISION

File No. 25-003999 Division ES4

IN RE: ESTATE OF

The administration of the estate of

JOHN C. FOSSUM, deceased, whose

served must file their claims with this

court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME

OF THE FIRST PUBLICATION OF

as described in ss. 732.216-732.228,

Florida Statutes, applies, or may apply,

unless a written demand is made by a

JOHN C. FOSSUM Deceased.

June 13, 20, 2025 FIRST INSERTION

/s/ Misa A. Everist

MISA A. EVERIST, ESQ.

Florida Bar No. 0196169

14020 Roosevelt Blvd.,

Clearwater, FL 33762

Primary Email:

Secondary Email:

Additional E-mail:

Telephone: 727-572-4545

meverist@baskineisel.com

eservice@baskineisel.com

linda@baskineisel.com

Suite 808

BASKIN EISEL RIGHTMYER

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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

25-02493N

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 June 13, 2025. **Personal Representative:**

Lauren Finck LAUREN MARIE FINCK

3812 56th Street

Lubbock, Texas 79413 Attorney for Personal Representative: /s/ Erica K. Smith Roodhouse ERICA K. SMITH ROODHOUSE Attorney Florida Bar Number: 42337 LEGACY PROTECTION LAWYERS, LLP

100 Second Avenue South, Suite 900 St. Petersburg, FL 33701

Telephone: (727) 471-5868 E-Mail:

erica@legacyprotectionlawyers.com Secondary E-Mail: karen@legacyprotectionlawyers.com June 13, 20, 2025 25-02482N

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-003850-ES IN RE: ESTATE OF MARY JANE FARRELL,

Mary Jane Farrell, deceased, whose date of death was February 21, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The per 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.

death was September 14, 2024 is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AF-

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-003195-ES Division 003 IN RE: ESTATE OF NORA ELLEN CONAHEY, A/K/A NORA E. CONAHEY Deceased.

NOTICE TO CREDITORS

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT IN AND

FOR PINELLAS COUNTY.

FLORIDA

PROBATE DIVISION

File No. 25-004262-ES

IN RE: ESTATE OF

FRANCESCO ROSANO

AKA

FRANK ROSANO,

Deceased.

The administration of the estate of FRANCESCO ROSANO AKA FRANK

ROSANO, deceased, whose date of

The administration of the estate of Nora Ellen Conahey, a/k/a Nora E. Conahey, deceased, whose date of death was February 21, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of 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,

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25- 4429-ES IN RE: ESTATE OF YVONNE SERICE ABERNETHY,

Deceased. The administration of the estate of YVONNE SERICE ABERNETHY, deceased, whose date of death was June 18, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211. Florida Statutes ALL CLAIMS NOT FILED WITH-IN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

Florida Statutes, applies, or may apply,

unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. All other creditors of the decedent

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

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

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

The date of first publication of this notice is June 13, 2025.

Personal Representative: Jaclyn Conahey Jaclyn Conahey

240 Fairton-Cedarville Rd. Cedarville, New Jersey 08311 Attorney for Personal Representative: Richard A. Venditti Richard A. Venditti Florida Bar Number: 280550 500 East Tarpon Avenue Tarpon Springs, FL 34689 Telephone: (727) 937-3111 Fax: (727) 938-9575 E-Mail: richard@tarponlaw.com Secondary E-Mail: celeste@tarponlaw.com June 13, 20, 2025 25-02494N

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No.: 25-004439-ES-3 IN RE: THE ESTATE OF MADALINE L. HICKS, a/k/a MADALINE LOUISE HICKS deceased.

The administration of the estate of MADALINE L. HICKS, deceased, whose date of death was April 11, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-003100-ES

TER THE TIME OF THE FIRST

PUBLICATION OF THIS NOTICE

OR 30 DAYS AFTER THE DATE OF

SERVICE OF A COPY OF THIS NO-

All other creditors of the decedent

and other persons having claims or

demands against decedent's estate

must file their claims with this court

WITHIN 3 MONTHS AFTER THE

DATE OF THE FIRST PUBLICA-

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET

FORTH IN FLORIDA STATUTES

TION OF THIS NOTICE.

TICE ON THEM.

Section 004 IN RE: ESTATE OF ARLENE F. NASSER, a/k/a

ARLENE HALL-ALLEYNE Deceased.

The administration of the Estate of ARLENE F. NASSER also known as ARLENE HALL-ALLEYNE deceased, who died on March 31, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 545 1st Avenue N., St. Petersburg, FL 33701. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR PINELLAS COUNTY, STATE OF FLORIDA, PROBATE DIVISION REF #25-004178-ES-3 IN RE: ESTATE OF LINDA WELLS CALVERT Deceased.

The administration of the estate of LINDA WELLS CALVERT, deceased, whose date of death was on April 15, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Department, 315 Court Street, Clearwater, FL 33756. The name and address of the Personal Representative and the Personal Representative's Attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against the decedent's estate, including 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 THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICES OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and persons having claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, must file their claim with this

DATE OF DEATH IS BARRED. A personal representative or curator has no duty to discover whether any property held at the time of the dece-

dent's death by the decedent or the 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

Personal Representative: ANITA HALL-HERRING 20 Crystal Lake Drive Sterret, AL 35147 eservice@greenelegalfirm.com 25-02495N

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 24-011899-ES IN RE: ESTATE OF KEVIN MICHAEL ANDREWS,

The administration of the estate of Kevin Michael Andrews, deceased, whose date of death was August 28, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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.

and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211. Florida Statutes. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-

date of death was February 20, 2025, is pending in the Circuit Court for PI-NELLAS County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the personal

representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be

The date of first publication of this notice is June 13, 2025.

Attorney for Personal Representative: /s/ Raleigh W. Greene, IV RALEIGH W. GREENE, IV, ESQ. FBN 93584 MEGAN M. GREENE, ESQ. FBN 102739 401 Fourth Street North St. Petersburg, FL 33701 Telephone: (727) 821-2900 bgreene@greenelegalfirm.com; mgreene@greenelegalfirm.com

Deceased.

All creditors of the decedent and oth-

All other creditors of the decedent

THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Com-munity Property Rights at Death Act

June 13, 20, 2025

FIRST INSERTION

Deceased. The administration of the estate of RICHARD A. KOCH, deceased, whose date of death was SEPTEMBER 6, 2023, is pending in the Circuit Court for PINELLAS County, Florida, Probate Division, the address of which is 545 1st Ave N, St. Petersburg, FL 33701. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

creditor as specified under s. 732.2211, Florida Statutes. The written demand FIRST INSERTION NOTICE TO CREDITORS IN THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PROBATE DIVISION

PINELLAS COUNTY, FLORIDA CASE NO. 24-012014-ES IN RE: ESTATE OF

Deceased. The administration of the estate of RICHARD A. KOCH,

OF THIS NOTICE ON THEM.

NOTICE.

The date of first publication of this notice is: June 13, 2025. WENDELL ABERNETHY

Personal Representative 1744 45th Street South St. Petersburg, FL 33711 Robert D. Hines, Esq. Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: jrivera@hnh-law.com June 13, 20, 2025 25-02511N

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 speci-fied under s. 732.2211, Florida Statutes ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH

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

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of the first publication of this Notice is June 13, 2025.

KENNETH C. GIBSON. Personal Representative 70 Laurel Oak Ct. Palm Harbor, FL 34683

David B. Smitherman, Esq. David B. Smitherman, P.A. 600 Bypass Drive, Suite 106 Clearwater, FL 33764 (727) 466-1456 David@dbsmithermanlaw.com FBN 346659 Attorney for Personal Representative June 13, 20, 2025 25-02510N court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in SS, 732.216-732.228, applies, or may apply unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statues. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUES 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 DEATH SI BARRED.

The date of first publication of this Notice is June 13, 2025.

Personal Representative: Diane K. Landry c/o McLane McLane & McLane 275 N Clearwater-Largo Road

Largo, FL 33770 Attorney for Personal Representative: Sara Evelyn McLane 275 N. Clearwater-Largo Road Largo, FL 33770-2300 (727) 584-2110 mclane@mclane-law.com June 13, 20, 2025 25-02509N

TION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY

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

notice is June 13, 2025. **Personal Representative:**

Krista Ĉolombo 1 Harbor Point Place Safety Harbor, FL 34695 Attorney for Personal Representative: /s/ Nicholas J. Roefaro

E-Mail Addresses: Nick@roefarolaw.com Cherrie@roefarolaw.com Florida Bar No. 89217 ROEFARO LAW 1700 N. McMullen Booth Rd., Ste. A-6 Clearwater, FL 33759 Telephone: (727) 796-9191 June 13, 20, 2025 25-02478N

THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

The date of first publication of this notice is: June 13, 2025.

KENNETH KROELL Personal Representative

1527 Victoria Street Baldwin, NY 11510 MATTHEW MCCONNELL, Esq. Florida Bar No. 126161 Attorney for Personal Representative Dickman Law Firm Post Office Box 111868 Naples, FL 34108 T: 239-434-0840 - F: 239-434-0940 matthew@dickmanlawfirm.org June 13, 20, 2025 25-02499N

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

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

The date of first publication of this notice is June 13, 2025.

Personal Representative: **Tron Armstrong** 169 Woodcreek Drive W.

Safety Harbor, FL 34695 Attorney for Personal Representative: /s/ Nicholas J. Roefaro E-Mail Addresses: Nick@roefarolaw.com cherrie@roefarolaw.com Florida Bar No. 89217 ROEFARO LAW 1700 N. McMullen Booth Rd., Ste. A-6 Clearwater, FL 33759 Telephone: (727) 796-9191 June 13, 20, 2025 25-02480N

Florida Statutes.

NOTICE.

BARRED.

Florida Statutes, applies, or may apply,

unless a written demand is made by a

creditor as specified under s. 732.2211,

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

THE TIME PERIODS SET FORTH

IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER

NOTWITHSTANDING THE TIME

PERIODS SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENT'S

The date of first publication of this

PATRICK O'LEAR

Petitioner

DATE OF DEATH IS BARRED.

PRESERVATION LAW FIRM

Adam T. Rauman, Esquire Florida Bar Number: 85296

notice is June 13, 2025.

/s/ Adam T. Rauman

1920 East Bay Drive

Largo, FL 33771 Phone: (727) 250-0432

Attorney for the Petitioner

Fax: (727) 250-0006

June 13, 20, 2025

E-mail:

ALL CLAIMS NOT FILED WITHIN

All other creditors of the decedent

FIRST INSERTION

--- ESTATE ----

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY. FLORIDA PROBATE DIVISION File No.: 2024-011856-ES **Division:** Probate

IN RE: THE ESTATE OF ANDREW JOHN HANDWORK The administration of the estate of Andrew John Handwork, deceased, File Number 2024-011856-ES, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court St. Clearwater. FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, 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

NOTICE TO CREDITORS

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-003667-ES IN RE: ESTATE OF SEIGER, NANCY STUMP., Deceased.

The administration of the Estate of NANCY SEIGER STUMP, deceased, whose date of death was January 15, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-004647ES Division 4 IN RE: ESTATE OF NANCY L. JONES A/K/A NANCY LEA JONES

Deceased. The administration of the estate of NANCY L. JONES a/k/a NANCY LEA JONES, deceased, whose date of death was April 21, 2025, is pending in the Circuit Court for PINELLAS County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below

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

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

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. The date of first publication of this

Notice is June 13, 2025. Jeffry S. Perlow

Personal Representative

/s/ Jeffry Perlow Jeffry S. Perlow, Esq. Attorney for Personal Representative Florida Bar No.: 354759 5425 Park Central Court Naples, Florida 34109 (239) 514-2910 jeffperlow@hotmail.com June 13, 20, 2025 25-02481N

FIRST INSERTION

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.

Neither the personal representative nor curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.

The date of first publication of this notice is June 13, 2025.

Personal Representative: CRAIG W. STUMP

37 Morgan Hollow Way Landenberg, PA 19350 Attorney for Personal Representative: MURPHY LAW Denise N. Murphy, Esquire 531 Main Street, Suite F Safety Harbor, FL 34695

Phone: (727) 725-8101 Primary:

denise@denisemurphypa.com

Secondary: angela@denisemurphypa.com

Florida Bar No: 0119598 Attorney for Personal Representative June 13, 20, 2025 25-02520N

FIRST INSERTION

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.

and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF

ALL CLAIMS NOT FILED WITHIN TION 733.702 WILL BE FOREVER

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 June 13, 2025.

Personal Representative: /s/ Sarah L, Bertrand SARAH L. BERTRAND 9623 N

FIRST INSERTION AMENDED NOTICE OF TRUST IN THE SIXTH JUDICIAL CIRCUIT COURT IN AND FOR PINELLAS COUNTY, FLORIDA

PROBATE DIVISION File No. 24-011107-ES Section: 003 IN RE: ESTATE OF MARILYN SCHLEICHER, Deceased.

Marilyn Schleicher, a resident of Pinellas County, Florida, who died on September 25, 2024, was the settlor of a trust entitled: Marilyn Schleicher Living Trust, which is a trust described in Section 733.707(3), Florida Statutes, and is liable for the expenses of the administration of the decedent's estate and enforceable claims of the decedent's creditors to the extent the decedent's estate is insufficient to pay them, as provided in Section 733.607(2), Florida Statutes.

The names and addresses of the Co-Successor Trustees are set forth below. The clerk shall file and index this no-

tice of trust in the same manner as a caveat, unless there exists a probate proceeding for the settlor's estate in which case this notice of trust must be filed in the probate proceeding and the clerk shall send a copy to the co-personal representatives.

> David Schleicher, Dated: 05 / 09 / 2025 Co-Successor Trustee, 801 Cypress Trail, Tarpon Springs, FL 34688,

> > NOTICE OF SALE

IN THE COUNTY COURT FOR THE

SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA

CIVIL DIVISION

Case No. 24-007749-CO TIMBERWOODS CONDOMINIUM

Notice is hereby given that pursuant to

Paragraph 5 of the Final Judgment of

Foreclosure entered in the case pending

in the County Court of the Sixth Judicial

Circuit in and for Pinellas County,

Florida, Case No. 24-007749-CO the

Clerk of the Court, Pinellas County,

shall sell the property situated in said

Unit 9721 of Timberwoods

Condominium, Parcel G, a Con-

dominium according to the Declaration of Condominium

thereof, recorded in Official

Records Book 4737, Page(s)

ASSOCIATION, INC.,

Plaintiff, vs. JULIE A. KLISMITH,

county, described as:

elements.

Defendants.

and UNKNOWN TENANT(S),

FIRST INSERTION

online

C. A. Sullivan, Esquire Florida Bar Number: 437018 MCFARLAND, GOULD, LYONS, SULLIVAN & HOGAN, P.A. 1659 Achieva Way, Suite 128

Dunedin, Florida 34698 Telephone: (727) 461-1111 E-Mail: cs@mglegalteam.com Secondary E-Mail: probate team @mglegal team.com

by and through his counsel,

Signed by: ROBERT SCHLEICHER Dated: May 7, 2025 | 2:11:14 PM EDT Robert Schleicher, **Co-Successor Trustee**, 3435 Ocean Park Boulevard #107, Santa Monica, California 90405, by and through his counsel,

Jeffrey M. Gad, Esquire Florida Bar Number: 186317 JOHNSON, POPE, BOKOR, RUPPEL & BURNS, LLP 400 N. Ashley Drive, Suite 3100 Tampa, Florida 33602 Telephone: (813) 225-2500 Fax: (813) 223-7118 E-mail: JefferyG@jpfirm.com Secondary E-Mail: jcason@jpfirm.com Copies mailed to the attorneys for the Co-Personal Representatives on day of 2025. CLERK OF THE CIRCUIT COURT By June 13, 20, 2025 25-02512N

31, 2025. The sale shall be conducted

realforeclose.com. Any person claiming

an interest in the surplus proceeds from

the sale, if any, other than the property

owner as of the date of the notice, must

file a claim within 60 days after the sale.

who needs an accommodation in order

to participate in this proceeding, you

are entitled, at no cost to you, to the

South Fort Harrison Avenue, Suite 500,

Clearwater, Florida 33756, (727)464-

4062 V/TDD or 711 for the hearing

impaired. Contact should be initiated

at least seven days before the scheduled

court appearance, or immediately upon

receiving this notification if the time

before the scheduled appearance is less

than seven days. Dated this 5th day of June 2025.

RABIN PARKER GURLEY, P.A.

2653 McCormick Drive

Clearwater, Florida 33759

Telephone: (727)475-5535

Facsimile: (727)723-1131

For Electronic Service:

If you are a person with a disability

at http://www.pinellas.

--- ACTIONS / SALES ---

PROBATE DIVISION Case No.: 24-007518-ES **Division Probate** IN RE: ESTATE OF: MARY T. BOYNTON, Deceased.

The administration of the estate of MARY T. BOYNTON, deceased, whose date of death was February 16, 2023, is pending in the Circuit Court for PI-NELLAS County, Florida, Probate Division, the address of which is 15 COURT STREET, CLEARWATER, FLORIDA 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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,

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY,

Case No: 2024-CA-001461 CARRINGTON MORTGAGE SERVICES, LLC,

CHEYENNE PHILLIPS NARRON; et al.,

Defendants.

YOU ARE HEREBY NOTIFIED that

Lot 15, Forest Square, according

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

The personal representative has no

FIRST INSERTION

FLORIDA

Plaintiff, vs.

provision of certain assistance. Please contact the Human Rights Office, 400 TO:

CHEYENNE PHILLIPS NARRON 11512 60th Street A Pinellas Park, FL 33782 UNKNOWN SPOUSE OF CHEY-ENNE PHILLIPS NARRON 11512 60th Street A Pinellas Park, FL 33782 BREANNA PHILLIPS 11512 60th Street A Pinellas Park, FL 33782 UNKNOWN SPOUSE OF BREANNA PHILLIPS 11512 60th Street A Pinellas Park, FL 33782 LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN and any unknown heirs, devisees, grantees, creditors and other unknown persons or unknown spouses claiming by, through and under the above-named Defendant(s), if deceased or whose last known addresses are unknown. an action to foreclose Mortgage covering the following real and personal property described as follows, to wit:

to the map or plat thereof, as re-

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY,

FLORIDA

corded in Plat Book 82, Page(s) 27 and 28, of the Public Records of Pinellas County, Florida.

eservice@preservationlawfirm.com

25-02479N

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

"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 Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

WITNESS my hand and seal of the said Court on the 9th day of June, 2025. KEN BURKE Clerk of the Circuit Court and Comptroller

315 Court Street Clearwater, Pinellas County, FL 33756-5165 CLERK OF THE CIRCUIT COURT By: /s/ Thomas Smith Deputy Clerk (COURT SEAL)

25-02525N June 13, 20, 2025

PLAT THEREOF AS RECORD-ED IN PLAT BOOK 89, PAGE 22. PUBLIC RECORDS OF PI-NELLAS COUNTY, FLORIDA. Street Address: 3210 Pine Forest Drive, Palm Harbor, Florida

CASE NO.: 25-002196-CI

34684

CARRINGTON MORTGAGE

Pleadings@rpglaw.com Counsel for Plaintiff By: /s/ Nicholaos T. Pizanias undivided share in the common Monique E. Parker, Florida Bar No. 0669210 Bennett L. Rabin, PARCEL ID NO.: 23-30-15-Florida Bar No. 0394580 Adam C. Gurley,

Florida Bar No. 0112519 Nicholaos T. Pizanias,

Florida Bar No. 118857

June 13, 20, 2025

10263-033

online

FIRST INSERTION

Property Address: 9721 86th Avenue Seminole, Florida 33777

90991-000-9721 ("Property")

at public sale, to the highest and best bidder for cash at 10:00 a.m. on July

NOTICE OF SALE

IN THE COUNTY COURT FOR THE

SIXTH JUDICIAL CIRCUIT IN AND

FOR PINELLAS COUNTY, FLORIDA

CIVIL DIVISION

Case No. 24-010356-CO

373 through 406, inclusive, of the Public Records of Pinellas County, Florida, and any amendments thereto, together with its

All other creditors of the decedent

THE FIRST PUBLICATION OF THIS NOTICE. THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-

BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY

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,

Seminole, Florida 33777 Attorney for Personal Representative: /s/ Tiffany M. Cerniglio TIFFANY M. CERNIGLIO Attorney Florida Bar Number: 121791 HARRIS BARRETT MANN & DEW 1700 66th Street N., Ste. 502 St. Petersburg, FL 33710 Telephone: (727) 892-3100 Fax: (727) 898-0227 E-Mail: tiffany@hbmdlaw.com Secondary E-Mail: denise@hbmdlaw.com 25-02528NJune 13, 20, 2025



ONDOMINIUM ASSOCIATION, INC.,

POINTE WINDWARD

Plaintiff, vs. JAMES NICK TSACRIOS, IRENE KAY O'BRIEN, SELECT PORTFOLIO SERVICING, INC., and UNKNOWN TENANT(S), Defendants.

Notice is hereby given that pursuant to Paragraph 5 of the Final Judgment of Foreclosure entered in the case pending in the County Court of the Sixth Judicial Circuit in and for Pinellas County, Florida, Case No. 24-010356-CO the Clerk of the Court, Pinellas County, shall sell the property situated in said county, described as:

103, WINDWARD Unit POINTE, a Condominium together with an undivided share in the common elements appurtenant thereto, according to the Declaration of Condominium as recorded in O.R. Book 5726, page 299, and all its attachments and amendments, and as recorded in Condominium Plat Book 75, page(s) 26, and as amended in Condominium Plat Book 107 pages 41 and 42, Public Records of Pinellas County, Florida. SUBJECT TO covenants, restrictions, easements of record and taxes for the current year. PARCEL ID NO.: 07-30-15-98326-000-1030 ("Property") Property Address: 326 Windrush Boulevard, Unit 103, In-

est in the surplus p the sale, if any, other than the property owner as of the date of the notice, must file a claim within 60 days after the sale.

dian Rocks Beach, Florida 33785

at public sale, to the highest and best

bidder for cash at 10:00 a.m. on July

31, 2025. The sale shall be conducted

realforeclose.com. Any person claiming

at http://www.pinellas.

25-02497N

If you are a person with a disability who needs an 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 Human Rights Office, 400 South Fort Harrison Avenue, Suite 500, Clearwater, Florida 33756, (727)464-4062 V/TDD or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less

than seven days. Dated this 4th day of June 2025. RABIN PARKER GURLEY, P.A. 2653 McCormick Drive Clearwater, Florida 33759 Telephone: (727)475-5535 Facsimile: (727)723-1131 For Electronic Service: Pleadings@rpglaw.com Counsel for Plaintiff By: /s/ Nicholaos T. Pizanias Monique E. Parker. Florida Bar No. 0669210 Bennett L. Rabin, Florida Bar No. 0394580 Adam C. Gurley, Florida Bar No. 0112519 Nicholaos T. Pizanias, Florida Bar No. 118857 10463-005 June 13, 20, 2025 25-02468N

SERVICES LLC.

Plaintiff, vs. UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF ROY A. LINGLE A/K/A ROY LINGLE A/K/A ROY ALLEN LINGLE, DECEASED; LINDA LINGLE: ELIZABETH JANE LINGLE A/K/A JANE LINGLE; ROGER LINGLE; THE HAMLET AT BENTLEY PARK HOMEOWNERS' ASSOCIATION, INC.; FIFTH THIRD BANK, N.A.; UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT,

Defendant(s). TO: Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming an interest by, through, under or against the Estate of Roy A. Lingle a/k/a Roy Lingle a/k/a Roy Allen Lingle, deceased 3210 Pine Forest Drive Palm Harbor, Florida 34684

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

LOT 39, THE HAMLET AT BENTLEY PARK, PHASE I, AC-CORDING TO THE MAP OR

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on McCabe, Weisberg & Conway, LLC, Plaintiff's attorney, whose address is 3222 Commerce Place, Suite A, West Palm Beach, FL 33407, within 30 days after the date of the first publication of this notice and file the original with the Clerk of this Court, otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the human rights office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated on 6/4, 2025.

Ken Burke, CPA Clerk of said Court By: /s/ Thomas Smith As Deputy Clerk

McCabe, Weisberg & Conway, LLC 3222 Commerce Place, Suite A West Palm Beach, FL 33407 Telephone: (561) 713-1400 FLpleadings@MWC-law.com File#:25-400149 June 13, 20, 2025 25-02473N

FIRST INSERTION

--- ACTIONS / SALES ----

FIRST INSERTION

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA GENERAL JURISDICTION DIVISION Case No. 23-006846-CI U.S. Bank Trust National Association, not in its Individual Capacity but solely as Owner Trustee for RCF2 Acquisition Trust,

Plaintiff, vs. Patrick Kevin Griffis a/k/a Patrick K. Griffis, et al.,

Defendants.

HEREBY GIVEN NOTICE IS pursuant to the Final Judgment and/ or Order Rescheduling Foreclosure Sale, entered in Case No. 23-006846-CI of the Circuit Court of the SIXTH Judicial Circuit, in and for Pinellas County, Florida, wherein U.S. Bank Trust National Association, not in its Individual Capacity but solely as Owner Trustee for RCF2 Acquisition Trust is the Plaintiff and Patrick Kevin Griffis a/k/a Patrick K. Griffis; Tishara Griffis a/k/a Tishara C. Griffis; Faith Home Design a/k/a Faith Home Design, LLC. are the Defendants, that Ken Burke, Pinellas County Clerk of Court will sell to the highest and best bidder for cash at, www.pinellas.realforeclose. com, beginning at 10:00 AM on the 30th day of July, 2025, the following described property as set forth in said

Final Judgment, to wit: LOT 28, BLOCK 11, FLORIDA RIVIERA PLAT NO 5, AC-CORDING TO THE PLAT BOOK 7, PAGE 41 OF THE

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA GENERAL JURISDICTION

DIVISION CASE NO. 25-001408-CI BANKUNITED, N.A.,

Plaintiff, vs. ALLEN PAVING & CONSTRUCTION LLC, a Florida limited liability company, LUCY STREET HOLDINGS LLC, a Florida limited liability company,

AARON R. ALLEN, JOAN E. ALLEN, LESTER F. ALLEN, JR., MARY J. ALLEN, and UNKNOWN TENANT(S) IN POSSESSION, Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated May 21, 2025, entered in Case No. 25-001408-CI of the Circuit Court of the 6th Judicial Circuit in and for Pinellas County, Florida, the clerk, Ken Burke, CPA, will sell to the highest and best bidder for cash at www.pinellas. realforeclose.com at 10:00 a.m. on the 8th day of July, 2025, the following described property as set forth in said Final Judgment of Foreclosure, to-wit:

The South 150 feet of the North 200 feet of the East 135 feet of the West 465 feet of the Northeast 1/4 of the Southeast 1/4 of Section 1, Township 31 South, Range 15 East, Public Records of Pinellas County, Florida.

Property Address: 7900 46 Avenue N, St. Petersburg, FL 33709; Real Estate Account #R6839

Any person claiming an interest in the

FIRST INSERTION

NOTICE OF ACTION IN THE COUNTY COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION Case No. 25-004535-CO HARBOR BLUFFS OWNERS'

PUBLIC RECORDS OF PINEL-LAS COUNTY, FLORIDA. TAX ID: 17-30-17-28602-011-0280

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 Human Rights Office. 400 S. Ft. Harrison Ave., Ste. 500 Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated this 6th day of June, 2025.

BROCK & SCOTT, PLLC Attorney for Plaintiff 4919 Memorial Hwy, Suite 135 Tampa, FL 33634 Phone: (954) 618-6955 Fax: (954) 618-6954 FLCourtDocs@brockandscott.comBy /s/Justin J. Kelley Justin J. Kelley, Esq. Florida Bar No. 32106 File # 22-F00529 June 13, 20, 2025 25-02496N

FIRST INSERTION

surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed. The Court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein.

If you are a person with a disability who needs any 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 Human Rights Office. 400 S. Ft. Harrison Ave., Ste. 300 Clearwater, FL 33756, (727) 464-4880(V) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. for Electronic ADA Accommodation Request; go to: http://www.pinellascounty.org/forms/ ada-courts.htm

Dated this 3rd day of June, 2025. Lorium Law 101 N.E. Third Avenue, Suite 1800 Fort Lauderdale, Florida 33301 Telephone (954) 462 8000 Telecopier (954) 462 4300 By: /s/ Riley W. Cirulnick Riley W. Cirulnick, Esq. Florida Bar No. 0333270 rcirulnick@loriumlaw.com 8328.001 June 13, 20, 2025 25-02466N

GORDON, PHILIP S. GORDON, and UNKNOWN TENANT(S), and you are required to serve a copy of your written defenses, if any, on or before 30 days after the first publication of this Notice of Action, on Rabin Parker Gurley, P.A., Plaintiff's Attorney, whose address is 2653 McCormick Drive, Clearwater, Florida 33759, and file the original with this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)

IN THE CIRCUIT COURT OF THE 6 JUDICIAL CIRCUIT, IN AND FOR Pinellas COUNTY, FLORIDA Case No.: 25-1860-FD

Katherine Cordoba, Petitioner, and

Juan Ulloa Avitia, Respondent,

TO: {name of Respondent} Juan Ulloa Avitia

{Respondent's last known address} YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on {name of Petitioner} Katherine Cordoba, whose address is 939 Wicks Dr. Palm Harbor, FL 34684 on or before {date} 28 Days after 1st Publication, and file the original with the clerk of this Court at {clerk's address} 315 Court St. Rm 170 Clearwater, Fl 33756 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered

against you for the relief demanded in the petition. The action is asking the court to decide how the following real or personal property should be divided: {insert "none" or, if applicable, the legal description of real property, a specific description of personal property, and the name of the county in Florida where the property is located}

Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office.

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR PINELLAS COUNTY GENERAL JURISDICTION

DIVISION CASE NO. 25-001578-CI

FREEDOM MORTGAGE CORPORATION,

Plaintiff. vs.

CARMELIA YVONNE PAYNE, et al., Defendant.

To the following Defendant(s): ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST RALPH PAYNE JR., WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS

(ADDRESS UNKNOWN) YOU ARE NOTIFIED that an action

for Foreclosure of Mortgage on the following described property:

UNIT NO. 99, OF SPRING-WOOD VILLAS II, INC., NO. 4, A CONDOMINIUM, ACCORD-ING TO THE DECLARATION OF CONDOMINIUM THERE-OF RECORDED IN OFFICIAL RECORDS BOOK 3862, PAGE 128, AND ANY AND ALL AMENDMENTS ATTACH-ING THERETO, ALL IN THE PUBLIC RECORDS OF PI-NELLAS COUNTY, FLORIDA TOGETHER WITH AN UNDI-VIDED INTEREST IN AND TO THE COMMON ELEMENTS APPURTENANT THERETO.

You may review these documents upon request. You must keep the Clerk of the Cir-

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

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. "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 Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711." Dated: June 5, 2025

KEN BURKE Clerk of the Circuit Court and Comptroller 315 Court Street, Clearwater, Pinellas County, FL 33756-5165 CLERK OF THE CIRCUIT COURT By: /s/ Thomas Smith Deputy Clerk June 13, 20, 27; July 4, 2025

25-02475N

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

"If you are a person with a disability who needs 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 Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwa-ter, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

WITNESS my hand and seal of this Court this 4th day of June, 2025. KEN BURKE, CPA

CLERK OF COURT OF PINELLAS COUNTY By /s/ Thomas Smith As Deputy Clerk

Submitted by: MCCALLA RAYMER LEIBERT PIERCE, LLP 225 East Robinson Street, Suite 155, Orlando, FL 32801 Phone: (407) 674-1850 Email: AccountsPayable@mccalla.com 25-11516FL June 13, 20, 2025 25-02472N

FIRST INSERTION

OF

FLORIDA.

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NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR PINELLAS COUNTY GENERAL JURISDICTION

DIVISION CASE NO. 25-001578-CI FREEDOM MORTGAGE CORPORATION,

Plaintiff, vs. CARMELIA YVONNE PAYNE, et al., Defendant.

To: DEVETTE LAFAYE PAYNE, 15736 COUZENS AVE, EASTPOINTE MI 48021

UNKNOWN SPOUSE OF DEVETTE LAFAYE PAYNE, 15736 COUZENS AVE, EASTPOINTE MI 48021

LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal

property described as follows, to-wit: UNIT NO. 99, OF SPRING-WOOD VILLAS II, INC., NO. 4, A CONDOMINIUM, ACCORD-ING TO THE DECLARATION OF CONDOMINIUM THERE-OF RECORDED IN OFFICIAL RECORDS BOOK 3862, PAGE 128, AND ANY AND ALL AMENDMENTS ATTACH-ING THERETO, ALL IN THE PUBLIC RECORDS OF PI-NELLAS COUNTY, FLORIDA, TOGETHER WITH AN UNDI-VIDED INTEREST IN AND TO THE COMMON ELEMENTS APPURTENANT THERETO.

has been filed against you and you are

NOTICE OF ACTION IN THE COUNTY COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA

CIVIL DIVISION Case No. 25-004535-CO HARBOR BLUFFS OWNERS' ASSOCIATION, INC.,

AND THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST ELINOR Z. GORDON, PHILIP S. GORDON, and UNKNOWN TENANT(S),

ANTS CLAIMING BY, THROUGH, UNDER OR AGAINST ELINOR Z. GORDON YOU ARE NOTIFIED that an action

erty in Pinellas County, Florida:

LOT 93, HARBOR BLUFFS, SECTION 5, according to the map or plat thereof as recorded in Plat Book 57, pages 97 and 98 of the Public Records of Pinellas County, Florida. PARCEL ID NO.: 32-29-15-35820-000-0930 ("Property") Property Address: 112 Poinciana Lane, Largo, Florida 33770-2614

INSERTION

JD DA CIVIL DIVISION

area of 6201 4th Street North, St. Petersburg, FL, Pinellas County. and will file or has filed with the Pinellas County Circuit Court a verified Complaint for Forfeiture to obtain a Final Order of Forfeiture perfecting the right, interest and title to the Property for the use or

FIRST
NOTICE OF FORFEITURE
PROCEEDINGS
IN THE CIRCUIT COURT OF THE
IXTH JUDICIAL CIRCUIT IN AN
OR PINELLAS COUNTY, FLORID
CIUTE DIVISION

Plaintiff, vs. ELINOR Z. GORDON, DECEASED,

Defendants.

TO: ELINOR Z. GORDON, DE-CEASED, AND THE UNKNOWN HEIRS, DEVISEES, GRANTEES, AS-SIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIM-

for foreclosure on the following prop-

A Lawsuit has been filed against you

required to file a copy of your written defenses, if any, to it on Sara Collins, Esq, McCalla Raymer Leibert Pierce, LLP, 225 East Robinson Street, Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above- styled Court on or before or 30 days from the first publication, otherwise a Judgment may 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 Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwa-ter, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

WITNESS my hand and seal of said Court on the 4th day of June, 2025. KEN BURKE, CPA

CLERK OF COURT

OF PINELLAS COUNTY As Clerk of the Court BY: /s/ Thomas Smith Deputy Clerk MCCALLA RAYMER LEIBERT PIERCE, LLP 225 East Robinson Street, Suite 155, Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: AccountsPayable@mccalla.com 25-11516FL June 13, 20, 2025 25-02471N

FIRST INSERTION

and you are required to serve a copy of your written defenses, if any, on or before 30 days after the first publication of this Notice of Action, on Rabin Parker Gurley, P.A., Plaintiff's Attorney, whose address is 2653 McCormick Drive, Clearwater, Florida 33759, and file the original with this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

This notice shall be published once each week for two consecutive weeks in The Business Observer.

If you are a person with a disability who needs an 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 Human Rights Office, 400 South Fort Harrison Avenue, Suite 500, Clearwater, Florida 33756, (727)464-4062 V/TDD or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

WITNESS my hand and the seal of this Court on this 4 day of June, 2025. Ken Burke, Clerk of Court

BY: Stevie Ayars

DEPUTY CLERK RABIN PARKER GURLEY, P.A. 2653 McCormick Drive Clearwater, Florida 33759 Telephone: (727)475-5535 Counsel for Plaintiff For Electronic Service: Pleadings@RPGLaw.com 10062-156 June 13, 20, 2025 25-02464N

ASSOCIATION, INC.,

Plaintiff, vs. ELINOR Z. GORDON, DECEASED, AND THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST ELINOR Z. GORDON, PHILIP S. GORDON, and UNKNOWN TENANT(S), Defendants. TO: PHILIP S. GORDON

YOU ARE NOTIFIED that an action to enforce and foreclosure a lien on the following property in Pinellas County, Florida:

LOT 93, HARBOR BLUFFS, SECTION 5, according to the map or plat thereof as recorded in Plat Book 57, pages 97 and 98 of the Public Records of Pinellas County, Florida.

PARCEL ID NO.: 32-29-15-35820-000-0930 ("Property") Property Address: 112 Poinciana Lane, Largo, Florida 33770-2614 A Lawsuit has been filed against you in Pinellas County Court, HARBOR BLUFFS OWNERS' ASSOCIATION, INC. v. ELINOR Z. GORDON, DE-CEASED, AND THE UNKNOWN HEIRS, DEVISEES, GRANTEES, AS-SIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIM-ANTS CLAIMING BY, THROUGH, UNDER OR AGAINST ELINOR Z.

This notice shall be published once each week for two consecutive weeks in The Business Observer.

If you are a person with a disability who needs an 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 Human Rights Office, 400 South Fort Harrison Avenue, Suite 500, Clearwater, Florida 33756, (727)464-4062 V/TDD or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

WITNESS my hand and the seal of this Court on this 4 day of June, 2025. Ken Burke, Clerk of Court

BY: Stevie Ayars

DEPUTY CLERK RABIN PARKER GURLEY, P.A. 2653 McCormick Drive Clearwater, Florida 33759 Telephone: (727)475-5535 Counsel for Plaintiff For Electronic Service: Pleadings@RPGLaw.com 10062-156 June 13, 20, 2025 25-02465N

CASE NO.: 24-002064-CI THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATE HOLDERS OF THE CWABS, INC. ASSET-BACKED CERTIFICATES. SERIES 2005-10, Plaintiff, vs. ANDREW HITCHCOCK AKA

NOTICE OF SALE PURSUANT

TO CHAPTER 45

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT IN AND

FOR PINELLAS COUNTY,

FLORIDA

CIVIL ACTION

ANDREW D. HITCHCOCK, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated May 15, 2025, and entered in Case No. 24-002064-CL of the Circuit Court of the Sixth Judicial Circuit in and for Pinellas County, Florida in which THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATE HOLDERS OF THE CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2005-10, is the Plaintiff and Andrew Hitchcock aka Andrew D. Hitchcock. are defendants, the Pinellas County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.pinellas.realforeclose. com, Pinellas County, Florida at 10:00 am on the July 15, 2025 the following described property as set forth in said Final Judgment of Foreclosure: LOT THIRTY-THREE (33),

GROVE HEIGHTS REVISED, ACCORDING TO THE MAP OR PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 5, PAGE 64, PUBLIC RECORDS 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

PINELLAS COUNTY.

PETERSBURG FL

A/K/A 950 9TH AVE SOUTH

Any person claiming an interest in the

surplus from the sale, if any, other than

who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact:

Human Rights Office 400 S. Ft. Harrison Ave., Ste. 500 Clearwater, FL 33756 Phone: 727.464.4062 V/TDD Or 711 for the hearing impaired

Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 05 day of June, 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 Heggestad Florida Bar #85039 Lauren Heggestad Esq. IN/24-006011 June 13, 20, 2025 25-02540N

Case No: 25-002419-CI IN RE: FORFEITURE OF \$2,096.00 U.S. CURRENCY BOB GUALTIERI, as Sheriff of Pinellas County, Florida, Petitioner,

Crystal Arnold, Claimant.

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TO: Crystal Arnold, and all others who may claim an interest in the abovedescribed \$2,096.00 U.S. Currency (hereinafter the "Property"). Petitioner, BOB GUALTIERI, as Sheriff of Pinellas County, Florida, seized the Property on or about April 28, 2025, at or near the

benefit of the Pinellas County Sheriff's Office, all pursuant to Section 932.701-.704, Florida Statutes (2018). Nicole E. Durkin. Senior Associate Counsel, FBN: 78069 Pinellas County Sheriff's Office, 10750 Ulmerton Road Largo, FL 33778; Phone: (727) 582-6274 ndurkin@pcsonet.com; rreuss@pcsonet.com Attorney for Petitioner June 13, 20, 2025 25-02535N



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.

FIRST INSERTION

--- ACTIONS / SALES ----

FIRST INSERTION

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

Case No. 23-000840-CI Wells Fargo Bank, N.A., Plaintiff, vs. Jeffrey Wallace Behymer a/k/a Jeffrey W. Behymer, et al.,

Defendants. NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 23-000840-CI of the Circuit Court of the SIXTH Judicial Circuit. in and for Pinellas County, Florida, wherein Wells Fargo Bank, N.A. is the Plaintiff and Jeffrey Wallace Behymer a/k/a Jeffrey W. Behymer; Linda Behymer Crouch a/k/a Linda B. Crouch a/k/a Linda Darlene Crouch a/k/a Linda D. Crouch are the Defendants, that Ken Burke, Pinellas County Clerk of Court will sell to the highest and best bidder for cash at, www.pinellas. realforeclose.com, beginning at 10:00 AM on the 28th day of October, 2025, the following described property as set forth in said Final Judgment, to wit:

LOT 2, BLOCK 2, SOUTH-ERN COMFORT HOMES UNIT ONE-A, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 54, PAGE 63, OF THE PUBLIC RECORDS OF PINNELLAS COUNTY, FLORIDA. TAX ID: 14-30-15-84204-002-

0020 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 Human Rights Office. 400 S. Ft. Harrison Ave., Ste. 500 Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for informa-

tion regarding transportation services. Dated this 5th day of June, 2025. BROCK & SCOTT, PLLC Attorney for Plaintiff 4919 Memorial Hwy, Suite 135 Tampa, FL 33634 Phone: (954) 618-6955 Fax: (954) 618-6954 FLCourtDocs@brockandscott.com By /s/Justin J. Kelley Justin J. Kelley, Esq. Florida Bar No. 32106 File # 22-F01849 June 13, 20, 2025 25-02476N

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 Human Rights Office. 400 S.

Ft. Harrison Ave., Ste. 300 Clearwater,

FL 33756, (727) 464-4880(V) at least

7 days before your scheduled court appearance, or immediately upon

receiving this notification if the time

before the scheduled appearance is

less than 7 days; if you are hearing

impaired call 711. The court does not provide transportation and

cannot accommodate for this service.

Persons with disabilities needing

transportation to court should contact

providers for information regarding

transportation services. for Electronic

ADA Accommodation Request; go to:

http://www.pinellascounty.org/forms/

100 West Cypress Creek Road, Suite 1045

/s/ Andrew Arias, FBN: 89501

local public transportation

FIRST INSERTION

ED HEREIN.

their

ada-courts.htm

Attorneys for Plaintiff

Marinosci Law Group, P.C.

Fort Lauderdale, FL 33309

ServiceFL@mlg-defaultlaw.com

ServiceFL2@mlg-defaultlaw.com

Phone: (954) 644-8704;

Fax: (954) 772-9601

June 13, 20, 2025

24-01300

FIRST INSERTION

NOTICE OF SALE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE FOR PINELLAS COUNTY, FLORIDA CASE NO. 24-001862-CI OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVID-

THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATE HOLDERS OF THE CWALT, INC., ALTERNATIVE LOAN TRUST 2007-23CB MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-23CB;

Plaintiff, vs. JENNIFER L. HEALY, ET.AL; Defendants

NOTICE IS GIVEN that, in accordance with the Uniform Final Judgment of Foreclosure dated May 22, 2025, in the above-styled cause. I will sell to the highest and best bidder for cash at www.pinellas.realforeclose.com , on July 7, 2025, at 10:00 AM the following described property: LOT 17, BLOCK F, HARBOR

HEIGHTS ESTATES, AC-CORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 49, PAGE 49, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORI-DA.

Property Address: 120 AVON DR, SAFETY HARBOR, FL 34695

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

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR PINELLAS COUNTY GENERAL JURISDICTION DIVISION CASE NO. 25-001457-CI U.S. BANK TRUST NATIONAL

225 East Robinson Street, Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above- styled Court on or before or 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

25-02533N

"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 certain assist Plea contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, $(727)\,464\text{-}4062\,(\text{V/TDD})$ at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711." WITNESS my hand and seal of said Court on the 9th day of June, 2025. KEN BURKE, CPA CLERK OF COURT OF PINELLAS COUNTY As Clerk of the Court BY: /s/ Thomas Smith Deputy Clerk

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION Case No. 24-005173-CI

Division: Section 11 TEXAS FLIPCO FINANCIAL, LLC a Texas Limited Liability Company Plaintiff vs

PINK ELEPHANT PROPERTIES LLC, a Florida Limited Liability Company, CITY OF GULFPORT, Florida, TENANT NO. 1, and TENANT NO. 2.

Defendants

NOTICE IS HEREBY GIVEN pursuant to the Uniform Final Judgment of Foreclosure entered on June 6, 2025, in Case No. 24-005173-CI, of the Circuit Court of the Sixth Judicial Circuit in and for Pinellas County, Florida, in which Texas Flipco Financial, LLC is the Plaintiff, and Pink Elephant Properties LLC, a Florida Limited Liability Company, and City of Gulfport are the Defendants, the Clerk of the Circuit Court, Ken Burke, CPA, will sell to the highest and best bidder for cash at www. pinellas.realforeclose.com at 10:00 AM on July 23, 2025, the following described property situated in Pinellas County, Florida:

The North 50 feet of Lot 5, Block 11, PASADENA HEIGHTS, ac-cording to plat thereof as recorded in Plat Book 9, Page 84,

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION CASE NO. 24-005579-CI DIVISION: 7 EXCEL CAPITAL SOLUTIONS, LLC, Plaintiff, vs. 5901 MANGROVE ST N, LLC; WAYNE F. DRASH; CITY OF ST. PETERSBURG, FLORIDA; UNKNOWN TENANT #1; UNKNOWN TENANT #2; ALL OTHER UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAME UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS, Defendant(s). NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment entered on May 14, 2025 in the Circuit Court of the Sixth Judicial Circuit in and for Pinellas County, Florida, Ken Burke, CPA, the Clerk of Court will on JULY 1, 2025 at 10:00 a.m. EST, offer for sale and sell at public outcry to the highest and best bidder for cash at www.pinellas.realforeclose.com (Public computer terminals may be available for use during sales in the Clerk's Offices located in the back of the Official Records Department of the Clearwater Courthouse at 315 Court St, Room

of the Public Records of Pinellas County, Florida. Street address: 1319 56th St. S., Gulfport, Florida 33707 Parcel ID: 28-31-16-67572-011-

Any person or entity claiming an interest in the surplus, if any, resulting from the foreclosure sale, 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.

are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice

following described property situated NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE in Pinellas County, Florida:

THE NORTH 40 FEET OF LOT 13, AND THE SOUTH 20 FEET IN THE CIRCUIT COURT OF THE OF LOT 14. BLOCK 89. PLAN OF NORTH ST. PETERSBURG, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 4, PAGE 64, OF Thomas Blair Bruce THE PUBLIC RECORDS OF PI-Petitioner, and NELLAS COUNTY, FLORIDA. Wilawan Vispapaew Property Address: 5901 Mangrove Respondent. TO: {name of Respondent} St. N., St. Petersburg, FL 33702 Wilawan Vispapaew Any person claiming an interest in the surplus from the sale, if any, other than {Respondent's last known address} the property owner as of the date of the 4 163rd Ave Redington Beach, FL Lis Pendens must file a claim before the 33708 clerk reports the surplus as unclaimed. "If you are a person with a disability tion for dissolution of marriage has who needs any accommodation in order been filed against you and that you are to participate in this proceeding, you required to serve a copy of your written defenses, if any, to it on {name of Petitioner} Thomas Blair Bruce, whose are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 address is 199 38th Ave SE St Petersburg FL 33705 on or before {date} 28 Days after 1st Publication, and file the original with the clerk of this Court at {clerk's address} 315 Court St. Rm 170 Clw. Fl 33756 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered

Dated: June 3, 2025 MCMICHAEL TAYLOR GRAY, LLC Email: adixon@mtglaw.com E-Service: servicefl@mtglaw.com 25-02467N

FIRST INSERTION

CORDS OF PINELLAS COUN-TY. FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before /(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR

JOHNNY MOORE A/K/A JOHNNY

To: DEE SHAWN NICOLE DANIEL A/K/A DEESHAWN NICOLE DANIEL 3312 QUEENSBORO AVENUE S, SAINT PETERSBURG, FL 33712 LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit: LOT 9, BLOCK 8, TANGER-INE TERRACE, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 9, PAGE(S) 96, OF THE PUB-LIC RECORDS OF PINELLAS COUNTY, FLORIDA. has been filed against you and you are required to file a copy of your written

defenses, if any, to it on Jacqueline T. Levine, Esq, McCalla Raymer Leibert Pierce, LLP, 225 East Robinson Street, Suite 155, Orlando, FL 32801 and file

(NO CHILD OR

FINANCIAL SUPPORT)

6th JUDICIAL CIRCUIT, IN AND

FOR Pinellas COUNTY, FLORIDA

Case No.: 23-009302FD

YOU ARE NOTIFIED that an ac-

against you for the relief demanded in

The action is asking the court to de

cide how the following real or personal property should be divided: {insert "none" or, if applicable, the legal de-

scription of real property, a specific de-

scription of personal property, and the name of the county in Florida where the

property is located} None

the petition.

the original with the Clerk of the abovestyled Court 30 days from the first pub-lication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

"If you are a person with a disability who needs 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 Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

WITNESS my hand and seal of said Court on the 9 day of June, 2025.

KEN BURKE, CPA CLERK OF COURT OF PINELLAS COUNTY As Clerk of the Court BY: Stevie Ayars Deputy Clerk

MCCALLA RAYMER LEIBERT PIERCE, LLP 225 East Robinson Street, Suite 155, Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: AccountsPayable@mccalla.com 25-11403FL June 13, 20, 2025 25-02524N

FIRST INSERTION

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

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

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

"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 Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711." Dated: 5/14/2025

KEN BURKE Clerk of the Circuit Court and Comptroller 315 Court Street, Clearwater, Pinellas County, FL 33756-5165 CLERK OF THE CIRCUIT COURT By: /s/ Thomas Smith Deputy Clerk June 13, 20, 27; July 4, 2025 25-02532N

Copies of all court documents in this

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CASE NO.: 14-006507-CI THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWMBS, INC., ALTERNATIVE LOAN TRUST 2006-OA1 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-OA1,

FIRST INSERTION SCRIBED IN THE DECLARA-TION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 5036, PAGE(S) 7, ET SEQ., AS THEREAFTER AMENDED, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLOR-IDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO. Property Address: 19810 Gulf

S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

/s/ Audrey J. Dixon Audrey J. Dixon, Esq. Florida Bar No. 39288 3550 Engineering Drive, Suite 260 Peachtree Corners, GA 30092

Phone: (404) 474-7149 163, and at the Judicial Building in St. June 13, 20, 2025 Petersburg at 545 1st Ave. North) the

NOTICE OF ACTION -CONSTRUCTIVE SERVICE

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 25-002562-CI BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST,

0050

"If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you

impaired, call 711." Dated: June 10, 2025 HYNDS LAW /s/ Robert J. Hynds Robert J. Hynds, Esq. Florida Bar # 44231 630 S. Orange Ave, Ste 200 Sarasota, Florida 34236 June 13, 20, 2025

(941) 702-2222 Email: robert@hyndslaw.com Counsel for Plaintiff

25-02534N

PINELLAS COUNTY GENERAL JURISDICTION DIVISION CASE NO. 25-001520-CI CROSSCOUNTRY MORTGAGE, LLC,

Plaintiff, vs.

L. MOORE, et al., Defendant.

S TRUSTEE OI MASTER PARTICIPATION TRUST, Plaintiff, vs.

RICHARD A. SAUNDERS, et al., Defendant.

ASSOCIATION, NOT IN ITS

INDIVIDUAL CAPACITY, BUT

To: RICHARD A. SAUNDERS, 7896 42ND AVE N, SAINT PETERSBURG, FL 33709

UNKNOWN SPOUSE RICHARD A. SAUNDERS, 7896 42ND AVE N, SAINT PETERSBURG, FL 33709 LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN

YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit: THE WEST 75 FEET OF LOT 1, BLOCK A, GARDEN CITY UNIT THREE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 29, PAGE 114, OF THE PUB-LIC RECORDS OF PINELLAS COUNTY, FLORIDA.

has been filed against you and you are required to file a copy of your written defenses, if any, to it on Morgan B Lea, Esq, McCalla Raymer Leibert Pierce, LLP,

PUBLISH YOUR LEGAL NOTICE Email Iegal@businessobserverfl.com

MCCALLA RAYMER LEIBERT PIERCE, LLP 225 East Robinson Street, Suite 155. Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: AccountsPayable@mccalla.com 23-07125FL June 13, 20, 2025

Plaintiff. vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF BARBARA W. TERRY F/K/A BARBARA W. GENARO, DECEASED, et. al. Defendant(s),

TO: THE UNKNOWN HEIRS, BEN-EFICIARIES, DEVISEES, GRANT-EES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN IN-TEREST IN THE ESTATE OF BAR-BARA W. TERRY F/K/A BARBARA W. GENARO, DECEASED,

whose residence is unknown if he/she/ they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property: LOT 301, OAKHURST GROVES 1ST ADD, ACCORD-ING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 50, PAGE 66, PUBLIC RE-

entered against you for the relief demanded in the complaint or petition filed herein.

"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 Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

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

WITNESS my hand and the seal of this Court at Pinellas County, Florida, this 4 day of June, 2025. KEN BURKE

Clerk of the Circuit Court and Comptroller 315 Court Street Clearwater. Pinellas County, FL 33756-5165 CLERK OF THE CIRCUIT COURT BY: Stevie Ayars DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID. PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 24-223013 June 13, 20, 2025 25-02463N

Plaintiff, v. MARGARET KNUTSSON A/K/A MARGARET F. KNUTSSON, ET AL.

Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment dated May 23, 205 entered in Civil Case No. 14-006507-CI in the Circuit Court of the 6th Judicial Circuit in and for Pinellas County, Florida, wherein THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWMBS, INC., ALTERNATIVE LOAN TRUST 2006-OA1 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-OA1, Plaintiff and MARGARET KNUTSSON A/K/A MARGARET F. KNUTSSON; CASITAS DEL MAR CONDOMINIUM ASSOCIATION, INC.; NATIONSTAR MORTGAGE LLC are defendants, Ken Burke, Clerk of Court, will sell the property at public sale at www.pinellas.realforeclose.com beginning at 10:00 AM on September 18, 2025 the following described property as set forth in said Final Judgment, to-wit:. THAT CERTAIN CONDOMIN-

IUM PARCEL COMPOSED OF UNIT NO. 3, BUILDING A, CASITAS DEL MAR, A CON-DOMINIUM, ACCORDING TO THE CONDOMINIUM PLAT THEREOF, AS RECORDED IN CONDOMINIUM PLAT BOOK 42, PAGE(S) 62 THROUGH 66, INCLUSIVE, AS THEREAFTER AMENDED, AS FURTHER DE-

Blvd., Indian Shores, FL 33785 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.

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

"If you are a person with a disability who needs 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 Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711." Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Phone: (954) 370-9970 Fax: (954) 252-4571 Service E-mail: ftlrealprop@kelleykronenberg.com /s/ Taji S. Foreman Taji S. Foreman, Esq. FBN: 0058606 File No: M2000174-JMV June 13, 20, 2025 25-02501N





--- PUBLIC SALES ---

SECOND INSERTION PUBLIC NOTICE OF SALE

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801 - 83.809). The under-signed will sell by competitive bidding at lockerfox.com on Thursday the 26th day of June, 2025 at 10:00 AM. Said property is iStorage, 3950 34th Street South, St. Petersburg, FL, 33711

Tony Mcdaniel 00328 Bags, boxes, totes.

Donald Noland 00436 Mattress, furniture, household goods.

Amber Jenkins 07012 Bags, boxes, pictures, fishing poles, toys, furniture.

All purchased items are sold as is, where is, and must be removed within 48 hours of the sale. Purchases must be paid for at the time of purchase per facility policy. Sale subject to cancellation in the event of settlement between owner and obligated party. June 6, 13, 2025 25-02380N

SECOND INSERTION NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: Extra Space Storage 7220 4th St N. St. Petersburg, FL 33702

June 27th, 2025 - 1:00 PM Jamari Green- chairs, dressers Keon Dunbar- totes, bags Latishia Lang- totes, luggage, dolly William Pinnick- dressers, refrigerator, totes

Shannon Brodnax- bags, totes, lawn items

This auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above reference facility in order to complete transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. June 6, 13, 2025 25-02365N

SECOND	INSERTION

NOTICE OF PUBLIC SALE NOTICE IS HEREBY GIVEN pursuant to Chapter 10, commencing with 21700 of the Business Professionals Code, a sale will be held on June 24, 2025, for United Self Mini Storage - Countryside at www.StorageTreasures.com bidding to begin on-line June 13, 2025, at 6:00am and ending June 24, 2025, at 12:00pm to satisfy a lien for the follow unit (s). Unit (s) contain general household goods.

Name	Unit
Rosanna Cox	041 & 316
Anna Hertrich	211
Rosario Masi	134
John M. Press	527
Brian St. Arnold	342
Cedrick Vaughn	080

June 6, 13, 2025

SECOND INSERTION NOTICE OF PUBLIC SALE

25-02430N

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

Staring at 10 am on Wednesday June 18, 2025.

U-STOR St. Pete 2160 21st Ave N. St. Petersburg, FL 33713 727-822-8282

NONE

U-STOR 62nd 3450 62nd Ave N Pinellas Park, FL 33781 727-522-1663

C-26 Zoey Goley G-17 nohuo SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 10111 Gandy Blvd N St Petersburg FL 33702 on 6/26/2025 @11:00am

Eric Johnson Tote, Bag, Personal Items

Angel Johnson Personal Items, Coolers, Household furniture

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. June 6, 13, 2025 25-02414N

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: Extra Space Storage 8610 66th St N Pinellas Park, FL 33782, 727-439-8055, June 27th, 2025 @ 1:30pm

JAME	CONTENTS	
Damie Warren	Clothes and Toy	
Accortha Tunsil	Clothes and Bas	

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. June 6, 13, 2025 25-02363N

SECOND INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY NOTICE IS HEREBY GIVEN THAT THE UNDERSIGNED INTENDS TO SELL THE PERSONAL PROPERTY DESCRIBED BELOW TO ENFORCE A LIEN IM-POSED ON SAID PROPERTY UNDER The Florida Self Storage Facility Act Statues (section 83.801-83.809) The undersigned will sell at public sale June 26 2025 scheduled to end at 10:00AM on www.storagetreasures.com. Items will be retrieved from the premise where said property has been stored and which are located at **Stor**quest 1505 S. fort Harrison Ave County of Pinellas State of Florida, the following

Name	Unit	contents
Jacinda Davis	69	clothes

Purchases must be paid for at the time of purchase in cash only. All purchased items are sold as is, where is and must be removed at the time of sale. Sale is subject to cancellation in the event of settlement between owner and obligated party 25-02404N June 6, 13, 2025

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 3201 32nd Ave S St. Petersburg FL, 33712

June 27, 2025 at 10:30am

Elisha Adams - General Household

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. 25-02377N June 6, 13, 2025

SECOND INSERTION

NOTICE OF PUBLIC SALE Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 2150 25th Street N St Petersburg, FL 33713 June 27, 2025 at 12:30pm

John Williams- Boxes, bags Radames Rodriguez-Furniture, boxes Dorman Payne-Boxes, construction supplies

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. June 6, 13, 2025 25-02379N

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals at the location indicated: 6901 Park Blvd N

Pinellas Park, FL 33781

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: 6780 Seminole Blvd Seminole, FL 33772 June 27, 2025 @ 12:15 PM

SECOND INSERTION

Debra Ann West Household items

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. 25-02360N June 6, 13, 2025

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: Extra Space Storage 1855 32nd St. N St. Petersburg, FL 33713 on June 26, 2025, at 10:30 AM.

Andre Scruggs - Boxes Curtis Baker - Boxes, Computers, Electronics, Mattress Nicolas Lecompt - Boxes, Clothing, Mattress, Sports

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above facility 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. 25-02361N June 6, 13, 2025

SECOND INSERTION

NOTICE OF PUBLIC SALE Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 2925 Tyrone Blvd N St Petersburg, FL 33710 on 06/27/2025 @11:30 am James Berlin[appliances, outdoor yard games, luggage] Linda Schneegold[appliances, electronics, toys and games]

Anne Tebo[clothing and shoes]

William Svette[sports and outdoors, tools and supplies] Kyle Crain[Electronics, household goods, furniture]

The auction will be listed and advertised on www.storagetreasures.com

Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction.

Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. June 6, 13, 2025

25-02429N

25-02378N

SECOND INSERTION

NOTICE OF PUBLIC SALE Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: Extra Space Storage, 9999 Gandy Blvd. N. St. Petersburg, Fl. 33702 on June 25,

2025, at 11:00am.

Avsha Gardner Furniture, Office chair, printer, Bicycle, Scooter

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. June 6, 13, 2025 25-02364N

SECOND INSERTION

NOTICE OF PUBLIC SALE Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

5890 54th Ave. N, Kenneth City, FL 33709 on June 26, 2025 at 11:30 AM

Yuniesby Sotolongo Portal - tools, construction materials Toni Bryant - furniture, household items Juanita Leggett - TV, clothing, bed frame, boxes

Jacqueline Bowling - stove, furniture, boxes

June 6, 13, 2025

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

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

Extra Space Storage at 4750 62nd Ave N Pinellas Park, FL 33781 on June 27th,

June 6, 13, 2025 25-02416N SECOND INSERTION NOTICE OF PUBLIC SALE

Cardinal Mini Storage will be held on June 24th, 2025 at the time and location listed below, to satisfy the self storage lien. Units contain general household goods. All sales are final. Management has the right to withdraw any unit from the sale or refuse any offer or bid. Payment by CASH ONLY, unless otherwise arranged.

SECOND INSERTION

NOTICE OF SALE

ABANDONED VEHICLE In accordance with Section 32-13-

1, Code of Alabama 1975, notice is

hereby given to the owners, lienhold-ers, and other interested parties that

the following described abandoned

vehicle will be sold at public auction

for cash to the highest bidder at 9

am ON JULY 7, 2025 at 2285 ROSS

CLARK CIRCLE, DOTHAN, AL

36301: 2020 HONDA CR-V, BLUE;

VIN#7FARW1H50LE010095. PRESS

REGISTER

Cardinal Mini Storage, 3010 Alternate

C143 Nadine Dixon Erica Grecco C148

June 6, 13, 2025 25-02421N

SECOND INSERTION NOTICE

Effective June 28, 2025, Kevin Witt, MD will no longer be practicing medicine at WellMed.

Patients of Dr. Witt may continue care at WellMed at Bay Area.

Patients can obtain copies of their medical records at: WellMed at Bay Area 6350 Central Ave.

19, Palm Harbor, FL 34683 at 10:00 AM

G-17 J-3	Linda (rios) Perez	St. Petersburg, FL 33707	June 25th, 2025 at 12:15pm	2025 at 11AM
L-18 P-10	Anthony Aloe Larry Macala	Phone: 1-727-381-1144 Fax: 1-727-381-6901	John Tucker: Clothing, Bags, Bike Parts, Luggage Hines Likely: Clothing, Boxes, Totes, Bags, Toaster Oven, TV	Justin Hamilton-Totes, appliances, dishware, lamps, toys, electronics, furniture, boxes, and sporting gear
R-18 S-4	Elena Pierce Sharee Robinson	June 6, 13, 20, 27, 2025	Curtis Ritchie IV : Clothing, Forniture, Sports, Boxes, Totes, Couch, Kids Stuff, Fishing Poles, Chairs, Bow & Arrow Case	Shakerra Howard- appliances, shelving, toys, wall art, mattress, boxes, electronics, and furniture
U-STOR 2850 Gan St. Petersł		25-02436N SECOND INSERTION	Michelle Young: Boxes, Fish Tank, Rocking Horse, Christmas Decorations, Totes, Christmas Tree Curtis Ritchie IV: Clothing, Electronics, Furniture, Sports, Totes, Bikes, Drums, Chair, Golf Bags, Clubs, Weed Eater, Bags, Sound Bar	Pamela Thorn- Mattresses, electronics, boxes, furniture, and bags Gregory Hartner- Totes, tools, and boxes This auction will be listed and advertised on <u>www.storagetreasures.com</u>
727-576-2 C-7 T-1	004 Rock Catanzaro Julie Parsons	NOTICE OF PUBLIC SALE The following personal property of Mario Zubiria-Cortes, will on the 10th day of July 2025, at 10:00 a.m., on	The auction will be listed and advertised on <u>www.storagetreasures.com</u> . 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	Purchases must be made in cash only and paid at the above referenced facility in order to complete transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal
U-STOR 11702 66tl	h St. N.	property at 2236 Gulf to Bay Boulevard, Lot #335A, Clearwater, Pinellas County, Florida 33765 in Boulevard II Mobile	any purchase up until the winning bidder takes possession of the personal property. June 6, 13, 2025 25-02376N	property June 6, 13, 2025 25-02415N
Largo, FL 727-546-3		Home Estates be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:		
NONE	· ·	Year/Make: 1965 KNOX Mobile Home VIN No.: 7S56DCD3388		
U-Stor La 1217 Lake		Title No.: 1932064 And All Other Personal Property Therein	Who benefits from legal notices?	
727-461-0	205	PREPARED BY: Rosia Sterling	You do. Legal notices are required because a governm	nent body or corporation wants to take action that can
G-16 L-15	Jeneka Carrillo Randazzle Gainey	Lutz, Bobo & Telfair, P.A. 2155 Delta Blvd, Suite 210-B Tallahassee, Florida 32303	affect individuals and the public at large. When the government is about to change your life, or notices in newspapers serve to alert those affected.	your property or assets are about to be taken, public
June 6, 13	3, 2025 25-02405N	June 6, 13, 2025 25-02437N		TV18

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Call: (941) 362-4848 or go to: www.businessobserverfl.com

--- PUBLIC SALES ---

SECOND INSERTION NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on June 23, 2025, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:45 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

PUBLIC STORAGE # 08759, 3657 Tampa Road, Oldsmar, FL 34677, (813) 259-7166

Time: 09:45 AM

Sale to be held at www.storagetreasures.com.

0225 - Clark, Rayshan; 0402 - Rosenquist, Cameron; 0403 - Rosenquist, Cam; 0404 - Rosenquist, Cameron; 0406 - Tampa Patio LLC, Tampa Patio; 0517 - truth night life llc Sims, Thomas; 1009 - heyer, We William; 2065 - Minton, Megan; 2103 -Hatfield, Hope; 2108 - Stephens, Kelly; 2174 - Strickland, Brian; 3034 - RUSKIN, DR. LES

PUBLIC STORAGE # 23431, 4080 Tampa Road East, Oldsmar, FL 34677, (813) 773-6571

Time: 10:30 AM

Sale to be held at www.storagetreasures.com.

1027 - Taylor, Marti; 1069 - Montoney, Andrea; 2006 - Mcneill, Caroline; 2017 - Blanks, Brandi; 2043 - Castro, Stephanie; 2086 - Pavov, Volodymyr; 2088 - ATLAS FINTECH HOLDINGS CORP FIN TECH HOLDINGS CORP, ATLAS; 2118 - Lee, Patricia; 3034 - Rexroat, Jeff; 3064 - Daunis, Elaine; 3098 - Figueroa, Stephanie; 3100 - ATLAS FINTECH HOLDINGS CORP FIN TECH HOLDINGS CORP, ATLAS; B027 - Abernathy, Jennifer; D040 - Axiom Credibility Systems Cooper, Jacqueline; D042 - Schulz, Lisa; D054 - Beaverland, Jason; D055 - McCall, Stuart; D114 - rzasa, darren; E028 - Wheeler, Stephen; F035 -Gonzalez, Gilfredo: G053 - White, Juliet

PUBLIC STORAGE # 28074, 1730 S Pinellas Ave, Ste I, Tarpon Springs, FL 34689, (727) 605-0137

Time: 12:45 PM

Sale to be held at www.storagetreasures.com.

01007 - Filippelli, Annette; 237 - Lamparski, Sean; 238 - Murazzo, Richard; 253 - brown, Sharon; 277 - Carter, Clifton; 303 -Fatkin, Angela; 310 - Tirikos, George; 350 - Aguilar, Angela; 413 - Lucas, Mark; 511 - Henson, Roger; 908 - Harrison, Jeremy PUBLIC STORAGE # 28081, 38800 US Highway 19 North, Tarpon Springs, FL 34689, (727) 219-9944 Time: 01:00 PM

Sale to be held at www.storagetreasures.com.

B060 - Gifford, James D; B066 - Sands, Melissa; B092 - Barros, Nady; C218 - Washlock, Joel; C257 - Mcneal, Rudolph; C267 -Augustine, Elizabeth; C272 - Kirkland III, LeRoy Kirkland; D297 - Kindinis, Colleen; E316B - fularz, David; F363 - nixon, Vito; H553 - Pagan, Janet; J733 - Ruiz, Sophia; J741 - athanasiou, aristea; K849 - slicker, Randy; K864 - Warmingham. Colin: K873 - Straubel, Jason; L904 - Rivera, Jesus; L915 - Pennoyer, Nicholas; M1029 - Johnston, Stephanie; N1105 - Mickelsen, William

Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080. June 6, 13, 2025

25-02349N

25-02453N

SECOND INSERTION mands against decedent's estate on

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No.: 25-004524-ES Division: 003 IN RE: ESTATE OF PEGGY A. CRISTINI, Deceased.

The administration of the estate of PEGGY A. CRISTINI, deceased, whose date of death was December 7, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street. Clearwater, FL 33756. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or de-

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

PINELLAS COUNTY, FLORIDA

PROBATE DIVISION

File No. 522025CP001752XXESPR

Division 004 IN RE: ESTATE OF

JAILEEN SANTOS SANTIAGO

Deceased.

The administration of the estate of Jaileen Santos Santiago, deceased,

whose date of death was August 25,

2024, is pending in the Circuit Court

for Pinellas County, Florida, Probate Division, the address of which is 315

Court St. Clearwater, FL 33756. The

names and addresses of the personal

representative and the personal

representative's attorney are set forth

All creditors of the decedent and oth-

er persons having claims or demands against decedent's estate on whom a

copy of this notice is required to be

served must file their claims with this

court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME

below

whom a copy of this notice is required to be served must file their claims with this Court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent

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

ALL CLAIMS NOT FILED WITH-IN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLOR-IDA PROBATE CODE WILL BE FOR-EVER BARRED. NOTWITHSTANDING THE TIME

SECOND INSERTION

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

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

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

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

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S

DATE OF DEATH IS BARRED. The date of first publication of this notice is June 6, 2025.

Personal Representative: Pablo Alberto Âlequin Sanchez 1760 Clearwater Largo Road 3201 Clearwater, Florida 33756

Attorney for Personal Representative: Pilar V. Vazquez for Rodolfo Suarez Jr. Esq., Attorney Florida Bar Number: 013201 9100 South Dadeland Blvd, Suite 1620 Miami, Florida 33156 Telephone: 305-448-4244 E-Mail: rudy@suarezlawyers.com Secondary E-Mail: eservice@suarezlawvers.com Pilar V. Vazquez, Esq. FBN 115839 June 6, 13, 2025 25-02452N

Time: 10:00 AM Sale to be held at www.storagetreasures.com. 2116 - Hardeman, Melanie; 2225 - vance, elaine; 2620 - Flohr, Breanna; 2626 - Milanese, Sara Paulson; 2628 - Griffin, Lamar; 2709 - Gonzales, Melissa; 2832 - Garcia, Luz; 2902 - Camacho, Elias; 2916 - Longenette, Carol; 2926 - Ragers, Getara; 3206 - Cataldi, Giavanina; 3313 - Kolatosz, Joyce; 3415 - Pannell, Joseph; 3620 - Nogaj, Christopher; 3622 - Oliver, Raymond; 3710 - Christopher; 3620 - Nogaj, Christopher; montanez, yashira; 3713 - kirchner, Eric; 4116 - Moulin, Dana; 4316 - Jones, Lori; 4400 - Smith, Cherrie; 4550 - Sarris, Leticia; 5003 - Oliver, Raymond

time of the sale specified.

Sale to be held at www.storagetreasures.com.

Sale to be held at www.storagetreasures.com.

Time: 09:30 AM

Time: 09:45 AM

PUBLIC STORAGE # 20173, 6543 34th St N, Pinellas Park, FL 33781, (727) 498-0622

PUBLIC STORAGE # 08217, 6820 Seminole Blvd, Seminole, FL 33772, (727) 498-8744

- Savino, Aria; B638 - Franzese, Maureen; B722 - Atkins, Tanekia; B813 - Taguibao, Jonathan Soriano

PUBLIC STORAGE # 07111, 199 Missouri Ave N, Largo, FL 33770, (727) 315-0688

Howard, Keith; C175 - Thomas, Ashton; C187 - Pitts, Dearia; D103 - CosGriff, Angus PUBLIC STORAGE # 07119, 4221 Park Blvd, Pinellas Park, FL 33781, (727) 551-4378

Time: 10:15 AM Sale to be held at www.storagetreasures.com.

007A - Benton, Cortez; 017A - Gallegos, Alejandro; 402 - swint, Dana; 409 - Williams, Jhon; 411 - Crossland, Kirstee; 444 - keys, Charbria; 454 - Blanken, Breanna; 472 - Lopez, Tylor; 529 - Delgado, Stephen; 530 - ross, Isaiah; 584 - Bailey, Angel; 586 - Jones, TeReico; 596 - Barntley, Edward; 599 - McDonald, Clarence; B019 - Roy-Holman, Reshia; B030 - perez, alejandro; B067 - Havens, Sarah; C014 - Moore, Bobbieann; D011 - Jeffers, Jill; D013 - Quinones, Jorge; E016 - pennywell, Marissa; E018 - Garvin. Johnice: E021 - Glover. Curtis: E024 - Bell, Wanda; E025 - Massingill, Chad; E035 - Pinder, Jeanree; E041 - Byrd, Kristina; E053 - Johnson, Lakesha; F008 - Edge, Braiden; F011 - Johnson, Lance; F034 - kincade, Imani; F040 - Lugo, Luis; F057 - Flournoy, Elijah; F069 - brady, james; F079 - Royster, Latonya; F085 - Landrum, Justine; F088 - Howard, Ted; F101 -KRANTZ, JENNIFER; G009 - Pena, Franchesca; G032 - pummel, Brianna; RV8 - Brown, Deyvon

SECOND INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on June 23, 2025, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The

public sale of these items will begin at 09:30 AM and continue until all units are sold. The lien sale is to be held at the online

auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the

1028 - Turner, Chrysie; 1033 - Īashay, keona; 2005 - Talbot, Ashanti; 2046 - Baker, Daniel; 2062 - Barajas, Kathy; 2130 - Murray, Kelly; 2164 - Collins, DQjuwan; 2183 - Ward, Penny; 2190 - Schuelke, Thomas; 2212 - Godmaire, Mary; 2219 - Tahtinen, James; 2234 - Brown, Amelia; 2237 - Subramani, Shivani; 3024 - Ward, James; 3025 - Henry, Maleena; 3026 - Silva, Omar;

3053 - Clifton, Pamela; 3080 - Lazos, Reyna; 3103 - Starkey, Austin; 3115 - Gunnell, Hannah; 3117 - patrick, Colin; 3135 - Miles, Marcel; 3150 - milner, Shaniqua; 3158 - Turner, Janie; 3220 - Snead, Angela; 3226 - Jones, Quantrell; 3228 - Cox, Latearia; B109 - bedingfield, diana m.; B114 - McArdle, Francis; B119 - bedingfield, diana m.; B126 - Johnson, Keiosha; B129 - Brower,

Stephen; C103 - conway, joseph; C134 - Espinoza, Kiara L; C154 - Hartmann, Jennifer; C163 - Hartmann, Jennifer; C173 -

A220 - Johnson, Angel; A226 - constable, Anthony; A601 - Lupo, Gina; B105 - crenshaw, kristen; B114 - powell, Robbi marie; B121 - Fisher, Jill; B208 - SPRAGUE, DEIDRA; B423 - Lattimore, Tyjai; B504 - Flattery, Michael; B621 - Jaqua, Danielle; B633

PUBLIC STORAGE # 20410, 5880 66th Street N, St Petersburg, FL 33709, (727) 547-3460

Time: 10:30 AM

Sale to be held at www.storagetreasures.com. A001 - Weaver, Lauren; A002 - Smith, Angelek; A010 - Copeland, Benjamin; A015 - Davis, Bryan; A024 - lewis, Sheldon; A028 - Carter, Kaleb; A029 - Pennucci, Brianna; A052 - DOCKHAM, KATHY; B020 - ball, Cody; B040 - Deere, Elese; B043 - Sanford, Marion; COO2 - Dixon, Terrika; CO14 - Mop, ZsaZsa L; CO17 - STEVENSON, LUCAS S; CO43 - Branson, Tiffany; C053 - Martinez, Maria; C062 - smith, Jermya; C070 - Bennett, Heather; C075 - Cosper, Jordyn; C089 - Ramirez, Juan; C093 - Smithkey, Joshua; C108 - Juchem, Destiny; C119 - Lino, Celyne; C135 - Brown, Cody; C163 - Elkin, Del; C164 - Gipson, Kimberly; D021 - risola, James; D031 - Burgess, Sanitra; D034 - Hardy, Ilene Kischel; D043 - Benda, Lauren; D048 - Liott, Thomas; D050 - morton, traci; E001 - Epstein, Kelly; E029 - Stevens, Jeremy; E047 - Mannis, Gregory; F006 - ardolina, James; F009 - taylor, Benjamin; F025 - Cook, Cassandra; G003 - Leary, Albert; G018 - Spinks, Earl PUBLIC STORAGE # 20445, 8305 Ulmerton Road, Largo, FL 33771, (727) 249-0891

Time: 10:45 AM

Sale to be held at www.storagetreasures.com. A041 - Gonzalez, Tony; B002 - Bennie, Heather; B020 - Vanwart, Steve; B023 - Murphy, Brewce; B081 - House, Kim; B092 - Zuluaga, Jason; B095 - Bustamante, Cindy; B099 - Holt, Colleen; B101 - dowdy, destinee; C026 - Williamson, Percy; C028 - MAUNAKEA, ANGELA; C041 - Floyd, Kelvin; C044 - Sanz, Robert; C067 - mona, Bruno; C075 - Thomas, Deidrich; C081 -Fuentes, Sara; C110 - Filmon, Jesica L; C112 - Sullivan, Mikavla

PUBLIC STORAGE # 20702, 1400 34th Street South, St Petersburg, FL 33711, (727) 502-6014

Time: 11:00 AM

Sale to be held at www.storagetreasures.com. B012 - Cohens, Terryelle; B014 - Canfall, Angela; B020 - Reed, Isaac; B023 - daniels, tyanna; B025 - Mcqueen, Phylicia; C017 - Brown, Allysia; C047 - webb, Sharron; C059 - jefferson, amanyal; C061 - Jackson, Tredina K.; C073 - Rushmore, Laura; C075 - Garcia, Enrique Quintero; C080 - ingram, Jasmyne; C087 - BOLDEN, TWANA; C094 - Cooper, Mercedes; C098 - Taylor, Thomas; C109 - Reynolds, Nate; D006 - Mcclendon, Alfreda; D007 - Tate, Tasha; D008 - Gray, Betty; D025 - curry, kyandre; D035 - wolfgram, Samantha; D040 - WITCHER, DAVE; E003 - McCullough, Alton; E009 - Stipe, Elaine; E010 - Davis, Tyrone; E021 - WARREN, Marquita; E022 - Ware, James; E032 - Coleman, Kristy; E033 - Curry, Lemisha; E037 - Williams, Jania M; E042 - Harris, Taren; E050 - FORD, ANTWANN; E054 - Morris, Willie; E087 - hinton, jaime; E091 - Owens, Venus; E100 - Ware, Larry; E106 - CADE, JOHNNY; E116 - Baker, Angelica; E131 - Byrd, Shery; E139 - ADDISON, MARICE; E143 -Hatcher, Yasmin; E158 - parker, damarius; E160 - Johnson, Jonnie; E173 - LESHORE, ANDREA

PUBLIC STORAGE # 20714, 4500 34th Street North, St Petersburg, FL 33714, (727) 547-3606

Time: 11:15 AM

Sale to be held at www.storagetreasures.com.

A014 - Brunkel, Tracy; A019 - Ramseur, William J; A025 - moody, Aretha; A046 - Nubia, Queen; A057 - Duff, Eric; B004 - Morgan, Millicent; B005 - Nielsen, Clinton; B015 - Banks, Chailey; B022 - Humpel, Laurie; B046 - Jones, William; B064 - Rhaney, Leslie; C005 - Crotts, Richard; C009 - Bryant, Porschaonna; C021 - Roebelt, kimberly; C034 - Juarez, Adolfo; C037 - butler, trayvon; C051 - Teal, Kale; C070 - Bethune, Rashiya; D058 - Wright, Tamyia; E011 - Barcenilla, Miguel; E014 - Moore, Kendrick; E018 - Paige, Dameshiea; E026 - Woodard, Vonchinna; E030 - williams, james; E039 - Williams, Zelda; E057 - mcnealy, stephanie d; F005 - Johnson, Laquita; F029 - Fultz, Jonathan; F035 - Thomas, Marhkia; F040 - Serrano, Lymarie; F045 - hollins, robert; F056 - wilson, Courtney; F062 - Blissett, Gina; F063 - Martinez, Marcus; G002 - Partridge, Roberta; G004 - Kenson, James; G010 - Britt, Lisa; G038 - Moore, Erica; G043 - Mahr, Philip D; G051 - Moore, Erica; G057 - Young, Ethan; Go58 - aljaghbeir, Laith; H005 - Woods, Alfonso; H008 - Jefferson, Todd; H053 - Oliveras, Marybel; H055 - Smiley, Marqual; J020 - Fields, Maya; P020 - Murphy, Sara

PUBLIC STORAGE # 25804, 14770 66th St N, Clearwater, FL 33764, (727) 304-3595

Time: 11:30 AM Sale to be held at www.storagetreasures.com.

A31 - Townsend, Cynthia; A46 - Davis, Tamesha; B03 - Sanchez de la Paz, Eduardo; B25 - Baroni, Aaron; B34 - Pierce, Latoya; B70 - dailey, Jocquelle; C114 - Tobin, Elizabeth; C127 - Parz, Josh; C134 - Losito, Antointte; C143 - Prutzman, Melissa; C25 - Estupinan, Jean; D010 - hounsell, Kelsey; D014 - perhot, Merlin; D019 - Harrell, John; D022 - Bernard, Dylan; D037 - Quick, Scott; D211 - Hicks, Stephen Chandler; D213 - Lewis, Matthew; D229 - cox, Brian; D241 - Mota, Damian; D246 - Solid Integrity LLC Frisoli, Rocco V; D252 - Casanova, Alissa; D265 - Gorhan, Tyler; D268 - mills, Ronald; D281 - Clifford, Leon; D284 - Walsh @, Kristin; D286 - Frizalone, Omani; D294 - Walsh @, Kristin; D300 - Walsh @, Kristin; D322 - Kijek, Paul; D323 - Rutenbeck, William: D339 - wiseman, Andrew: D349 - Clark, Olivia: D382 - Scruggs, Andrea: D385 - Stepniak, Jason: D396 - Dease, Devin L; E025 - Jones, Michael; E027 - Chaney, Melissa; E029 - Waltman, Kayla; E031 - Varela, Claudia; E034 -Cann, Ebony; E051 - Bostick, Yvette; E060 - Hillier, Richard; E166 - Mato, Juan Carlo; F008 - Diagonale, Umberto; F047 - Life Inistries Long Michael: F067 - Lacy Kristyn

FOURTH INSERTION SECOND INSERTION NOTICE OF PUBLIC SALE NOTICE

2117 Indian Rocks Road Largo, Florida 33774 Telephone: (727) 588-0290 Fax: (727) 584-0932 E-Mail: info@elderlawattorney.com June 6, 13, 2025 BARRED.

SPN: 01243397

The date of first publication of this notice is June 6, 2025. Personal Representative: RICHARD A. CRISTINI 11 Country Club Lane Belleair, FL 33756 Attorney for Personal Representative: THEODORE R. SCHOFNER, ESQUIRE Attorney for Personal Representative Florida Bar No. 381357 /

DATE OF DEATH IS BARRED.

PERIODS SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENT'S

Effective June 14, 2025, Matthew Nichols, MD will no longer be practicing medicine at WellMed.

Patients of Dr. Nichols may continue care at WellMed at Bay Area.

Patients can obtain copies of their medical records at: WellMed at Bay Area 6350 Central Ave. St. Petersburg, FL 33707 Phone: 1-727-381-1144 Fax: 1-727-381-6901

May 23, 30; June 6, 13, 2025

25-02249N

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER

CALL 941-906-9386 and select the appropriate

County name from the menu option

OR E-MAIL: legal@businessobserverfl.com



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: 4319 Duhme Rd. St Petersburg Fl. 33708 Auction date is 06/25/2025 @ 10:30 AM

Jessica E Gilley – Household Items Donell Barker – Clothes/boxes

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility 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. 25-02440N June 6, 13, 2025

SECOND INSERTION

NOTICE OF PUBLIC SALE

Pursuant to Section 715.109, notice is hereby given that the following property will be offered for public sale and will sell at public outcry to the highest and best bidder for cash:

A 1971 Mobile Home, VIN No. 24457351/24457352 and the contents therein, if any abandoned by former tenants, Kevin Michael Rowan and Mary Delaina Rowan.

On June 19, 2025 at 9:00am at Lincolnshire Estates Mobile Home Park, 1071 Donegan Road, Lot 608, Largo, Florida 33771.

THE EDWARDS LAW FIRM, PL

500 S. Washington Boulevard, Suite 400 Sarasota, Florida 34236 Telephone: (941) 363-0110 Facsimile: (941) 952-9111 Attorneys for Lincolnshire Estates Mobile Home Park By: /s/ Sheryl A. Edwards SHERYL A. EDWARDS Florida Bar No. 0057495 sedwards@edwards-lawfirm.com June 6, 13, 2025

PUBLIC STORAGE # 28072, 1615 North Highland Ave, Clearwater, FL 33755, (727) 373-6088 Time: 11:45 AM

Sale to be held at www.storagetreasures.com

147 - Monroe, Glynis; 316 - Ocrey, Dede; 480 - pearce, jessicah; 507 - campbell, latisha; 509 - Cabrera, Carlos; 523 - Hickok, Decker; 524 - Barnard, Shatara; 539 - Wilbur, Jay; 543 - Battle, Sophia; 547 - Cole, Ashley; 570 - Burt, Shikira; 571 - Watson, Alfred; 580 - Hagans, Franshan Rebecca; 614 - Vogt, Jeffery; 631 - Willas, Michael; 650 - Jackson, Ashley Ameshia; 677 - Marry, Marie; 687 - Young, Tealer; 691 - Holmes, Stacy; 704 - Harding, Angel; 711 - Sherman, Shawn; 718 - Diaz, Olivas; 735 - Trinidad, Raymond; 736 - Mary, Dieranda; 754 - burney, melvin

PUBLIC STORAGE # 29147, 13750 Walsingham Road, Largo, FL 33774, (727) 493-0046 Time: 12:00 PM

Sale to be held at www.storagetreasures.com.

2004 - bell, evelyn; 2009 - Coelho, Ruth; 2096 - Dimery, Audrey; 2131 - Menard, Tesha-Lyn; 2135 - Masey, Ally; 2143 - Zink, Amy R; 3012 - Borrelli, Christopher; 3074 - Tarozi, LLC Zimprich, Rob; 3094 - Wells, Sarah; 3179 - gaut, edward; 3185 - Dimery, Audrey; 3218 - Lewis, Linsey; B006 - Augsten, Regina; B010 - ADDISON, KESHANA; B014 - krehbiel, Joey

PUBLIC STORAGE # 52102, 20865 US Hwy 19 North, Clearwater, FL 33765, (727) 258-2224

Time: 12:15 PM

Sale to be held at www.storagetreasures.com.

A011 - Szabady, Zoltan; A020 - Kistulentz, Steve; A035 - Espinosa, Marco; A043 - Koceja, Denise; B005 - Miller, Lacee; B012 - Boyd, Briyonna; B023 - Bollea, Nicholas; B037 - Welch, Lorenzo; B055 - Kwak, Sung Min; B075 - Scheaffe, Amanda; C005 - Flynn, Bridget; C042 - Tarver, Deaonna; C046 - Ocasio, Juana; C051 - Shields, Leanna; C118 - Sullivan, John; C210 - Rollins, Sequoia; C213 - GHIENA, MIGUEL; C219 - smith, nicole; D006 - McCargo, Donna; D026 - Walker, Angelonio; D027 - Glenn, Britan; E001 - kerby, Bryan; E003 - Gogola, Madelyn; E006 - Behe, Jesse

PUBLIC STORAGE # 52103, 16079 US Hwy 19 North, Clearwater, FL 33764, (727) 474-1763 Time: 12:30 PM

Sale to be held at www.storagetreasures.com.

A005 - Kile, Aaron; B023 - Williams, Aurelia; C007 - Richardson, Tavaria; C012 - Young, Shawn; C020 - Manzano, Aibel; C030 Smith, Jill; C042 - Baker, Christopher; C047 - Williams, Shanta; C063 - Dorn, Hunter; C085 - Dean, Steven; C096 - Speak lyfe inc Collins, Q; C127 - Prater, Isabel; C128 - Shack, Donte; C140 - Brunt, Whitleigh; C149 - Ayala, Marvin ; D001 - Morris, Timothy Duane; D010 - Reagon, Robert; D011 - Johnson, Mekala; D067 - Cecil, Sarah; E037 - Stratton, Skye; E042 - jones, Tierra; E057 - Wilson, Malik; F037 - Pena, Jefferskson; G004 - Morris, Eboni; G006 - welch, Tony; G010 - lache, Breanna; G016 - Cross, Joshua; G019 - Childs, Jenna; G020 - Morgan, Brian; G024 - Winkler, Alan; G028 - Williams, Zakiya; G032 - Suchan, Theresa; G034 - Petersen, Robert; G044 - Kellington, Haley; P004 - Bountham, Bouaphan

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

25-02420N June 6, 13, 2025

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION FILE NO. 25-003214-ES IN RE: ESTATE OF CODY NEAL CONLAY

The administration of the estate of CODY NEAL CONLAY, deceased, whose date of death was July 22, 2024; File Number 25-003214-ES, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME 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: June 6, 2025.

NICOLE BYRNE

Personal Representative 15040 Avalon Avenue Clearwater, Florida 33760 /s/Melissa Shafer MELISSA SHAFER, ESQ. Florida Bar No. 1032812 Hitchcock Law Group 635 Court Street, Suite 202 Clearwater, Florida 33756 (727) 223-3644 / (727) 223-3479 Fax Melissa@hitchcocklawyer.com Assistant@hitchcocklawyer.com Attorney for Personal Representative 25-02399N June 6, 13, 2025

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-004292-ES Division 3 IN RE: ESTATE OF PHYLLIS E. FRENCH Deceased.

The administration of the estate of PHYLLIS E. FRENCH, deceased, whose date of death was January 27, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division; the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or de-

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File 25-004199-ES IN RE: ESTATE OF

JASON ROBERT LANGLEY Deceased.

The administration of the estate of JASON ROBERT LANGLEY deceased, whose date of death was February 11, 2025; File Number 25-004199-ES, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME 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: June 6, 2025. DENISE COONFARE Personal Representative 12332 84th Way Largo, FL 33773 WILLIAM K. LOVELACE, Wilson, Ford & Lovelace, P.A. 401 South Lincoln Avenue Clearwater, Florida 33756 (727) 446-1036 SPN 01823633 FBN 0016578 Attorney For Personal Representative June 6, 13, 2025 25-02412N

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 24-010180-ES IN RE: ESTATE OF JAMES LEE COHEN, Deceased.

The administration of the estate of James Lee Cohen, deceased, whose date of death was June 20, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and and the personal representative's attorney are set forth below.

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

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

--- ESTATE ----

SECOND INSERTION NOTICE TO CREDITORS

IN RE: ESTATE OF ELIZABETH F. HOPPER

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

You are hereby notified that a Trust estate is being administered ELIZA-BETH F. HOPPER, a resident of PI-NELLAS County, Florida, who died on May 7, 2025, was the settlor of a Trust titled: THE ELIZABETH F. HOPPER TRUST AGREEMENT U/T/D June 2, 1999. The name and address of the Trustee are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

All other creditors of the decedent and other persons having claims or 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 WITH-IN THE TIME PERIODS HEREIN SET FORTH 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 ARE BARRED. The date of first publication of this Notice is June 6, 2025.

Trustee: **ROGER L. HOPPER, Trustee** 629 Fresno Ave Hernando, FL 34442

Attorney for Trustee: Francis M. Lee, Attorney Florida Bar Number: 0642215 SPN 00591179 4551 Mainlands Boulevard, W., Suite F Pinellas Park, FL 33782 Telephone: (727) 576-1203 Fax: (727) 576-2161 E-Mail: Frank@FrankLeeLaw.com Secondary E-Mail: Patricia@FrankLeeLaw.com June 6, 13, 2025 25-02435N

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-004606-ES Division PROBATE IN RE: ESTATE OF

CYNTHIA SCOTT Deceased.

The administration of the estate of CYNTHIA SCOTT, deceased, whose date of death was March 8, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court St. Rm. 106, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT. SIXTH JUDICIAL CIRCUIT, FOR PINELLAS COUNTY, FLORIDA

PROBATE DIVISION REF: 25-4588 ES UCN: 522025CP004588XXESPR IN RE: ESTATE OF

JEFFREY RICHMOND Deceased The administration of the estate of

JEFFREY RICHMOND, deceased, whose date of death was April 6, 2025, is pending in the Circuit Court for Pinellas County, Florida Probate Division, the address of which is 315 Street, Clearwater, Florida Court 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or de-mands 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 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 SO FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

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

The date of first publication of this notice is June 6, 2025. Personal Representative: MICHAEL RICHMOND 400 64th Avenue,

Unit 705 St. Pete Beach, Florida 33706 Attorney for Personal Representative: MICHAEL W. PORTER, Esquire Law Firm of Michael W. Porter Attorney for Personal Representative Florida Bar Number: 607770 535 49th Street North, St. Petersburg, FL 33710 Telephone (727) 327-7600 Primary Email: Mike@mwplawfirm.com June 6, 13, 2025 25-02410N

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No.: 25-003393-ES Division: 003 IN RE: ESTATE OF THOMAS LEONARD O'BRIEN a/k/a LEONARD THOMAS

O'BRIEN. Deceased. The administration of the estate of THOMAS LEONARD O'BRIEN a/k/a

LEONARD THOMAS O'BRIEN, deceased, whose date of death was January 14, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or de-mands 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

SECOND INSERTION NOTICE OF TRUST IN THE CIRCUIT COURT

FOR PINELLAS COUNTY, FLORIDA Probate Division File No. 25-005079-ES IN RE: TRUST ESTATE OF

MELINDA M. HUESING DECEASED

MELINDA M. HUESING, a resident of Pinellas County, Florida, who died on March 22, 2025, was the Trustor of a trust entitled:

The Melinda Huesing Trust U/A/D

September 4, 2003, as amended which is a trust described in Section 733.707(3) of the Florida Probate Code, and is liable for the expenses of the administration of the decedent's estate and enforceable claims of the decedent's creditors to the extent the decedent's estate is insufficient to pay them, as provided in Section 733.607(2) of the Florida Probate Code.

The name and address of the Trustee

is set forth below. The Clerk shall file and index this Notice of Trust in the same manner as a caveat, unless there exists a probate proceeding for the settlor's estate in which case this Notice of Trust must be filed in the probate proceeding and the Clerk shall send a copy to the Personal Representative.

Signed on this 21st day of May, 2025. RAMONA BILLINGS, Trustee 559 Quintana Place NE St Petersburg, FL 33703 Copy mailed to Cynthia E. Orozco, Attorney for the Trustee

25-02396N June 6, 13, 2025

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 24-011380-ES Division PROBATE IN RE: ESTATE OF BEATRICE L. KELLOGG

f/k/a BEATRICE L. STONER Deceased.

The administration of the Florida estate of Beatrice L. Kellogg f/k/a Beatrice L. Stoner, deceased, whose date of death was April 8, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-003824-ES Division 003 IN RE: ESTATE OF CAROLE FAHRER AKA CAROLE J. FAHRER AKA CAROLE JEAN FAHRER

Deceased. tration of CAROLE FAHRER AKA CAROLE FAHRER AKA CAROLE JEAN FAHRER, deceased, whose date of death was August 27, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228,

SECOND INSERTION NOTICE OF FORFEITURE

PROCEEDINGS IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION

Case No: 25-002551-CI IN RE: FORFEITURE OF \$2,300.00 U.S. CURRENCY BOB GUALTIERI, as Sheriff of Pinellas County, Florida, Petitioner,

Denardo M. Woffard, Claimant.

TO: Denardo M. Woffard, and all others who may claim an interest in the abovedescribed \$2,300.00 U.S. Currency (hereinafter the "Property"). Petitioner, BOB GUALTIERI, as Sheriff of Pinellas County, Florida, seized the Property on or about May 11, 2025, at or near the area of 4700 34th Street North, St. Petersburg, FL, Pinellas County, and will file or has filed with the Pinellas County Circuit Court a verified Complaint for Forfeiture to obtain a Final Order of Forfeiture perfecting the right, interest and title to the Property for the use or benefit of the Pinellas County Sheriff's Office, all pursuant to Section 932.701-.704, Florida Statutes (2018). Nicole E. Durkin,

Senior Associate Counsel, FBN: 78069 Pinellas County Sheriff's Office, 10750 Ulmerton Road, Largo, FL 33778; Phone: (727) 582-6274 ndurkin@pcsonet.com; rreuss@pcsonet.com Attorney for Petitioner

June 6, 13, 2025 25-02444N

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

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

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

The date of first publication of this notice is June 6, 2025.

Personal Representative: Mr. Jack L. Kellogg 890 Vernon Heights Blvd. Marion, OH 43302 Attorney for Personal Representative: Tasha A. Warnock, Esq. Attorney for Personal Representative Florida Bar Number: 116474 The Warnock Law Group 6843 Porto Fino Circle Fort Myers, FL 33912 Telephone: (239) 437-1197 Fax: (239) 437-1196 E-Mail: service@warnocklawgroup.com Secondary E-Mail: twarnock@warnocklawgroup.com June 6, 13, 2025 25-02397N

SECOND INSERTION

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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

mands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss 732 216-732 228. applies, or may apply, unless a written demand is made by a creditor as specified under s.732.2211. Florida Statutes.

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

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

The date of first publication of this notice is June 6, 2025.

Personal Representative: Marcelle R. Petzold

1303 W. High Acres Street Lecanto, FL 34461 Attorney for Personal Representative: G. Andrew Gracv Florida Bar No. 0570451 Peebles & Gracy, PA 826 Broadway Dunedin, Florida 34698 25-02426N June 6, 13, 2025

THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

The date of first publication of this notice is June 6. 2025

Personal Representative: Anthony Wayne Cohen 2018 Canton Park Drive

Winter Haven, Florida 33881 Attorney for Personal Representative: David A. Peek david@theseminolelegalcenter.com info@theseminolelegalcenter.com Florida Bar No. 0044660 The Legal Center 10700 Johnson Blvd., Suite 1 Seminole, Florida 33772 Telephone: (727) 393-8822 25-02425N June 6, 13, 2025

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH FLORIDA STATUTES IN 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, and a personal representative or curator has no duty to discover whether the Florida Uniform Disposition of Community Property Rights at Death Act apples to the subject property unless a timely written demand is made.

The date of first publication of this notice is June 6, 2025.

Personal Representative: LINDA WALLS

1036 N Missouri Ave. Clearwater FL 33755 Attorney for Personal Representative:

THOMAS O. MICHAELS, ESQ. tomlaw@tampabay.rr.com Florida Bar No. 270830 Thomas O. Michaels, P.A. 1370 Pinehurst Rd. Dunedin FL 34698 Telephone: 727-733-8030 25-02446N June 6, 13, 2025

NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT FILED WITH-IN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLOR-IDA PROBATE CODE WILL BE FOR-EVER 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 June 6, 2025.

Personal Representative: DONALD T. O'BRIEN 705 Hidden Harbour Drive Indian Rocks Beach, FL 33785 Attorney for Personal Representative: THEODORE R. SCHOFNER, ESQUIRE Attorney for Personal Representative

Florida Bar No. 381357 SPN: 01243397 2117 Indian Rocks Road Largo, Florida 33774 Telephone: (727) 588-0290 Fax: (727) 584-0932 E-Mail: info@elderlawattorney.com June 6, 13, 2025 25-02451N

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 June 6, 2025

Personal Representative: ANITA COLBY McCARTY 2680 Walnut Drive

Palm Harbor, Florida 34683 Attorney for Personal Representative: BARBARA A. EPSTEIN, ESQ. Attorney Florida Bar Number: 917265 BARBARA A. EPSTEIN & ASSOCIATES, P.A. P.O. Box 847 New Port Richey, Florida 34656-0847 Telephone: (727) 845-8433 Fax: (727) 475-9822 E-Mail: barbeps@msn.com Secondary E-Mail: maryellen_BEpstein@outlook.com June 6, 13, 2025 25-02407N



Attorneys at Law

Primary Email:

Secondary Email:

Secondary Email:

June 6, 13, 2025

Suite 808

BASKIN EISEL RIGHTMYER,

14020 Roosevelt Boulevard,

Telephone: 727-572-4545

Facsimile: 727-572-4646

jeisel@baskineisel.com

brittany@baskineisel.com

eservice@baskineisel.com

Clearwater, FL 33762

--- ESTATE ----

SECOND INSERTION

THE

SECOND INSERTION

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

A Personal Representative or Curator has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, Florida Statutes, applies, or may ap-ply, unless a written demand is made

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

The date of first publication of this notice is June 6, 2025.

> Personal Representative: AIMEE E. MONTGOMERY 6526 Smoke Tree Avenue Oak Park, CA 91377

Attorney for Personal Representative: JEFFREY A. EISEL, ESQUIRE FBN 92365

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

PINELLAS COUNTY, FLORIDA

SECOND INSERTION

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.

25-02427N

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: June 6, 2025 Personal Representative:

ROBERT AUER, JR. c/o Rooth and Rooth P.A.

7600 Seminole Blvd., Suite 102 Seminole, Florida 33772 Attorney for Personal Representative: MARIE R. ZORRILLA, Attorney ROOTH & ROOTH P.A. 7600 Seminole Blvd Suite 102

Seminole, FL 33772 Telephone: (727) 397-4768 Florida Bar No. 0118979 E-Mail: marie@roothlaw.com E-Mail: ryan@roothlaw.com June 6, 13, 2025 25-02413N

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-003708-ES IN RE: ESTATE OF MILLIE MARGARET WIGGINTON Deceased.

The administration of the estate of MILLIE MARGARET WIGGINTON, deceased, whose date of death was March 8, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court St., Clearwater, FL 33756. The names and addresses of the per sonal representative and the personal representative's attorney are set forth below.

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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 June 6, 2025.

NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-003668-ES IN RE: ESTATE OF **RICHARD MILTON** ANDERSON, SR.,

Deceased. The administration of the Estate of RICHARD MILTON ANDERSON, SR., Deceased, whose date of death was July 31, 2023, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is: 315

Court Street, Clearwater, FL 33756. The names and addresses of the Personal Representative and the Personal Representative's Attorney are set forth below. All creditors of the Decedent and other persons having claims or demands against Decedent's Estate on whom a copy of this notice is required to be served must file their claims with this Court ON OR BEFORE THE LATER OF 3 MONTHS AF-

TER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-003594-ES Division: 004 IN RE: ESTATE OF ERIC R. KESSLER,

Deceased. The administration of the estate of ERIC R. KESSLER, deceased, whose date of death was February 1, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court St, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-004185-ES IN RE: ESTATE OF GISELA BROWN Deceased.

The administration of the estate of Gisela Brown, deceased, whose date of death was March 30, 2025, is pending in the Circuit Court for PINELLAS County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is: June 6, 2025. Signed on this 28th day of May,

2025.ERIC P KESSLER

Personal Representative 6700 12Th Street N

St. Petersburg FL 33702 PEGGY CLARIE, ESQUIRE Attorney for Personal Representative Florida Bar No. 0727946 CLARIE LAW OFFICES, P.A. 5922 9th Ave N. St Petersburg, FL 33710 Telephone: (727) 345-0041 Email: email@clarielaw.com eservice: enotify@clarielaw.com June 6, 13, 2025 25-02366N

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-003577-ES IN RE: ESTATE OF BETTY LOU HUMMEL, A/K/A BETTY L. HUMMEL,

Deceased The administration of the estate of BETTY LOU HUMMEL, deceased, whose date of death was February 27, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

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NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-4478-ES Division 04 IN RE: ESTATE OF JOSE JOAQUIN PENA, Deceased.

TICE ON THEM.

EVER BARRED.

All other creditors of the Decedent

and other persons having claims or

demands against Decedent's Estate

must file their claims with this court

WITHIN 3 MONTHS AFTER THE

DATE OF THE FIRST PUBLICA-

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET

FORTH IN FLORIDA STATUTES

SECTION 733.702 WILL BE FOR-

TIME PERIODS SET FORTH

TION OF THIS NOTICE.

NOTWITHSTANDING

The administration of the estate of JOSE JOAQUIN PENA, deceased, whose date of death was March 28, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-004564-ES IN RE: ESTATE OF LOIS A. GOYER Deceased.

The administration of the estate of Lois A. Goyer, deceased, whose date of death was December 24, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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 speci-fied under s. 732.2211, Florida Statutes. ALL CLAIMS NOT FILED WITHIN

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

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

The date of first publication of this notice is: June 6, 2025. LAURA WREN PENA-GERST

Personal Representative 537 Barbara Lane Jacksonville Beach, Florida 32250 DAVID F. WILSEY Attorney for Personal Representative Florida Bar No. 0652026 Fisher and Wilsev, P.A.

1000 16th Street North St. Petersburg, FL 33705 Telephone: 727-898-1181 Email: dwilsey@fisher-wilsey-law.com

> PROBATE DIVISION Case Number: :25-001641-ES IN RE: ESTATE OF EVELYN C ALTENBURG, Deceased

administration of the estate of EVELYN C. ALTENBURG, deceased, whose date of death was July 29, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

The personal representative has no ity to discover whether any 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 SEC-TION 733.702 WILL BE FOREVER NOTWITHSTANDING BARRED. THE TIME PERIODS SET FORTH ABOVE. ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

PROBATE DIVISION UCN: 522025CP004575XXESPR Ref: 25-004575-ES IN RE: ESTATE OF JEANNE M. AUER, Deceased. The administration of the estate of JEANNE M. AUER, deceased, whose

date of death was April 15, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-4188-ES IN RE: ESTATE OF ELEANOR JENNINGS, aka

ELLIE JENNINGS Deceased.

The administration of the estate of ELEANOR JENNINGS, also known as ELLIE JENNINGS, deceased, whose date of death was May 14, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent

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

Secondary Email: beisencoff@fisher-wilsey-law.com June 6, 13, 2025 25-02398N SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA

editor as specified under s. 732.221 Florida Statutes. The written demand must be filed with the clerk.

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

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

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

notice is JUNE 6, 2025

Personal Representative: Richard A. Erwin 1591 Gulf Blvd. 601-S Clearwater, Florida 33767 Attorney for Personal Representative: A.T. COOPER, III Attorney for Petitioner Florida Bar Number: 117986 1230 Myrtle Avenue So., Suite 102 CLEARWATER, FL 33756 Telephone: (727) 447-0212 Fax: (727) 441-4039 E-Mail: atc@atcooperlaw.com Second E-Mail: donna@atcooperlaw.com 25-02443N June 6, 13, 2025

duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732, 2211, Florida Statutes. The written demand must be filed with the clerk.

ALL CLAIMS NOT FILED WITH-IN THE TIME PERIODS SET FORTH FLORIDA STATUTES SEC-IN 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 June 6, 2025. PERSONAL REPRESENTATIVE: JENNIFER L. WINKLER 1336 Indian Trail South Palm Harbor, FL 34683 VOJA J. LONCARSKI, ESQ Attorney for Personal Representative Florida Bar No. 528811 JL LAW PLLC 801 West Bay Drive Suite 312 Largo, FL 33770 Telephone: (727) 488-5869 Email Address: JL@jim-law.com June 6, 13, 2025 25-02428N

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 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 June 6, 2025.

Personal Representative: G. Scott Goyer

158 Marina Del Rev Ct. Clearwater, FL 33767 Attorney for Personal Representative: A.T. COOPER, II Attorney for Petitioner Florida Bar Number: 117986 1230 Myrtle Avenue So., Suite 102 Clearwater, FL 33756 Telephone: (727) 447-0212 Fax: (727) 441-4039 E-Mail: atc@atcooperlaw.com Second E-Mail: donna@atcooperlaw.com 25-02433N June 6, 13, 2025

The date of first publication of this notice is. June 6, 2025

> Natali Altenburg f/n/a Natali Santiago 138 Stahley Street Brentwood, New York 11717

/s/ Richard D. Green Richard D Green, Esquire FLA BAR 205877 Attorney for Personal Representative 1010 Drew Street Clearwater, Florida 33755 (727) 441-8813 Email: richglaw@aol.com Email: kdileone@greenlawoffices.net June 6, 13, 2025 25-02434N

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

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

notice is: June 6, 2025. KELLY JENNINGS

Personal Representative 460 44th Âvenue NE

St. Petersburg, FL 33703 Robert D. Hines, Esq. Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: jrivera@hnh-law.com 25-02403N June 6, 13, 2025

Personal Representative: LYNN M. KLEIN

824 63rd St. S. Gulfport, Florida 33707 Attorney for Personal Representative: JOHN M. HEMENWAY Florida Bar Number: 027906 Bivins & Hemenway, P.A. 1060 Bloomingdale Ave. Valrico, FL 33596 Telephone: (813) 643-4900 Fax: (813) 643-4904 E-Mail: jhemenway@bhpalaw.com Secondary E-Mail: pleadings@brandonbusinesslaw.com June 6, 13, 2025 25-02441N

--- ACTIONS / SALES ---

SECOND INSERTION

SECOND INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 25-002282-CI U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs.

DILLON LYNCH, et. al.

Defendant(s), TO: DILLON LYNCH, UNKNOWN SPOUSE OF DILLON LYNCH, whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property: LOT 85, OF THIRTIETH AV-

ENUE SUBDIVISION EXTEN-SION, ACCORDING TO THE PLAT THEREOF AS RECORD-ED IN PLAT BOOK 6, PAGE(S) 11, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before /(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately

thereafter; otherwise a default will be manded in the complaint or petition filed herein.

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 Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, $(727)\,464\text{-}4062\,(\mathrm{V/TDD})$ at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice

impaired, call 711." THIS NOTICE SHALL BE PUB-LISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.

WITNESS my hand and the seal of this Court at Pinellas County, Florida, this 30 day of May, 2025.

KEN BURKE
Clerk of the Circuit Court
and Comptroller
315 Court Street Clearwater,
Pinellas County, FL 33756-5165
CLERK OF THE CIRCUIT COURT
BY: /s/ Thomas Smith
DEPUTY CLERK
Robertson, Anschutz, Schneid,
Frane & Partners, PLLC
409 Congress Ave.,
uite 100
Boca Raton, FL 33487
RIMARY EMAIL: flmail@raslg.com
5-274329

at public sale, to the highest and best

bidder for cash at 10:00 a.m. on July

31, 2025. The sale shall be conducted online at http://www.pinellas.

realforeclose.com. Any person claiming

an interest in the surplus proceeds from the sale, if any, other than the property

owner as of the date of the notice, must

file a claim within 60 days after the sale.

to participate in this proceeding, you

are entitled, at no cost to you, to the

provision of certain assistance. Please

contact the Human Rights Office, 400

South Fort Harrison Avenue, Suite 500,

Clearwater, Florida 33756, (727)464-

4062 V/TDD or 711 for the hearing impaired. Contact should be initiated

at least seven days before the scheduled

court appearance, or immediately upon

receiving this notification if the time before the scheduled appearance is less

Dated this 29th day of May 2025. RABIN PARKER GURLEY, P.A.

than seven days.

2653 McCormick Drive

Clearwater, Florida 33759

Telephone: (727)475-5535

Facsimile: (727)723-1131

For Electronic Service:

Pleadings@rpglaw.com Counsel for Plaintiff

Florida Bar No. 0669210

Bennett L. Rabin, Florida Bar No. 0394580

Florida Bar No. 0112519

Nicholaos T. Pizanias.

Florida Bar No. 118857

Monique E. Parker.

Adam C. Gurley,

June 6, 13, 2025

By: /s/ Nicholaos T. Pizanias

If you are a person with a disability who needs an accommodation in order

25-02401N

June 6, 13, 2025

SECOND INSERTION

RE-NOTICE OF entered against you for the relief de-FORECLOSURE SALE "If you are a person with a disability

IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION CASE NO. 23-007083-CI

CARRINGTON MORTGAGE SERVICES, LLC, Plaintiff, vs. KRISTEN E. WALSH A/K/A KRISTIN WALSH: SHANE HOFFMAN; JPMORGAN CHASE BANK, N.A.; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY, Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to an Order Rescheduling Foreclosure Sale filed April 29, 2025 and entered in Case No. 23-007083-CI, of the Circuit Court of the 6th Judicial Circuit in and for PINELLAS County, Florida, wherein CARRINGTON MORTGAGE SERVICES, LLC is Plaintiff and KRISTEN E. WALSH A/K/A KRISTIN WALSH; SHANE HOFFMAN; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; JPMORGAN CHASE BANK, N.A.; are defendants. KEN BURKE, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW. PINELLAS.REALFORECLOSE. COM, at 10:00 A.M., on June 25, 2025, the following described property as set forth in said Final Judgment, to wit:

NOTICE OF CIVIL ACTION

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT IN AND

FOR PINELLAS COUNTY.

FLORIDA

CIVIL DIVISION

YOU ARE NOTIFIED that a negli-

gence action for personal injuries and

damages relating to a motor vehicle

collision that occurred on December

13, 2022, has been filed against you

and that you are required to serve a

copy of your written defenses, if any,

Thomas J. Nessler, Esq. (Fla. Bar. No.: 1005206)

Frederick W. Nessler &

Associates 1600 West Bay Drive

Largo, Florida 33770

Phone: 727-333-7093

Fax: 727-333-7116

Primary Email:

Tjnessler@nesslerlaw.com

Secondary Email: Smullins@nesslerlaw.com

ATTORNEY FOR PLAINTIFF

on or before May 12, 2025, and file

the original at the Office of the Circuit

Court Clerk of Pinellas County, Sixth Judicial Circuit, for the State of Florida,

315 Court Street, Clearwater, FL 33756

before service on Plaintiff or imme-

diately thereafter. If you fail to do so.

Case No: 24-005615-CI HUMBERTO VARGAS,

Plaintiff, v. ABBEY MARIE FRAZIER,

TO: Abbey Marie Frazier

8551 Fenhalloway Court Trinity, FL 34655

Defendant.

LOT 42, GLENWOOD, A SUB-DIVISION ACCORDING TO THE PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 8, PAGE 14, OF THE PUBLIC RE-CORDS OF PINELLAS COUN-TY, FLORIDA.

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

This notice is provided pursuant to Administrative Order 2010-045 PA/ PI-CIR "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 Human Rights Office, 400 S. Ft. Harrison Ave., Ste.300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or imme-diately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you hearing or voice impaired, call 711.'

Dated this 28th day of May 2025. Marc Granger, Esq. Bar. No.: 146870 Kahane & Associates, P.A. 1619 NW 136th Avenue, Suite D-220

25-02391N

keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Rules of General Practice and Judicial Administration 2.516.) Future papers in this lawsuit will be mailed or emailed to the addresses on record at the clerk's office. "If you are a person with a disabil-

ity 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 Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

Dated: April 10, 2025. /s/ Thomas J. Nessler Thomas J. Nessler, Esq. Fla. Bar. No.: 1005206 Frederick W. Nessler & Associates 1600 West Bay Drive Largo, Florida 33770 Phone: 727/333.7093 Fax: 727/333.7116 Primary Email: Tjnessler@nesslerlaw.com Secondary Email: Smullins@nesslerlaw.com ATTORNEY FOR PLAINTIFF June 6, 13, 20, 27, 2025

25-02394N

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Ex-

press, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: Extra Space Storage 4495 49th St N. St. Petersburg FL,33709 on June 26, 2025 at 10:00 ÅM

SECOND INSERTION

NOTICE OF PUBLIC SALE

Dennis Wyant - Household Goods

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. June 6, 13, 2025 25-02362N

SECOND INSERTION

TY, FLORIDA.

FL 34683

UNCLAIMED.

Property Address: 943 Spanish Oaks Boulevard, Palm Harbor,

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

THE COURT, IN ITS DISCRETION,

MAY ENLARGE THE TIME OF THE

SALE. NOTICE OF THE CHANGED

TIME OF SALE SHALL BE PUB-

NOTICE OF FORECLOSURE SALE LOT 46, BLOCK E, SPANISH OAKS, ACCORDING TO THE MAP THEREOF AS RECORD-IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, ED IN PLAT BOOK 70, PAGES 62-64 OF THE PUBLIC RE-CORDS OF PINELLAS COUN-FLORIDA

CASE NO.: 25-000305-CI U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, FOR LHOME MORTGAGE TRUST 2023-RTL4, MORTGAGE-BACKED NOTES,

SERIES 2023-RTL4, Plaintiff, v. **RAD DIVERSIFIED REIT.** INC., a Maryland Corporation; **UNKNOWN BENEFICIARIES** OF RAD DIVERSIFIED REIT. INC; UNKNOWN TRUSTEES OF **RAD DIVERSIFIED REIT, INC.;** SPANISH OAKS HOMEOWNER'S ASSOCIATION, INC.; UNKNOWN **TENANT #1; UNKNOWN TENANT** #2,

Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment dated May 28, 2025 entered in Civil Case No. 25-000305-CI in the Circuit Court of the 6th Judicial Circuit in and for Pinellas County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, FOR LHOME MORTGAGE TRUST 2023-RTL4, MORTGAGE-BACKED NOTES, SERIES 2023-RTL4, Plaintiff and RAD DIVERSIFIED REIT, INC., A MARYLAND CORPORATION;

UNKNOWN BENEFICIARIES OF RAD DIVERSIFIED REIT, INC; UNKNOWN TRUSTEES OF RAD DIVERSIFIED REIT, INC.; SPANISH OAKS HOMEOWNER'S ASSOCIATION, INC. are defendants, Ken Burke, Clerk of Court, will sell the property at public sale at www.pinellas. realforeclose.com beginning at 10:00 AM on June 26, 2025 the following described property as set forth in said Final Judgment, to-wit:.



June 6, 13, 2025 25-02389N



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

NOTICE OF SALE IN THE COUNTY COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION Case No. 24-009638-CO COACHMAN CREEK CONDOMINIUM ASSOCIATION, INC. Plaintiff, vs. BEN LOPER, and JEFFERY M. LOPER, Defendants. Notice is hereby given that pursuant to

Paragraph 5 of the Final Judgment of Foreclosure entered in the case pending in the County Court of the Sixth Judicial Circuit in and for Pinellas County, Florida, Case No. 24-009638-CO the Clerk of the Court, Pinellas County, shall sell the property situated in said county, described as:

Unit 2423 of Coachman Creek, a Condominium according to the Plat thereof recorded in Condominium Plat Book 36, Pages 88 through 105, inclusive, and being further described in that certain Declaration of Condominium, recorded in Official Records Book 4913, Page(s) 1436, and of the Public Records of Pinellas County, Florida, and any amendments thereto, together with its undivided share in the common elements.

PARCEL ID NO.: 08-29-16-16809-024-2423 ("Property")

Property Address: 2625 State Road 590, Unit 2423, Clearwater, Florida 33759

SECOND INSERTION

NOTICE OF ACTION IN THE COUNTY COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY. CIVIL DIVISION

10223-179

after the first publication of this Notice of Action, on Rabin Parker Gurley, P.A., Plaintiff's Attorney, whose address is 2653 McCormick Drive, Clearwater, Florida 33759, and file the original with this Court either before service

25-02390N

THIRD INSERTION AMENDED NOTICE OF ACTION

FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND

a default may be entered against you for the relief demanded in the Com-

quested in this matter.

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

Designated service email: notice@kahaneandassociates.com File No.: 23-00405 CMS V6.20190626 June 6, 13, 2025 SECOND INSERTION

Sunrise, Florida 33323 Telephone: (954) 382-3486 Telefacsimile: (954) 382-5380

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

Case No. 25-002600-CO VILLAGE LAKE CONDOMINIUM ASSOCIATION, INC., Plaintiff, vs. FREEDOM HOMES REAL ESTATE GROUP, LLC and UNKNOWN TENANT(S), Defendants.

FLORIDA

TO: FREEDOM HOMES REAL ES-TATE GROUP, LLC YOU ARE NOTIFIED that an action

to enforce and foreclosure a lien on the following property in Pinellas County, Florida:

Unit 101, Building 720, of Village Lake, a Condominium, accord-ing to the Declaration of Condominium recorded in Official Records Book 4829, Page(s) 464, and all subsequent amendments thereto, together with its undivided share in the common elements, in the Public Records of Pinellas County, Florida. PARCEL ID NO.: 18-30-17-94108-003-1010 ("Property") Property Address: 720 North Village Drive, Unit 101, St. Petersburg, Florida 33716

A Lawsuit has been filed against you in Pinellas County Court, VILLAGE LAKE CONDOMINIUM ASSOCIA-TION, INC. v. FREEDOM HOMES REAL ESTATE GROUP, LLC and UNKNOWN TENANT(S), and you are required to serve a copy of your written defenses, if any, on or before 30 days

on Plaintiff's attorney or immediately thereafter: otherwise a default will be entered against you for the relief demanded in the Complaint.

This notice shall be published once each week for two consecutive weeks in The Business Observer.

If you are a person with a disability who needs an 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 Public Information Department, Pasco County Government Center, 7530 Little Road, New Port Richey, Florida 34654, Phone (727)847-8110 (voice) in New Port Richey, (352)521-4274, ext. 8110 (voice) in Dade City, or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. WITNESS my hand and the seal

of this Court on this 28th day of May, 2025.

June 6, 13, 2025

Ken Burke, Clerk of Court BY: /s/ Thomas Smith DEPUTY CLERK RABIN PARKER GURLEY, P.A. 2653 McCormick Drive Clearwater, Florida 33759 Telephone: (727)475-5535 Counsel for Plaintiff For Electronic Service: Pleadings@RPGLaw.com 10286-103

25-02385N

FOR PINELLAS COUNTY, STATE OF FLORIDA FAMILY LAW DIVISION CASE NO.: 24-006749-FD IN RE: The Marriage Of CHIRAG D. PATEL, Petitioner, and

MONALIBEN P. PATEL, Respondent. TO: MONALIBEN P. PATEL 5290 70th Avenue N Pinellas, FL 33781

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on

CHIRAG D. PATEL C/O JOSEPH M. WILLIAMS, ESQ., Attorney for Petitioner 1409 Thonotosassa Road Plant City, FL 33563

On or before 28 Days after 1st publication, 2025, and file the original with the clerk of this Court, 315 Court Street, Clearwater, FL 33756 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

The action is not asking the court to decide how real or personal property should be divided due to there not being any real or personal property to be divided in this matter; In addition no minor children or financial relief re-

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

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

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 Human Rights Office. 400 S. Ft. Harrison Ave., Ste. 300 Clearwater, FL 33756, (727) 464-4880(V) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711.

DATED: 5/21st, 2025 (Court Seal) KEN BURKE As Clerk, Circuit Court By: /s/ Thomas Smith As Deputy Clerk May 30; June 6, 13, 20, 2025 25-02269N

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

VIEW NOTICES ONLINE AT Legals.BusinessObserverFL.com

To publish your legal notice call: 941-906-9386

--- ESTATE ----

SECOND INSERTION

ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-

TION 733.702 WILL BE FOREVER

NOTWITHSTANDING THE TIME

PERIOD SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENT'S

The date of first publication of this

Signed by:

SCOTT SHULTZABARGER

Personal Representative

185 Lido Drive

St. Pete Beach, FL 33706

Kole J. Long, Esq. Attorney for Personal Representative

DATE OF DEATH IS BARRED.

Signed on this 6/3/2025.

notice is: June 6, 2025

/s/ Kole J. Long

Florida Bar No. 99851

901 Chestnut Street,

Clearwater, FL 33756

June 6, 13, 2025

Suite C

Email:

Email

Special Needs Lawyers, PA

Telephone: (727) 443-7898

Kole@specialneedslawyers.com

Jennifer @ special needs lawyers.com

25-02438N

SECOND INSERTION

NOTICE

BARRED.

SECOND INSERTION

NOTICE OF ADMINISTRATION AND NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY STATE OF FLORIDA CASE NO.: 25-003728-ES **Division: Probate Section: 03** IN RE: ESTATE OF MARIA C. SUTERA A/K/A MARY SUTERA,

Deceased. The administration of the Estate of MARIA C. SUTERA A/K/A MARY SUTERA, deceased, Case No.: 2025-

003728-ES, is pending in the Circuit Court for Pinellas County, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The name and address of the Per-

sonal Representative and the Personal Representative's attorney are set forth below ALL INTERESTED PERSONS ARE

NOTIFIED THAT:

All persons on whom this Notice is served who have objections that challenge the validity of the will, the qualifications of the Personal Representative, venue or the jurisdiction of this Court are required to file their objections with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All creditors of the decedent and oth-

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-004435-ES Division: 004 IN RE: ESTATE OF BEVERLY KATHERINE BRANCH,

Deceased. The administration of the estate of BEVERLY KATHERINE BRANCH, deceased, whose date of death was February 16, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court St., Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN

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

All other creditors of decedent and persons having claims or demands against the decedent's estate must file their claims with this Court WITHIN THREE MONTHS AFTER THE DATE OF FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS, DEMANDS AND OBJECTIONS NOT SO FILED WILL BE FOREVER BARRED. The date of first publication of this

notice is June 6, 2025.

Deborah Morvec, Personal Representative

Sean W. Scott, Esq. Scott Law Offices, WLAW, P.A. Attorney for Petitioner 3233 East Bay Dr., Ste. 104 Largo, FL 33771-1900 Telephone: (727) 539-0181 Florida Bar No. 870900 Primary Email: swscott@virtuallawoffice.com Secondary Email: wlawmedicaid@gmail.com June 6, 13, 2025 25-02408N

SECOND INSERTION

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

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

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

notice is: June 6, 2025.

2025.

SARA BRANCH MINNICH Personal Representative 1104 Lady Victoria Way, Virginia Beach, VA 23464

PEGGY CLARIE, ESQ. Attorney for Personal Representative Florida Bar No. 0727946 CLARIE LAW OFFICES P.A. 1101 Pasadena Ave. S suite 3 South Pasadena, FL 33707 Telephone: (727) 345-0041 Email: email@clarielaw.com Eservice: enotify@clarielaw.com 25-02367N June 6, 13, 2025

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-003562 Division ES IN RE: ESTATE OF HARRY F. ROBERTS, Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Harry F. Roberts, deceased, File Number , by the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756; that the decedent's date of death was December 30, 2024; that the total value of the estate is \$21,488.22 and that the names and addresses of those to whom it has been assigned by such order are:

Name Elizabeth B. Hamilton Trustee of the Residuary Trust Estate created under the Harry F. Roberts Living Trust, dated February 20, 1985, as amended Address 709 Ponce de Leon Blvd. Belleair, FL 33756 ALL INTERESTED PERSONS ARE NOTIFIED THAT: All creditors of the estate of the de-

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

Notice is June 6, 2025. Person Giving Notice: Elizabeth B. Hamilton

709 Ponce de Leon Blvd Belleair, FL 33756 Attorney for Person Giving Notice /s/ Kit Van Pelt Kit Van Pelt Attorney Florida Bar Number: 106754 Griffin & Van Pelt, P.A. 1455 Court Street

Clearwater, FL 33756 Telephone: (727) 449-9800 Fax: (727) 446-2748 E-Mail: kit@lawyergriffin.com Secondary E-Mail:

--- ACTIONS / SALES ---

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

File No. 25-004679-ES IN RE: ESTATE OF JOLEEN R. SHULTZABARGER, Deceased.

The administration of the estate of JOLEEN R. SHULTZABARGER, deceased, whose date of death was September 8, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

SECOND INSERTION

NOTICE OF FORFEITURE PROCEEDINGS

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION

Case No: 25-002625-CI IN RE: FORFEITURE OF \$4,606.00 U.S. CURRENCY BOB GUALTIERI, as Sheriff of Pinellas County, Florida, Petitioner,

Deshawn Dorns, Claimant,

TO: Deshawn Dorns, and all others who may claim an interest in the abovedescribed \$4,606.00 U.S. Currency (hereinafter the "Property"). Petitioner, BOB GUALTIERI, as Sheriff of Pinellas County, Florida, seized the Property on or about May 14, 2025, at or near the area of 3001 66th St. N., St. Petersburg, FL, Pinellas County, and will file or has filed with the Pinellas County Circuit Court a verified Complaint for Forfeiture to obtain a Final Order of Forfeiture perfecting the right, interest and title to the Property for the use or benefit of the Pinellas County Sheriff's Office, all pursuant to Section 932.701-.704, Florida Statutes (2018). Nicole E. Durkin. Senior Associate Counsel, FBN: 78069 Pinellas County Sheriff's Office, 10750 Ulmerton Road. Largo, FL 33778; Phone: (727) 582-6274 ndurkin@pcsonet.com; rreuss@pcsonet.com Attorney for Petitioner

June 6, 13, 2025

LLC.

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA GENERAL JURISDICTION

DIVISION CASE NO. 25-001859-CI FINANCE OF AMERICA REVERSE Plaintiff, vs

THE UNKNOWN HEIRS. BENEFICIARIES, DEVISEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF GLORIA DEMPSEY, DECEASED,

DA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before /(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter: otherwise a default will be entered against you for the relief demanded in the complaint or petition

25-02448N

25-02388N SECOND INSERTION

collectively referred to as the "Declarations".

jennie@lawyergriffin.com 25-02409N June 6, 13, 2025

SECOND INSERTION NOTICE OF DEFAULT AND INTENT TO FORECLOSE

Early Law, P.A f/k/a Gasdick Stanton Early, P.A. has been appointed as Trustee by WYNDHAM VACATION RESORTS, INC., F/K/A FAIRFIELD RESORTS, INC., F/K/A FAIRFIELD COMMUNITIES, INC., A DELAWARE CORPORA-TION for the purposes of instituting a Trustee Foreclosure and Sale under Fla. Stat. §721.856. The following owners are hereby notified that you are in default of the note and mortgage for the following properties located in Pinellas County, Florida:

Contract Number: 392100524 - PAMELA A BEHNE, 126 WELLINGTON DR, PALM COAST, FL 32164; Principal Balance \$30,191.13; Interest: \$11,509.59; Late Charges: \$50.00; TOTAL: \$41,850.72 through January 21, 2025 (per diem: \$11.99/day thereafter) for the following Property: One (1) Standard Vacation Ownership Interest ("VOI") having a 567,000/327,902,000 undivided tenant-in-common fee simple interest in real property commonly known as Units Numbered S1071, S1072, S1074. S1076, S1077, S1078, S1079, S1080, S1081, S1082, S1083, S1171, S1172, S1174, S1176, S1177, S1178, S1179, S1180, S1181, S1182, S1183 of CLEARWATER BEACH RESORT VO CONDOMINIUM ("CONDOMINIUM") a/n ANNUAL Standard VOI as described in the Timeshare Declaration and such VOI has been allocated 567,000 Points at the time of purchase as defined in such Timeshare Declaration for use in EACH year(s).

ALL within CLEARWATER BEACH RESORT VO CONDOMINIUM ("CONDOMINIUM"), together with all appurtenances thereto, according and subject to the Declaration of Condominium of Clearwater Beach Resort VO Condominium ("Condominium Declaration"), as recorded on February 2, 2017 in Official Records Book 19507, Page 176 et seq., public records of Pinellas County, Florida, together with any and all appurtenances thereto; and the Declaration of Vacation Plan for Clearwater Beach Resort Vacation Ownership Plan ("Timeshare Declaration"), as recorded in Official Records Book 19519, Page 2693 et seq., public records of Pinellas County, Florida together with any and all amendments and supplements thereto; and Master Declaration of Covenants, Conditions and Restriction of Clearwater Beach Resort (("MASTER DECLARATION"), as recorded on February 2, 2017 in Official Records book 19507, Page 20 et seq., public records of Pinellas County, Florida, together with any and all appurtenances thereto; the said Condominium Declaration, Master Declaration and Timeshare Declaration being hereinafter

The owners must pay the TOTAL listed above plus the per diem and a \$250.00 fee for trustee foreclosure sale plus costs as they accrue, if any. Failure to cure the default set forth herein or take other appropriate action regarding this matter will result in the loss of ownership of the timeshare through the trustee foreclosure procedure set forth in F.S.721.856. You have the right to submit an objection form, exercising your right to object to the use of the trustee foreclosure procedure. If the objection is filed this matter shall be subject to the judicial foreclosure procedure only. The default may be cured any time before the trustee's sale of your timeshare interest. If you do not object to the trustee foreclosure procedure, you will not be subject to a deficiency judgment even if the proceeds from the sale of your timeshare interest are insufficient to offset the amounts secured by the lien.

Pursuant to the Fair Debt Collection Practices Act, it is required that we state the following to you: THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE By: Early Law, P.A f/k/a Gasdick Stanton Early, P.A., 5950 Hazeltine National Drive, Suite 650, Orlando, FL 32822 1347.CBRNJNOA0625 June 6, 13, 2025



The date of first publication of this Signed on this 29th day of May,

NOTICE

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

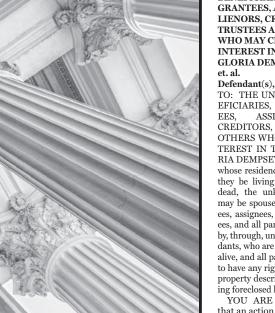
- We offer an online payment portal for easy credit card payment
- Service includes us e-filing your affidavit to the Clerk's office on your behalf

Call 941-906-9386

and select the appropriate County name from the menu option

or email legal@businessobserverfl.com

LORIDA'S NEWSPAPER FOR THE C-SUITE Business Ibserver



TO: THE UNKNOWN HEIRS, BEN-EFICIARIES, DEVISEES, GRANT-EES, ASSIGNEES, LIENORS, EES, ASSIGNES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN IN-TEREST IN THE ESTATE OF GLO-RIA DEMPSEY, DECEASED,

whose residence is unknown if he/she/ they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property: THE SOUTH 25 FEET OF LOT

7 AND NORTH 37 1/2 FEET OF LOT 8, BLOCK 2, HANCOCK SUBDIVISION, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 11, PAGE 109, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORI-

filed herein.

"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 Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, $(727)\,464\text{-}4062\,(\text{V/TDD})$ at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

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

WITNESS my hand and the seal of this Court at Pinellas County, Florida, this 29th day of May, 2025.

KEN BURKE Clerk of the Circuit Court and Comptroller 315 Court Street Clearwater, Pinellas County, FL 33756-5165 CLERK OF THE CIRCUIT COURT BY: /s/ Thomas Smith DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 25-280181 June 6, 13, 2025 25-02393N

--- ACTIONS / SALES ---

THE SIXTH JUDICIAL CIRCUIT

CASE NO. 23-001801-CO

YOU ARE NOTIFIED that an ac-

tion has been filed against you in the

above-styled court regarding a dis-

pute involving construction services,

SECOND INSERTION

AMENDED NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 17-004765-CI DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR SECURITIZED ASSET BACKED RECEIVABLES LLC TRUST 2007-BR3, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-BR3, Plaintiff, vs. OSAMA EL-ALAMI, et al.

Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 12, 2022, and thereafter Amended Final Judgment Nunc Pro Tunc and entered in 17-004765-CI of the Circuit Court of the SIXTH Judicial Circuit in and for Pinellas County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR SECURITIZED ASSET BACKED RECEIVABLES LLC TRUST 2007-BR3, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-BR3 is the Plaintiff and OSAMA EL-ALAMI; UNKNOWN SPOUSE OF OSAMA EL-ALAMI; GULF STATES CAPITAL- TONY CONDER are the Defendant(s). Ken Burke as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pinellas.realforeclose. com, at 10:00 AM, on July 01, 2025, the following described property as set forth in said Final Judgment, to wit:

A PART OF TRACT #2, LYING NORTHWEST OF U.S. 19A. TAMPA & TARPON SPRINGS

LAND COMPANY SUBDIVI-SION, AS RECORDED IN PLAT BOOK 1, PAGE 116, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA OF WHICH PINEL-LAS COUNTY WAS FORMER-LY A PART, DESCRIBED AS FOLLOWS: BEGIN AT THE NORTH-WESTERLY CORNER OF SAID TRACT #2 AND RUN SOUTH 47 DEGREES 00' 00" E, 160 FEET TO THE NORTH-WESTERLY RIGHT-OF-WAY

DEGREES 00'00" W, 174 FEET; THENCE RUN NORTH 237 FEET TO THE POINT OF BE-GINNING. PROPERTY ADDRESS: 4365 PALM HARBOR DRIVE, PALM HARBOR, FLORIDA 34683 N/K/A 4365 PALM HAR-BOR BLVD., PALM HARBOR, FLORIDA 34683 (THE "PROPERTY"). Any person claiming an interest in

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

AMERICANS WITH DISABILI-TIES ACT: If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office. 400 S. Ft. Harrison Ave., Ste. 500 Clearwater, FL 33756, (727) 464-4062 V/TDD; or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot ac-commodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 2 day of June, 2025. By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com 17-046505 - MaM June 6, 13, 2025 25-02432N

tablished, 15.00 feet along the arc

of a 740.0 foot curve concave to the

right, subtended by a chord dis-

tance of 15.0 feet, bearing North

70 degrees 37 minutes 56 seconds

West; thence North 23 degrees 32

minutes 11 seconds East, 100.98

feet; thence South 74 degrees 13

minutes 00 seconds East, 5.34

feet along the Northerly boundary

line of said Lot 18 to the Northeast

corner of said Lot 18; thence South

18 degrees 03 minutes 00 seconds

West, 101.08 feet along the East-

erly boundary line of said Lot 18 to

TOGETHER WITH a parcel of

submerged land located between

a Northerly projection of the West

boundary of the East 1/2 of Lot 2

and the Northerly projection of the

East boundary of Lot 3, Block 1,

SUNSET HILLS SUBDIVISION.

recorded in Plat Book 7, page 38,

of the Public Records of Pinellas

County, Florida, being a portion of

submerged land described in Deed

recorded in Deed Book 1400, page

550, of the Public Records of Pi-

Parcel No. 11-27-15-87786-001-

a/k/a 530 Riverside Drive, Tarpon

pursuant to that Amended Final Judg-

ment of Foreclosure entered in this case

nellas County, Florida.

Springs, FL 34689

0030

the POINT OF BEGINNING;

SECOND INSERTION

CORRECTED NOTICE OF SALE **PURSUANT TO CHAPTER 45** (TO INCLUDE EXHIBIT ""A" IN THE CIRCUIT COURT OF THE 6th JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CASE NO. 23-007408-CI ESSA BANK AND TRUST f/k/a EAGLE NATIONAL BANK, Plaintiff, vs. NIKKI M. KAVOUKLIS, UNKNOWN SPOUSE OF NIKKI M. KAVOUKLIS, UNITED STATES OF AMERICA. UNKNOWN TENANT NO. 1 and UNKNOWN TENANT NO. 2, as UNKNOWN TENANTS IN POSSESSION, Defendants. NOTICE IS HEREBY GIVEN, that

the Clerk of Circuit Court of Pinellas County, Florida, Ken Burke, CPA, will on the 24th day of June, 2025 at 10:00 a.m. at www.pinellas.realforeclose.com, the Clerk's website for on-line auctions, offer and sell to the highest bidder for cash the following described property situated in Pinellas County, Florida: SEE ATTACHED EXHIBIT "A"

Exhibit A ALL THAT CERTAIN DE-SCRIBED LAND, SITUATE, LY-ING AND BEING IN PINELLAS COUNTY, FLORIDA, TO WIT: EAST 1/2 OF LOT 2, ALL OF LOT 3, 16 AND 17, BLOCK 1, SUNSET HILLS, ACCORDING TO THE MAP OR PLAT THEREOF AS

NOTICE OF ACTION IN THE COUNTY CIVIL COURT OF OF U.S.19A; THENCE ALONG SAID NORTHWESTERLY RIGHT-OF-WAY, SOUTH 43 IN AND FOR PINELLAS COUNTY, FLORIDA CLASSIC CONSTRUCTION LTD. CO.. Plaintiff, v. JEFFERY P. CURTIN and CHRISTINE CURTIN, Defendants. TO: JEFFERY P. CURTIN and CHRISTINE CURTIN 2929 Cypress Rdg. Palm Harbor, FL 34684

the surplus from the sale, if any, other

and you are required to serve a copy of your written defenses, if any, to it on: Celeste O. Murphy-Gerling, Esq. Williams Chartered, P.A. 222 Pasadena Place Orlando, FL 32803 Attorney for Plaintiff within 28 days after the first publication NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE

THIRTEENTH JUDICIAL CIRCUIT. IN AND FOR HILLSBOROUGH COUNTY, FLORIDA Case No.: 25-DR-000822 Division: B CHRISTIAN HOUSTON, Petitioner, and CAJIA WASHINGTON, Respondent.

TO: {name of Respondent} CAJIA E. WASHINGTON {Respondent's last known address} 2415 52nd Avenue North, St. Petersburg, Florida 33714

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on {name of Petitioner} Christian Houston c/o Monica P. Da Silva, Esq. whose address is 6338 U.S. Hwy 301 S, Suite 105, Riverview, FL 33578, monica@familymaritallaw. com on or before {date} 6/23/2025, and file the original with the clerk of this Court at {clerk's address} 800 E. Twiggs Street, Tampa, FL 33602 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

The action is asking the court to decide how the following real or personal property should be divided: {insert "none" or, if applicable, the legal description of real property, a specific description of personal property, and the name of the county in Florida where the

FOURTH INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY. FLORIDA CIRCUIT CIVIL DIVISION CASE NO.: 24-005307-CI DISCOVER BANK Plaintiff(s), vs. LARRY JONES JR.: SHERINA MAHASIN AQEEL-JONES AKA SHERINA AQEEL-JONES ; THE UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNS, CREDITORS, LIENORS, AND TRUCTEES OF LADRY

FOURTH INSERTION of this Notice and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint or petition. "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 Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/ TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711." DATED this 20th day of May, 2025.

KEN BURKE, CPA Clerk of the Circuit Court Pinellas County, Florida 315 Court Street Clearwater, FL 33756 By: /s/ Thomas Smith Deputy Clerk May 23, 30; June 6, 13, 2025 25-02239N

THIRD INSERTION

property is located} NONE Copies of all court documents in this

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

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

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 Human Rights Office. 400 S. Ft. Harrison Ave., Ste. 300 Clearwater, FL 33756, (727) 464-4880(V) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711.

Dated: MAY 16 2025

(SEAL) CLERK OF CIRCUIT COURT & COMPTROLLER HILLSBOROUGH COUNTY, FL CLERK OF THE CIRCUIT COURT By: Mary Glover Deputy Clerk May 30; June 6, 13, 20, 2025 25-02324N

AND ALSO RECORDED IN CONDOMINIUM PLAT BOOK 37, PAGES 70 THROUGH 72, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

Property address: 7975 58th Avenue North, Unit 408, Saint Petersburg, FL 33709

You are required to file a written response with the Court and serve a copy of your written defenses, if any, to it on Padgett Law Group, whose address is 6267 Old Water Oak Road, Suite 203, FI 39319 at loost this Tallahae (30) days from the date of first publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint.

FOURTH INSERTION

NOTICE OF ACTION IN THE COUNTY CIVIL COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY. FLORIDA CASE NO. 23-001801-CO

CLASSIC CONSTRUCTION LTD. CO.,

Plaintiff. v. JEFFERY P. CURTIN and

CHRISTINE CURTIN, **Defendants** TO: JEFFERY P. CURTIN and

CHRISTINE CURTIN 2929 Cypress Rdg.

Palm Harbor, FL 34684 YOU ARE NOTIFIED that an action has been filed against you in the above-styled court regarding a dispute involving construction services, and you are required to serve a copy of your written defenses, if any. to it on: Celeste O. Murphy-Gerling, Esq. Williams Chartered, P.A. 222 Pasadena Place Orlando, FL 32803 Attorney for Plaintiff within 28 days after the first publication of this Notice and file the original with

NOTICE OF SHERIFF'S SALE

NOTICE IS HEREBY GIVEN That

pursuant to a Writ of Execution issued

in the Circuit Court of Pinellas County,

Florida, on the 29th day of January

A.D., 2025, in the cause wherein,

Cathryn Ann Parsons and Thomas

Adam Jacob Yarnell, was plaintiff(s)

and Orlando Mejia aka Orlando Mejia

Rangel, was defendant(s), being Case

No. 2024 CA 000640 in the said

Court, I, Bob Gualtieri, as Sheriff of Pinellas County, Florida, have levied

upon all right, title and interest of the

above named defendant(s). Orlando

Mejia aka Orlando Mejia Rangel, and

subject to a judgment lien, in and to

the following described real property located and situated in Pinellas County,

Florida, to-wit: Physical Address: 11447 Park

33772

Legal description:

Blvd Apt 305, Seminole, FL

An undivided 1/40th interest in

and to that certain piece, parcel

or tract of land, situate, lying and

being in the County of Pinellas

and the State of Florida, known

and described as; A part of RIDGEWOOD

GROVES UNIT 4 TRACT A, according to the plat thereof re-corded in Plat Book 56, Page 61,

Public Records of Pinellas Coun-

ty, Florida, described as follows:

From the Northeast corner of

said RIDGEWOOD GROVES

UNIT 4, TRACT A, run thence N. $88^{\circ}\,45^{\circ}\,10^{\circ}W\!,$ along the North

line of Ridgewood Groves Unit

4, Tract A, a distance of 518.45 feet, to the Point of Beginning

of Parcel "A" Revised. From said

Point of Beginning, continue N. 88° 45'10" W., a distance of

354.18 feet to the West line of Parcel "A" Revised; thence S. 00° 14'25" W., along said West

line, a distance of 256.06 feet to

a point on a curve on the North right of way line of State Road

694, thence by a curve to the right along said right of way line for an arc distance of 175.70 feet,

said curve being further defined

as having a radius of 1,195.92

feet, a central angle of 8° 25'04"

a chord length of 175.54 feet, and

a chord bearing of S. 75° 14'35" E.; thence N 00° 29'25" E., a

distance of 113.99 feet; thence S

the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

"If you are a person with a disability who needs 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 Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clear-water, FL 33756, (727) 464-4062 (V/ TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

DATED this 20th day of May, 2025. KEN BURKE, CPA Clerk of the Circuit Court Pinellas County, Florida 315 Court Street Clearwater, FL 33756 By: /s/ Thomas Smith Deputy Clerk

May 23, 30; June 6, 13, 2025 25-02239N

THIRD INSERTION

89° 30'35" E., a distance of 3.00 feet; thence N 00° 29'25" E., a distance of 47.61 feet thence S. 89° 30'35" E., a distance of 66.00 feet, thence N 00° 29'25" E., a distance of 56.00 feet, thence S. 89° 30'35" E a distance of 114.00 feet; thence N 00° 29'25" E a distance of 77.00 feet to the Point of Beginning.

Excepting, however, therefrom any and all buildings and improvements of any nature located on said land beyond that part and portion of said buildings and improvements hereinafter specifically included.

Together with that certain apartment located on said land consisting of approximately 650 square feet, known and designated as Apartment Number 305 and so designated on the entrance door of said Apartment and shown by the Apartment Unit Plan, including the right of Ingress and Egress to and from said Apartment; and an undivided 1/40th interest in and to the walls and other structural supports necessary for said building Parcel Identification Number:

28-30-15-75204-000-3050 Physical Address: 11447 Park Blvd Apt 305, Seminole, FL 33772

and on the 30th day of June A.D., 2025, at 14500 49th St. N., Suite 106, in the City of Clearwater, Pinellas County, Florida, at the hour of 10:00 a.m., or as soon thereafter as possible, I will offer for sale all of the said defendant's, right, title and interest in the aforesaid real property at public outery and will sell the same, subject to all taxes, prior liens, encumbrances and judgments, if any, as provided by law, to the highest and best bidder or bidders for CASH, the proceeds to be applied as far as may be to the payment of costs and the satisfaction of the described Execution.

Bob Gualtieri, Sheriff Pinellas County, Florida By: Marvin Mitchell, Sergeant D.S. Court Processing

Attorney Francis M. King PLLC Francis M. King 2944 10th Avenue North St. Petersburg, FL 33713 May 30; June 6, 13, 20, 2025 25-02295N

FOURTH INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA IN AND FOR THE CHILD NAMED IN THE PE-TITION. AN ATTORNEY CANNOT APPEAR FOR YOU. YOU HAVE THE RIGHT TO BE REPRESENTED BY A LAWYER. IF YOU CANNOT AFFORD ONE, THE COURT WILL APPOINT ONE FOR YOU. PURSUANT TO SECTIONS 39.802(4)(d) AND 63.082(6)(g), FLORIDA STATUTES, YOU ARE HEREBY INFORMED OF THE AVAILABILITY OF PRIVATE PLACE-MENT WITH AN ADOPTION EN-TITY, AS DEFINED IN SECTION 63.032(3), FLORIDA STATUTES. In accordance with the Americans with Disabilities Act, person(s) with a disability requiring reasonable accom-modations to participate in this proceeding should contact the Office of the Court Administrator at (727) 464-4062 (V/TDD), no later than seven days before the proceeding. Witness my hand and seal of this Court at Pinellas County, Florida, this day of MAY 14 2025. (SEAL) CIRCUIT COURT PINELLAS COUNTY, FLORIDA KEN BURKE Clerk of the Circuit Corut By: Deputy Clerk BRUCE BARTLETT, State Attorney Sixth Judicial Circuit of Florida By: Kristen Arrojo Gnage Assistant State Attorney Bar Number: 0092685 P.O. Box 17500 Clearwater, Florida 33762 727-464-6221

RECORDED IN PLAT BOOK 7, PAGE 38, OF THE PUBLIC RE-CORDS OF PINELLAS COUNTY, FLORIDA; LESS AND EXCEPT:

A PORTION OF LOT 16. BLOCK 1, SUNSET HILLS AS SHOWN ON PLAT RECORDED IN PLAT BOOK 7, PAGE 38, OF THE PUB-LIC RECORDS OF PINELLAS COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED

AS FOLLOWS: BEGIN AT THE SOUTH-EAST CORNER OF SAID LOT 16, BLOCK 1, THENCE RUN NORTH 01 DEGREES 38 MIN-UTES 57 SECONDS WEST. 102.73 FEET THENCE EAST 12.00 FEET ALONG THE NORTH BOUNDARY LINE OF SAID LOT 16, THENCE SOUTH 05 DEGREES 02 MINUTES 00 SECONDS WEST 103.08 FEET ALONG THE EAST BOUNDARY LINE OF SAID LOT 16 TO THE POINT OF BEGINNING. TOGETHER WITH A portion of Lot 18, Block 1, SUN-SET HILLS, as shown on plat recorded in Plat Book 7, page 38, of the Public Records of Pinellas County, Florida, more particularly described as follows: Begin at the Southeast corner of said Lot 18, Block 1; thence run along the Northerly right-of-way

line Hillcrest Avenue, as now es-

on November 25, 2024, pending in said Court, the style of which is indicated above.

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

"If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact:

Human Rights Office 400 S. Ft. Harrison Ave., Ste. 500 Clearwater, FL 33756 Phone: 727.464.4062 V/TDD or 711 for the hearing impaired Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days."

Dated in Palm Beach County, Florida this 2nd day of June, 2025. FRANK, WEINBERG & BLACK, P.L. Attorneys for Plaintiff 1875 NW Corporate Boulevard, Suite 100 Boca Raton, Florida 33431 Telephone: 561-989-0700 Facsimile: 954-474-9850 Bv: /s/ BRIAN M. BECHER Florida Bar No. 160393 bbecher@fwblaw.net June 6, 13, 2025 25-02418N

A/K/A LARRY JONES, SR. AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER, AND AGAINST THE NAMED DEFENDANTS; THE UNKNOWN SPOUSE OF LARRY JONES A/K/A LARRY JONES, SR.; THE UNKNOWN TENANT IN POSSESSION,

Defendant(s).

TO THE UNKNOWN HEIRS DEVI-SEES, BENEFICIARIES, GRANTEES, ASSIGNS, CREDITORS, LIENORS, AND TRUSTEES OF LARRY JONES A/K/A LARRY JONES, SR. 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 Pinellas County, Florida, to foreclose certain real property described as follows:

UNIT NO. 408, JEFFERSON BUILDING, TERRACE PARK OF FIVE TOWNS NO 15, A CONDOMINIUM, AS PER THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 4931, PAGE 1742, TOGETHER WITH ANY AMENDMENTS THERETO,

"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 vou. to the provision of certain assistance. Please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this noti-fication if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

DATED this the 20th day of May,

2025. CLERK OF THE CIRCUIT COURT As Clerk of the Court BY: Thomas Smith /s/ Thomas Smith Deputy Clerk

Plaintiff Atty:

Padgett Law Group 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 attorney@padgettlawgroup.com TDP File No. 24-012455-1 May 23, 30; June 6, 13, 2025 25-02231N PINELLAS COUNTY

JUVENILE DIVISION CRC22-00293DPANO-5 IN THE INTEREST OF: G.M., DOB: 04/26/2017 PID 311952181 A CHILD.

TO: Jamal Moblev

You are hereby notified that a Petition under oath has been filed in the above- styled Court for the termination of your parental rights for the child GM, DOB: 04/26/2017, who was born to the mother Genesis Garcia, and permanent commitment of the child to the State of Florida Department of Children and Families for subsequent adoption. You are hereby noticed and commanded to be and appear before the Honorable Patrice Moore, Judge of the Circuit Court, at the Pinellas County Criminal Justice Center, 14250 49th Street North, Annex Building Courtroom D, Clearwater, Florida 33762, on Monday June 30, 2025 at 9:30am.

FAILURE TO PERSONALLY AP-PEAR AT THIS ADVISORY HEAR-ING CONSTITUTES CONSENT TO THE TERMINATION OF PAREN-TAL RIGHTS OF THIS CHILD, YOUR FAILURE TO ASSERT PA-RENTAL RIGHTS AND WAIVER OF YOUR RIGHT TO PARTICIPATE IN THESE PROCEEDINGS. IF YOU FAIL TO PERSONALLY APPEAR ON THE DATE AND TIME SPECI-FIED YOU MAY LOSE ALL YOUR LEGAL RIGHTS AS A PARENT TO

May 23, 30; June 6, 13, 2025 25-02167N

SECOND INSERTION

--- ACTIONS / SALES ---

SECOND INSERTION

SECOND INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR PINELLAS COUNTY, FLORIDA CASE NO: 21-3286-CO

THE FOUNTAINS AT COUNTRYSIDE CONDOMINIUM ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. ALISON HONE SADLER and

ANY UNKNOWN OCCUPANTS IN POSSESSION,

Defendants. NOTICE IS HEREBY GIVEN that, pursuant to the Summary Final Judgment in this cause, in the County Court of Pinellas County, Florida, the Clerk of Court will sell all the property situated in Pinellas County, Florida described as:

Unit F-105, of THE FOUN-TAINS AT COUNTRYSIDE, a Condominium, according to the Declaration of Condominium recorded in O.R. Book 14128, Page 301, and all exhibits and amendments thereof, of the Public Re-cords of Pinellas County, Florida; together with an undivided interest or share in the common elements appurtenant thereto. With the following street address: 2500 Winding Creek Boulevard, #F-105, Clearwater, Florida, 33761.

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT OF

FLORIDA IN AND FOR

PINELLAS COUNTY

GENERAL JURISDICTION

DIVISION

CASE NO. 25-001255-CI

To: ANY AND ALL UNKNOWN

PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST

THE UNRECORDED TRUST AGREEMENT DATED THE 16TH

DAY OF NOVEMBER, A.D., 2019 AND

KNOWN AS ELINOR A. ALFONSO

REVOCABLE TRUST AGREEMENT,

WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST

AS TRUSTEES, BENEFICIARIES, OR

Largo, FL 33777 LAST KNOWN ADDRESS STATED,

CURRENT RESIDENCE UNKNOWN

an action to foreclose Mortgage cover-

ing the following real and personal

LOT 14, CRESTRIDGE SUB-

DIVISION FIFTH ADDITION,

ACCORDING TO THE MAP

OR PLAT THEREOF AS RE-

CORDED IN PLAT BOOK 54,

PAGE 36, PUBLIC RECORDS OF PINELLAS COUNTY,

has been filed against you and you are

property described as follows, to-wit:

YOU ARE HEREBY NOTIFIED that

OTHER CLAIMANTS

8308 91st Terrace

FLORIDA.

FIGURE LENDING LLC.

ELINOR ALFONSO A/K/A

ELINOR A. ALFONSO, et al.,

Plaintiff. vs.

Defendant.

at public sale, to the highest and best bidder, for cash, at www.pinellas. realforeclose.com, at 10:00 Å.M. on July 10, 2025.

the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim with-

"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 Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

KEN BURKE CLERK OF THE CIRCUIT COURT s/ Stephan C. Nikoloff Stephan C. Nikoloff (Steve@associationlawfl.com) Bar Number 56592 Attorney for Plaintiff 1964 Bayshore Boulevard, Suite A Dunedin, Florida 34698 Telephone: (727) 738-1100 June 6, 13, 2025

SECOND INSERTION NOTICE OF ACTION

required to file a copy of your written de-

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 Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, $(727)\,464\text{-}4062\,(\text{V/TDD})$ at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

WITNESS my hand and seal of this Court on the 28 day of May, 2025.

	Deputy Clerk
MCCALLA RAYMER	
LEIBERT PIERCE, LLP	
225 East Robinson Street,	Suite 155,
Orlando, FL 32801	
Phone: (407) 674-1850	
Fax: (321) 248-0420	
Email:	
Kimberlee.Masters@mcca	alla.com
24-11015FL	
June 6, 13, 2025	25-02384N

NOTICE OF ACTION IN THE COUNTY COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION

Case No. 25-003272-CO THE MOORINGS OF MAXIMO, A CONDOMINIUM, INC., Plaintiff, vs.

GLEN BURKE DECEASED AND THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING OUGH, UNDER

Any person claiming an interest in

in 60 days after the sale.

Dated this 28th day of May, 2025.

25-02402N

fenses, if any, to it on Jamie Juster, Esq., McCalla Raymer Leibert Pierce, LLP, 225 East Robinson Street, Suite 155. Orlando, FL 32801 and file the original with the Clerk of the above- styled Court on or before , or 30 days from the first publication, otherwise a Judgment may be entered against you for the relief de-

manded in the Complaint. "If you are a person with a disability

> KEN BURKE, CPA CLERK OF COURT OF PINELLAS COUNTY As Clerk of the Court BY: /s/ Thomas Smith Deputy Clerk

SECOND INSERTION

PARCEL ID NO.: 03-32-16-58919-009-1120 ("Property")

Property Address: 4920 38th Way South, Unit 112, St. Petersburg, Florida 33711

A Lawsuit has been filed against you and you are required to serve a copy of your written defenses, if any, on or before 30 days after the first publication of this Notice of Action, on Rabin Parker Gurley, P.A., Plaintiff's Attorney, whose address is 2653 McCormick Drive, Florid 33759, original with this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

NOTICE OF ACTION ZAK, the Plaintiff's attorney, whose ad-IN THE COUNTY COURT FOR dress is 3233 East Bay Drive, Suite 103, PINELLAS COUNTY, FLORIDA Largo, Florida 33771-1900, on or before thirty (30) days from the date of first publication of this Notice of Action, and CIVIL DIVISION CASE NO. 522025CC001179XXCOCO CIVIL DIVISION to file the original with the Clerk of this REFERENCE NO. Court either before service on Plaintiff's attorney or immediately thereaf-ter; otherwise a default will be entered 25-001179-CO-41 WESTGATE PARK CORP., a Florida corporation dba WESTGATE COMMUNITY, against you for the relief demanded in the Complaint. If you are a person with a disability QURINDA OKENKA, KENNETH ALLEN NYE, SHEVAWN who needs any accommodation in order to participate in this proceeding, you DERENDA NYE, and all other are entitled, at no cost to you, to the

unknown occupants of the mobile home, jointly and severally. Defendants. TO: KENNETH ALLEN NYE Defendant

7111 - 142 Avenue North Lot 48

Plaintiff, vs

Largo, FL 33771-4649 YOU ARE NOTIFIED that an action for enforcement of landlord's lien on the following described property in Pinellas County, Florida:

1973 TOWN mobile home with identification no. 112602021, title no. 9892773 and decal no. 16941348 located on Lot 1136 in WESTGATE COMMUNITY, has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on DAVID A. LUC-

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT OF

FLORIDA IN AND FOR PINELLAS

COUNTY

GENERAL JURISDICTION

DIVISION

CASE NO. 22-004641-CI

SPECIALIZED LOAN SERVICING

Defendant. NOTICE IS HEREBY GIVEN

pursuant to an Amended Uniform

Final Judgment of Foreclosure entered

September 4, 2024, nunc pro tunc

August 22, 2024 in Civil Case No.

22-004641-CI of the Circuit Court of the SIXTH JUDICIAL CIRCUIT in

and for Pinellas County, Clearwater,

Florida, wherein SPECIALIZED LOAN SERVICING LLC is Plaintiff

and THOMAS M. CARLIN, et al., are

Defendants, the Clerk of Court, KEN

BURKE, CPA, will sell to the highest

and best bidder for cash electronically

at www.pinellas.realforeclose.com in accordance with Chapter 45, Florida

Statutes on the 1st day of July, 2025 at

10:00 AM on the following described

property as set forth in said Summarv

Lot 146, BOOT RANCH - EA-

GLE WATCH - PHASE C RE-

PLAT, according to map or plat

thereof as recorded in Plat Book

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT, IN AND

FOR PINELLAS COUNTY,

FLORIDA

CIVIL DIVISION

CASE NO.: 25-001075-CI

FREEDOM MORTGAGE

BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS,

OTHERS WHO MAY CLAIM AN

INTEREST IN THE ESTATE OF

A/K/A MARGARET ANN MOZO

A/K/A MARGARET BURGETT,

A/K/A MARGARET MOZO

CREDITORS, TRUSTEES AND ALL

CORPORATION

PLAINTIFF, VS.

UNKNOWN HEIRS,

SECOND INSERTION

Final Judgment, to-wit:

THOMAS M. CARLIN, et al.,

LLC.

Plaintiff, vs.

SECOND INSERTION

County, Florida.

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. Within two (2) working days or your receipt of this (describe notice/order) please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD). The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding disabled transportation services. By: /s/Robyn Katz Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 225 East Robinson Street, Suite 155 Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 146803 23-08199FL June 6, 13, 2025 25-02424N

Plaintiff(s), v CINDY L BYRNE, Defendant(s).

that an action has been filed against herein.

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

FOR PINELLAS COUNTY, FLORIDA CASE NO.: 24-001182-CI BANK OF AMERICA, N.A., Plaintiff, VS. UNKNOWN HEIRS,

ZAK, the Plaintiff's attorney, whose address is 3233 East Bay Drive. Suite 103. Largo, Florida 33771-1900, on or before thirty (30) days from the date of first publication of this Notice of Action, and to file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, $(727)\,464\text{-}4062\,(\text{V/TDD})$ at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice

impaired, call 711. WITNESS MY HAND AND SEAL OF THIS COURT, ON 5-30-2025.

Ken Burke, Clerk of the Court BY: /s/ Thomas Smith, Deputy Clerk

DAVID A. LUCZAK, the Plaintiff's attorney, 3233 East Bay Drive, Suite 103, Largo, Florida 33771-1900 June 6, 13, 2025 25-02386N

SECOND INSERTION

to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact either the Pinellas County Customer Service, 315 Court Street, Clearwater, FL 33756, (727) 464-3000 or the Pinellas County Risk Management Office, 400 South Fort Harrison Avenuet, Suite 3, Clearwater, FL 33756, (727) 464-3664, at least seven (7) days before your scheduled response or court appearance, or immediately upon receiving this notification if the time before the response or scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court at Pinellas County, Florida this 30th day of May, 2025. Ken Burke, CPA

Clerk of the Circuit Court & Comptroller By: /s/ Thomas Smith As Deputy Clerk

Publish: Gregory K. Showers

LAW OFFICE OF GREGORY K. SHOWERS, PLLC 2520 NE Coachman Road Clearwater, FL 33765 P: (727) 314-2800 gshowers@gkshowerslaw.com dsnyder@gkshowerslaw.com June 6, 13, 20, 27, 2025 25-02392N

SECOND INSERTION

UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Ken Burke, CPA will sell to the highest bidder for cash at www.pinellas.realforeclose.com on June 26, 2025 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit: LOT 7, BLOCK 13, THE AN-CHORAGE OF TARPON LAKE UNIT THREE, ACCORDING TO THE MAP THEREOF AS RECORDED IN PLAT BOOK 70, PAGES 99-101 OF THE PUB-LIC RECORDS OF PINELLAS COUNTY, FLORIDA

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

Mozo Last Known Address: 9369 Pebble Beach Ct E Seminole 33777 Current Residence: UNKNOWN TO: Michael Mozo A/K/A Michael A. Mozo Last Known Address: 1404 Temple St

Clearwater FL 33756 Current Residence: UNKNOWN YOU ARE NOTIFIED that an action

lowing described property: Being Known and Designated as Lot 1, Block 41, as shown on plan entitled, "Hidden Bayou Townhomes", as Recorded in Plat Book 132, Page 31, of the Public Re-

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on MILLER, GEORGE & SUGGS, PLLC, Attor-

Largo, Florida 33771-1900 June 6, 13, 2025 25-02387N 109, Pages 64, 65, 66 and 67, of the Public Records of Pinellas

receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice YOU ARE NOTIFIED that an action impaired, call 711. WITNESS MY HAND AND SEAL for enforcement of landlord's lien on the following described property in Pinellas OF THIS COURT, ON May 30, 2025. County, Florida: Ken Burke, Clerk of the Court BY: /s/ Thomas Smith, Deputy Clerk DAVID A. LUCZAK,

the Plaintiff's attorney, 3233 East Bay Drive, Suite 103,

provision of certain assistance. Please

contact the Human Rights Office, 400

S. Ft. Harrison Ave., Ste. 300, Clearwa-

ter, FL 33756, (727) 464-4062 (V/TDD)

at least 7 days before your scheduled

court appearance, or immediately upon

1974 WRANG mobile home with

required to serve a copy of your written defenses, if any, to it on DAVID A. LUC-

identification no. F3601600, title no. 6224119 and decal no. 18699410 located on Lot 1219 in WESTGATE COMMUNITY, has been filed against you, and you are

NOTICE OF ACTION

IN THE COUNTY COURT FOR

PINELLAS COUNTY, FLORIDA

CIVIL DIVISION CASE NO.

522025CC004793XXCOCO

CIVIL DIVISION

REFERENCE NO.

25-004793-CO-41

WESTGATE PARK CORP., a Florida

VOORHIS and All Other Unknown

Occupants of the Mobile Home,

TO: EDWARD BRINSON VAN

14099 South Belcher Road

Largo, FL 33771-4528

corporation dba WESTGATE COMMUNITY,

EDWARD BRINTON VAN

jointly and severally,

Plaintiff, vs

Defendants.

VOOHIS

Lot 1219

Defendant

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA Case No: 24-004960-CI

DAVID M BELLAMY,

TO: CINDY L BYRNE, whose last known address is as follow:

492 Cedar Ridge Road Mount Washington, KY 40047 (Last known residence) YOU ARE HEREBY NOTICED

you and you are required to serve a copy of your written defenses, if any, to it on Plaintiff's attorney, LAW OFFICE OF GREGORY K. SHOWERS, PLLC, 2520 NE Coachman Road, Clearwater, FL33765; gshowers@gkshowerslaw. com or dsnyder@gkshowerslaw.com before thirty (30) days from the first date of publication on or before, 2025 and file the original with the Clerk of this Court either before service upon Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint filed

If you are a person with a disability who needs any accommodation in order

BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, AS: UNITED STATES OF AMERICA - DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; ANCHORAGE HOMEOWNER'S ASSOCIATION, INC.; RICHARD MATTHEW YANKUS; KARA YANKUS: JACQUELINE YANKUS: ROCHELLE OSWALD F/K/A **ROCHELLE KATHLEEN YANKUS;** JENNIFER SALISBURY F/K/A JENNIFER YANKUS; ANY AND

for Foreclosure of Mortgage on the fol-

cords of Pinellas County, Florida.

Any person claiming an interest in the

AGAINST GLEN BURKE, and UNKNOWN TENANT(S), Defendants.

TO: GLEN BURKE, DECEASED, AND THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTH-ER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST GLEN BURKE

YOU ARE NOTIFIED that an action for foreclosure on the following property in Pinellas County, Florida:

That certain Condominium Parcel consisting of Unit No. 112-D Building I, as show on Condominium Plat of MOORING OF MAXIMO. A Condominium. according to the Condominium Plat Book 16, Page 18-through 22. Public Record of Pinellas County, Florida being further described in that certain Declaration of Condominium filed November, 13 1973, in O.R Book 410, page 231 through 296, to gether with such additions and amendments to said Declaration and Condominium Plat as from time to time may be made, all of the Public Record of Pinellas County, Florida, together with the exhibit attached thereto and made a part thereof, and together with an undivided share in the common elements appurtenant thereto.

This notice shall be published once each week for two consecutive weeks in The Business Observer.

If you are a person with a disability who needs an 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 Human Rights Office, 400 South Fort Harrison Avenue, Suite 500, Clearwater, Florida 33756, (727)464-4062 V/TDD or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

WITNESS my hand and the seal of this Court on this 30th day of May, 2025.

Ken Burke, Clerk of Court BY: /s/ Thomas Smith DEPUTY CLERK RABIN PARKER GURLEY, P.A. 2653 McCormick Drive Clearwater, Florida 33759 Telephone: (727)475-5535 Counsel for Plaintiff For Electronic Service: Pleadings@RPGLaw.com 10545-006

June 6, 13, 2025 25-02400N

DEFENDANT(S).

ET AL.,

MARGARET A. MOZO

TO: Unknown Heirs, Beneficiaries, Devisees, Assignees, Lienors, Credi-tors, Trustees and All Others Who May Claim an Interest in The Estate of Margaret A. Mozo A/K/A Margaret Ann Mozo A/K/A Margaret Mozo A/K/A Margaret Burgett

Last Known Address: 7929 Tasso Ct, Seminole, FL 33777 Current Residence: UNKNOWN

TO: Unknown Spouse of Margaret A. Mozo A/K/A Margaret Ann Mozo A/K/A Margaret Mozo A/K/A Margaret Burgett

Last Known Address: 7929 Tasso Ct, Seminole, FL 33777 Current Residence: UNKNOWN TO: Michael Mozo A/K/A Michael A. Mozo

Last Known Address: 7929 Tasso Ct, Seminole, FL 33777 Current Residence: UNKNOWN TO: Michael Mozo A/K/A Michael A. Mozo Last Known Address: 18411 Dajana Ave Land O Lakes FL 34638 Current Residence: UNKNOWN TO: Michael Mozo A/K/A Michael A. Mozo Last Known Address: 10016 Landport

Way Land O Lakes FL 34638 Current Residence: UNKNOWN TO: Michael Mozo A/K/A Michael A. Mozo

Last Known Address: 1050 Starkey Rd Unit 2610 Largo FL 33771 Current Residence: UNKNOWN TO: Michael Mozo A/K/A Michael A.

ney for Plaintiff, whose address is 210 N. University Drive, Suite 900, Coral Springs, FL 33071, on or before, within or before a date at least thirty (30) days after the first publication of this Notice in the The Business Observer, 1970 Main Street, 3rd Floor, Sarasota, FL 34236 and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint If you are a person with a disability

who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you to the provision of certain assistance. Within two (2) working days or your receipt of this document please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD). The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding disabled transportation services.

WITNESS my hand and the seal of this Court this 29th day of May, 2025. KEN BURKE

As Clerk of Court By: /s/ Thomas Smith As Deputy Clerk

25FL373-0035 25-02395N June 6, 13, 2025

ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on May 23, 2025 in Civil Case No. 24-001182-CI, of the Circuit Court of the Judicial Circuit in and for Pinellas County, Florida, wherein, BANK OF AMERICA, N.A. is the Plaintiff, and UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, AS; UNITED STATES OF AMERICA DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT: HOMEOWNER'S ANCHORAGE ASSOCIATION, INC.; RICHARD MATTHEW YANKUS; KARA MATTHEW YANKUS; JACQUELINE YANKUS; ROCHELLE OSWALD F/K/A ROCHELLE KATHLEEN YANKUS; SALISBURY JENNIFER F/K/A JENNIFER YANKUS; ANY AND ALL UNKNOWN PARTIES CLAIMING THROUGH, UNDER AND BY, AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID

TIES ACT: If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office. 400 S. Ft. Harrison Ave., Ste. 300 Clearwater, FL 33756, (727) 464-4062 V/TDD; or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 29th day of May, 2025. ALDRIDGE PITE, LLP Attorney for Plaintiff 401 W. Linton Blvd. Suite 202-B Delray Beach, FL 33444 Telephone: 561-392-6391 Facsimile: 561-392-6965 By: John J Cullaro . FL Bar No. 66699 2025.05.29 16:20:30-04'00' FBN: 66699 Primary E-Mail: ServiceMail@aldridgepite.com 1092-13085B June 6, 13, 2025 25-02417N

Why Public Notice Should **Remain in Newspapers**

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

three-legged stool of government transparency





This is not about "newspapers vs the internet".

It's newspapers and newspaper websites vs government websites

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

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

prevent government officials from hiding information

they would prefer the public not to see





Since the first U.S.

Publishing notices on the internet is neither cheap nor free



Newspapers remain the primary vehicle for public notice in

all 50 states



Stay Informed, It's Your Right to Know.

For legal notice listings go to: Legals.BusinessObserverFL.com To publish your legal notice call: 941-906-9386 or Legal@BusinessObserverFL.com



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





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

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

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

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



ypes Of Public Notices

Significant numbers of people in rural areas still lack highspeed internet access.

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



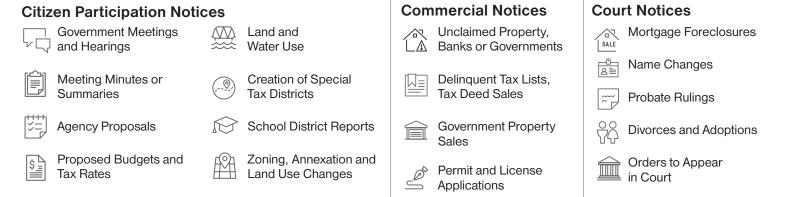
Moreover, the real digital divide for public notice is growing

due to the massive migration to smartphones and other small-screen digital devices

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

Grade	F
	_
	∇

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



Stay Informed, It's Your Right to Know.

For legal notice listings go to: Legals.BusinessObserverFL.com To publish your legal notice call: 941-906-9386 or Legal@BusinessObserverFL.com