

PINELLAS COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION		
NOTICE OF PUBLIC SALE		
Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 18524 US Hwy 19 N Clearwater, FL 33764 on 09/04/2025 @11:00 AM		
Destiny Taylor	Tools, Appliances, Moving equipment	

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.
August 15, 22, 2025 25-03499N

FIRST INSERTION		
NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY		
Please take notice SmartStop Self Storage located at 289 34th St N St Petersburg FL 33713, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 9/4/25 at 2:30 p.m. Contents include personal property along with the described belongings to those individuals listed below.		
1103	Arguello, Humberto	Safe, Totes, Shelving units

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
Please contact the property with any questions. (727)-509-0254
August 15, 22, 2025 25-03460N

FIRST 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; 1225 Missouri Ave N. Largo, FL 33770 Auction date:9/4/2025 @1:00pm		
Michael Englund/Furniture, boxes, totes, toolbox, Clothes Casey Jones/Furniture,totes, 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 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
August 15, 22, 2025 25-03498N

FIRST INSERTION		
CITY OF DUNEDIN DUNEDIN, FLORIDA		
ITB NO. 25-2530 KIWANIS SPRAYGROUND MANIFOLD REPLACEMENT-REBID BIDS ACCEPTED UNTIL 2:00 pm, Thursday, September 11th, 2025		

The City of Dunedin, Florida, is committed to a fair and transparent bidding process. We are requesting bids from qualified contractors to furnish all necessary labor, services, materials, equipment, tools, consumables, transportation, skills, and incidentals required to provide the removal and disposal of the existing manifold and installation of a new manifold at the Kiwanis Sprayground, located at 1937 Ed Eckert Drive, Dunedin, FL. 34698, in conformance with the bid document, which includes technical specifications and/or scope of work. Those individuals/firms interested in being considered for this ITB are instructed to submit their bid prior to Thursday, September 11th, 2025, @ 2:00 pm, via www.DemandStar.com.

Bid documents and technical specifications for this project are available from DemandStar*, www.demandstar.com. Vendors who obtain specifications and plans from sources other than DemandStar are cautioned that the bid package may be incomplete. The City may not accept incomplete bids. The City's official bidders list is obtained from DemandStar.

Tammy G. Spearman, CPPO, FCCM, CPPB Purchasing Manager August 15, 2025	25-03450N
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FIRST INSERTION		
ADVERTISEMENT FOR BIDS		

The Pinellas County School District is soliciting sealed electronic bids in response to **Dishwashing Chemicals**. Bids are due before 3:00 pm on **September 9, 2025**. Bids may be received up to but not later than, the date and time listed above, via the District e-Procurement Portal located at <https://procurement.opengov.com/portal/PCSB>.

Bid #: 25-JG-067	Bid Title: Dishwashing Chemicals
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Scope: The purpose and intent of this Pinellas County School Board (PCSB) invitation to bid is to select manufacturers to provide **Dishwashing Chemicals *for warehouse stock*** to be supplied to an estimate of 140 Food & Nutrition Locations at firm, net pricing for the contract period as specified herein. The Manufacturer and/or its local Distributor shall be required to deliver Dishwashing Chemicals, F.O.B Destination/Freight Included, to the Walter Pownall Service Center - Warehouse, 11111 S. Belcher Road Largo, FL. 33773, for distribution to food & nutrition facilities countywide. Products ordered shall be delivered within 14 business days upon receipt of purchase order. If order cannot be delivered in full due to shortage(s) or any other issues, partial order needs to be delivered, and balance of order delivered within 14 business days. Should there be a longer delay in the delivery of any product(s), the awarded bidder must notify PCSB personnel by email with explanation. PCSB reserves the right to purchase products from another manufacturer and cancel the current purchase order if products are not delivered within 45 days from date of purchase order.

Bids will only be accepted from the Manufacturer; however, the Manufacturer may have products delivered through a Distributor. If manufacturer only uses distributors, then they need to make an agreement between themselves for legal or financial purposes to allow Pinellas County Schools to order product from the manufacturer to be delivered to Walter Pownall Service Center 11111 S. Belcher Road Largo, FL. 33773 directly from manufacturer or through their distributor. Pricing quoted shall reflect one price to purchase the product payable to the manufacturer.

DEFINITIONS

- **Manufacturer:** A person, an enterprise, or an entity that manufacturers goods and owns the factory.
- **Distributor:** The Manufacturer's authorized dealer for sales and service for any dishwashing chemicals bid.

Insurance is required for this project. The Owner reserves the right to reject all bids. August 15, 22, 2025	25-03542N
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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 Better With Bear located at 7381 114th Ave Suite 403 B PMB 1007 in the City of Largo, Pinellas County, FL 33773 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 8th day of August, 2025. EVLIT LLC August 15, 2025 25-03506N	
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 UNFLAWZY located at 7901 4TH ST N 4000 in the City of SAINT 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 August, 2025. Pao&Jo LLC August 15, 2025 25-03507N	

FIRST INSERTION	
NOTICE OF PUBLIC SALE	
Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 10833 Seminole Blvd. Seminole, FL 33778 9 / 4 / 25 at 12:30pm	
Maria Clark	Household goods, Suitcases, Totes, Bags
Alexander Brown	Tool Chest's, Construction Tools, Hand tools, Power washer, totes

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.
August 15, 22, 2025 25-03522N

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 07/01/2025 – 07/31/2025: BB GUN, BICYCLE, BRACELET, CELLULAR PHONE, CLOTHING/FUR, COMPUTER EQUIPMENT, COMPUTER SOFTWARE/ACCESSO, ELECTRIC BICYCLE/SCOOTER/OTHER, ELECTRONIC DEVICE, FOREIGN CURRENCY, GIFT CARD, GUN, GUN AMMO, GUN CASE/HOLSTER/ACCESSORY, GUN CLIP/SPEED LOADER, HAT, HOUSEHOLD FURNITURE/GOODS, HYGIENE/PERSONAL CARE, IDENT, IPAD, JEWELRY (OTHER), KEY, KNIFE/SWORD, LINENS, NECKLACE, OFFICE EQUIPMENT, POWER CORD, PURSE/POUCH/PACK, RING, SUNGLASSES/EYEGLASSES, US CURRENCY, WALLET, 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 August 15, 22, 2025 25-03516N	

FIRST INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 10501 S Belcher Rd Largo FL 33777

Date and Time of Sale: 9/03/25 10:30AM

Tenant Name: Brandi Ward

General Description of Property: Household

Tenant Name: Frederic Llana

General Description of Property: Household

Tenant Name: Volodymr Pavlov

General Description of Property: Household

Tenant Name: Robin Schultz

General Description of Property: Household

Tenant Name: Michael Kemp

General Description of Property: 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
August 15, 22, 2025 25-03456N

FIRST INSERTION	
CLEARWATER CAY COMMUNITY DEVELOPMENT DISTRICT NOTICE OF SPECIAL MEETING AND OF PRIVATE ATTORNEY-CLIENT SESSION	

Notice is hereby given that the Board of Supervisors ("Board") of Clearwater Cay Community Development District ("District") has scheduled a special meeting on August 28, 2025 at 7 p.m., at the Grand Venezia at Baywatch Clubhouse, 2704 Via Murano, Clearwater, FL, for the purpose of discussing pending litigation and, if requested by the attorney, the Board will meet in private with the District's attorneys in accordance with Section 286.011(8), Florida Statutes. If requested by the District's attorney, the attorney-client session will be held to discuss strategy related to the pending litigation in the US Bank Trust Company National Association v. Clearwater Cay Community Development District civil action no 8:23-cv-00835-MSS-SPF and/or the pending litigation in the Grand Venezia COA, Inc., v. Clearwater Cay Community Development District, et al., No. 160001584-CI.

The Special Meeting may be continued to a date, time, and place approved by the Board on the record without additional publication of notice. The attorney-client session, which is closed to the public, is being held pursuant to Section 286.011(8), Florida Statutes. The following persons are anticipated to be in attendance at the attorney-client session: Supervisors Alan Glidden, Anthony Anastasio, Jeff Wilson, Lisa Donini, and Shane Butcher; District Manager Calvin Teague; District Counsel Daniel Molloy, Litigation Counsel Dale Scott, and a court reporter. The attorney-client session is expected to last approximately one hour but may be terminated early or extended longer. The entire closed session shall be recorded by a certified court reporter. The court reporter shall record the times of commencement and termination of the session, all discussion and proceedings, the names of all persons present at any time and the names of all persons speaking. No portion of the session shall be off the record. The court reporter's notes shall be fully transcribed and filed with the District's Records Administration Department within a reasonable time after the meeting. However, the transcript will not be public record until conclusion of the litigation. At the conclusion of the closed session, the meeting shall be reopened and the person chairing the meeting shall announce the termination of the closed session. The Board may take action thereafter at its publicly noticed meeting.

District Manager, Cal Teague Clearwater Cay Community Development District August 15, 2025	25-03476N
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FIRST INSERTION	
NOTICE OF PUBLIC SALE	
Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 14433 62nd St N, Clearwater, FL 33760 9/03/2025 at 12:00 pm	
Fabio Zuleta Paige Tucker	Home goods, boxes, furniture Household House

This 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.
August 15, 22, 2025 25-03523N

FIRST 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: 1426 McMullen Booth Rd N, Clearwater, FL 33759, Friday September 5th, 2025, at 10:30AM	
Patrecia Jordan	Small couch 3 setter (breaks down), Compact Washer & Dryer, Storage Bins
Angela Altaffer	3 bed 2 bath

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 may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
August 15, 22, 2025 25-03511N

FIRST INSERTION	
NOTICE OF PUBLIC SALE	
Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 404 Seminole Blvd, Largo, FL 33770 09/05/2025 at 11:00AM	
Richard Miller:	TV, Couch, Boots, Microwave, Storage Locker, Leather Jacket, Cooler, Tire Inflator, Tools
Shannon Mcgee:	Totes, Bags, Wall Art, Book Bags
Laura Merriex:	Christmas Decoration, Mannequins,Bags,Totes

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.
August 15, 22, 2025 25-03547N

FIRST INSERTION	
NOTICE OF PUBLIC SALE	
Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 1844 N Belcher Rd, Clearwater, FL 33765 9/4/25 at 11:30am	
Emmanuel Makryllos Gaston Nadeau Desmione Loving Gregg william nichols Jeffrey Jones	Household Goods Tools Household Goods, Furniture Household Goods 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
August 15, 22, 2025 25-03455N

NOTICE OF MEETING - GOVERNING BOARD, ST. PETERSBURG COLLEGIATE HIGH SCHOOLS	
The Board of Trustees of St. Petersburg College announces a public meeting to which all persons are invited.	
DATE AND TIME:	August 19, 2025 Governing Board meeting to immediately follow the 9:00 am SPC Board of Trustees meeting.
PLACE:	The meeting will be held at St. Petersburg College, EpiCenter, 13805 58th Street N., Clearwater, FL Room 1-453
PURPOSE:	The Board of Trustees of St. Petersburg College will also meet as the Governing Board of the St. Petersburg Collegiate High Schools.

A copy of the agendas may be obtained within seven (7) days of the meeting on the Board of Trustees website at www.spcollege.edu or by calling the Board Clerk at (727) 341-3241.
August 15, 2025 25-03452N

NOTICE OF SPECIAL MEETING BOARD OF TRUSTEES, ST. PETERSBURG COLLEGE	
The Board of Trustees of St. Petersburg College will hold a public meeting to which all persons are invited, commencing at 9:00 a.m. on Tuesday, August 19, 2025 at the SPC EpiCenter, 13805 58th Street N, Clearwater, FL Room 1-453. The meeting will be held for the purpose of considering routine business of the College; however, there are no rules being presented for adoption or amendment at this meeting.	

A copy of the agenda may be obtained within seven (7) days of the meeting on the **SPC Board of Trustees website** at www.spcollege.edu, or by calling the Board Clerk at (727) 341-3241.

Members of the public are given the opportunity to provide public comment at meetings of the Board of Trustees concerning matters and propositions on the agenda for discussion and Board action. At the Board meeting, in advance of the time for public comment on the agenda, individuals desiring to speak shall submit a registration card to the Board Clerk, Ms. Rebecca Brown, at the staff table. Policy and procedures regarding public comment can be found on the **SPC Board of Trustees website** at www.spcollege.edu

If any person wishes to appeal a decision made with respect to any matter considered by the Board, he or she will need a record of the proceedings. It is the obligation of such person to ensure that a verbatim record of the proceedings is made. Section 286.0105, Florida Statutes.

Pursuant to the provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the agency five business days before the meeting by contacting the Board Clerk at 727-341-3241. If you are planning to attend the meeting and are hearing impaired, please contact the agency five business days before the meeting by calling 727-791-2422 (V/TTY) or 727-474-1907 (VP).
August 15, 2025 25-03451N

--- PUBLIC SALES ---

FIRST INSERTION

NOTICE OF PUBLIC SALE:

Notice is hereby given that 09/12/2025 at 08:00 AM the following vehicle(s) may be sold at public sale pursuant to Florida Statute 713.585. NAME: COAST TO COAST AUTO LLC 1C6HJTAG1L157575 2020 JEEP 22108.12 TEL:813-697-1791 MV#: MV111933 LOCATION: 1104 35TH ST S UNIT C ST PETERSBURG, FL 33711 August 15, 2025 25-03531N

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

NOTICE IS HEREBY GIVEN that Devise Kirkland will engage in business under the fictitious name THYME TO HEAL, with a physical address 10331 109th Ave Largo, FL 33773, with a mailing address 10331 109th Ave Largo, FL 33773, and already registered the name mentioned above with the Florida Department of State, Division of Corporations. August 15, 2025 25-03528N

FIRST INSERTION

NOTICE OF PUBLIC SALE

TROPICANA STORAGE – CLEARWATER, located at 29712 US HWY 19 N, Clearwater, FL 33761, gives notice that the following units will be advertised and sold by competitive bidding on www.storage-treasures.com to satisfy the owner's lien. #U026- Linda Cooke, #0851, #0848, #1011 – Jeff Currence, #0942- GREEN-LEAF TITLE, LLC Clifford Gephart, #2154- Harold Pheny, #0637- Elizabeth Rundo, #0917- Heath Watson, #1521- Robert J. Loving The bidding will CONCLUDE, and the Lien sale will be deemed Complete upon the owner's acceptance of a bid on Monday, September 1st, 2025@ 11:00am Purchases must be made with cash only and paid at the storage facility to finalize the transaction. Tropicana Storage - CLW may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. August 15, 22, 2025 25-03564N

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 Aeromind located at 7801 Wichita Falls Blvd in the City of McKinney, Pinellas County, FL 75071 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 6th day of August, 2025. MAGA Team Holdings LLC August 15, 2025 25-03465N

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 Creative Hours located at 5519 Park St N, Unit #300 in the City of St. Petersburg, Pinellas County, FL 33709 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 11th day of August, 2025. Ashley Smith August 15, 2025 25-03518N

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 MILITARY OUTREACH SERVICE TEAMS 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. M.O.S.T. Inc August 15, 2025 25-03514N

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 Excellent Presence located at 7901 4th St N, Ste. #28750 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 August, 2025. Major Force, LLC Harmony Major, Member August 15, 2025 25-03505N

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 D'STYKTIVE TAESTE 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 August, 2025. DELIGHTFUL DESSERTS BY TASHA LLC August 15, 2025 25-03515N

FIRST INSERTION

Notice of Public Disposal of Public Property of

Erica Michelle Salmieri
In Unit # A-X7

Of Aaron's Stor-All 2100 Calumet Street, Clearwater Florida 33765 Property will be disposed or sold 8-28-2025 August 15, 22, 2025 25-03565N

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 Hammerhead Vending, located at 6957 George m lynch dr n, in the City of St. Petersburg, County of Pinellas, State of FL, 33702, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated this 7 August, 2025. PT7 CAPITAL LLC 6957 George m lynch dr n St. Petersburg, FL 33702 August 15, 2025 25-03466N

FIRST INSERTION

NOTICE OF PUBLIC SALE

TROPICANA STORAGE – CLEARWATER, located at 29712 US HWY 19 N, Clearwater, FL 33761, gives notice that the following units will be advertised and sold by competitive bidding on www.storage-treasures.com to satisfy the owner's lien. #U026- Linda Cooke, #0851, #0848, #1011 – Jeff Currence, #0942- GREEN-LEAF TITLE, LLC Clifford Gephart, #2154- Harold Pheny, #0637- Elizabeth Rundo, #0917- Heath Watson, #1521- Robert J. Loving The bidding will CONCLUDE, and the Lien sale will be deemed Complete upon the owner's acceptance of a bid on Monday, September 1st, 2025@ 11:00am Purchases must be made with cash only and paid at the storage facility to finalize the transaction. Tropicana Storage - CLW may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. August 15, 22, 2025 25-03564N

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 Atkins 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 7th day of August, 2025. 6726 Atkins LLC August 15, 2025 25-03478N

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 Zhiva Science 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 August, 2025. Zhiva Peptides Inc. August 15, 2025 25-03517N

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 Sage Clinical RCM LLC located at 8277 118th Avenue North in the City of Largo, Pinellas County, FL 33773 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 11th day of August, 2025. Yes HIM Consulting, LLC August 15, 2025 25-03529N

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 Miller acquisitions llc located at 7901 4th St N 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 11th day of August, 2025. Miller acquisitions Limited Liability Company August 15, 2025 25-03527N

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 EFFORTLESS OUTDOOR LIVING 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 8th day of August, 2025. ZENVRA LLC August 15, 2025 25-03502N

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 SERENDIPITA located at 320 Island Way Apt 504 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 12th day of August, 2025. Robin Rosa August 15, 2025 25-03551N

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 Galactic Loans located at 605 Pine St in the City of Manchester, Pinellas County, NH 03104 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 11th day of August, 2025. My Loan Answer LLC August 15, 2025 25-03519N

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 MIXEDROUTES 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 8th day of August, 2025. ROOTED SOCIAL LLC August 15, 2025 25-03503N

FIRST INSERTION

NOTICE OF PUBLIC SALE

U-Stow-N-Go, wishing to avail itself of the provisions of applicable laws of this state, Civil Code Sections 83.801-83.809, hereby gives notice of sale under said law. On: 9/4/2025, U-Stow-N-Go, located at 1351 Heather Ridge Blvd., Dunedin, Florida, 34698, (727-735-0047), at 2:00 P.M. will conduct a public sale to the highest bidder for cash, of miscellaneous items. Julia Hopwood Unit # 157 & 163 Christine Linkens Unit # 58 August 15, 2025 25-03503N

Owner reserves the right to bid, and to refuse or reject any and all bids. The sale is being held to satisfy cost of storage, which has not been paid. U-STOW-N-GO 1351 HEATHER RIDGE BLVD. DUNEDIN, FL. 34698 727-735-0047 FAX: 727-735-0790 August 15, 22, 2025 25-03453N

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 09-12-2025 AT 10:00AM THE FOLLOWING VEHICLE (S) MAY BE SOLD BY PUBLIC 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.

19UYA42471A029533 2001 ACUR NO VIN 1980 BOAT 2G4WS52J451134122 2005 BUIC 1G6DP5E30C0158598 2012 CAD1 1G1JC52F647145673 2004 CHEV 3GNAXHEV7KS632922 2019 CHEV 1G1ZK57778F239127 2008 CHEVROLET 2B4GP34362R782908 2002 DODG 2D4GP44LX6R791807 2006 DODG ZFBFCXCB8JP693364 2018 FIAT F07F0284130488BF 2000 FORD NO VIN 2000 FORD 1FT8W3B65MEE18714 2021 FORD 19XFC1F34GE015336 2016 HOND 5NPET4AC7AH619549 2010 HYUN 5XYPG4A36GG154744 2016 KIA JMI6LIU57H111149 2017 MAZD 4JGFF5KE6LA135315 2020 MERZ 55SWF4JB8FU063601 2015 MERZ 5N1AT2MT8KC769239 2019 NISS 5N1DR2MM2HC634657 2017 NISS KCMAT2MT0GPF725952 2016 NISS 1C6RR77TJSJ302826 2018 RAM 4T1BB46KX7U023836 2007 TOYT 4T1BE32K44U314979 2004 TOYT 4T1BF1FK7GU143001 2016 TOYT JTDBU4EE1B9147788 2011 TOYT JTKJF5C70C3036193 2012 TOYT JTMZK31V075015642 2007 TOYT NO VIN 1980 TRAILER 1VWBS7A3XEC110304 2014 VOLK JYA4YWC02VA002046 1997 YAMA August 15, 2025 25-03546N

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 Loomora 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 7th day of August, 2025. A1A Labs LLC August 15, 2025 25-03479N

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 AUPhenIX 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 8th day of August, 2025. Dennis J Gold Jr August 15, 2025 25-03504N

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 SOURPUSS BREAD CO. located at 66 Read St in the City of Tarpon Springs, Pinellas County, FL 34689 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 12th day of August, 2025. Erick Davis August 15, 2025 25-03530N

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 BENTLEY SARASOTA, located at 2635 McCormick Drive, in the County of Pinellas, in the City of Clearwater, Florida 33759, intends to register the said name with the Division of Corporations, Department of State, Tallahassee, Florida. Dated at Pinellas County, Florida, this 4th day of August 2025. By: NORTHSTAR SRQ, LLC, Owner August 15, 2025 25-03477N

FIRST INSERTION

NOTICE OF SHERIFF'S SALE

NOTICE IS HEREBY GIVEN That pursuant to a Final Judgment of Possession, and Foreclosure of Landlord's Lien issued in the County Court of Pinellas County, Florida, on the 3rd day of June A.D., 2025, in the cause wherein Westgate Park Corp, a Florida corporation dba Westgate Community, was plaintiff(s), and David Leo Graus, Kathy Ann Graus, and all other unknown occupants of the mobile home, jointly and severally, were defendant(s), being Case No. 25-002614-CO-41 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), David Leo Graus, Kathy Ann Graus, and all other unknown occupants of the mobile home, jointly and severally in and to the following described property, to-wit:

1973 VAND mobile home with identification no. 50432 and title no. 0011858226 and all furniture, furnishings, fixtures, attachments, appurtenances or personal property of any kind whatsoever, located inside the mobile home or on the mobile home lot and owned by the Defendant(s), David Leo Graus, Kathy Ann Graus, located at 14099 South Belcher Road, Lot 1254, Largo, Pinellas County, Florida.

and on the 17th day of August A.D., 2025, at 14099 South Belcher Road, Lot 1254, in the city of Largo, Pinellas County, Florida, at the hour of 11:00 a.m., or as soon thereafter as possible, I will offer for sale “AS IS” “WHERE IS” all of the said defendant's right, title and interest in the aforesaid property at public outcry and will sell the same subject to all 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 Final Judgment of Possession, and Foreclosure of Landlord's Lien.

Bob Gualtieri, Sheriff
Pinellas County, Florida
By Sgt Marvin Mitchell #57848,
Sergeant D.S.
Court Processing

David A Luczak
3233 East Bay Drive Suite 103
Largo FL 33771-1900
Aug. 15, 22, 29; Sept. 5, 2025 25-03475N

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 08/29/2025, at 10:30 a.m., the following property will be sold at public auction pursuant to E.S. 715.109: A 1971 HOME mobile home bearing vehicle identification Number MF2726E and all personal items located inside the mobile home. Last Tenant: George Frederick Stevenson, Estate of George Frederick Stevenson, All Unknown Parties, Beneficiaries, Heirs, Successors, and Assigns of George Frederick Stevenson, Unknown Party and Parties in Possession, Susan Irene Stokes, Deborah E. Bennett and Barbara Louise Stevenson, as possible Heir. Sale to be held at: Sunshine MHC, 7403 46th Avenue North, St. Petersburg, Florida 33709, (727) 541-1079. August 15, 22, 2025 25-03461N

FIRST INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 10700 US Highway 19 N, Pinellas Park, FL 33782 on 09/03/2025 @ 11am EST

John Dominguez - Boxes

The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. August 15, 22, 2025 25-03454N

FIRST INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the indicated: 111 North Myrtle Ave. Clearwater, FL 33755, September 5th, 2025 @12:00 p.m.

Easter Robinson- bags, books, boxes, personal papers, wall art, exercise equipment Edward Frencher- boxes, children's items, totes, shelves, guitar, decorations, jewelry dresser, suitcases, bicycle

The auction will be listed and advertised on www.storage-treasures.com August 15, 22, 2025 25-03543N

FIRST INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 1660 Gulf to Bay Blvd, Clearwater, FL 33755, 9/3/2025 at 11:30am

Jordan Scruton Couch, mattress, small furniture, etc. Savannah Llano Small personal items

The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. August 15, 22, 2025 25-03458N

FIRST 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: 1016 N Belcher Rd Clearwater FL, 33765, 09/5/2025 @ 1:30pm

Ebony Blunt Household Goods/ Furniture William Stevenson Household Goods/ Furniture Nicholas Dunn Household Goods/ Furniture

The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. August 15, 22, 2025 25-03457N

FIRST INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 13100 66th St N Largo, FL 33773, 9/04/2025 at 12:00pm

Ruth Ann Daly Household Goods Davon Ellison Household Goods

The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. August 15, 22, 2025 25-03535N

NOTICE OF PUBLIC SALE

JOE'S TOWING & RECOVERY, INC. *** MAIN OFFICE *** 6670 114TH AVENUE LARGO, FL. 33773 727-541-2695 727-541-1300

YR	MAKE	ID #
07	CHEVY	1G1ZS58F97F167724
03	FORD	1FTRX17233NB73731
03	HONDA	2HKYF18663H595444
05	JKA	KAW41112A505
18	KIA	3KPFK4A72JE223804
07	KIA	KNDJD736275696228
11	MAZDA	JM3ER2A55B0374065
99	PLYMOUTH	1P3EW65G5XV501413

JOE'S TOWING & RECOVERY INC GIVES NOTICE THAT ON 9-12-2025 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 ALLOWED PURSUANT TO FLORIDA STATUTE 713.78. JOE'S TOWING & RECOVERY, INC. 6670 114TH AVENUE LARGO, FL. 33773 PHONE # 727-541-2695 August 15, 2025 25-03560N

ESTATE

FIRST INSERTION

NOTICE TO CREDITORS

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

PROBATE DIVISION

File No. 25-005279-ES

IN RE: ESTATE OF MATTHEW JOSEPH MULLEN, Deceased.

The administration of the Estate of MATTHEW JOSEPH MULLEN, deceased, whose date of death was May 13, 2025, is pending in the Circuit Court for the Sixth Judicial Circuit, Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Room 106, 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 all other persons having claims or demands against Decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the Decedent and other persons having claims or demands against Decedent's estate must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE

DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FL STAT. §733.702 WILL BE FOREVER BARRED.

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

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

The date of first publication of this notice is August 15, 2025.

Personal Representative:

James C. Mullen

730 Spring Oak Drive

Melbourne, FL 32901

Attorney for Personal Representative:

Edmond L. Eley

Florida Bar Number: 0216623

1310 West Eau Gallie Boulevard,

Suite D

Melbourne, FL 32935

Telephone: (321) 259-7822

Primary email: eleylaw@cfl.rr.com

Secondary email: eleylawassistant@cfl.rr.com

August 15, 22, 2025

25-03495N

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA

PROBATE DIVISION

File No. 25-006397-ES

IN RE: ESTATE OF THOMAS G. BRODECKI, a/k/a THOMAS GERARD BRODECKI Deceased.

The administration of the estate of THOMAS G. BRODECKI, also known as THOMAS GERARD BRODECKI, deceased, whose date of death was April 20, 2025, is pending in the Circuit Court for PINELLAS County, Florida, Probate Division, the address of which is 545 First 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 decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

The personal representative has no

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

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

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

The date of first publication of this notice is August 15, 2025

MICHELE A. BRODECKI

P.O. Address:

3 Elm Court

Medford, NJ 08055

Personal Representative

Attorneys for Personal Representative

Email Addresses:

jcorrealaw@tampabay.rr.com

Florida Bar No. 330061

SPN 002142

Correa Legal Services, PLLC

275 96TH AVENUE NORTH

SUITE 6

ST. PETERSBURG, FL 33702

Telephone: (727) 577-9876

August 15, 22, 2025

25-03557N

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA

PROBATE DIVISION

File No. 25-004468-ES

Division 004

IN RE: ESTATE OF ROBERT O. BASH, JR. Deceased.

The administration of the estate of ROBERT O. BASH, JR., deceased, whose date of death was March 1, 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 are: JENNIFER J. BASH, 1817 Chester Blvd., Unit D40, Richmond, IN 47374. The name and address 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 A DATE THAT IS 3 MONTHS AFTER THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER YOU RECEIVE A COPY OF THIS NOTICE.

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

A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Florida Statutes Sections 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 PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is: August 15, 2025.

/s/ James M. Flick

James M. Flick

Florida Bar Number: 91075

Christian Bonta

Florida Bar Number: 1010347

WALKER | FLICK

3700 S Conway Rd, Ste 212

Orlando, FL 32812

Telephone: (407) 745-0609

Primary E-Mail: james@thefloridalawyers.com

christian@thefloridalawyers.com

Secondary E-Mails: kflick@thefloridalawyers.com

service@thefloridalawyers.com

Attorneys for Personal Representative

August 15, 22, 2025

25-03473N

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA

PROBATE DIVISION

File No. 25-006645-ES

Division 003

IN RE: ESTATE OF MARIANNE WARD Deceased.

The administration of the estate of Marianne Ward, deceased, whose date of death was May 29, 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 curator and the curator's attorney are set forth below.

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

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

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

The date of first publication of this notice is August 15, 2025.

Curator

/s/ Jeffrey P. Coleman

Jeffrey P. Coleman

581 South Duncan Avenue

Clearwater, FL 33756

Attorney for Curator:

/s/ Jeffrey P. Coleman

Jeffrey P. Coleman Attorney

Florida Bar Number: 503614

581 South Duncan Avenue

Clearwater, FL 33756

Telephone: (727) 461-7474

Fax: (727) 461-7476

E-Mail: jeff@colemanlaw.com

Secondary E-Mail: joanne@colemanlaw.com

August 15, 22, 2025

25-03494N

FIRST INSERTION

NOTICE TO CREDITORS

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

PROBATE DIVISION

File No. 25-006966-ES

IN RE: ESTATE OF MARQUIS TERELL FLOYD, DECEASED.

The administration of the estate of MARQUIS TERELL FLOYD, deceased, whose date of death was March 20, 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.

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.

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

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

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

The date of first publication of this notice is August 15, 2025.

Personal Representative:

LASHANDA JOHNSON

c/o BATTAGLIA, ROSS, DICUS & McQUAID, PA

5858 Central Ave

St. Petersburg, FL 33707

Attorney for Personal Representative:

C. Hunter Rawls, Esq.

BATTAGLIA, ROSS, DICUS & McQUAID, P.A.

5858 Central Ave.,

St. Petersburg, FL 33707

(727) 381-2300

FBN: 59432

Primary Email: hrawl@brdwlaw.com

Secondary Email: bandr@brdwlaw.com

August 15, 22, 2025

25-03539N

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA

PROBATE DIVISION

File No. 25-007002-ES

Division: 003

IN RE: ESTATE OF THOMAS ALAN BENANTE A/K/A THOMAS A. BENANTE A/K/A THOMAS BENANTE Deceased.

The administration of the estate of Thomas Alan Benante a/k/a Thomas A. Benante a/k/a Thomas Benante, deceased, whose date of death was May 19, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Room 106, 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, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.

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

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

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

The date of first publication of this notice is August 15, 2025.

Personal Representative:

John Benante,

Personal Representative

4601 Basset Place

Middletown, MD 21769

Attorney for Personal Representative:

Sarah Voss, Esq.

Florida Bar Number: 1025128

2555 Enterprise Road, Suite 11-1

Clearwater, Florida 33763

Telephone: (727) 487-9455

sarah@sarahvossllaw.com

molly@sarahvossllaw.com

August 15, 22, 2025

25-03487N

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA

PROBATE DIVISION

UCN 522025CP007105XXESPR

Ref: 25-007105ES

IN RE: ESTATE OF SUSAN E. DAUGHERTY, Deceased.

The administration of the estate of SUSAN E. DAUGHERTY, deceased, whose date of death was April 12, 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

The personal representative has no

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

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

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

The date of first publication of this Notice is: August 15, 2025

Personal Representative:

JEFFREY L. MCGOWAN

c/o Rooth and Rooth P.A.

7600 Seminole Blvd., Suite 102

Seminole, Florida 33772

Attorney for Personal Representative:

RYAN P. ROOTH, Attorney

ROOTH & ROOTH P.A.

7600 Seminole Blvd Suite 102

Seminole, FL 33772

Telephone: (727) 397-4768

Florida Bar No. 0630251

E-Mail: ryan@roothlaw.com

E-Mail: marie@roothlaw.com

August 15, 22, 2025

25-03563N

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA

PROBATE DIVISION

File No.: 25-006897-ES

IN RE: ESTATE OF NANCY HOLLY ZELONKA, a/k/a NANCY H. ZELONKA, Deceased.

The administration of the estate of NANCY HOLLY ZELONKA, also known as NANCY H. ZELONKA, deceased, whose date of death was June 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

The personal representative has no

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

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

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

The date of first publication of this notice is: 8/15/2025.

Signed on this 17 day of July, 2025.

MINA P. WOLTLI

Personal Representative

10901 Danielle Drive

Largo, FL 33774

Charles F. Reischmann

Attorney for Personal Representative

Florida Bar No. 0443247/

SPN#00428701

Reischmann & Reischmann, PA

PO Box 40966

St. Petersburg, FL 33743

Telephone: 727-345-0085

Email: charles@reischmannlaw.com

Secondary Email: cynthia@reischmannlaw.com

August 15, 22, 2025

25-03532N

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA

PROBATE DIVISION

File No. 25-007178-ES

Division Probate

IN RE: ESTATE OF PEARL E. HENDERSON AKA PEARL L. HENDERSON Deceased.

The administration of the estate of Pearl E. Henderson AKA Pearl L. Henderson, deceased, whose date of death was June 24, 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 petitioner and the petitioner's attorney are set forth below.

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

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

Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.

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

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

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

The date of first publication of this notice is August 15, 2025.

Petitioner:

Judy L. Davis

40 S Barry Rd

Greenville, Pennsylvania 16125

Attorney for Petitioner:

Rachel M. Wagoner, Attorney

Florida Bar Number: 736066

COLEN & WAGONER, P.A.

1756 N. Belcher Road

Clearwater, Florida 33765

Telephone: (727) 545-8114

Fax: (727) 545-8227

E-Mail: rachel@colenwagoner.com

Secondary E-Mail: probate@colenwagoner.com

August 15, 22, 2025

25-03526N

PUBLISH YOUR LEGAL NOTICE

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

or email legal@businessobserverfl.com

FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business Observer

LV200878_V28

PUBLISH
YOUR
LEGAL NOTICE



Call 941-906-9386

and select the appropriate
County name from the
menu option

Email

legal@businessobserverfl.com

FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business
Observer

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT, SIXTH
JUDICIAL CIRCUIT, FOR
PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
REF: 25-6977 ES
UCN: 522025CP006977XXESPR
IN RE: ESTATE OF
REGINALD RAY MIFFIN, SR.
Deceased
The administraction of the estate
of REGINALD RAY MIFFIN, SR.,
deceased, whose date of death was
May 7, 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 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 August 15, 2025.
Personal Representative:
REGINALD R. MIFFIN, JR.
3600 Thunian Pass
Pflugerville, Texas 78660
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
August 15, 22, 2025 25-03485N

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE
SIXTH JUDICIAL CIRCUIT IN AND
FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
FILE NO. 25-007043-ES
IN RE: ESTATE OF
PAULA JEAN TROUT,
DECEASED.
The administration of the estate of
PAULA JEAN TROUT, deceased,
whose date of death was May 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
OF THIS NOTICE ON THEM.
All other creditors of the decedent
and other persons having claims or de-
mands against decedent's estate must
file their claims with this court WITH-
IN 3 MONTHS AFTER THE DATE OF
THE FIRST PUBLICATION OF THIS
NOTICE.
ALL CLAIMS NOT FILED WITHIN
THE TIME PERIODS SET FORTH
IN FLORIDA STATUTES SEC-
TION 733.702 WILL BE FOREVER
BARRED.
NOTWITHSTANDING THE TIME
PERIOD SET FORTH ABOVE, ANY
CLAIM FILED TWO (2) YEARS OR
MORE AFTER THE DECEDENT'S
DATE OF DEATH IS BARRED.
The date of first publication of this
notice is August 15, 2025.
Personal Representative:
FREDERICK JOHN ZOPFI III
c/o BATTAGLIA, ROSS,
DICUS & McQUAID, PA
5858 Central Avenue
Saint Petersburg, FL 33707
Attorney for Personal Representative:
Bruce Marger
Attorney for Petitioner
Florida Bar Number: 50380
BATTAGLIA, ROSS,
DICUS & McQUAID, PA
5858 Central Avenue
Saint Petersburg, FL 33707
Telephone: (727) 381-2300
Fax: (727) 343-4059
E-Mail: bmarg@brdwlaw.com
Secondary E-Mail:
probatecasemanager@brdwlaw.com
August 15, 22, 2025 25-03538N

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-004265-ES
Division PROBATE
IN RE: ESTATE OF
WILLIAM WESLEY KING
a/k/a WILLIAM W. KING
Deceased.
The administration of the estate of
WILLIAM WESLEY KING a/k/a
WILLIAM W. KING, deceased, whose
date of death was March 9, 2025; File
Number 25-004265-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 de-
mands against decedent's estate must
file their claims with this court WITH-
IN 3 MONTHS AFTER THE DATE OF
THE FIRST PUBLICATION OF THIS
NOTICE.
ALL CLAIMS NOT FILED WITHIN
THE TIME PERIODS SET FORTH IN
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: August 15, 2025.
ANNE K. SCOFIELD
Personal Representative
2114 Nolan Drive South
Largo, FL 33770
WILLIAM K. LOVELACE
Attorney for Personal Representative
Email: fordlove@tampabay.rr.com
Florida Bar No. 0016578
SPN# 01823633
Wilson, Ford & Lovelace, P.A.
401 South Lincoln Ave.
Clearwater, Florida 33756
Telephone: 727-446-1036
August 15, 22, 2025 25-03484N

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-6903-ES-4
UCN#:522025CP006903XXESPR
Division: 004
IN RE: ESTATE OF
SAND,
Deceased.
The administration of the estate of
SAND, deceased, formerly known as
PHILLIP BYRON RAGAN, who by
Court Order granted by the Circuit
Court of the City of Norfolk State of
Virginia on February 14, 1969 changed
his name to SAND, and whose date of
death was June 1, 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 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: August 15, 2025
SHERI SCOTT
Personal Representative
818 Placido Way NE
St. Petersburg, FL 33704
PEGGY CLARIE, ESQUIRE
Attorney for Personal Representative
Florida Bar No. 0727946
CLARIE LAW OFFICES, P.A.
5922 9th Avenue North
St. Petersburg, FL 33710
Telephone: (727) 345-0041
Facsimile: (727) 344-6659
E-service: enotify@clarielaw.com
Email: email@clarielaw.com
August 15, 22, 2025 25-03559N

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
CASE NO.: 25-007198-ES-004
IN RE: THE ESTATE OF
ROSE T. WILKINS
The administration of the estate of
ROSE T. WILKINS, deceased, whose
date of death was March 23, 2025 is
pending in the Circuit Court for Pinel-
las County, Florida, Probate Division,
Case Number 25-007198-ES-004, the
address of which is 545 1st Avenue N.,
St. Petersburg, FL 33701. The names
and addresses of the personal represen-
tative and the personal representative's
attorney are set forth below.
All Creditors of the decedent and
other persons having claims or de-
mands against the decedent's estate on
whom a copy of this notice is required
to be served must file their claims with
this Court WITHIN THE LATER OF
3 MONTHS AFTER THE TIME OF
THE FIRST PUBLICATION OF THIS
NOTICE OR 30 DAYS AFTER THE
DATE OF SERVICE OF A COPY OF
THIS NOTICE ON THEM.
All other creditors of the decedent
and other persons having claims or
demand against the decedent's estate
must file their claims with this Court
WITHIN 3 MONTHS AFTER THE
DATE OF THE FIRST PUBLICATION
OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN
THE TIME PERIODS SET FORTH IN
SECTION 733.302 OF THE FLORIDA
PROBATE CODE WILL BE FOREV-
ER BARRED.
NOT WITH STANDING 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 August 15, 2025.
Personal Representative:
CATHERINE WILKINS
7661 18th Avenue N.
St. Petersburg, FL 33710
Attorney for Personal Representative:
W.G. BOSTICK, JR.
6160 Central Ave.
Ste. 300
St. Petersburg, FL 33707
(727) 388-1355
FBN294101
Email wgblawoffice@gmail.com
August 15, 22, 2025 25-03533N

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File NO. 25-007032-ES
IN RE: ESTATE OF
ARTHUR A. BURGAN,
Deceased.
The administration of the estate of
Arthur A. Burgan, deceased, whose date
of death was June 6, 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 de-
mands against decedent's estate must
file their claims with this court WITH-
IN 3 MONTHS AFTER THE DATE OF
THE FIRST PUBLICATION OF THIS
NOTICE.
The personal representative has no
duty to discover whether any property
held at the time of the decedent's death
by the decedent or the decedent's sur-
viving spouse is property to which the
Florida Uniform Disposition of Commu-
nity 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. 732.221, Florida Statutes.
ALL CLAIMS NOT FILED WITHIN
THE TIME PERIODS SET FORTH
IN FLORIDA STATUTES SEC-
TION 733.702 WILL BE FOREVER
BARRED.
NOTWITHSTANDING THE TIME
PERIODS SET FORTH ABOVE, ANY
CLAIM FILED TWO (2) YEARS OR
MORE AFTER THE DECEDENT'S
DATE OF DEATH IS BARRED.
The date of first publication of this
notice is August 15, 2025.
Personal Representative:
Barrie L. Burgan
9145 34th Way N #20
Pinellas Park, FL 33782
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, FL 33772
Telephone: (727) 393-8822
August 15, 22, 2025 25-03496N

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
FILE NO.
522025CP007333XXESPR
IN RE: ESTATE OF
BARBARA WITLIN
Deceased,
The administration of the estate of
BARBARA WITLIN, deceased, File
Number 25-007333-ES is pending
in the Circuit Court for PINELLAS
County, Probate Division, the address
of which is 315 Court St., Clearwater,
FL 33756.
The names and address 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, including
unmatured, contingent or unliquidated
claims, on whom a copy of this notice
is served must file their claims with
this court WITHIN THE LATER OF
3 MONTHS AFTER THE DATE OF
THE FIRST PUBLICATION OF THIS
NOTICE OR 30 DAYS AFTER THE
DATE OF SERVICE OF A COPY OF
THIS NOTICE ON THEM.
All other creditors of the decedent
and other persons having claims or
demands against decedent's estate, in-
cluding unmatured, contingent or un-
liquidated claims, must file their claims
with this court WITHIN 3 MONTHS
AFTER THE DATE OF THE FIRST
PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT SO FILED
WILL BE FOREVER BARRED.
The date of first publication of this
Notice is August 15, 2025.
LUIS GARCIA-RIVERA
2706 Alt US 19 N. Ste 316
Palm Harbor, FL 34683
Personal Representative
/s/ Luis Garcia-Rivera
LUIS GARCIA-RIVERA
Attorney at Law
Florida Bar #0101930
SPN #2254811
2706 Alt. U.S. 19 N.
Ste. 316
Palm Harbor, Florida 34683
(727) 772-8818 Voice
(727) 787-8193 (fax)
lgrivera@lgrivera.com
Attorney for Personal Representative
August 15, 22, 2025 25-03534N

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
REF: 25-006357-ES
IN RE: ESTATE OF
KENNETH L. MUNDAY,
Deceased.
The administration of the estate of
KENNETH L. MUNDAY, deceased,
whose date of death was May 30,
2025, is pending in the Circuit Court
for Pinellas County, Florida, Probate
Division, the address of which is
315 Court Street, Probate Records,
Room 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 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 ON OR BEFORE THE
LATER OF 3 MONTHS AFTER THE
TIME OF THE FIRST PUBLICATION
OF THIS NOTICE OR 30 DAYS AF-
TER THE DATE OF SERVICE OF A
COPY OF THIS NOTICE ON THEM.
The Personal Representative has no
duty to discover whether any property
held at the time of the Decedent's death
by the Decedent or the Decedent's sur-
viving spouse is property to which the
Florida Uniform Disposition of Commu-
nity Property Rights at Death Act
as described in ss. 732.216-732.228,
Florida Statutes, applies, or may apply,
unless a written demand is made by a
creditor as specified under s. 732.221,
Florida Statutes. The written demand
must be filed with the clerk.
All other creditors of the Decedent
and other persons having claims or de-
mands against decedent's estate must
file their claims with this court WITH-
IN 3 MONTHS AFTER THE DATE OF
THE FIRST PUBLICATION OF THIS
NOTICE.
ALL CLAIMS NOT FILED WITHIN
THE TIME PERIODS SET FORTH
IN FLORIDA STATUTES SEC-
TION 733.702 WILL BE FOREVER
BARRED.
FILED TWO (2) YEARS OR MORE
AFTER THE DECEDENT'S DATE OF
DEATH IS BARRED.
The date of first publication of this
notice is 8/15/ , 2025.
Personal Representative:
JAMES A. BOX
1136 44th Ave. NE
St. Petersburg, Florida 33703
Attorney for Personal Representative:
JENNIFER L. TERRANA, ESQ.
Florida Bar Number: 77648
1262 Dr. Martin Luther King Jr. St. N.
St. Petersburg, FL 33705
Telephone: (727) 270-9004
E-Mail: terranalaw@gmail.com
August 15, 22, 2025 25-03501N

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT
FOR PINELLAS COUNTY,
FLORIDA
PROBATE DIVISION
File No. 25-007302-ES
Division 03
IN RE: ESTATE OF
HORST KARL HEUER,
Deceased.
The administration of the estate of
HORST KARL HEUER, deceased,
whose date of death was December
15, 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 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 FILED WITHIN
THE TIME PERIODS SET FORTH IN
SECTION 733.702 OF THE FLORIDA
PROBATE CODE WILL BE FOREV-
ER BARRED.
NOTWITHSTANDING THE TIME
PERIODS SET FORTH ABOVE, ANY
CLAIM FILED TWO (2) YEARS OR
MORE AFTER THE DECEDENT'S
DATE OF DEATH IS BARRED.
The date of first publication of this
notice is August 15, 2025.
G. ANDREW GRACY
Personal Representative
G. Andrew Gracy
Attorney
Florida Bar No. 570451
Peebles & Gracy, P.A.
826 Broadway
Dunedin, Florida 34698
Telephone: (727) 736-1411
Fax: (727) 734-0701
Email: Andrew@ppeelesandgracy.com
August 15, 22, 2025 25-03524N

FIRST INSERTION

NOTICE TO CREDITORS
IN THE SIXTH JUDICIAL CIRCUIT,
IN AND FOR PINELLAS COUNTY,
FLORIDA PROBATE DIVISION
CASE NO: 25-006129-ES
IN RE: ESTATE OF
RENE PLOUFFE,
Deceased.
The administration of the estate of
RENE PLOUFFE, deceased, whose
date of death was APRIL 2, 2024,
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 de-
mands against decedent's estate must
file their claims with this court WITH-
IN 3 MONTHS AFTER THE DATE OF
THE FIRST PUBLICATION OF THIS
NOTICE.
ALL CLAIMS NOT FILED WITHIN
THE TIME PERIODS SET FORTH
IN FLORIDA STATUTES SEC-
TION 733.702 WILL BE FOREVER
BARRED.
NOTWITHSTANDING THE TIME
PERIOD SET FORTH ABOVE, ANY
CLAIM FILED TWO (2) YEARS OR
MORE AFTER THE DECEDENT'S
DATE OF DEATH IS BARRED.
A Personal Representative or cura-
tor has no duty to discover whether any
property held at the time of the deced-
ent's death by the decedent or the de-
cedent'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. 732.221.
The date of first publication of this
notice is: August 15, 2025.
ROBIN PLOUFFE
Personal Representative
3469 S. Castle Dr
Yuma, AZ 85365
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
mattthew@dickmanlawfirm.org
August 15, 22, 2025 25-03472N

ESTATE

FIRST INSERTION			
<div><div><div><div><div>NOTICE TO CREDITORS</div><div>IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA</div><div>PROBATE DIVISION</div><div>File No. 25-005672-ES</div><div>IN RE: ESTATE OF ROBERT G. JEFFREY, JR., A/K/A</div><div>ROBERT GEORGE JEFFREY, A/K/A</div><div>ROBERT GEORGE JEFFREY, JR. Deceased.</div></div><div>The administration of the estate of Robert G. Jeffrey, Jr., a/k/a Robert</div></div><div><div>George Jeffrey, a/k/a Robert George Jeffrey, Jr., deceased, whose date of death was June 23, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Room 106, Clearwater, FL 33756. The names and addresses of the ancillary Personal Representative and the ancillary Personal Representative's attorney are set forth below.</div><div>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be</div></div></div></div>			

FIRST INSERTION	
<div><div><div><div><div>NOTICE TO CREDITORS</div><div>IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA</div><div>PROBATE DIVISION</div><div>UCN: 522025CP007299XXESPR</div><div>Ref 25-007299-ES</div><div>IN RE: ESTATE OF PAMELA SMITH, Deceased.</div></div><div>The administration of the estate of PAMELA SMITH, deceased, whose date of death was June 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.</div><div>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div><div>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div><div>The personal representative has no duty to discover whether any property</div></div><div><div>held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.</div><div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div><div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div><div>The date of first publication of this Notice is: August 15, 2025</div></div></div></div>	
<div><div><div><div><div>Personal Representative:</div><div>TRAVIS EUGENE FOGLE</div><div>c/o Rooth and Rooth P.A.</div><div>7600 Seminole Blvd., Suite 102</div><div>Seminole, Florida 33772</div></div><div>Attorney for Personal Representative: MARIE R. ZORRILLA, Attorney ROTH & ROTH 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: betty@roothlaw.com</div><div>August 15, 22, 202525-03548N</div></div></div></div>	

FIRST INSERTION	
<div><div><div><div><div>NOTICE TO CREDITORS</div><div>IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA</div><div>PROBATE DIVISION</div><div>File No. 25-5809-ES</div><div>IN RE: ESTATE OF RYAN MICHAEL EIMAR, Deceased.</div></div><div>The administration of the estate of RYAN MICHAEL EIMAR, deceased, whose date of death was August 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 curator and the curator's attorney are set forth below.</div><div>All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div><div>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div><div>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.</div><div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div><div>NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div><div>The date of first publication of this notice is: August 15, 2025.</div></div><div><div>Robert D. Hines</div><div>Curator</div><div>1312 W. Fletcher Avenue, Suite B</div><div>Tampa, FL 33612</div></div></div></div>	
<div><div><div><div><div>Robert D. Hines, Esq.</div><div>Attorney for Curator</div><div>Florida Bar No. 0413550</div><div>Hines Norman Hines, P.L.</div><div>1312 W. Fletcher Avenue, Suite B</div><div>Tampa, FL 33612</div><div>Telephone: 813-265-0100</div><div>Email: rhines@hnh-law.com</div><div>Secondary Email: jrivera@hnh-law.com</div><div>August 15, 22, 202525-03490N</div></div></div></div></div>	

<div><div><div><div><div>NOTICE TO CREDITORS</div><div>IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA</div><div>PROBATE DIVISION</div><div>File No. 2025-CP-6787</div><div>IN RE: ESTATE OF SALLY MARIE SCHENCK Deceased.</div></div><div>The administration of the estate of SALLY MARIE SCHENCK, deceased, whose date of death was November 6, 2024, is pending in the Circuit Court for PINELLAS County, Florida, Probate Division, the address of which is 315 Court St., Clearwater, FL. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</div><div>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div><div>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a</div></div><div><div>creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.</div><div>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div><div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div><div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div><div>The date of first publication of this notice is August 15, 2025.</div></div></div></div>			

FIRST INSERTION	
<div><div><div><div><div>NOTICE TO CREDITORS</div><div>IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA</div><div>PROBATE DIVISION</div><div>File No. 25-006345-ES</div><div>IN RE: ESTATE OF DILJIT SINGH GULATI, Deceased.</div></div><div>The administration of the estate of DILJIT SINGH GULATI, 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, Florida 33756. The name and address of the personal representative and the personal representative's attorney are set forth below.</div><div>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div><div>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div><div>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in §§ 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under § 732.2211, Florida Statutes.</div><div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES § 733.702 WILL BE FOREVER BARRED.</div><div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div><div>The date of first publication of this notice is August 15, 2025.</div></div><div><div>Personal Representative:</div><div>Scott A. Firth</div><div>13623 Tonya Anne Drive</div><div>Riverview, FL 33579</div></div></div></div>	
<div><div><div><div><div>Attorney for Personal Representative: /s/ Nicholas J. Roefaro</div><div>E-Mail Addresses: Nick@roefarolaw.com</div><div>Christina@roefarolaw.com</div><div>Florida Bar No. 89217</div><div>ROEFARO LAW</div><div>1700 N. McMullen Booth Rd., Ste. A-6</div><div>Clearwater, FL 33759</div><div>Telephone: (727) 796-9191</div><div>August 15, 22, 202525-03492N</div></div></div></div></div>	

FIRST INSERTION	
<div><div><div><div><div>NOTICE TO CREDITORS</div><div>IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA</div><div>PROBATE DIVISION</div><div>FILE NUMBER: 25-006345-ES</div><div>DIVISION: 003</div><div>IN RE: ESTATE OF DILJIT SINGH GULATI, Deceased.</div></div><div>The administration of the estate of DILJIT SINGH GULATI, 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, Florida 33756. The name and address of the personal representative and the personal representative's attorney are set forth below.</div><div>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div><div>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div><div>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.</div><div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES § 733.702 WILL BE FOREVER BARRED.</div><div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div><div>The date of first publication of this notice is August 15, 2025.</div></div><div><div>Personal Representative:</div><div>KAAJAL RIJSINGHANI</div><div>125 Twelve Oaks Lane</div><div>Ponte Vedra Beach, Florida 32082</div></div></div></div>	
<div><div><div><div><div>Attorney for Personal Representative: DIANA B. BAUER, ESQUIRE</div><div>Florida Bar No. 1000844</div><div>Fisher, Tousey, Leas & Ball</div><div>818 North A1A, Suite 104</div><div>Ponte Vedra Beach, FL 32082</div><div>(904) 356-2600</div><div>Attorneys for Petitioner dbb@fishertousey.com</div><div>August 15, 22, 202525-03509N</div></div></div></div></div>	

<div><div><div><div><div>NOTICE TO CREDITORS</div><div>IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA</div><div>PROBATE DIVISION</div><div>File No. 2023-CP-763</div><div>Division Probate</div><div>IN RE: ESTATE OF ROBERT R. CULPEPPER Deceased.</div></div><div>The administration of the estate of Robert R. Culpepper, deceased, whose date of death was November 13, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Room 106, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</div><div>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div><div>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.</div><div>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div><div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div><div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div><div>The date of first publication of this notice is August 15, 2025.</div></div><div><div>N. MICHAEL KOUSKOUTIS</div><div>623 E. Tarpon Ave.</div><div>Tarpon Springs, FL 34689</div></div></div></div>			

FIRST INSERTION	
<div><div><div><div><div>NOTICE TO CREDITORS</div><div>IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA</div><div>PROBATE DIVISION</div><div>File No. 25-006901-ES</div><div>IN RE: ESTATE OF WALTER WILLIAM MANNING II, Deceased.</div></div><div>The administration of the estate of WALTER WILLIAM MANNING II, deceased, whose date of death was June 3, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 545 1st Ave. N., St. Petersburg, Florida 33701. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</div><div>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div><div>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.</div><div>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div><div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div><div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div><div>The date of first publication of this notice is August 15, 2025.</div></div><div><div>Personal Representative:</div><div>Erin W. Lohmiller</div><div>Erin Whittemore Lohmiller, Esq.</div><div>136 4th Street N., Suite 201</div><div>St. Petersburg, Florida 33701</div></div></div></div>	
<div><div><div><div><div>Attorney for Personal Representative: Erin W. Lohmiller</div><div>Erin Whittemore Lohmiller, Esq.</div><div>E-mail Addresses: erin@lohmillerlaw.com, lohmillerlaw@gmail.com</div><div>Florida Bar No. 0038631</div><div>LOHMILLER LAW, PLLC</div><div>136 4th Street N., Suite 201</div><div>St. Petersburg, Florida 33701</div><div>Telephone: (727) 643-3818</div><div>August 15, 22, 202525-03471N</div></div></div></div></div>	

<div><div><div><div><div>NOTICE TO CREDITORS</div><div>IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA</div><div>PROBATE DIVISION</div><div>File No. 25-007352-ES</div><div>IN RE: ESTATE OF KAREN ANN SPEAR Deceased.</div></div><div>The administration of the estate of Karen Ann Spear, deceased, whose date of death was June 9, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 545 1st Ave N., St. Petersburg, Florida 33701. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</div><div>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div><div>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div><div>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.</div><div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div><div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div><div>The date of the first publication of this Notice is August 15, 2025.</div></div><div><div>Personal Representative:</div><div>ELIZABETH LANGFORD</div><div>1315 Shallow Ford Road</div><div>Herndon, Virginia 20170</div><div>Attorney for Personal Representative: THOMAS G. TRIPP</div><div>4930 Park Boulevard, Suite 12</div><div>Pinellas Park, FL 33781</div><div>Phone (727) 544-8819</div><div>Facsimile (727) 546-0529</div><div>Email: tom@tomtrippplaw.com</div><div>FL Bar No. 0377597</div><div>August 15, 22, 202525-03497N</div></div></div></div>			

FIRST INSERTION	
<div><div><div><div><div>NOTICE TO CREDITORS</div><div>IN THE CIRCUIT COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA</div><div>PROBATE DIVISION</div><div>UCN 522025CP006846XXESXX</div><div>Ref No. 25-006846ES4</div><div>IN RE: ESTATE OF MICHAEL MAINES, Deceased.</div></div><div>The administration of the estate of MICHAEL MAINES, deceased, whose date of death was June 10, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, Ref No. 25-006846-ES4, the address of which is 315 Court Street, Room 106, Clearwater, Florida 33756. The name and address of the personal representative and the personal representative's attorney are set forth below.</div><div>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice has been served must file their claims with this Court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div><div>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div><div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.</div><div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div><div>The date of the first publication of this Notice is August 15, 2025.</div></div><div><div>Personal Representative:</div><div>Erin W. Lohmiller</div><div>Erin Whittemore Lohmiller, Esq.</div><div>136 4th Street N., Suite 201</div><div>St. Petersburg, Florida 33701</div></div></div></div>	
<div><div><div><div><div>Attorney for Personal Representative: Erin W. Lohmiller</div><div>Erin Whittemore Lohmiller, Esq.</div><div>E-mail Addresses: erin@lohmillerlaw.com, lohmillerlaw@gmail.com</div><div>Florida Bar No. 0038631</div><div>LOHMILLER LAW, PLLC</div><div>136 4th Street N., Suite 201</div><div>St. Petersburg, Florida 33701</div><div>Telephone: (727) 643-3818</div><div>August 15, 22, 202525-03471N</div></div></div></div></div>	

Q&A

What is a public notice?

A public notice is information intended to inform citizens of government activities.

11/18/27 V8

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-006765-ES
IN RE: ESTATE OF WILMA R. UTTERBACK, Deceased.
The administration of the estate of WILMA R. UTTERBACK, deceased, whose date of death was May 4, 2025, is pending in the Circuit Court for Pinel-

las 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
The personal representative has no duty to discover whether any property

held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER

BARRED.
NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is: August 15, 2025.
Signed on this 11th day of August, 2025.
MELITA CAMPBELL
Personal Representative
11502 Moffat Place

Temple Terrace, FL 33617
Charles F. Reischmann
Attorney for Personal Representative
FBN#0443247/
SPN#00428701
Reischmann & Reischmann, PA
PO Box 40966
St. Petersburg, FL 33743
Telephone: 727-345-0085
Email: Charles@Reischmannlaw.com
Secondary Email: Cynthia@Reischmannlaw.com
August 15, 22, 2025 25-03521N

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-006131-ES
IN RE: ESTATE OF JOSEPH D. TURNER, A/K/A JOSEPH DAVID TURNER, A/K/A JOSEPH TURNER Deceased.

The administration of the estate of Joseph D. Turner, A/K/A Joseph David Turner, A/K/A Joseph Turner, deceased, whose date of death was May 17, 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.
The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a

creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is August 15, 2025.

Personal Representative:
Rebecca G. Premock
12713 Hemmingway Mews
Midlothian, Virginia 23113

Attorney for Personal Representative:
Robert W. Bible, Jr.
Attorney
Independent of Counsel
Florida Bar Number: 561398
Pippen Law Group, PLLC
10225 Ulmerton Rd., Bldg. # 11
Largo, FL 33771
Telephone: (727) 586-3306
Fax: (727) 585-4209
E-Mail: Robert@attypip.com
Secondary E-Mail: Suzie@attypip.com
August 15, 22, 2025 25-03558N

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE 6TH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-003955-ES
IN RE: ESTATE OF TERRENCE MICHAEL COFFEY, Deceased.

The administration of the estate of TERRENCE MICHAEL COFFEY, Deceased, whose date of death was September 29, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 501 First 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 decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211.
The date of first publication of this notice is August 15, 2025.

SHANNON COFFEY,
Personal Representative
Attorney for Personal Representative:
Scott R. Bugay, Esquire
Florida Bar No. 5207
Citicentre,
Suite P600
290 NW 165 Street
Miami FL 33169
Telephone: (305) 956-9040
Fax: (305) 945-2905
Primary Email: Scott@srblawyers.com
Secondary Email: Jennifer@srblawyers.com
August 15, 22, 2025 25-03486N

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-4432-ES
IN RE: ESTATE OF PAUL SIMON MARZOLO, aka PAUL S. MARZOLO Deceased.

The administration of the estate of PAUL SIMON MARZOLO, also known as PAUL S. MARZOLO, deceased, whose date of death was January 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 OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is: August 15, 2025.

DORIS A. MARZOLO
Personal Representative
1424 Timber Trail
Hudson, OH 44236
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: jrrivera@hnh-law.com
August 15, 22, 2025 25-03469N

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No.: 25-6772-ES
IN RE: ESTATE OF GERALD MICHAEL McDONALD a/k/a G. MICHAEL McDONALD, Deceased.

The administration of the estate of GERALD MICHAEL McDONALD a/k/a G. MICHAEL McDONALD, deceased, whose date of death was May 14, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Room 106, 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.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is August 15, 2025.

Personal Representative:
ROSS PARKER
5140 - 29th Avenue South
Gulfport, FL 33707
Attorney for Personal Representative:
ROBERT E. SHARBAUGH, P.A.
Attorney for Petitioner
Florida Bar No.: 715158
Law Office of Robert E. Sharbaugh, P.A.
700 Central Avenue,
Suite 402
St. Petersburg, FL 33701
Telephone: (727) 898-3000
serverobert@sharbaughlaw.com
August 15, 22, 2025 25-03488N

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-006238-ES
IN RE: ESTATE OF DEBORAH GREEN Deceased.

The administration of the estate of DEBORAH GREEN, deceased, whose date of death was November 4th, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street Room 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.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is August 15, 2025.

Personal Representative
Kha McTier
5855 16th Street South Unit #2
Saint Petersburg, FL 33705
Attorney for Personal Representative
Quikeef Simmons, CPA, Esq.
E-Mail Addresses: qsimmons@sblgp.com/
admin@sblgp.com
Florida Bar No.1022482
Simmons Business Law Group, PLLC
401 E. Jackson Street
Suite 3300
Tampa, FL. 33602
Telephone: (813) 701-2625/
Fax (813) 756-2587
August 15, 22, 2025 25-03493N

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-004150-ES
IN RE: ESTATE OF VALENTINO M JULIAN, Deceased.

The administration of the estate of VALENTINO M JULIAN, Deceased, whose date of death was April 18, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 501 First 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 decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211.
The date of first publication of this notice is August 15, 2025.

CAROLINE A. JULIAN,
Personal Representative
Attorney for Personal Representative:
Scott R. Bugay, Esquire
Florida Bar No. 5207
Citicentre, Suite P600
290 NW 165 Street
Miami FL 33169
Telephone: (305) 956-9040
Fax: (305) 945-2905
Primary Email: Scott@srblawyers.com
Secondary Email: Jennifer@srblawyers.com
August 15, 22, 2025 25-03550N

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Business Observer
August 15, 2025

ESTATE

<div>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 52-2025-CP-6349-ES IN RE: ESTATE OF MICHAEL JOSEPH DEMA a/k/a MICHAEL J. DEMA Deceased.</div> <div>The administration of the estate of Michael Joseph Dema a/k/a Michael J. Dema, deceased, whose date of death was June 13, 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.</div> <div>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div> <div>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply,</div>	<div>unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes. The written demand must be filed with the clerk.</div> <div>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div> <div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>The date of first publication of this notice is August 15, 2025.</div> <div>Personal Representative: Anthony N. Dema 1536 Emerald Dunes Drive Sun City Center, Florida 33573 Attorney for Personal Representative: Ryan A. Doddridge, Esq. Attorney Florida Bar Number: 74728 WILLIAMS & DODDRIDGE PA 6337 Grand Boulevard New Port Richey, Florida 34652 Telephone: (727) 846-8500 Fax: (727) 848-2814 E-Mail: ryan@flprobate trustlaw.com Secondary E-Mail: stacey@flprobate trustlaw.com August 15, 22, 2025 25-03489N</div>
<div>FIRST INSERTION</div> <div>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-005914-ES Division Probate IN RE: ESTATE OF GAIL PRICE Deceased.</div> <div>The administration of the estate of GAIL PRICE, deceased, whose date of death was May 11, 2025, is pending in the Circuit Court for PINELLAS County, Florida, Probate Division, the address of which is 315 Court Street, Rm. 106, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</div> <div>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div> <div>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes. The written demand must be filed with the clerk.</div> <div>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div> <div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>The date of first publication of this notice is August 15, 2025.</div> <div>Personal Representative: Signed by: Lisa L. Bedford 43 Walter Drive Nesconset, New York 11767 Attorney for Personal Representative: Christina B. Davidow, Esq. Attorney Florida Bar Number: 66356 Willis & Davidow, Attorneys at Law, LLC 9015 Strada Stell Ct., Suite 106 Naples, FL 34109 Telephone: (239) 465-0531 Fax: (888) 435-0911 E-Mail: cdavidow@willisdavidow.com Secondary E-Mail: crinaldi@willisdavidow.com August 15, 22, 2025 25-03467N</div>	<div>FIRST INSERTION</div> <div>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-006343-ES Division 3 IN RE: ESTATE OF DAVID JONATHAN OSBORNE Deceased.</div> <div>The administration of the estate of David Jonathan Osborne, deceased, whose date of death was June 4, 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.</div> <div>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div> <div>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes. The written demand must be filed with the clerk.</div> <div>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div> <div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>The date of first publication of this notice is August 15, 2025.</div> <div>Personal Representative: Thomas S. Osborne 845 Geranium Drive Warrington, PA 34698 Attorney for Personal Representative: J. Frazier Flasher, Esq. Attorney Florida Bar Number: 1024903 Brown, Huff, Zohar, PLLC 6547 Gunn Hwy Tampa, FL 33625 Telephone: (813) 776-0031 E-Mail: cfrazier@BHZLaw.com Secondary E-Mail: Frazier@brownzoharlaw.com August 15, 22, 2025 25-03491N</div>
<div>FIRST INSERTION</div> <div>NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION CASE NO. 25-005878-ES IN RE: THE ESTATE OF KEVIN F. REILLY, JR., Deceased</div> <div>The administration of the estate of KEVIN F. REILLY, JR., deceased, whose date of death was May 12, 2025, File Number 25-005878-ES, 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.</div> <div>All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is served must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div> <div>All other creditors of the decedent and other persons having claims or demands against the estate of the decedent, must file their claims with this Court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div> <div>ALL CLAIMS NOT SO FILED WITHIN THE TIME PERIODS SET</div>	<div>AMENDED</div> <div>NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION CASE NO. 25-005878-ES IN RE: THE ESTATE OF KEVIN F. REILLY, JR., Deceased</div> <div>The administration of the estate of KEVIN F. REILLY, JR., deceased, whose date of death was May 12, 2025, File Number 25-005878-ES, 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.</div> <div>All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is served must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div> <div>All other creditors of the decedent and other persons having claims or demands against the estate of the decedent, must file their claims with this Court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div> <div>ALL CLAIMS NOT SO FILED WITHIN THE TIME PERIODS SET</div>
<div>FIRST INSERTION</div> <div>NOTICE TO CREDITORS IN THE SIXTH CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-005371-ES IN RE: ESTATE OF PAUL J. MANGIAFICO, Deceased.</div> <div>The administration of the estate of Paul J. Mangiafico, deceased, whose date of death was April 5, 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.</div> <div>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div> <div>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div> <div>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes.</div> <div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>The date of first publication of this notice is August 15, 2025.</div> <div>Personal Representative: Jenniffer R. Whiskeyman 16116 Carden Drive Odessa, FL 33556 Attorney for Personal Representative: Kevin Hernandez, Esquire FBN 0132179 SPN 02602269 The Hernandez Law Firm, P.A. 28059 U.S. Highway 19 N, Suite 101 Clearwater, FL 33761 Telephone: (727) 712-1710 Primary email: eservice1@thehernandezlaw.com Secondary email: david@thehernandezlaw.com Secondary email: hms@thehernandezlaw.com August 15, 22, 2025 25-03556N</div>	<div>FIRST INSERTION</div> <div>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-004438-ES IN RE: ESTATE OF DARRIN MICHAEL SCHNUR, Deceased.</div> <div>The administration of the estate of DARRIN MICHAEL SCHNUR, deceased, whose date of death was October 3, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Room 106, Clearwater, FL 33756. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.</div> <div>All creditors of the Decedent and other persons having claims or demands against Decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div> <div>All other creditors of the Decedent and other persons having claims or demands against Decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div> <div>The Personal Representative has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes.</div> <div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>The date of first publication of this notice is: August 15, 2025</div> <div>MEGAN MARIE ARMSTRONG Personal Representative 4983 Dexter Ct. Obetz, OH 43207 ROBERT D. HINES, ESQ. Attorney for Personal Representative Florida Bar No. 413550 Hines Norman Hines, PL 315 South Hyde Park Avenue Tampa, FL 33606 Telephone: 813-251-8659 Email: rhines@hnh-law.com Secondary Email: mgreco@hnh-law.com August 15, 22, 2025 25-03468N</div>
<div>FIRST INSERTION</div> <div>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 522025CP006320XXESPR Division 3 IN RE: ESTATE OF DENNIS H. DORN, a/k/a DENNIS HARRY DORN Deceased.</div> <div>The administration of the estate of DENNIS H. DORN, a/k/a DENNIS HARRY DORN, deceased, whose date of death was June 10, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is Clearwater Courthouse, 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</div> <div>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div> <div>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act</div>	<div>as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes. The written demand must be filed with the clerk.</div> <div>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div> <div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>The date of first publication of this notice is August 15, 2025.</div> <div>Personal Representative: ELIZABETH ANN GIORDANO 6145 11th Street Zephyrhills, Florida 33542 Attorney for Personal Representative: STEPHEN D. CARLE Florida Bar Number: 0213187 HODGES & CARLE, P.A. 38410 North Avenue P. O. Box 548 Zephyrhills, FL 33539-0548 Telephone: (813) 782-7196 Fax: (813) 782-1026 E-Mail: hodgescarle@hotmail.com August 15, 22, 2025 25-03520N</div>
<div>FIRST INSERTION</div> <div>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-004368-ES Division 03 IN RE: ESTATE OF AUDREY CONA Deceased.</div> <div>The administration of the estate of Audrey Cona, deceased, whose date of death was January 17, 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.</div> <div>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div> <div>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes. The written demand must be filed with the clerk.</div> <div>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div> <div>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>The date of first publication of this notice is 08/15/2025.</div> <div>Personal Representative: Charles Cona 190 Oakview Avenue Farmingdale, New York 11735 Attorney for Personal Representative: Walter B. Shurden, Attorney Florida Bar Number: 0156360 611 Druid Road East, Suite 712 Clearwater, FL 33756 Telephone: (727) 443-2708 Fax: (727) 255-5004 E-Mail: walt@shurden.net Secondary E-Mail: jennifer@shurden.net August 15, 22, 2025 25-03561N</div>	<div>FIRST INSERTION</div> <div>NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION CASE NO. 25-003733-ES IN RE: THE ESTATE OF JOHN BOUTELL, Deceased</div> <div>The administration of the estate of JOHN BOUTELL, deceased, whose date of death was February 4, 2025, File Number 25-003733-ES, 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.</div> <div>All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is served must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</div> <div>All other creditors of the decedent and other persons having claims or demands against the estate of the decedent, must file their claims with this Court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div> <div>ALL CLAIMS NOT SO FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.</div> <div>NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</div> <div>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 732.221, Florida Statutes.</div> <div>The date of the first publication of this Notice is August 15, 2025.</div> <div>Elizabeth Clermont Personal Representative 2403 Finlandia Lane, #51 Clearwater, FL 33763 ROBERT C. THOMPSON, JR., Esquire FBN #390089 SPN #02528094 rt@thompsonfernald.com THOMPSON & FERNALD, P.A. 611 Druid Road East, Suite 705 Clearwater, Florida 33756 Tel: (727) 447-2290 Fax: (727) 443-1424 Attorney for Personal Representative August 15, 22, 2025 25-03562N</div>

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--- ACTIONS / SALES ---

FIRST INSERTION	
<p>NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL ACTION CASE NO.: 25-002827-CI B-MUSED, LLC, Plaintiff, vs. UNKNOWN SPOUSE, HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF JOSEPH B. DAVIS, JR., DECEASED, et al, Defendants. TO: THE UNKNOWN SPOUSE, HEIRS, DEVISES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST, THROUGH, UNDER OR AGAINST THE ESTATE OF JOSEPH B. DAVIS, JR., DECEASED Whose last known residence(s) is: 2040 22nd Ave S, St. Petersburg, FL 33712 THE UNKNOWN SPOUSE OF JOSEPH B. DAVIS, JR Whose last known residence(s) is/are: 2040 22nd Ave S, St. Petersburg, FL 33712 THE ESTATE OF JOHN J MCEWAN, III Whose last known residence(s) is/are: 9943 14th St N, Apt 101, St. Petersburg, FL 33716 3321 Devonshire Dr, Holiday, FL 34691 LESLEY D. BUCHANAN Whose last known residence(s) is/are: 7246 79th St N, Pinellas Park, FL 33781 113 S Grannis Ave, Titusville, FL 32796 3021 Granville Court N., # 1/2, St Petersburg, FL 33704 And ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSE, HEIRS, HEIRS OF THE NAMED DEFENDANTS, DEVISEES, GRANTEES, BENEFICIARIES OR OTHER CLAIMANTS Whose last known residence(s) is/are: Unknown YOU ARE HEREBY required to file your answer or written defenses, if any, in the above proceeding with the Clerk</p>	<p>of this Court, and to serve a copy there- of upon Plaintiff’s attorney, Damian G. Waldman, Esq., Law Offices of Damian G. Waldman, P.A., PO Box 5162, Largo, FL 33779, telephone (727) 538-4160, facsimile (727) 240-4972, or email to service@dwaldmanlaw.com, within thirty (30) days of the first publication of this Notice in Business Observer or by , the nature of this proceeding being a suit for foreclosure of mortgage against the following described property, to wit:</p> <p>LOT 3, BLOCK 5, OHIO PARK, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGE 6, PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.</p> <p>PARCEL IDENTIFICATION NUMBER: R403184</p> <p>A/K/A 2040 22nd Ave S, St. Petersburg, FL 33712</p> <p>If you fail to file your response or answer, if any, in the above proceeding with the Clerk of this Court, and to serve a copy thereof upon the Plaintiff’s attorney, Damian G. Waldman, Esq., Law Offices of Damian G. Waldman, P.A., PO Box 5162, Largo, FL 33779, telephone (727) 538-4160, facsimile (727) 240-4972, or email to service@dwaldmanlaw.com, within thirty (30) days of the first publication of this Notice in Business Observer, a default will be entered against you for the relief demanded in the Complaint or petition.</p> <p>If you are a person with a disability who needs 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.</p> <p>DATED at Pinellas County this day of 08/08/2025, 2025.</p> <p>KEN BURKE, CLERK CIRCUIT COURT 315 Court Street Clearwater, Pinellas County, FL 33756-5165 Clerk of the Circuit Court By Stevie Ayars Deputy Clerk August 15, 22, 2025 25-03483N</p>
FIRST INSERTION	
<p>NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CASE NO.: 25-002463-CI Kortne Gosha, Plaintiff, v. Michael Johnson, and COUTH CONSULTING LLC, Defendants. TO: Michael Johnson and to all parties claiming interest by, through, under or against Defendant. YOU ARE NOTIFIED that you have been designated as defendant in a legal proceeding filed against you for judicial dissolution. The action was instituted in the Circuit Court, Pinellas County, Florida, and is styled CASE GOSHA, KORTNE VS COUTH CONSULTING LLC, Case Number 2025-CA-002463. You are required to serve a copy of your written defenses, if any, to the action on Joseph F. Southron, Plaintiff’s attorney, whose address is 400 N. Ashley Drive, Suite 1720, Tampa, Florida 33602, on or before 30 Days after 1st publication, and file the original with the clerk of this court either before service on Joseph F. Southron or immediately after service; otherwise, a default will be entered against you for the relief demanded in the Complaint. The Court has authority in this suit to enter a judgment or decree in the Plaintiff’s interest which will be binding upon you. “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: 8/8/2025 By: /s/ Thomas Smith Deputy Clerk Ken Burke Clerk of the County Court Pinellas County, Florida Aug. 15, 22, 29; Sept. 5, 2025 25-03512N</p>	<p>Unit 405, JAMISON HOUSE OF TOWN SHORES OF GULFPORT, NO. 211, a condominium, according to the Declaration of Condominium recorded in Official Records Book 4110, Page 1025, of the Public Records of Pinellas County, Florida.</p> <p>at public sale, to the highest bidder, for cash, in an online sale at www.pinellas.realforeclose.com beginning at 10:00 a.m., on September 11, 2025.</p> <p>IF YOU ARE A SUBORDINATE LIEN HOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS.</p> <p>“If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact 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.”</p> <p>DATED this 12th day of August, 2025.</p> <p>PETER D. GRAHAM, ESQUIRE ZACUR & GRAHAM, P.A. 5200 Central Avenue St. Petersburg, FL 33707 (727) 328-1000; Fax: (727) 323-7519 Email: pdgatty@gmail.com Attorneys for Plaintiff SPN: 170512; FBN: 192394 August 15, 22, 2025 25-03552N</p>

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FIRST INSERTION	
<p>NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR PINELLAS COUNTY GENERAL JURISDICTION DIVISION CASE NO. 25-001662-CI SERVBANK, SB, Plaintiff, vs. KATRINA EVANS, et al., Defendant. To: KATRINA EVANS 1450 CAROLYN LN, CLEARWATER, FL 33755 UNKNOWN SPOUSE OF KATRINA EVANS 1450 CAROLYN LN, CLEARWATER, FL 33755 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:</p> <p>LOT 9, TERRA-ALTO ESTATES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 45, PAGE 5, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.</p> <p>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</p>	<p>Pierce, LLP, 225 East Robinson Street, Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above-styled Court 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.</p> <p>“If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact 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.”</p> <p>WITNESS my hand and seal of said Court on the day of 08/11/2025, 2025.</p> <p>KEN BURKE, CPA CLERK OF COURT OF PINELLAS COUNTY As Clerk of the Court BY: Stevie Ayars Deputy Clerk</p> <p>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 25-11501FL August 15, 22, 2025 25-03513N</p>
FIRST INSERTION	
<p>NOTICE OF ACTION - TERMINATION OF PARENTAL RIGHTS IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA IN AND FOR PINELLAS COUNTY JUVENILE DIVISION CRC#22-00271DP-1 In the Interest of: R.G., DOB: 12/02/19 PID 311942244 A Child. STATE OF FLORIDA COUNTY OF PINELLAS TO: Jacob Gray Father of R.G., DOB: 12/02/2019 YOU ARE HEREBY notified that a Petition for Termination of Parental Rights has been filed by the State of Florida Department of Children and Families, seeking to terminate your parental rights to the child, R.G., born on December 2, 2019. Whereas the State of Florida has filed in this Court a Petition for Termination of Parental Rights. You are commanded to appear for an advisory hearing before this Court at the Criminal Justice Center, Annex Courtroom B, 14250 49th Street North, Clearwater, Florida, 33762, on Thursday, October 9, 2025 at 9:30 a.m. to answer to a Petition alleging that your parental rights should be terminated and to be dealt with according to the law. FAILURE TO PERSONALLY APPEAR AT THIS HEARING CONSTITUTES CONSENT TO THE TERMINATION OF PARENTAL RIGHTS OF THESE CHILDREN. IF YOU FAIL TO APPEAR ON THE DATE AND TIME SPECIFIED YOU MAY LOSE ALL YOUR LEGAL RIGHTS AS A PARENT TO THESE CHILDREN NAMED</p>	<p>IN THE PETITION ATTACHED TO THIS NOTICE. 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. 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. Fort 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 this Court at Clearwater, Pinellas County, Florida this 12th day of August, 2025.</p> <p>KEN BURKE Clerk of the Circuit Court By: /s/ Deputy Clerk (SEAL) CIRCUIT COURT PINELLAS COUNTY, FLORIDA BRUCE BARTLETT, State Attorney Sixth Judicial Circuit of Florida By: /s/ Steven W. Davis Assistant State Attorney Bar No. 0988073 DPeservice@flsa6.gov P.O. Box 17500 Clearwater, FL 33762-0500 (727) 464-6221 Representing the FL Department of Children and Families Aug. 15, 22, 29; Sept. 5, 2025 25-03540N</p>
FIRST INSERTION	
<p>NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION: CASE NO.: 25-001935-CI NATIONSTAR MORTGAGE LLC, Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF THOMAS ILLINGWORTH A/K/A THOMAS J. ILLINGWORTH; ADELE HERY A/K/A ADELE M. HERY A/K/A ADELE ILLINGWORTH; THOMAS ILLINGWORTH, JR.; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants. NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KEN BURKE as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.pinellas.realforeclose.com at, 10:00 AM on the 28 day of August, 2025, the following described property as set forth in said Final Judgment, to wit:</p> <p>LOT 4, BLOCK C, OF LEE BAYNARD JR. NO. 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 28, PAGE 46, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA. PROPERTY ADDRESS: 5155 67TH WAY NORTH, SAINT PETERSBURG, FL 33709 IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK</p>	<p>NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. 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 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 August 2025. By: /s/ Lindsay Maisonet Lindsay Maisonet, Esq. Bar Number: 93156 Submitted by: De Cubas & Lewis, P.A. PO Box 5026 Fort Lauderdale, FL 33310 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 25-00945 / Provide Bidder Number: 11951 August 15, 22, 2025 25-03481N</p>

FIRST INSERTION	
<p>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. 24-003791-CI FIGURE LINE OF CREDIT TRUST 2020-1, Plaintiff, vs. LOUIS ZAVALA A/K/A LOUIS R. ZAVALA, et al., Defendant. NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered July 14, 2025 in Civil Case No. 24-003791-CI of the Circuit Court of the SIXTH JUDICIAL CIRCUIT in and for Pinellas County, Clearwater, Florida, wherein FIGURE LINE OF CREDIT TRUST 2020-1 is Plaintiff and Louis Zavala a/k/a Louis R. Zavala, 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 10th day of September, 2025 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:</p> <p>Lot 199, Valencia Park Unit 3, according to the map or plat thereof as recorded in Plat Book 70,</p>	<p>Page 82, Public Records of Pinellas County, Florida.</p> <p>Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.</p> <p>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.</p> <p>/s/Robyn Katz Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLP 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 24-09590FL August 15, 22, 2025 25-03553N</p>
FIRST INSERTION	
<p>NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION: CASE NO.: 25-002374-CI LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. SEAN P. GERAGHTY; LORIE J. GERAGHTY; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants. NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KEN BURKE as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.pinellas.realforeclose.com at, 10:00 AM on the 28 day of August, 2025, the following described property as set forth in said Final Judgment, to wit:</p> <p>LOT 17, FOREST PARK UNIT NO. 2, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 72, PAGE(S) 55, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA. PROPERTY ADDRESS: 9960 69TH ST N, PINELLAS PARK, FL 33782 IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE</p>	<p>ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.</p> <p>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 accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.</p> <p>Dated this 05 day of August 2025.</p> <p>By: /s/ Lindsay Maisonet Lindsay Maisonet, Esq. Bar Number: 93156 Submitted by: De Cubas & Lewis, P.A. PO Box 5026 Fort Lauderdale, FL 33310 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 25-01113 / Provide Bidder Number: 11951 August 15, 22, 2025 25-03482N</p>
FIRST INSERTION	
<p>NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 19-007467-CI WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS OWNER TRUSTEE FOR CASCASE FUNDING MORTGAGE TRUST HB3, Plaintiff, vs. BARRY H. PORTER, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated May 08, 2024, and entered in 19-007467-CI of the Circuit Court of the SIXTH Judicial Circuit in and for Pinellas County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS OWNER TRUSTEE FOR CASCASE FUNDING MORTGAGE TRUST HB3 is the Plaintiff and BARRY PORTER; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT 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 September 04, 2025, the following described property as set forth in said Final Judgment, to wit:</p> <p>EAST 25 FEET OF LOT 40 AND THE WEST 25 FEET OF LOT 39, GANDY HIGHWAY SUBDIVISION, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 9, PAGE 6, PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.</p>	<p>Property Address: 755 75TH AVE N, SAINT PETERSBURG, FL 33702</p> <p>Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.</p> <p>AMERICANS WITH DISABILITIES 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 accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.</p> <p>Dated this 12 day of August, 2025.</p> <p>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: fmail@raslg.com By: /s/Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 19-363249 - EuE August 15, 22, 2025 25-03554N</p>

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ACTIONS / SALES

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. 24-002682-CI LONGBRIDGE FINANCIAL, LLC, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVEISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF LISA A. SIMON, DECEASED, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated July 01, 2025, and entered in 24-002682-CI of the Circuit Court of the SIXTH Judicial Circuit in and for Pinellas County, Florida, wherein LONGBRIDGE FINANCIAL, LLC is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVEISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF LISA A. SIMON, DECEASED; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE FEDERAL HOUSING COMMISSIONER; OAKLEAF VILLAGE HOMEOWNER'S ASSOCIATION, INC.; GERNOT SIMON; CHRISTIAN WOLFRAM SIMON 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 September 03, 2025, the following described property as set forth in said Final Judgment, to wit: LOT 24, BLOCK 2, OAKLEAF VILLAGE UNIT NINE, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 84, PAGES	40 THROUGH 43 OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA. Property Address: 628 TIMBER LN, TARPON SPRINGS, FL 34689 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031. AMERICANS WITH DISABILITIES 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 accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated this 12 day of August, 2025. 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 By: (S)Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 24-209565 - NaP August 15, 22, 202525-03555N

FIRST INSERTION	
NOTICE OF SALE IN THE COUNTY COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CASE NO.: 25-002507-CO CAROL APARTMENTS CONDOMINIUM, INC., a Florida corporation not-for-profit Plaintiff, v. STEVEN D. LOWER, ET. AL., Defendants. NOTICE is hereby given that, pursuant to the Summary Final Judgment in Foreclosure entered August 6, 2024, in this cause, in the County Court for Pinellas County, Florida, the Clerk will sell the property situated in Pinellas County, Florida, described as: That certain Parcel consisting of Unit 10, as shown on Condominium Plat of Carol Apartments, a Condominium, according to Condominium Plat Book 40, Page 70, Public Records of Pinellas County, Florida and being further described in that certain Declaration of Condominium filed March 13, 1980, in Official Records Book 4995, Page 403, together with additions and amendments to said Declaration and Condominium Plat as shown from time to time may be made, all as recorded in the Public Records of Pinellas County, Florida; together with the exhibits attached thereto and made a part thereof; and together with an undivided share in the common elements appurtenant thereto. at public sale, to the highest bidder, for cash, in an online sale at www.pinellas.realforeclose.com beginning at 10:00 a.m., on September 11, 2025. IF YOU ARE A SUBORDINATE LIEN HOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. "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 6th day of August, 2025. PETER D. GRAHAM, ESQUIRE ZACUR & GRAHAM, P.A. 5200 Central Avenue St. Petersburg, FL 33707 (727) 328-1000; Fax: (727) 323-7519 Email: pdgatty@gmail.com Attorneys for Plaintiff SPN: 170512; FBN: 192394 August 15, 22, 202525-03462N	NOTICE OF SALE IN THE COUNTY COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CASE NO. 25-003552-CO EAGLES NEST RESIDENT, INC., a Florida corporation not-for-profit, Plaintiff, vs. ESTATE OF CYNTHIA S. CHEW, DECEASED, ET. AL., Defendants. NOTICE is hereby given that, pursuant to the Summary Final Judgment in Foreclosure entered August 6, 2025, in this cause, in the County Court for Pinellas County, Florida, the Clerk will sell the property situated in Pinellas County, Florida, described as: Unit 32, of EAGLES NEST RESIDENTS, INC, according to Exhibit "C-2", (plot plan) of the Master Occupancy Agreement (Master Form Proprietary Lease) as recorded in O.R. Book 8399, Pages 638-662, of the Public Records of Pinellas County, Florida, commonly known as Lot 32, EAGLES NEST MOBILE HOME PARK, 7801 34th Street North, St. Petersburg, Florida, Parcel Identification Number 12/31/15/23785/000/0320, for a term of years from the 31st day of July, 1989, until the 30th day of July, 2088, in consideration of the mutual covenants contained in that certain Master Occupancy Agreement which form of Agreement and all amendments thereto are incorporated herein by reference, the original of which is maintained in the Office of the Association 7801 34th Avenue North, St. Petersburg, Florida. at public sale, to the highest bidder, for cash, in an online sale at www.pinellas.realforeclose.com beginning at 10:00 a.m., on September 4, 2025. IF YOU ARE A SUBORDINATE LIEN HOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. "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 6th day of August, 2025. PETER D. GRAHAM, ESQUIRE ZACUR & GRAHAM, P.A. 5200 Central Avenue St. Petersburg, FL 33707 (727) 328-1000; Fax: (727) 323-7519 Email: pdgatty@gmail.com Attorneys for Plaintiff SPN: 170512; FBN: 192394 August 15, 22, 202525-03463N

FIRST INSERTION	
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.: 14-000710-CI U.S. BANK TRUST, N.A. AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST, Plaintiff, vs. IGOR HADAI; SUSAN J. HODGINS; ELLIOTT M. HODGINS; NICHOLAS HODGINS; CITY OF ST. PETERSBURG, FL; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVEISEES, 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 November 4, 2024 in Civil Case No. 14-000710-CI, of the Circuit Court of the SIXTH Judicial Circuit in and for Pinellas County, Florida, wherein, U.S. BANK TRUST, N.A. AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST is the Plaintiff, and IGOR HADAI; SUSAN J. HODGINS; ELLIOTT M. HODGINS; NICHOLAS HODGINS; CITY OF ST. PETERSBURG, FL; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVEISEES, 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 September 30, 2025 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit: LOT 5 AND 6, BLOCK 60, REVISED MAP OF SOUTH DAVISTA, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 4, PAGE 73, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA. TOGETHER WITH THAT PART OF SEAWALL STRIP AS	SHOWN AT SAID PLAT LYING WESTERLY OF BEACH DRIVE SOUTH AND LYING BETWEEN THE NORTHERLY AND SOUTHERLY BOUNDARIES OF SAID LOTS 5 AND 6 EXTENDED WESTERLY TO WATERS OF BOCA CIEGA BAY. TOGETHER WITH ALL INTEREST IN THE SUBMERGED LANDS LYING WESTERLY THEREOF AND LYING BETWEEN THE NORTHERLY AND SOUTHERLY BOUNDARIES OF SAID LOT 5 AND LOT 6, BLOCK 60 EXTENDED WESTERLY, WHICH INTEREST WAS ACQUIRED BY CLERKS INSTRUMENT NUMBER 420045A (OR BK 231 PAGE 623), 263733B (OR BK 2087 PAGE 340) AND 72057337 (OR BK 3784 PAGE 101) 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 DISABILITIES 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 7th day of August, 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: Zachary Ullman FBN: 106751 Primary E-Mail: ServiceMail@aldridgepite.com 1338-087B August 15, 22, 202525-03480N
SUBSEQUENT INSERTIONS	

THIRD INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 25003492CI U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVEISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF THOMAS JAMES HENLEY, et al., Defendants. TO: UNKNOWN HEIRS, BENEFICIARIES, DEVEISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF THOMAS JAMES HENLEY 4032 57TH ST N APT 264, KENNETH CITY, FL 33709 YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:	AND TO THE WALLS AND OTHER STRUCTURAL SUPPORTS NECESSARY FOR SAID BUILDING. has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is PO BOX 5026, CORAL SPRINGS, FL 33310 on or before , a date at least thirty (30) days after the first publication of this Notice in the (Please publish in BUSINESS OBSERVER) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact 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 accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. WITNESS my hand and the seal of this Court this day of 07/23/2025. KEN BURKE As Clerk of the Court By STEVIE AYARS As Deputy Clerk KEN BURKE, CLERK CIRCUIT COURT 315 Court Street Clearwater, Pinellas County, FL 33756-5165 De Cubas & Lewis, P.A., Attorney for Plaintiff, PO BOX 5026, CORAL SPRINGS, FL 33310 25-02467 August 1, 8, 15, 22, 202525-03262N

SUBSEQUENT INSERTIONS	

THIRD INSERTION	
NOTICE OF ACTION (Formal Notice by Publication) IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No.: 24-004072-ES IN RE: ESTATE OF JOSEPH W. MERSCHEN, Deceased. TO: ALL UNKNOWN HEIRS, ASSIGNEES OR BENEFICIARIES OF JOSEPH W. MERSCHEN YOU ARE NOTIFIED that a NOTICE OF ADMINISTRATION AND PETITION FOR DETERMINATION OF BENEFICIARIES has been filed with this Court. You are required to serve a copy of your written defenses, if any, on the Petitioner's attorney, whose name and address are JEFFREY A. EISEL of BASKIN EISEL RIGHTMYER, ATTORNEYS AT LAW, 14020 ROOSEVELT BOULEVARD, SUITE 808, CLEARWATER, FLORIDA 33762, on or before August 22nd, 2025, and to file the original of the written defenses with the clerk of this court either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or	order for the relief demanded, without further notice. "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 July 17th, 2025. First Publication on: July 25th, 2025 KEN BURKE, CLERK OF THE CIRCUIT COURT AND COMPTROLLER As Clerk of the Court By: Veronica Decker As Deputy Clerk KEN BURKE, CLERK OF THE CIRCUIT COURT PINELLAS COUNTY, FLORIDA July 25; Aug. 1, 8, 15, 202525-03128N
FOURTH INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT, SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 25-2331-CI-15 PINELLAS COUNTY, FLORIDA, a political subdivision of the State of Florida, Plaintiff, v. ALIJA KUC a/k/a ILIJA KUC; UNKNOWN SPOUSE OF ALIJA KUC a/k/a ILIJA KUC; and UNITED STATES OF AMERICA Defendant(s). TO: Alija Kuc a/k/a Ilija Kuc 714 E. 4th Street Russellville, KY 42276 You are hereby notified that an action for lien foreclosure has been filed against you in the Circuit Court of the Sixth Judicial Circuit in and for Pinellas County, Florida with case style of Pinellas County, Florida, a subdivision of the State of Florida v. Alija Kuc a/k/a Ilija Kuc, Unknown Spouse of Alija Kuc a/k/a Ilija Kuc and United States of America, and you are required to serve a copy of your written defenses, if any, to Plaintiff's attorney, David A. Barrera, Esq., Pinellas County Attorney's Office, 315 Court Street, 6th Floor, Clearwater, FL 33756, within thirty (30) days of the first date of publication, and file the original with the Clerk of the Court by the same date, otherwise a default will be entered against you for the relief demanded in the complaint or petition. DATED: 07/16/2025 KEN BURKE, CLERK CIRCUIT COURT 315 Court Street Clearwater, Pinellas County, FL 33756-5165 Ken Burke As Clerk of the Court By: JESSICA ZOIVICH As Deputy Clerk David A. Barrera, Esq., Pinellas County Attorney's Office, 315 Court Street, 6th Floor, Clearwater, FL 33756 July 25; Aug. 1, 8, 15, 202525-03172N	The real property at issue in this case is legally described as: LOTS 13 & 14, BLOCK 14, WASHINGTON TERRACE, according to the plat thereof, as recorded in Plat Book 12, Page 98, Public Records of Pinellas County, Florida, Address: 3023 62nd Avenue N, St. Petersburg, FL 33702, Parcel ID: 35-30-16-95076-014-0130. "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: 07/16/2025 KEN BURKE, CLERK CIRCUIT COURT 315 Court Street Clearwater, Pinellas County, FL 33756-5165 Ken Burke As Clerk of the Court By: JESSICA ZOIVICH As Deputy Clerk David A. Barrera, Esq., Pinellas County Attorney's Office, 315 Court Street, 6th Floor, Clearwater, FL 33756 July 25; Aug. 1, 8, 15, 202525-03172N
THIRD INSERTION	
NOTICE OF ACTION – CONSTRUCTIVE SERVICE OF PROCESS IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION UCN: 522025CA003671XXCICI Case No.: 25-003671-CI NICHOLAS HODGINS, an individual, and SUSAN J. HODGINS, an individual Plaintiffs, v. DRAGUTIN NIKOLIC a/k/a FRED NIKOLIC, an individual, ELSBETH KAHL, if living, and if deceased THE ESTATE OF ELSBETH KAHL, and any and all unknown parties claiming by, through, under or against her, THE UNKNOWN HEIRS, DEVEISEES, GRANTEES, CREDITORS, AND ASSIGNS OF DRAGUTIN NIKOLIC, and ALL OTHER PERSONS OR PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST ANY OF THE FOREGOING DEFENDANTS. Defendants. TO: DRAGUTIN NIKOLIC a/k/a FRED NIKOLIC, an individual, ELSBETH KAHL, if living, and if deceased THE ESTATE OF ELSBETH KAHL, and any and all unknown parties claiming by, through, under or against her, THE UNKNOWN HEIRS, DEVEISEES, GRANTEES, CREDITORS, AND ASSIGNS OF DRAGUTIN NIKOLIC, and ALL OTHER PERSONS OR PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST ANY OF THE FOREGOING DEFENDANTS CLAIMING AN INTEREST IN THE PROPERTY LOCATED IN PINELLAS COUNTY, FLORIDA, LEGALLY DESCRIBED AS: Upland and Submerged lying West of Revised Map of South Davista, according to the plat thereof as recorded in Plat Book 4, Page 73, Lot (s) 5 and 6, Block	60, being 300 feet projected West from Seawall Parcel ID #: 19-31-16-00000-330-0200 Address: Sunset Drive S., St. Petersburg, FL 33707 YOU ARE NOTIFIED that an action to quiet title to the above-described real property has been filed against you in the Circuit Court of Pinellas County, Florida. You are required to serve a copy of your written defenses, if any, to this action on Glenn E. Goldberg, Esq., attorney for Plaintiff, Goldberg Law Group, P.A., 944 Fourth Street N., Suite 600, St. Petersburg, Florida 33701, and file the original with the Clerk of the Court, Pinellas County Courthouse, 315 Court Street, Clearwater, Florida 33756, on or before May 14, 2025, otherwise, a default will be entered against you for the relief demanded in the Complaint. This notice shall be published once a week for four (4) consecutive weeks in the Business Observer for Pinellas County, Florida. "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 the seal of this Court on this 07/23/2025 day of July, 2025. KEN BURKE Clerk of the Circuit Court & Comptroller Pinellas County, Florida By: STEVIE AYARS Deputy Clerk KEN BURKE, CLERK CIRCUIT COURT 315 Court Street Clearwater, Pinellas County, FL 33756-5165 August 1, 8, 15, 22, 202525-03260N

--- PUBLIC SALES ---

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 IMPOSED ON SAID PROPERTY UNDER The Florida Self Storage Facility Act Stat-
utes (section 83.801-83.809) The undersigned will sell at public sale August 28, 2025
scheduled to end at 10:00AM on www.storageetreasures.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
James Albright	44	Old stuff

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
August 8, 15, 202525-03356N

SECOND INSERTION

NOTICE OF PUBLIC SALE

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: 2925 Tyrone Blvd N St
Petersburg, FL 33710 on 08/29/2025 @11:30 am

Name	Contents
Russell Ellis[household furniture] Charles Watson[wall art, household goods and furniture, toys and baby items] Jakara Fitzpatrick[electronic, clothing and shoes]	

The auction will be listed and advertised on www.storageetreasures.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.
August 8, 15, 202525-03402N

SECOND INSERTION

NOTICE OF PUBLIC SALE

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 at 4750 62nd Ave N Pinellas Park, FL 33781 on August 29th,
2025 at 11AM

Nancy Kline- boxes, bag, and tote Michaela Mcpherson Campbell-Wall art, totes, boxes, guitar case, skateboard, and personal effects Sean Murphy-Furniture, TV, lamp, microwave, chair, Christmas tree, cart, and personal items	
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This auction will be listed and advertised on www.storageetreasures.com
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 re-
scind any purchase up until the winning bidder takes possession of the personal
property
August 8, 15, 202525-03400N

SECOND INSERTION

NOTICE OF PUBLIC SALE

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, 9999 Gandy Blvd. N. St. Petersburg, Fl. 33702 on August
27, 2025, at 11:00am.

Name	Contents
Rachel Sullivan Maybird Interiors LLC Javaris Johnson Brittany Malen	Furniture, Shelving, Decorations, Totes, Boxes Furniture, Shelving, Decorations, Totes, Boxes Shoes, Fishing poles, Luggage Furniture, Books, Electronics, Personal and household items

The auction will be listed and advertised on www.storageetreasures.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.
August 8, 15, 202525-03342N

SECOND INSERTION

NOTICE OF PUBLIC SALE

Jemi Automotive, INC. DBA JB Import Automotive
Repair gives Notice of Foreclosure of Lien and intent to sell these vehicles on
10/08/2025 08:30 AM at 387 16TH ST N , 33705-2021 , ST PETERSBURG,
FL 33705-2021 pursuant to subsection 713.585 of the Florida Statutes. Jemi
Automotive, INC. DBA JB Import Automotive Repair reserves the right to accept or
reject any and/or all bids.

WBANW135X8CZ73220 2008 BMW 535I

August 8, 15, 202525-03438N

SECOND INSERTION

BARNEY’S MINI STORAGE

10891 OAK STREET N.E.
ST. PETERSBURG, FL 33716
Phone: (727) 578-9543

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal
property described below belonging to the individuals listed below which are located
at Barney’s Mini Storage, 10891 Oak Street N.E., St. Petersburg, FL 33716 to enforce
a lien imposed on said property under The Florida Self Storage Act Statutes (Section
83.801-83.809). The undersigned will sell at a public sale to be held on AUGUST 25,
2025 at www.storageetreasures.com with bidding to begin online AUGUST 8, 2025
at 1pm and is scheduled to end AUGUST 25, 2025 at 1pm.

NAME:	UNIT#:	CONTENTS:
BELL, NAVIA	D126	HOUSEHOLD
FERGUSON, ASHLEY	M435	HOUSEHOLD
MONTEL, XANDEL	L401	HOUSEHOLD
ROBINSON, BENJAMIN	D085	HOUSEHOLD
SANTANA-ROSA, EFRAIN	E174	HOUSEHOLD
SHERK, TYLOR	D123	HOUSEHOLD
TRSTENJAK, TIHOMIR	E169	HOUSEHOLD

Purchases must be made in cash only and paid to the above referenced facility in
order to complete the transaction. Barney’s Mini Storage may refuse any bid and
may rescind any purchase up until the winning bidder takes possession of the per-
sonal property.
August 8, 15, 202525-03343N

SECOND INSERTION

NOTICE OF PUBLIC SALE

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:
3201 32nd Ave S St. Petersburg FL, 33712
August 29, 2025 at 10:30am

Charlene Rawls - Amir Swain -	5 tvs, bed, dresser, washer, dryer, clothes House goods
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The auction will be listed and advertised on www.storageetreasures.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.
August 8, 15, 202525-03389N

SECOND INSERTION

NOTICE OF PUBLIC SALE

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 2950 Gandy Blvd, St. Petersburg, FL 33702, August
28th, 2025 @ 12:15PM.

Name	Contents
Randall Scott Bauer Rashonda Mitchell	Tools, totes, building materials, personal items Household furniture, personal items

This auction will be listed and advertised on www.storageetreasures.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.
August 8, 15, 202525-03390N

SECOND INSERTION

NOTICE OF PUBLIC SALE

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 950 Pasadena Ave S, South Pasadena, FL 33707
August 28th, 2025 - 12:30 p.m.

Kari Danielle Pentaudi- Rob Tyre- Robert Hadd- Christina Sherman-	Luggage, rugs, furniture, totes Furniture, household items, musical items Furniture, clothing, boxes Bicycle, TV, pet items, furniture vacuum
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The auction will be listed and advertised on www.storageetreasures.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
August 8, 15, 202525-03341N

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 8/27/2025 @ 11:15am

Javion Adams Household,Personal,Kids Paul Mandler Tools,OldStuff,Bike,Personal	
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The auction will be listed and advertised on www.storageetreasures.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.
August 8, 15, 202525-03401N

SECOND INSERTION

NOTICE OF PUBLIC SALE

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:
6780 Seminole Blvd Seminole, FL 33772 August 29, 2025 @ 12:15 PM

Michael Eugene Marshall	Tools
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The auction will be listed and advertised on www.storageetreasures.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.
August 8, 15, 202525-03367N

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:
1650 7th Ave N St Petersburg FL 33713 August 28, 2025 @ 11:15am

Ashton Adams- household items Jillian Goles- household items Mason Coley- tires, household items Rebecca Wright - household items	
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The auction will be listed and advertised on www.storageetreasures.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.
August 8, 15, 202525-03355N

SECOND INSERTION

NOTICE OF PUBLIC SALE

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 August 28, 2025
at 10:00 AM

Julia Galvez - Julia Galvez - Latashia King - Leroy Van Essendelft -	Household Goods/Furniture Household Goods/Furniture Household Goods/Furniture household goods
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The auction will be listed and advertised on www.storageetreasures.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.
August 8, 15, 202525-03340N

SECOND INSERTION

NOTICE OF PUBLIC SALE

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 1159 94th Ave N. St. Petersburg FL, 33702 on August 27, 2025,
at 12:30 PM

Doris Pavaï- Kevin Rose-	Dishes, boxes Boxes, clothes, art
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The auction will be listed and advertised on www.storageetreasures.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.
August 8, 15, 202525-03391N

SECOND INSERTION

NOTICE OF PUBLIC SALE

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 1855
32nd St. N St. Petersburg, FL 33713 on August 28, 2025, at 10:30 AM.

Zuleyka Torres - Eric Rossborough - Jessica Rossington - Jorge Jimenez -	Boxes, Electronics, Furniture, Mattress Boxes, Books, Furniture, Totes Boxes, Furniture, Wall Art Bedding
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The auction will be listed and advertised on www.storageetreasures.com. Purchases
must be made with cash only and paid at the above facility to complete the transac-
tion. Extra Space Storage may refuse any bid and may rescind any purchase up until
the winning bidder takes possession of the personal property.
August 8, 15, 202525-03347N

SECOND INSERTION

NOTICE OF PUBLIC SALE

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 belongings
to those individuals listed below at the location indicated:
Extra Space Storage 7220 4th St N. St. Petersburg, FL 33702
August 29th, 2025- 1:00 PM

Pauletta Jones- Brandy Varner- Latishia Lang- Gwendolyn Sherrill- Amber Levzow-	Bags, totes Car tires, hub caps Totes, luggage, dolly Car parts, jack, VHS tapes, speakers, fishing pole Totes, make-up
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This auction will be listed and advertised on www.storageetreasures.com.
Purchases must be made with cash only and paid at the above reference facility in
order to complete the transaction. Extra Space Storage may refuse any bid and may
rescind any purchases until the winning bidder takes possession of the personal
property.
August 8, 15, 202525-03444N

SECOND INSERTION

NOTICE OF PUBLIC SALE

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:
4319 Duhme Rd. St Petersburg Fl. 33708
Auction date is 08/27/2025 @ 10:30 AM

Jodi Moore – Household Items/clothes	
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The auction will be listed and advertised on www.storageetreasures.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 pur-
chase up until the winning bidder takes possession of the personal property.
August 8, 15, 202525-03436N

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, on 08/29/2025 @
1:30pm. Sit

Steven Thompson - Household items Robert Weddle - General household items	
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The auction will be listed and advertised on www.storageetreasures.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.
August 8, 15, 202525-03428N

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 08/27/2025 at 11 00 a m the following mobile-home
may be sold at public sale for storage charges per TL-28 Section 83.805-83.806
Florida Statutes Registered Owner GARY EDWARD HOOPER Tenant Gregory
Dean 1989 Palm 54ft Mobile Home VIN: PH092136A Title:0048770921 Decal
No:R425114 may be released prior to the Sale. Sale to be held at Distinct Storage
6814 46th Ave N St St Petersburg Fl 33709 Distinct Storage reserves the right to
accept /reject any or all bids
August 8, 15, 202525-03430N

SECOND INSERTION

NOTICE OF PUBLIC SALE

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 at the location indicated:
6901 Park Blvd N
Pinellas Park, FL 33781
August 27th, 2025 at 12:15pm

Karen Galvez: dan westergaard:	Appliances ,Clothing, Furniture, Tools Appliances, Boxes, Tools, A/C ,Golf Clubs, Bags, Vacuums, Car, Jack, Toaster
Yasmany Turino:	Lamps ,Toys, Mattress, Furniture, Wall Art, Boxes, Folding Chairs, Bags, Crib

The auction will be listed and advertised on www.storageetreasures.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.
August 8, 15, 202525-03354N

PUBLISH YOUR LEGAL NOTICE

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

or email legal@businessobserverfl.com

FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business Observer

lv20878_v28

ESTATE

SECOND INSERTION

NOTICE TO CREDITORS
IN THE SIXTH JUDICIAL CIRCUIT COURT IN AND FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
UCN: 522025CP005501XXESPR
REF: 25-005501-ES
IN RE: ESTATE OF RAUL OTALORA, a.k.a. RAUL OTALORA-GONZALEZ Deceased.

The administration of the Estate of RAUL OTALORA, deceased, whose date of death was November 26, 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, who have claims or demands against Decedent's Estate, including unmatured, contingent or unliquidated claims must file their Claims with this Court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

THE FIRST PUBLICATION DATE OF THIS NOTICE IS: August 8, 2025.
ANAPATRICIA GARCIA
Personal Representative
1698 Water Oak Drive
Tarpon Springs, FL 34689
Robert C. Dickinson III, P.A.
Attorney for Personal Representative
Fla Bar No. 360491, SPN# 00360888
1230 South Myrtle Avenue, Suite 101
Clearwater Florida 33756
Telephone: (727) 462-0123
Facsimile: (727) 462-5260
August 8, 15, 2025 25-03435N

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-006839-ES
Division 03
IN RE: ESTATE OF CATHERINE ANN KUGATH, Deceased.

The administration of the estate of CATHERINE ANN KUGATH, deceased, whose date of death was January 23, 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 WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is August 8, 2025.

Cynthia Kugath
Personal Representative
2376 Bennington Crt.
Naperville, IL 60565
G. Andrew Gracy
Attorney for Personal Representative
Florida Bar No. 570451
Peebles & Gracy, P.A.
826 Broadway
Dunedin, Florida 34698
Telephone: (727) 736-1411
Fax: (727) 734-0701
Email: Andrew@peeblesandgracy.com
August 8, 15, 2025 25-03440N

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
Case No.: 25-005919-ES
IN RE: ESTATE OF QUINCY HILL Deceased.

The administration of the Estate of QUINCY HILL, deceased, who died on April 30, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is the Honorable Cynthia Joan Newton, 545 1st Avenue North, #402, St. Petersburg, Florida, 33701. The names and addresses of the petitioner and the petitioner's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is August 8, 2025.

Personal Representative
Gregory Hill
110 20th Avenue S.
St. Petersburg, Florida 33705
Attorney for the
Personal Representative
Aaron J. Bedy, Esq.
Bedy Law, PLLC
13043 West Linebaugh Avenue
Tampa, Florida 33626
727-308-0529
Florida Bar No.: 99293
aaron@bedylaw.com
August 8, 15, 2025 25-03447N

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
25-006599-ES
In Re: Estate of BEVERLY VERNER, Deceased.

The administration of the Estate of Beverly Verner, deceased, whose date of death was February 11, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is Circuit Court for Pinellas County, 545 1st Avenue N., Attn: Probate Division, 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is August 8, 2025.

/s/ John Verner
John Verner
Personal Representative
4005 Clarence Avenue,
Stickney, IL 60402
/s/ Robert D. King, Esq.
Robert D. King, Esq.
Email: bobby@kingfirm.com
Florida Bar No. 89104
The King Firm, PA
4430 Park Blvd.
Pinellas Park, Florida 33781
Telephone: (727) 800-3040
Attorney for Personal Representative
August 8, 15, 2025 25-03369N

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
REF: 25-006474-ES
IN RE: ESTATE OF SHEILA V. FALLON a/k/a SHEILA SMULLEN FALLON Deceased.

The administration of the estate of SHEILA V. FALLON a/k/a SHEILA SMULLEN FALLON, deceased, whose date of death was December 2, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division; File No. 25-006474-ES, 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 WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-006046-ES
Division Probate
IN RE: ESTATE OF NORMA JEAN BARNHART Deceased.

The administration of the estate of Norma Jean Barnhart, deceased, whose date of death was May 19, 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.

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

SECOND INSERTION

NOTICE TO CREDITORS
(Formal Administration)
IN THE 6th JUDICIAL CIRCUIT COURT IN AND FOR PINELLAS COUNTY, FLORIDA. PROBATE DIVISION
CASE NO.: 25-005788-ES
IN RE: The Estate of DONALD PARRISH, Deceased.

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

The administration of the Estate of DONALD PARRISH, deceased, whose date of death was June 19, 2024, and whose social security number is ***-**-2658, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 East Twiggs Street, Tampa, Florida 33602. 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 THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

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

The date of first publication of this notice is August 8, 2025.

Personal Representative:
DANA SMULLEN

Attorney for Personal Representative:
Stacy Strohauser Son, Esquire
STROHAUSER MANNION SON
1150 Cleveland Street, Suite 300
Clearwater, FL 33755
stacy@smslaw.net
Tel: 727-461-6100
Fax: 727-447-6899
FBN: 640891
August 8, 15, 2025 25-03376N

SECOND INSERTION

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

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

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

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

The date of first publication of this notice is August 8, 2025.

Personal Representative:
Phillip G. Hadden
2430 Brazilia Dr #44
Clearwater, Florida 33763

Attorney for Personal Representative:
Rachel M. Wagoner, Attorney
Florida Bar Number: 736066
COLEN & WAGONER, P.A.
1756 N. Belcher Road
Clearwater, Florida 33765
Telephone: (727) 545-8114
Fax: (727) 545-8227
E-Mail: rachel@colenwagoner.com
Secondary E-Mail:
probate@colenwagoner.com
August 8, 15, 2025 25-03368N

SECOND INSERTION

OF THIS NOTICE.

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

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

A Personal Representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in 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 August 8, 2025.

/s/ Terri Vater
TERRI VATER,
As Personal Representative

Attorney and Personal Representative Giving Notice:
/s/ Steven E. Gurian
STEVEN E. GURIAN, ESQ.,
Attorney for Personal Representative
EASY ESTATE PROBATE, PLLC
2601 South Bayshore Drive,
18th Floor
Coconut Grove, Florida 33133
Tel: 1-833-973-3279
Fax: 1-833-927-3279
E-mail: SG@EasyEstateProbate.com
Florida Bar No. 101511
August 8, 15, 2025 25-03405N

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
FILE NUMBER 25-2101-ES
IN RE: ESTATE OF JAMES PISANO Deceased.

The administration of the estate of James Pisano, deceased, File Number 25-2101-ES, whose date of death was October 10, 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.

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

The personal representative has no duty to discover whether any property

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
UCN: 522025CP006491XXESPR
REF: 25-006491-ES
IN RE: ESTATE OF ROGER F. DANDRO, Deceased.

The administration of the estate of ROGER F. DANDRO, deceased, whose date of death was May 25, 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

The personal representative has no duty to discover whether any property held at the time of the decedent's death

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-006166-ES
Division 003
IN RE: ESTATE OF STELIOS GEORGE BOUCLHAS AKA STANLEY G. BOUCLHAS Deceased.

The administration of the estate of STELIOS GEORGE BOUCLHAS AKA STANLEY G. BOUCLHAS, deceased, whose date of death was May 5, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Room 106, 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, Florida Statutes, applies, or may apply, unless a written demand is made by a

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

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

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

The date of first publication of this notice is August 8, 2025.

Personal Representative:
Christine Fariello
14518 Potterton Circle,
Hudson, FL 34667

Attorneys for Personal Representative
Jenna G. Rubin, Esq. (FBN 85351)
Gutter Chaves Josepher Rubin Forman
Fleisher Miller P.A.
2101 Corporate Blvd., Suite 107
Boca Raton, FL 33431
Telephone: 5619987847
Email Addresses:
jrubin@floridatax.com
August 8, 15, 2025 25-03349N

SECOND INSERTION

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

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

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

The date of first publication of this Notice is: August 8, 2025.

Personal Representative:
RYAN P. ROTH
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: betty@roothlaw.com
August 8, 15, 2025 25-03413N

SECOND INSERTION

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

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

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

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

The date of first publication of this notice is August 8, 2025.

Personal Representative:
CONSTANTINE GEORGE BOUCLHAS aka DENO
GEORGE BOUCLHAS
2003 Harbour Watch Circle
Tarpon Springs, Florida 34689

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
August 8, 15, 2025 25-03360N

ESTATE

SECOND INSERTION	
<p>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-003497-ES Division Probate IN RE: ESTATE OF GEORGE J. MCNULTY JR., Deceased.</p> <p>The administration of the estate of GEORGE J. MCNULTY JR., deceased, whose date of death was February 20, 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.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this</p>	<p>court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</p> <p>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.</p> <p>ALL CLAIMS NOT FILED WITHIN</p>
<p>The date of first publication of this notice is August 8, 2025.</p> <p>Personal Representative(s): Jorge Francisco Jose Enriquez Davalos Personal Representative Address: Antonio de Ulloa N34-437 and Abelardo Moncayo, Quito Ecuador</p> <p>Attorney for Personal Representative: /s/ Ameriah S. Bonds Montanez Law Firm Felix G. Montañez, Esq. Fla. Bar # 99892 Ameriah S. Bonds, Esq. Fla. Bar # 1054174 Eric J. Hall, Esq. Fla. Bar # 1054199 2114 W. Columbus Dr. Tampa, FL 33607 service@montanezlawfirm.com 813-816-2827 August 8, 15, 2025 25-03414N</p>	

SECOND INSERTION	
<p>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-006587-ES IN RE: ESTATE OF MOIRA G. REGIMBAL Deceased.</p> <p>The administration of the estate of MOIRA G. REGIMBAL, deceased, whose date of death was November 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.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211,</p>	<p>Florida Statutes. The written demand must be filed with the clerk.</p> <p>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</p> <p>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</p> <p>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</p> <p>The date of first publication of this notice is August 8, 2025.</p> <p>Personal Representative: s/Barbara Jane Barcellona BARBARA JANE BARCELLONA 3204 Alternate 19 N Palm Harbor, FL 34683 Attorney for Personal Representative: s/David J. Wollinka DAVID J. WOLLINKA Attorney for Petitioner Florida Bar Number: 608483 WOLLINKA & WOLLINKA, ATTORNEYS AT LAW 3204 Alternate 19 N Palm Harbor, FL 34683 Telephone: (727) 781-5444 Fax: (727) 478-7007 E-Mail: pleadings@wollinka.com Secondary E-Mail: jamie@wollinka.com August 8, 15, 2025 25-03395N</p>
<p>The date of first publication of this notice is August 8, 2025.</p> <p>Personal Representative: DIANE M. TANEN 508 Sandy Hook Road Treasure Island, Florida 33706 Attorney for Personal Representative: Michael D. Cavinis, Attorney Florida Bar Number: 1038725 DeLoach, Hofstra & Cavinis, P.A. 8640 Seminole Boulevard Seminole, FL 33772 Telephone: (727) 397-5571 Fax: (727) 393-5418 E-Mail: mcavonis@dhclaw.com Secondary E-Mail: rbrandt@dhclaw.com August 8, 15, 2025 25-03357N</p>	

ACTIONS / SALES

SECOND INSERTION	
<p>AMENDED NOTICE OF SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR PINELLAS COUNTY, FLORIDA CASE NO: 24-10346-CO WINDRUSH COVE, INC. a Florida not-for-profit corporation, Plaintiff, vs. BARB STAFFORD 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:</p> <p>Unit 97, Building Q, of Windrush Cove, a Condominium, according to the Declaration of Condominium recorded in Official Records Book 4492, Page(s) 1805, and all subsequent amendments thereto, together with its undivided share in the common elements, in the Public Records of Pinellas County, Florida.</p> <p>With the following street address: 1 Windrush Boulevard #97, Indian Rocks Beach, Florida, 33785.</p> <p>at public sale, to the highest and best</p>	<p>bidder, for cash, at www.pinellas.realforeclose.com, at 10:00 A.M. on September 11, 2025.</p> <p>Any person claiming an interest in the surplus from the sale, if any, must file a claim with the Clerk no later than the date that the Clerk reports the funds as unclaimed.</p> <p>"If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact 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."</p> <p>Dated this 31st day of July, 2025.</p> <p>KEN BURKE CLERK OF THE CIRCUIT COURT s/ Gregory S. Grossman Gregory S. Grossman (greg@associationlawfl.com) Florida Bar No. 44068 Attorney For Plaintiff 1964 Bayshore Boulevard, Suite A Dunedin, FL 34698 (727) 738-1100 August 8, 15, 2025 25-03361N</p>
<p>The date of first publication of this notice is August 8, 2025.</p> <p>Personal Representative: KEN BURKE, CPA CLERK OF COURT OF PINELLAS COUNTY As Clerk of the Court BY: /s/ Thomas Smith Deputy Clerk 24-10230FL August 8, 15, 2025 25-03380N</p>	

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FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business Observer

UV2009S_V33

ESTATE

SECOND INSERTION			
NOTICE TO CREDITORS IN RE: ESTATE OF CARL C WELKE TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE: You are hereby notified that a Trust estate is being administered CARL C WELKE, a resident of PINELLAS County, Florida, who died on FEBRUARY 19, 1994, was the settlor of a		Trust titled: CARL C WELKE TRUST AGREEMENT U/T/D JUNE 8, 1992. 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 PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must	
		file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN 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 August 8, 2025. Trustee: KEITH C. WELKE, Trustee 920 WEST WILSON AVE APT. 1025 CHICAGO, IL 60640 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 August 8, 15, 202525-03434N	

SECOND INSERTION			
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 52-2025-CP-006547-ES Division 003 IN RE: ESTATE OF MICHAEL CARLO A/K/A MICHAEL A. CARLO Deceased. The administration of the estate of Michael Carlo a/k/a Michael A. Carlo, deceased, whose date of death was June 15, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Room 106, 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,		Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is August 8, 2025. Personal Representative: Maria C. Weiser 3297 Forsythia Drive Odessa, Florida 33556 Attorney for Personal Representative: Ryan A. Doddridge, Esq., Attorney Florida Bar Number: 74728 WILLIAMS & DODDRIDGE PA 6337 Grand Boulevard New Port Richey, Florida 34652 Telephone: (727) 846-8500 Fax: (727) 848-2814 E-Mail: ryan@flprobatetrustlaw.com Secondary-E-Mail: michelle@flprobatetrustlaw.com August 8, 15, 202525-03378N	
		SECOND INSERTION	
		NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-005353-ES IN RE: ESTATE OF PATRICK DAVID HEALEY Deceased. The administration of the estate of PATRICK DAVID HEALEY, 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 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 decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is August 8, 2025. Personal Representative: David Monbeck 3108 10th St. N. St. Petersburg, Florida 33704 Attorney for Personal Representative: /s/ Amanda O. Singleton Amanda O. Singleton Attorney Florida Bar Number: 0015957 425 22nd Avenue N. Suite D SAINT PETERSBURG, FL 33704 Telephone: (727) 755-4316 Fax: (727) 234-8831 E-Mail: amanda@singletonlegal.com August 8, 15, 202525-03439N	
		SECOND INSERTION	
		NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-004465-ES IN RE: ESTATE OF EDNA FRANCES SQUIERS Deceased. The administration of the estate of Edna Frances Squiers, deceased, whose date of death was April 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. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is August 8, 2025. Personal Representative: Wanda J. Sutton 515A Tabor Court Safety Harbor, FL 34695 Attorney for Personal Representative: Patrick L. Smith, Attorney Florida Bar Number: 27044 179 N US Hwy 27 Suite F Clermont, FL 34711 Telephone: (352) 204-0305 Fax: (352) 989-4265 E-Mail: patrick@attorneypatricksmith.com Secondary E-Mail: becky@attorneypatricksmith.com August 8, 15, 202525-03348N	
		SECOND INSERTION	
		NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION FILE NO. 25-006585-ES IN RE: ESTATE OF SUE HOFFMAN FOSTER, DECEASED. The administration of the estate of SUE HOFFMAN FOSTER, deceased, whose date of death was May 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. 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. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is August 8, 2025. Personal Representative: Scott D. Kaplan 5858 Central Avenue St. Petersburg, Florida 33707 Attorney for Personal Representative: Bruce Marger, Esq. Florida Bar Number: 50380 BATTAGLIA, ROSS, DICUS & MCQUAID 5858 Central Avenue, St. Pete, FL 33707 Telephone: (727) 381-2300 Email: bmarg@brdwlaw.com Secondary Email: probatecasemgr@brdwlaw.com August 8, 15, 202525-03394N	
		SECOND INSERTION	
		NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-005265-ES IN RE: ESTATE OF EVELYN JOYCE LEWIS Deceased. The administration of the estate of Evelyn Joyce Lewis, deceased, whose date of death was April 13, 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, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is August 8, 2025. Personal Representative: Teri Lee Bindliff Slaughter 2455 Indian Avenue, Apt No. 1 Belleair Bluffs, Florida 33770 Attorney for Personal Representative: 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@suarezlawyers.com August 8, 15, 202525-03377N	
		SECOND INSERTION	
		NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 522025CP005073XXESPR Division: Probate IN RE: ESTATE OF MARTIN JOSEPH BARTOW (a/k/a Martin Bartow), Deceased. The administration of the estate of MARTIN JOSEPH BARTOW (a/k/a Martin Bartow), deceased, whose date of death was January 22, 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211. The date of first publication of this notice is August 8, 2025. AMY JOHNSON, Personal Representative 178 Candlewick Lane Bridgewater, NJ 08807 Andrea C. D'Addario, Esq. Attorney for Personal Representative Florida Bar Number: 27662 D'ADDARIO LAW, P.L. 13860 Wellington Trace, Suite 38-213 Wellington, FL 33414 Telephone: (561) 362-2366 Fax: (561) 362-2367 E-Mail: andrea@daddario-law.com August 8, 15, 202525-03446N	
		SECOND INSERTION	
		NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-003961-ES IN RE: ESTATE OF KENNETH ACKERMAN FRIOU, JR., aka KENNETH A. FRIOU, Deceased. The administration of the estate of KENNETH ACKERMAN FRIOU, JR., also known as KENNETH A. FRIOU, deceased, whose date of death was September 7, 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 curator and the curator's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. A Personal Representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is: August 8, 2025. Robert D. Hines Curator 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Robert D. Hines, Esq. Attorney for Curator Florida Bar No. 0413550 Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: jrivera@hnh-law.com August 8, 15, 202525-03338N	

--- ACTIONS / SALES ---

SECOND 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. 25-001939-CI DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY ABS CAPITAL I INC. TRUST 2006-HE3 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-HE3, Plaintiff, vs. MA CONCEPCION B. YRUMA-RAYMUNDO, et al., Defendant. To: ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST ESTATE OF IMELDA B LEON A/K//A IMELDA BENAJOAN LEON, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES OR OTHER CLAIMANTS ADDRESS: UNKNOWN MA CONCEPCION B. YRUMA-RAYMUNDO 2460 LAURELWOOD DRIVE #E, CLEARWATER, FL 33763 UNKNOWN SPOUSE OF MA CONCEPCION B. YRUMA-RAYMUNDO 2460 LAURELWOOD DRIVE #E, CLEARWATER, FL 33763 JASON YRUMA 2460 LAURELWOOD DRIVE #E, CLEARWATER, FL 33763 UNKNOWN SPOUSE OF JASON YRUMA 2460 LAURELWOOD DRIVE #E, CLEARWATER, FL 33763 MARIA YRUMA CORAZON GOMEZ 2460 LAURELWOOD DRIVE #E, CLEARWATER, FL 33763 UNKNOWN SPOUSE OF MARIA YRUMA CORAZON GOMEZ 2460 LAURELWOOD DRIVE #E, CLEARWATER, FL 33763 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: THAT CERTAIN CONDOMINIUM PARCEL DESCRIBED AS UNIT 3-E, BUILDING 3, LAURELWOOD CONDOMINIUM I, AN UNDIVIDED INTEREST OR SHARE IN THE COMMON ELEMENTS APPURTENANT	THERETO, IN ACCORDANCE WITH AND SUBJECT TO THE COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS, TERMS AND OTHER PROVISIONS OF THE DECLARATION OF CONDOMINIUM OF LAURELWOOD CONDOMINIUM I, AS RECORDED IN OFFICIAL RECORDS BOOK 4145, PAGE 1040-1085, AND AMENDMENTS THERETO, AND THE PLAT THEREOF RECORDED IN CONDOMINIUM PLAT BOOK 17, PAGE 44-46, PUBLIC 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 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 30 days from the first publication, 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 day of 08/05/2025, 2025. KEN BURKE, CPA CLERK OF COURT OF PINELLAS COUNTY As Clerk of the Court BY: Stevie Ayars Deputy Clerk KEN BURKE, CLERK CIRCUIT COURT 315 Court Street Clearwater, Pinellas County, FL 33756-5165 MCCALLA RAYMER LEIBERT PIERCE, LLP 225 East Robinson Street, Suite 155, Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: AccountsPayable@mccalla.com 24-10952FL August 8, 15, 2025	25-03417N

SECOND INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CASE NO.: 25-003677-CI BLUE RIDGE EQUITIES, INC., Plaintiff, v. TERI LEE PEAK; THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF JAMES P. DORSETT, DECEASED; THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANTS 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 CURRENT OCCUPANT #1 and CURRENT OCCUPANT #2, the parties being fictitious to account for parties in possession, Defendant. To: The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees and All Other Claimants Claiming By, Through, Under or Against Lois J. Chance, Deceased Last Known Address: 4263 7th Avenue North St. Petersburg, FL 33713 Current Address: Unknown To: Any and All Unknown Parties Claiming By, Through, Under, and Against the Herein Named Individual Defendants 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 Last Known Address: 4263 7th Avenue North St. Petersburg, FL 33713 Current Address: Unknown YOU ARE NOTIFIED that an action to partition by sale and for unlawful detainer on the following property in Hillsborough County, Florida:	LOT TEN (10), BLOCK TWO (2), MONTEREY ADDITION, ACCORDING TO THE PLAT RECORDED IN PLAT BOOK 45, PAGE 48, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA. Property Address: 4263 7th Avenue North, St. Petersburg, FL 33713 has been filed against you and you are required to serve a copy of your written defenses, if any, by on Plaintiff's attorney, Quinn Legal, P.A., whose address is 19321 US. Highway 19 N, Suite 512, Clearwater, FL 33764; eservice@quinnlegal.com; kmiller@quinnlegal.com, and file the original with this Court either before service on Plaintiff's attorney, or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint or petition. This notice shall be published once a week for two consecutive weeks in the Business Observer. **See the Americans with Disabilities Act ATTENTION: PERSONS WITH DISABILITIES 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: 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 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. 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 on this 1st day of Aug, 2025. KEN BURKE Clerk of the Circuit Court and Comptroller 315 Court Street Clearwater, Pinellas County, FL 33756-5165 Clerk of Circuit Court By: /s/ Thomas Smith Deputy Clerk August 8, 15, 2025	25-03373N

SECOND INSERTION		
NOTICE OF ACTION IN THE COUNTY COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR PINELLAS COUNTY, FLORIDA CASE NO: 25-005650-CO THE PROFESSIONAL CENTER CONDOMINIUM, INC. a Florida not-for-profit corporation, Plaintiff, vs. SIMPLIFIED SOFTWARE DEVELOPMENT, LLC., JEFFREY BILLOW d/b/a JB INVESTMENTS and ANY UNKNOWN OCCUPANTS IN POSSESSION, Defendants. TO: JEFFREY BILLOW d/b/a JB INVESTMENTS YOU ARE NOTIFIED that an action to enforce and foreclose a Claim of Lien for homeowners assessments and to foreclose any claims which are inferior to the right, title and interest of the Plaintiff, THE PROFESSIONAL CENTER CONDOMINIUM, INC., herein in the following described property: Unit C, of THE PROFESSIONAL CENTER, a Condominium according to the Declaration of Condominium thereof recorded in Official Records Book 4563, Page 495, of the Public Records of Pinellas County, Florida, and all amendments thereto, together with its undivided share in the common elements. With the following street address: 1960 Bayshore Boulevard, Dunedin, Florida, 34698 Greenberg Nikoloff, P.A. 1964 Bayshore Blvd., Suite A Dunedin, FL 34698 (727) 738-1100 August 8, 15, 2025	has been filed against you and you are required to serve a copy of your written defenses, if any, on Stephan C. Nikoloff, Esquire, of Greenberg Nikoloff, P.A., whose address is 1964 Bayshore Blvd., Dunedin, FL, 34698, on or before a date which is within thirty (30) days after the first publication of this Notice in the Business Observer, and file the original with the Clerk of this Court either before service on Plaintiff's 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) 464-4062 (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 the seal of this Court on 1st day of Aug, 2025. KEN BURKE CLERK AND COMPTROLLER By: /s/ Thomas Smith Deputy Clerk Greenberg Nikoloff, P.A. 1964 Bayshore Blvd., Suite A Dunedin, FL 34698 (727) 738-1100 August 8, 15, 2025	25-03379N

SECOND 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. 25-000239-CI ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC, Plaintiff, vs. IRENA EMILOVA MAVROMATIS AND CHRISTOPHER MAVROMATIS, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated July 8, 2025, and entered in 25-000239-CI of the Circuit Court of the SIXTH Judicial Circuit in and for Pinellas County, Florida, wherein ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC is the Plaintiff and IRENA MAVROMATIS; CHRISTOPHER MAVROMATIS 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 August 27, 2025, the following described property as set forth in said Final Judgment, to wit: LOT 2, BLOCK 8, JEFFERSON MANOR FIRST ADDITION, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 58, PAGE 15, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA. Property Address: 6207 57TH AVE N, SAINT PETERSBURG, FL 33709 Any person claiming an interest in the surplus from the sale, if any, other than	the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031. AMERICANS WITH DISABILITIES 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 accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated this 5 day of August, 2025. 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 By: /S/Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 24-259907 - NaP August 8, 15, 2025	25-03433N

SECOND INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CASE NO.: 25-003666-CI CARRINGTON MORTGAGE 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 DIANE H. HILL A/K/A DONNA HILL, DECEASED; MATTHEW HILL; KATHRYN DALY; MAINLANDS OF TAMARAC BY THE GULF, UNIT NO. THREE ASSOCIATION, INC.; 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 Diane H. Hill a/k/a Donna Hill, deceased 3856 101st Terrace North Pinellas Park, Florida 33782 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following described property in Pinellas County, Florida: LOT 19, BLOCK 58, OF MAINLANDS OF TAMARAC BY THE GULF UNIT NO. THREE, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 3258, PAGE 641, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, AND ALL	AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS. Street Address: 3856 101st Terrace North, Pinellas Park, Florida 33782 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 08/05/2025, 2025. Ken Burke, CPA Clerk of said Court By: Stevie Ayars As Deputy Clerk KEN BURKE, CLERK CIRCUIT COURT 315 Court Street Clearwater, Pinellas County, FL 33756-5165 McCabe, Weisberg & Conway, LLC 3222 Commerce Place, Suite A West Palm Beach, FL 33407 Telephone: (561) 713-1400 FLpleadings@MWC-law.com File#:25-400217 August 8, 15, 2025	25-03427N

SECOND INSERTION		
NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE 18th JUDICIAL CIRCUIT, IN AND FOR BREVARD COUNTY, FLORIDA Case No.: 05-2025-40522-XXDR-BC Kenneth George Tuebner Jr, Petitioner, and HEATHER DAWN TUEBNER Respondent, TO: HEATHER DAWN TUEBNER UNKNOWN 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 KENNETH GEORGE TUEBNER JR, whose address is 55 SEA PARK BLVD # 415 SATELLITE BEACH FL 32937 on or before 9/11/25, and file the original with the clerk of this Court at 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. KEN BURKE CLERK AND COMPTROLLER By: /s/ Thomas Smith Deputy Clerk Greenberg Nikoloff, P.A. 1964 Bayshore Blvd., Suite A Dunedin, FL 34698 (727) 738-1100 August 8, 15, 2025	The action is asking the court to decide how the following real or personal property should be divided: 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. Dated: 7-28-25 CLERK OF THE CIRCUIT COURT (SEAL) By: /s/ Deputy Clerk August 8, 15, 22, 29, 2025	25-03397N

SECOND INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PINELLAS, FLORIDA CASE NO.: 2025 CA 2026 REGIONS BANK D/B/A REGIONS MORTGAGE, Plaintiff, vs. PETER HARKOVITCH, UNKNOWN SPOUSE OF PETER HARKOVITCH, JULIE HARKOVITCH A/K/A JULIE A. ZEIH, UNKNOWN SPOUSE OF JULIE HARKOVITCH A/K/A JULIE A. ZEIH, NEWTEK SMALL BUSINESS FINANCE, LLC, 440 WEST, INC., THE STATE OF ALASKA, FUNDING CIRCLE USA, INC. F/K/A FUNDING CIRCLE PARTNERS, L.P, UNKNOWN TENANT NO. 1 and UNKNOWN TENANT NO. 2, Defendants. TO: JULIE HARKOVITCH A/K/A JULIE A. ZEIH, UNKNOWN SPOUSE OF JULIE HARKOVITCH A/K/A JULIE A. ZEIH, last known address are unknown. Notice is hereby given to JULIE HARKOVITCH A/K/A JULIE A. ZEIH, UNKNOWN SPOUSE OF JULIE HARKOVITCH A/K/A JULIE A. ZEIH, that an action to foreclose on the following property in Pinellas County, Florida: UNIT 407 BUILDING SOUTH OF 440 WEST CONDOMINIUM, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 4344, PAGES 974 THROUGH 1029, INCLUSIVE, AND AS AMENDED, AND AS PER PLAT THEREOF RECORDED IN CONDOMINIUM BOOK 22, PAGES 27 THROUGH 36, INCLUSIVE,	OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA. ALSO KNOWN AS 450 S. GULFVIEW BLVD., UNIT 407, CLEARWATER BEACH, FL 33767. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Wayne E. Klinkbeil, Esquire, the Plaintiff's attorney, whose address is, 121 S, Orange Avenue, Suite 1420, Orlando, FL 32801. 30 days from the first date of publication and file the original with the clerk of the court either before service on the Plaintiffs' 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 On Aug. 1st, 2025. KEN BURKE Clerk of the Circuit Court and Comptroller 315 Court Street Clearwater, Pinellas County, FL 33756-5165 Clerk of Circuit Court By: /s/ Thomas Smith Deputy Clerk August 8, 15, 2025	25-03372N

SECOND INSERTION		
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIRCUIT CIVIL DIVISION CASE NO.: 19-007952-CI U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST C/O U.S. BANK TRUST NATIONAL ASSOCIATION Plaintiff(s), vs. THE UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNS, CREDITORS, LIENORS, AND TRUSTEES OF HOWARD M. TRIPP, DECEASED, AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER, AND AGAINST THE NAMED DEFENDANTS; et al., Defendant(s). NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on July 9, 2025 in the above-captioned action, the Clerk of Court, Ken Burke, will sell to the highest and best bidder for cash at www.pinellas.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 4th day of September, 2025 at 10:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit: LOTS 40 AND 41 OF SECURITY ACRES SECTION "C", ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 21, PAGE 98, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA. Property address: 7747 63rd Street N., Pinellas Park, FL 33781 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. Pursuant to the Fla. R. Jud. Admin. 2.516, the above signed counsel for Plaintiff designates attorney@padgettlawgroup.com as its primary e-mail address for service, in the above styled matter, of all pleadings and documents required to be served on the parties. AMERICANS WITH DISABILITIES 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 ACCOMMODATE SUCH REQUESTS. PERSONS WITH DISABILITIES NEEDING TRANSPORTATION TO COURT SHOULD CONTACT THEIR LOCAL PUBLIC TRANSPORTATION PROVIDERS FOR INFORMATION REGARDING TRANSPORTATION SERVICES. Respectfully submitted, Betsy Falgas PADGETT LAW GROUP BETZY FALGAS, ESQ. Florida Bar # 76882 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 (850) 422-2520 (telephone) (850) 422-2567 (facsimile) attorney@padgettlawgroup.com Attorney for Plaintiff TDP File No. 14-000715-9 August 8, 15, 2025	25-03419N

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER

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Business Observer

10/01/24

ACTIONS / SALES

SECOND INSERTION	
<p>Prepared By and Return to: Tara Early, Esq. Early Law, P.A f/k/a Gasdick Stanton Early, P.A. 5950 Hazeltine National Drive Suite 650 Orlando, FL 32822 (407) 423-5203</p> <p>NOTICE OF TRUSTEE'S SALE NOTICE IS HEREBY GIVEN, that Early Law, P.A f/k/a Gasdick Stanton Early, P.A., 5950 Hazeltine National Drive, Suite 650, Orlando, FL 32822, as Trustee as set forth in the recorded Appointment of Trustee, pursuant to Florida Statute §721.856, will sell at public Auction to the highest bidder of U.S. funds, in cash or certified funds only, on August 26, 2025, at 10:00am EST (Eastern Standard Time), at early-law.com/fc, all right, title and interest in the properties listed below in Pinellas, Florida for continuing nonpayment of assessments (as well as property taxes, interest, late fees and/or costs, if applicable) due further described as follows:</p> <p>FRANKLYN SCOTT RICHARDSON and ANGELA MATTIA RICHARDSON, Notice of Default and Intent to Foreclose sent via Certified/ Registered Mail/publication to: 1106 ZION HILL RD, HORTON, AL 35980; Claim of Lien recorded on April 29, 2025; O.R. Book 23144 at Page 2057 Public Records of Pinellas County, FL. Total Due: \$2,539.86; described as: One (1) Standard Vacation Ownership Interest ("VOI") having a 210,000/322,487,000 undivided tenant-in-common fee simple interest in real property commonly known as Units Numbered 971, 972, 974, 976, 977, 978, 979, 980, 981, 982, 983, 1271, 1274, 1276, 1277, 1280, 1282, 1283 of CLEARWATER BEACH RESORT VO CONDOMINIUM ("CONDOMINIUM") a/n ANNUAL Standard VOI as described in the Timeshare Declaration and such VOI has been allocated 210,000 Points at the time of purchase as defined in such Timeshare Declaration for use in EACH year(s).</p> <p>ROBIN EDWARDES and MARY EDWARDES, Notice of Default and</p>	<p>Intent to Foreclose sent via Certified/ Registered Mail/publication to: 163 FRONT RD, L'ORIGNAL, ON KOB 1K0 CANADA; Claim of Lien recorded on April 29, 2025; O.R. Book 23144 at Page 2057 Public Records of Pinellas County, FL. Total Due: \$8,611.41; described as: One (1) Standard Vacation Ownership Interest ("VOI") having a 1,000,000/158,536,000 undivided tenant-in-common fee simple interest in real property commonly known as Units Numbered S1571, S1574, S1576, S1577, S1580, S1582, S1583 of CLEARWATER BEACH RESORT VO CONDOMINIUM ("CONDOMINIUM") a/n ANNUAL Standard VOI as described in the Timeshare Declaration and such VOI has been allocated 1,000,000 Points at the time of purchase as defined in such Timeshare Declaration for use in EACH year(s).</p> <p>DIXIE BROCKMEYER and DONALD BROCKMEYER, Notice of Default and Intent to Foreclose sent via Certified/ Registered Mail/ publication to: 119 FOX RUN, SPARTA, IL 62286; Claim of Lien recorded on April 29, 2025; O.R. Book 23144 at Page 2057 Public Records of Pinellas County, FL. Total Due: \$1,656.41; described as: One (1) Standard Vacation Ownership Interest ("VOI") having a 400,000/327,902,000 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/nANNUAL Standard VOI as described in the Timeshare Declaration and such VOI has been allocated 400,000 Points at the time of purchase as defined in such Timeshare Declaration for use in EACH year(s).</p> <p>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</p>
SECOND INSERTION	
<p>Prepared By and Return to: Tara Early, Esq. Early Law, P.A f/k/a Gasdick Stanton Early, P.A. 5950 Hazeltine National Drive Suite 650 Orlando, FL 32822 (407) 423-5203</p> <p>NOTICE OF TRUSTEE'S SALE NOTICE IS HEREBY GIVEN, that Early Law, P.A f/k/a Gasdick Stanton Early, P.A., 5950 Hazeltine National Drive, Suite 650, Orlando, FL 32822, as Trustee as set forth in the recorded Appointment of Trustee, pursuant to Florida Statute §721.856, will sell at public Auction to the highest bidder of U.S. funds, in cash or certified funds only, on August 26, 2025, at 10:00am EST (Eastern Standard Time), at early-law.com/fc, all right, title and interest in the properties listed below in Pinellas, Florida for continuing nonpayment of the periodic payments due under the mortgages described below, as follows:</p> <p>MARY KATHARIN JONES, Notice of Default and Intent to Foreclose sent via Certified/ Registered Mail/publication to: 8707 STONEY BROOK LN, MAGNOLIA, TX 77354; Mortgage recorded on February 12, 2019; O.R. Book 20427 at Page 404 Public Records of Pinellas County, FL. Total Due: \$9340.08 as of February 12, 2025, interest \$2.76 per diem; described as: One (1) Standard Vacation Ownership Interest ("VOI") having a 225,000/158,162,000 undivided tenant-in-common fee simple interest in real property commonly known as Units Numbered 571, 572, 574, 576, 577, 578, 579, 580, 581, 582, 583 of CLEARWATER BEACH RESORT VO CONDOMINIUM ("CONDOMINIUM") a/n ANNUAL Standard VOI as described in the Timeshare Declaration and such VOI has been allocated 225,000 Points at the time of purchase as defined in such Timeshare Declaration for use in EACH year(s).</p> <p>WILLIAM GEORGE BAUER and DINAROSE IRENE BAUER, Notice of Default and Intent to Foreclose sent via Certified/ Registered Mail/ publication to: 8386 SCOTTISH CT, JACKSONVILLE, FL 32244; Mortgage recorded on January 15, 2020; O.R. Book 20846 at Page 1300 Public Records of Pinellas County, FL. Total Due: \$54506.94 as of February 12, 2025, interest \$21.45 per diem; described as: One (1) Standard Vacation Ownership Interest ("VOI") having a 431,000/163,951,000 undivided tenant-in-common fee simple interest in real property commonly known as Units Numbered 671, 672, 674, 676, 677, 678, 679, 680, 681, 682, 683 of CLEARWATER BEACH RESORT VO CONDOMINIUM ("CONDOMINIUM") a/n ANNUAL Standard VOI as described in the Timeshare Declaration and such VOI has been allocated 431,000 Points at the time of purchase as defined in such Timeshare Declaration for use in EACH year(s).</p> <p>GEORGE G TAYLOR III and LISA W TAYLOR, Notice of Default and Intent to Foreclose sent via Certified/ Registered Mail/ publication to: 8027 STEVEN FRANKLIN DR, BARTLETT,</p>	<p>TN 38133; Mortgage recorded on October 29, 2021; O.R. Book 21784 at Page 380 Public Records of Pinellas County, FL. Total Due: \$24639.09 as of February 12, 2025, interest \$9.64 per diem; described as: One (1) Standard Vacation Ownership Interest ("VOP") having a 554,000/163,951,000 undivided tenant-in-common fee simple interest in real property commonly known as Units Numbered 871, 872, 874, 876, 877, 878, 879, 880, 881, 882, 883 of CLEARWATER BEACH RESORT VO CONDOMINIUM ("CONDOMINIUM") a/n ANNUAL Standard VOI as described in the Timeshare Declaration and such VOI has been allocated 554,000 Points at the time of purchase as defined in such Timeshare Declaration for use in EACH year(s).</p> <p>JEFFERY CARTER, Notice of Default and Intent to Foreclose sent via Certified/ Registered Mail/ publication to: 11515 NEELY RD, ATHENS, AL 35611; Mortgage recorded on October 26, 2021; O.R. Book 21778 at Page 569 Public Records of Pinellas County, FL. Total Due: \$20754.54 as of February 12, 2025, interest \$7.05 per diem; described as: One (1) Standard Vacation Ownership Interest ("VOI") having a 105,000/327,902,000 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 105,000 Points at the time of purchase as defined in such Timeshare Declaration for use in EACH year(s).</p> <p>SHIRLEY ANN NOEL and JOSEPH ELLRY NOEL, Notice of Default and Intent to Foreclose sent via Certified/ Registered Mail/ publication to: 1931 KRAUSETOWN RD, OWENSVILLE, MO 65066; Mortgage recorded on December 15, 2020; O.R. Book 21300 at Page 1947 Public Records of Pinellas County, FL. Total Due: \$67318.68 as of March 5, 2025, interest \$16.98 per diem; described as: One (1) Standard Vacation Ownership Interest ("VOI") having a 326,000/163,951,000 undivided tenant-in-common fee simple interest in real property commonly known as Units Numbered 671, 672, 674, 676, 677, 678, 679, 680, 681, 682, 683 of CLEARWATER BEACH RESORT VO CONDOMINIUM ("CONDOMINIUM") a/n ANNUAL Standard VOI as described in the Timeshare Declaration and such VOI has been allocated 326,000 Points at the time of purchase as defined in such Timeshare Declaration for use in EACH year(s).</p> <p>CHARLOTTE MOGENSEN, Notice of Default and Intent to Foreclose sent via Certified/ Registered Mail/ publication to: 659 E MALIBOU LN, PALATINE, IL 60074; Mortgage recorded on January 14, 2022; O.R. Book 21892 at Page 1148 Public Records of Pinellas County, FL. Total Due: \$81634.37 as</p>

NOTICE OF SALE PURSUANT TO F.S. CHAPTER 45
IN THE CIRCUIT COURT, SIXTH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA
CASE NO: 25-001350-CI
JOAN W. TEPPER, TRUSTEE OF THE JOAN W. TEPPER INTERVIVOS TRUST U/D 1/21/92, Plaintiff, -vs- BEACH LIQUOR STORE & LOUNGE INC., a Florida corporation, DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION, DIVISION OF ALCOHOLIC BEVERAGES AND TOBACCO and DEPARTMENT OF REVENUE, Defendants.
NOTICE IS HEREBY GIVEN that pursuant to a Final Summary Judgment

of Foreclosure entered on July 29, 2025 in this cause, in the Circuit Court of Pinellas County, Florida, the office of Ken Burke, Clerk of the Circuit Court, shall sell to the highest and best bidder for cash at 10:00 a.m. on September 10, 2025 at www.pinellas.realforeclose.com, the following described property as set forth in said Final Judgment, to wit:
Florida alcoholic beverage license number 62-00329 4 COP (Pinellas County)
If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk no later than 60 days after the sale. If you fail to file a claim, you will not be entitled to any remaining funds.
“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 1st day of August, 2025.
SCOTT C. TEPPER ESO.
Fla. Bar No. 0973882
120 East Granada Blvd.
Ormond Beach, FL 32176
(386) 677-6475
Attorney for Plaintiff, TEPPER
E-mail: scotttepper@cfl.rr.com
scott@floraliquorloan.com
August 8, 15, 2025 25-03396N

SECOND INSERTION	
<p>NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION: CASE NO.: 25001188CI U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF CARLA FLEMING AKA CARLA JEAN FLEMING; FLORIDA HOUSING FINANCE CORPORATION; PINEBROOK TOWNE HOUSE ASSOCIATION, INC.; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants. NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KEN BURKE as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.pinellas.realforeclose.com at, 10:00 AM on the</p>	<p>27 day of August, 2025, the following described property as set forth in said Final Judgment, to wit: LOT 58, PINEBROOK ESTATES PHASE 2, UNIT 3, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 91, PAGE(S) 19 AND 20, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA. PROPERTY ADDRESS: 6720 121ST AVE APT 8, LARGO, FL 33773 IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. 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</p>
SECOND INSERTION	
<p>NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CASE NO.: 19-001844-CI DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2007-1 NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2007-1, Plaintiff, vs. NIKIBI DEMPSEY UNKNOWN SPOUSE OF NIKIBI DEMPSEY; JADA CAMPBELL-BLOSSOM A/K/A JADA CAMPBELL UNKNOWN SPOUSE OF JADA CAMPBELL-BLOSSOM A/K/A JADA CAMPBELL, LVNV FUNDING, LLC, SUCCESSOR IN INTEREST TO HSBC/BEST BUY, Defendant(s). NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Uniform Final Judgment of Foreclosure dated July 30, 2025, and entered in Case No. 19-001844-CI of the Circuit Court of the 6TH Judicial Circuit in and for Pinellas County, Florida, wherein Deutsche Bank National Trust Company, as Trustee for NovaStar Mortgage</p>	<p>Funding Trust, Series 2007-1 NovaStar Home Equity Loan Asset-Backed Certificates, Series 2007-1, is Plaintiff and Nikibi Dempsey Unknown Spouse Of Nikibi Dempsey; Jada Campbell-Blossom a/k/a Jada Campbell Unknown Spouse Of Jada Campbell-Blossom a/k/a Jada Campbell; Lvnv Funding, LLC, Successor In Interest To HSBC/Best Buy, are Defendants, the Office of the Clerk, Pinellas County Clerk of the Court will sell via online auction at www.pinellas.realforeclose.com at 10:00 A.M. on the 17th day of September, 2025, the following described property as set forth in said Final Judgment, to wit: ALL THAT CERTAIN PARCEL OF LAND SITUATED IN THE COUNTY OF PINELLAS AND STATE OF FLORIDA, BEING KNOWN AND DESIGNATED AS LOT 37, LAKEWOOD SHORES SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED ON PLAT BOOK 94, PAGES 36 AND 37, PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA. Property Address: 2665 Cordova Way S., St Petersburg, Florida 33712 and all fixtures and personal property located therein or thereon, which are</p>

SECOND INSERTION	
<p>NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CASE NO.: 19-001844-CI DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2007-1 NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2007-1, Plaintiff, vs. NIKIBI DEMPSEY UNKNOWN SPOUSE OF NIKIBI DEMPSEY; JADA CAMPBELL-BLOSSOM A/K/A JADA CAMPBELL UNKNOWN SPOUSE OF JADA CAMPBELL-BLOSSOM A/K/A JADA CAMPBELL, LVNV FUNDING, LLC, SUCCESSOR IN INTEREST TO HSBC/BEST BUY, Defendant(s). NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Uniform Final Judgment of Foreclosure dated July 30, 2025, and entered in Case No. 19-001844-CI of the Circuit Court of the 6TH Judicial Circuit in and for Pinellas County, Florida, wherein Deutsche Bank National Trust Company, as Trustee for NovaStar Mortgage</p>	<p>Funding Trust, Series 2007-1 NovaStar Home Equity Loan Asset-Backed Certificates, Series 2007-1, is Plaintiff and Nikibi Dempsey Unknown Spouse Of Nikibi Dempsey; Jada Campbell-Blossom a/k/a Jada Campbell Unknown Spouse Of Jada Campbell-Blossom a/k/a Jada Campbell; Lvnv Funding, LLC, Successor In Interest To HSBC/Best Buy, are Defendants, the Office of the Clerk, Pinellas County Clerk of the Court will sell via online auction at www.pinellas.realforeclose.com at 10:00 A.M. on the 17th day of September, 2025, the following described property as set forth in said Final Judgment, to wit: ALL THAT CERTAIN PARCEL OF LAND SITUATED IN THE COUNTY OF PINELLAS AND STATE OF FLORIDA, BEING KNOWN AND DESIGNATED AS LOT 37, LAKEWOOD SHORES SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED ON PLAT BOOK 94, PAGES 36 AND 37, PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA. Property Address: 2665 Cordova Way S., St Petersburg, Florida 33712 and all fixtures and personal property located therein or thereon, which are</p>

included as security in Plaintiff's mortgage.
Any person claiming an interest in the surplus funds from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.
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: 8/1/2025
McCabe, Weisberg & Conway, LLC
By: Craig Stein
Craig Stein, Esq.
Fl Bar No. 0120464
McCabe, Weisberg & Conway, LLC
3222 Commerce Place, Suite A
West Palm Beach, Florida, 33407
Telephone: (561) 713-1400
Email: FLpleadings@mwcw-law.com
File No: 18-401369
August 8, 15, 2025 25-03392N



SAVE TIME

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legal@businessobserverfl.com

LV10238

ACTIONS / SALES

SECOND INSERTION		
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 LLC, Plaintiff, vs. THOMAS M. CARLIN, et al., 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 28th day of August, 2025 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: Lot 146, BOOT RANCH - EAGLE WATCH - PHASE C REPLAT, according to map or plat thereof as recorded in Plat Book	109, Pages 64, 65, 66 and 67, of the Public 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.	
	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 August 8, 15, 2025	25-03351N

SECOND INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CASE NO.: 25-001973-CI CITIBANK, N.A. AS OWNER TRUSTEE FOR NEW RESIDENTIAL MORTGAGE LOAN TRUST 2019-5, Plaintiff, VS. SALLY M. MCCAULEY; et al., Defendant(s). TO: Sally M. McCauley Last Known Residence: 4530 Bayshore Blvd NE Saint Petersburg, FL 33703 TO: Unknown Spouse of Sally M. McCauley Last Known Residence: 4530 Bayshore Blvd NE Saint Petersburg, FL 33703 TO: Unknown Tenant #1 Last Known Residence: 4530 Bayshore Blvd NE Saint Petersburg, FL 33703 TO: Unknown Tenant #2 Last Known Residence: 4530 Bayshore Blvd NE Saint Petersburg, FL 33703 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in PINELLAS County, Florida: LOT 17, OVERLOOK DRIVE ESTATES, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 64, PAGE 4, 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 ALDRIDGE PITE, LLP, Plaintiff's attorney, at 401	W. Linton Blvd. Suite 202-B Delray Beach, FL 33444, on or before 30 Days after 1st 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 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 08/05/2025.	
	As Clerk of the Court By: Stevie Ayars As Deputy Clerk KEN BURKE, CLERK CIRCUIT COURT 315 Court Street Clearwater, Pinellas County, FL 33756-5165 ALDRIDGE PITE, LLP, Plaintiff's attorney, 401 W. Linton Blvd. Suite 202-B Delray Beach, FL 33444 1221-17172B Ref# 12120 August 8, 15, 2025	25-03421N

SECOND INSERTION		
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 ASSOCIATION, INC., Plaintiff, vs. JULIE A. KLISMITH, 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. 24-007749-CO the Clerk of the Court, Pinellas County, shall sell the property situated in said county, described as: Unit 9721 of Timberwoods Condominium, Parcel G, a Condominium according to the Declaration of Condominium thereof, recorded in Official Records Book 4737, Page(s) 373 through 406, inclusive, of the Public Records of Pinellas County, Florida, and any amendments thereto, together with its undivided share in the common elements. PARCEL ID NO.: 23-30-15-90991-000-9721 ("Property") Property Address: 9721 86th Avenue Seminole, Florida 33777 at public sale, to the highest and best bidder for cash at 10:00 a.m. on August	28, 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. 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 30th day of July 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/ Nicholas 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 10263-033 August 8, 15, 2025	25-03362N

SECOND INSERTION		
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. 24-005640-CI NEWREZ LLC D/B/A/ SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. DREW MACK, et al., Defendant. NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered July 14, 2025 in Civil Case No. 24-005640-CI of the Circuit Court of the SIXTH JUDICIAL CIRCUIT in and for Pinellas County, Clearwater, Florida, wherein NEWREZ LLC D/B/A/ SHELLPOINT MORTGAGE SERVICING is Plaintiff and Drew Mack, 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 27th day of August, 2025 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: Lot 7, Block 3, HARTMAN SUB-DIVISION, according to the Map or Plat thereof as recorded in Plat Book 45, Page 31, of the	Public 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. 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, LLP 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 24-10598FL August 8, 15, 2025	25-03350N

SECOND INSERTION		
NOTICE OF ACTION FOR PETITION FOR DISSOLUTION OF MARRIAGE (NO CHILDREN OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CASE NO.: 25-004474-FD-23 IN RE: THE MARRIAGE OF ELENA BRAZHNIKOVA, Petitioner/ Wife, and DANIEL AVEZOV, Respondent/Husband. TO: Daniel Avezov Current Address: Unknown YOU ARE HEREBY NOTIFIED that an action for Petition 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 Elena Brazhnikova, c/o O. George Bamis, Esq., of Macfarlane Ferguson & McMullen, P.A., 625 Court Street, Suite 200, Clearwater, FL 33756, on or before 20 days from date of this Notice, and file the original with the clerk of this Court at 315 Court Street, Clearwater, Florida 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 complaint. 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) 464-4062 (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: Aug. 1st 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 Aug. 8, 15, 22, 29, 2025	25-03425N

SECOND 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. 25-003675-CI AMERIS BANK, Plaintiff, vs. MARY LYNN DESHAW A/K/A MARY LYNN DANIELS, et al., Defendant. To the following Defendant(s): ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST ESTATE OF JOAN ANN DANIELS A/K/A JOAN A. DANIELS, 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: LOT 11, BLOCK S, HARBOR BLUFFS SECTION 2 UNIT B, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 38, PAGE(S) 58 AND 59, 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 McCalla Raymer Leibert Pierce, LLP, Sara Collins, Attorney for Plaintiff, whose address is 225 East Robinson Street, Suite 155, Orlando, FL 32801 within thirty (30) days	after the first publication of this Notice in and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demand in the complaint. "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 this Court this day of 08/05/2025. KEN BURKE, CPA CLERK OF COURT OF PINELLAS COUNTY By Stevie Ayars As Deputy Clerk KEN BURKE, CLERK CIRCUIT COURT 315 Court Street Clearwater, Pinellas County, FL 33756-5165 Submitted by: MCCALLA RAYMER LEIBERT PIERCE, LLP 225 East Robinson Street, Suite 155, Orlando, FL 32801 Phone: (407) 674-1850 Email: AccountsPayable@mccalla.com 25-12244FL August 8, 15, 2025	25-03426N

SECOND INSERTION		
NOTICE OF SALE IN THE COUNTY COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR PINELLAS COUNTY, FLORIDA CASE NO: 24-10084-CO COVE CAY VILLAGE I ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. GUSTAVO ZAVARCE 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 704, COVE CAY CONDOMINIUM TWENTY-SIX SEVENTEEN, VILLAGE I, a Condominium, together with an undivided interest in the common elements appurtenant thereto, as shown on Plat recorded in Condominium Plat Book 12, Page 61, inclusive, and all in accordance with and subject to the Declaration of Condominium recorded in Official Records Book 3930, Page 752, and any and all amendments thereto; all of the Public Records of Pinellas County, Florida. With the	following street address: 2617 Cove Cay Dr., #704, Clearwater, Florida, 33760. at public sale, to the highest and best bidder, for cash, at www.pinellas.realforeclose.com , at 10:00 A.M. on September 11, 2025. Any person claiming an interest in the surplus from the sale, if any, must file a claim with the Clerk no later than the date that the Clerk reports the funds 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. 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 5th day of August, 2025. 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 August 8, 15, 2025	25-03418N

SECOND INSERTION		
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-6843-ES Division 4 IN RE: ESTATE OF ANNE SMITH, a/k/a JOANNE SMITH, Deceased. The administration of the estate of ANNE SMITH, also known as JOANNE SMITH, deceased, whose date of death was June 27, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 545 First 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 decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS	NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is: August 8, 2025. DAVID F. WILSEY Personal Representative 1000 16th Street N St. Petersburg, FL 33705 CHASE L. WILSEY Attorney for Personal Representative Florida Bar No. 1035227 Fisher and Wilsey, PA 1000 16th Street North St. Petersburg, FL 33705-1147 Telephone: 727-898-1181 Email: cwilsey@fisher-wilsey-law.com Secondary: gmccauley@fisher-wilsey-law.com August 8, 15, 2025	25-03420N

SECOND INSERTION		
NOTICE OF SALE IN THE COUNTY COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION Case No. 25-003689-CO HARBOR CLUB CONDOMINIUM ASSOCIATION, INC., Plaintiff, vs. ARKA HOMES I, LLC, 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. 25-003689-CO the Clerk of the Court, Pinellas County, shall sell the property situated in said county, described as: Unit No. 133 of Harbor Club, a Condominium according to the Declaration of Condominium thereof, as recorded in Official Records Book 14638 at page 532 of the Public Records of Pinellas County, Florida, together with all amendments thereto, if any, and together with an undivided interest in the common elements thereof in accordance with said declaration. PARCEL ID NO.: 11-28-15-35853-009-1330 ("Property") Property Address: 455 U.S. 19 Alternatne, Unit 133, Palm Harbor, Florida 34683 at public sale, to the highest and best bidder for cash at 10:00 a.m. on September 11, 2025. The sale shall be con-	ducted 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. 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 5th day of July 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/ Nicholas 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 10120-084 August 8, 15, 2025	25-03437N

Q&A

What is a public notice?

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

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

LV1823Z_V34

Why Public Notice Should Remain in Newspapers

Along with open meeting and freedom of information laws, public notice is an essential element of the **three-legged stool of government transparency**



This is not about “newspapers vs the internet”.

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

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



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

prevent government officials from hiding information

they would prefer the public not to see

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

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

Publishing notices on the internet is neither cheap nor free

















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

Types Of Public Notices






Citizen Participation Notices

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

Commercial Notices

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

Court Notices

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

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For legal notice listings go to: Legals.BusinessObserverFL.com
To publish your legal notice call: 941-906-9386 or Legal@BusinessObserverFL.com

ESSENTIAL ELEMENTS OF A PUBLIC NOTICE

Federal and state public notice statutes generally establish four fundamental criteria for a public notice.

Each of these elements are critical aspects of the checks and balances that public notice was designed to foster.



1. Accessible

Every citizen in the jurisdiction affected by the notice must have a realistic opportunity to read it



2. Archivable

Notices must be capable of being archived in a secure and publicly available format for the use of the judicial system, researchers and historians



3. Independent

Notices must be published by organizations independent of the government body or corporation whose plans or actions are the subject of the notice











4. Verifiable





There must be a way to verify that each notice was an original, unaltered notice and actually published in accordance with the law

Types Of Public Notices






Citizen Participation Notices

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

Commercial Notices

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

Court Notices

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

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