

SARASOTA COUNTY LEGAL NOTICES

--- PUBLIC SALES / ESTATE ---

FIRST INSERTION
Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Revana located at 3230 Southgate Cir, in the County of Sarasota in the City of Sarasota, Florida 34239 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Sarasota, Florida, this 19 day of 08 2025. REVANA HEALTH LLC August 22, 2025
25-01635S

FIRST INSERTION
FICTITIOUS NAME NOTICE Notice is hereby given that SCI FUNERAL SERVICES OF FLORIDA, LLC, OWNER, desiring to engage in business under the fictitious name of KAYS-PONGER, USELTON & LEMON BAY FUNERAL HOMES located at 1929 ALLEN PARKWAY, HOUSTON, TEXAS 77019 intends to register the said name in SARASOTA county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. August 22, 2025
25-01636S

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: 4951 Lakewood Ranch Blvd N Sarasota 34240, 09/11/2025 9:30am Coleia Thomas furniture and office, totes, Christmas 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 22, 29, 2025
25-01604S

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: Facility Address 3265 University Parkway Sarasota, FL 34243 Phone Number 941-780-7708 Time of Sale 09/11/2025 10:00am Johnnie Pate- totes, boxes Kimberly Denmark- Office paper boxes, clothes, tools. 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 22, 29, 2025
25-01605S

FIRST INSERTION

LAKEWOOD RANCH STEWARDSHIP DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2026 PROPOSED BUDGET(S); AND NOTICE OF REGULAR BOARD OF SUPERVISORS’ MEETING.

The Board of Supervisors (“**Board**”) of the Lakewood Ranch Stewardship District (“**District**”) will hold a public hearing and regular meeting as follows:

DATE:

TIME:

LOCATION:

September 5, 2025

9:00 a.m.

Offices of Schroeder-Manatee Ranch, Inc.
14400 Covenant Way
Lakewood Ranch, FL 34202

The purpose of the public hearing is to receive comments and objections on the adoption of the District's proposed budget(s) for the fiscal year beginning October 1, 2025, and ending September 30, 2026 (“ Proposed Budget ”). A regular Board meeting of the District will also be held at the above time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, c/o PFM Group Consulting, LLC, 3501 Quadrangle Blvd., Suite 270, Orlando, Florida 32817, (407) 723-5900 (“ District Manager’s Office ”), during normal business hours, or by visiting the District’s website at https://lakewoodranchstewardship.com/.
The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing and/or meeting may be continued in progress to a date, time certain, and place to be specified on the record at the public hearing and/or meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.
Any person requiring special accommodations at the public hearing or meeting because of a disability or physical impairment should contact the District Manager’s Office at least forty-eight (48) hours prior to the public hearing and meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager’s Office.
Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing or meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.
District Manager August 22, 2025
25-01614S

FIRST INSERTION
NOTICE OF PUBLIC SALE Notice is hereby given that on dates below these vehicles will be sold at public sale on the date listed below at 10AM for monies owed on vehicle repair and storage cost pursuant to Florida Statutes 713.585. SALE DATE SEPTEMBER 29TH 2025 L&M SARASOTA LLC DBA:MAACO COLLISION REPAIR & AUTO PAINTING 1570 N WASHINGTON AVE SARASOTA, FL 34236 MV73506 (941)951-2505 2023 HYUNDAI ELANTRA KMHLS4AG6PU415784 \$773.15 August 22, 2025
25-01631S

FIRST INSERTION	FIRST INSERTION
Notice Under Fictitious Name Law According to Florida Statute Number 865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Waxing Bye Felicia located at 6574 University Pkwy Suite 120 in the City of Sarasota, Sarasota County, FL 34240 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 13th day of August, 2025. Felicia Michaels August 22, 2025	Notice Under Fictitious Name Law According to Florida Statute Number 865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of 4D Solutions Group located at 2911 Height Street, Unit 1301 in the City of Sarasota, Sarasota County, FL 34240 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 19th day of August, 2025. Michael Costner August 22, 2025
25-01601S	25-01638S

FIRST INSERTION
PUBLIC NOTICE Cellco Partnership and its controlled affiliates doing business as Verizon Wireless (Verizon Wireless) proposes to collocate wireless communications antennas at a top height of 93 feet on a 99-foot building rooftop at the approx. vicinity of 232 St Augustine Avenue, Venice, Sarasota County, FL 34285. Public comments regarding potential effects from this site on historic properties may be submitted within 30 days from the date of this publication to: Trileaf Corp, Laura Elston, Lelston@trileaf.com, 1775 The Exchange SE, Suite 525, Atlanta, GA 30339, 678-653-8673. August 22, 2025
25-01613S

FIRST INSERTION
PUBLIC NOTICE OF SALE NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801 - 83.809). The undersigned will sell by competitive bidding at storagetreasures.com on Thursday the 11th day of September, 2025 at 11:00 AM. Said property is iStorage, 335 South Beneva Road, Sarasota, FL, 34232 Thomas Ashkettle 00669 Ceramic Dishes, Scooter Tires, Christmas Tree Stand Decorations, Plastic Tote, Outdoor Chair. Willie Mae Walker-Jones 01062 Blankets, Big Bag of Charcoal, Clothing, Totes, Large Tarp. Frank Patti 01453 Bicycle Frames, Tires, Electric Motor Bike Parts, Rims, Electric Motor Bike Frames. Jeff Rudd 01029 Weed Whacker, Camping Tent, Dressers, Wagon, Bicycle, Fishing Rods, TV, Tool Boxes, Boogie Boards, Fans, Industrial Levels, Lamps, Portable Generator. All purchased items are sold as is, where is, and must be removed within 48 hours of the sale. Purchases must be paid for at the time of purchase per facility policy. Sale subject to cancellation in the event of settlement between owner and obligated party. August 22, 29, 2025
25-01602S

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION Case No.: 2025 CP 003446 SC IN RE: ESTATE OF ANTHONY DIMOV Deceased. The administration of The Estate of ANTHONY DIMOV, deceased, who died on December 8, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is the Honorable Maria Ruhl, 2002 Ringling Boulevard, Sarasota, Florida, 34237. 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
25-01647S

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 3564 NC IN RE: ESTATE OF KAREN A. PARKIN Deceased. The administration of The Estate of KAREN A. PARKIN, deceased, whose date of death was February 5, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below. 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 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 22, 2025. Personal Representative: Sheila Dinsmore 374 Chartley Ct. S. Sarasota, FL 34232 Attorney for Personal Representative: Nathan T. Reneau Email Address: nreneau@andersongivens.com Email Address: ssmith@andersongivens.com Florida Bar No. 1049832 Anderson, Givens, & Fredericks, P.A. 3665 Bee Ridge Road, Suite 100 Sarasota, Florida 34233 August 22, 29, 2025
25-01642S

FIRST INSERTION
FICTITIOUS NAME NOTICE Notice Is Hereby Given that TLREOF Asl Venice Tenant, LLC, 200 Park Ave, Ste 803, NY, NY 10166, desiring to engage in business under the fictitious name of The Golden at Venice, with its principal place of business in the State of Florida in the County of Sarasota, intends to file an Application for Registration of Fictitious Name with the Florida Department of State. August 22, 2025
25-01618S

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File Number: 2025 CP 003645 NC Division: Probate In Re The Estate Of: CAROLYN C. FARRELL Deceased The administration of the estate of CAROLYN C. FARRELL, deceased, whose date of death was June 11, 2025, File Number 2025CP003645NC, is pending in the Probate Court, Sarasota County, Florida, the address of which is: P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons, who have claims or demands against the decedent's estate on whom a copy of this Notice is required to be served, must file their claims with this court WITHIN THE LATER OF 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 persons having claims or demands
against decedent's estate must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE IS AUGUST 22, 2025. PETER E. FARRELL Personal Representative 16 Rich Avenue Glenside, PA 19038 Mary E. Van Winkle, Esq. Attorney For Personal Representative Van Winkle & Sams, P.A. 3859 Bee Ridge Road, Suite 202 Sarasota, Florida 34233 Phone: 941-923-1685 Florida Bar No. 374830 Primary E-mail: lvanwinkle23@gmail.com Secondary E-mail: servicemevw@gmail.com August 22, 29, 2025
25-01643S

FIRST INSERTION
NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025CP003809 IN RE: ESTATE OF JENNIFER A. ZABIELSKI Deceased. TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE: You are hereby notified that an Order of Summary Administration has been entered in the estate of JENNIFER A. ZABIELSKI, deceased, File Number 2025CP003809, by the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, FL 34230; that the decedent's date of death was February 26, 2025; that the total value of the estate is \$10,000.00 and that the names and addresses of those to whom it has been assigned by such order are: Name Address WILLIAM ZABIELSKI 1191 Tuscany Blvd. Venice, FL 34292 JOANNE ZABIELSKI 1191 Tuscany Blvd. Venice, FL 34292 ALL INTERESTED PERSONS ARE NOTIFIED THAT: All creditors of the estate of the
decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this Notice is August 22, 2025. Person Giving Notice: WILLIAM ZABIELSKI 1191 Tuscany Blvd. Venice, FL 34292 Attorney for Person Giving Notice JONATHAN T. ANDERSON Attorney Florida Bar Number: 0188530 Wood, Seilt and Anderson, P.A. 3665 Bee Ridge Road, Suite# 300 Sarasota, FL 34233 Telephone: (941) 954-5772 Fax: (941) 925-9164 E-Mail: jonathan@wsa-law.com Secondary E-Mail: group@wsa-law.com August 22, 29, 2025
25-01607S

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 3747 NC Division Probate IN RE: ESTATE OF JOSEPH T. PERRY Deceased. The administration of the estate of Joseph T. Perry, deceased, whose date of death was June 27, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below. 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 22, 2025. Personal Representative: Ira Stewart Wiesner 328 N. Rhodes Avenue Sarasota, Florida 34237 Attorney for Personal Representative: Ira Stewart Wiesner, Esq., Attorney Florida Bar Number: 222887 ADVOCATES IN AGING WIESNER SMITH PLLC 328 N Rhodes Avenue Sarasota, FL 34237 Telephone: (941) 365-9900 Fax: (941) 365-4479 E-Mail: sherri@wiesnerlaw.com Secondary E-Mail: rachel@wiesnerlaw.com August 22, 29, 2025
25-01641S

ESTATE

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025 CP 003868 SC
Division South County
IN RE: ESTATE OF
ELLEN M. FIORILLO
Deceased.

The administration of the estate of Ellen M. Fiorillo, deceased, whose date of death was July 25, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

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

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

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

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

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

The date of first publication of this notice is August 22, 2025.

Personal Representatives:
Andrew J. Britton
871 Venetia Bay Blvd. Suite 111
Venice, Florida 34285
Deidre J. Larkin
2381 Fruitville Road
Sarasota, Florida 34237

Attorney for Personal Representatives: Andrew J. Britton, Esq.
Florida Bar Number: 213500
871 Venetia Bay Blvd., Suite 111
Venice, Florida 34285
Telephone: (941) 408-8008
Fax: (941) 408-0722
E-Mail: legal@andrewbrittonlaw.com
August 22, 29, 2025 25-01619S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
Case. No.: 2025-CP-3538-NC
IN RE: ESTATE OF
REINHARDT CHRISTIAN
JOHANNES BADOW,
Deceased./

The administration of the estate of REINHARDT CHRISTIAN JOHANNES BADOW, deceased, whose date of death was June 27, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act

as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 22, 2025.

Personal Representative:
THOMAS ULRICH BADOW
1608 Lafond Ave.
St. Paul, MN 55104

Attorney for Personal Representative: Gregory S. Band, LL.M.
Attorney for Personal Representative Florida Bar Number: 869902
BAND LAW GROUP, P.L.
1543 Second Street
Sarasota, FL 34236
Telephone: (941) 917-0505
Fax: (941) 917-0506
E-Mail: gband@bandlawgroup.com
August 22, 29, 2025 25-01615S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2025-CP-003634-NC
Division Probate
IN RE: ESTATE OF
SANDRA W. STAMEY
Deceased.

The administration of the estate of SANDRA W. STAMEY, deceased, whose date of death was May 25, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2002 Ringling Blvd, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court 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 22, 2025.

Personal Representative:
Carolyn Eliades
7751 Cherry Laurel Court
Sarasota, Florida 34241

Attorney for Personal Representative: Gary W. Peal, Esquire
Attorney for Personal Representative Florida Bar Number: 0438650
Berlin Patten Ebling PLLC
3700 S Tamiami Trail #200
Sarasota, Florida 34239
Telephone: (941) 954-9991
Fax: (941) 954-9992
E-Mail: gpeal@berlinpatten.com
Secondary E-Mail: slindsay@berlinpatten.com
August 22, 29, 2025 25-01617S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-003786-NC
IN RE: ESTATE OF
EDWARD M. SOTOMAYOR
a/k/a EDWARD MANUEL
SOTOMAYOR,
Deceased.

The administration of the Estate of EDWARD M. SOTOMAYOR a/k/a EDWARD MANUEL SOTOMAYOR, Deceased, whose date of death was May 30, 2025 is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230-3070. 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

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 22, 2025.

KIMBERLY JACKSON
Personal Representative
6320 Venture Drive, Ste. 104
Lakewood Ranch, Florida 34202
Justin W. Najmy, Esq.
Attorney for Personal Representative Florida Bar No. 1039816
Najmy Thompson P.L.
6320 Venture Drive, Suite 104
Lakewood Ranch, FL 34202
Telephone: 941-907-3999
Email: jwnajmy@najmythompson.com
Secondary Email: mscott@najmythompson.com
August 22, 29, 2025 25-01620S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2025 CP 002919 NC
Division Probate
IN RE: ESTATE OF
COLLEEN MARIE CHITTESTER
Deceased.

The administration of the estate of Colleen Marie Chittester, deceased, whose date of death was November 22, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main St, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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 22, 2025

Personal Representative:
Nancy Chittester
1038 Williams Street
North Port, Florida 34286

Attorney for Personal Representative: Abigail Mason Lyons
Attorney
Florida Bar Number: 1040206
Lyons & Lyons, PA.
27911 Crown Lake Boulevard Ste 201
Bonita Springs, FL 34135
Telephone: (239) 948-1823
Fax: (239) 948-1826
E-Mail: abby.lyons@lyons-law.com
August 22, 29, 2025 25-01608S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA PROBATE DIVISION
File No. 2025CP003546SC
Division: Probate
IN RE: ESTATE OF
JOAN V. DOBBS DANA, Deceased.

The administration of the estate of Joan V. Dobbs Dana, deceased, whose date of death was June 10, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

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

must be filed with the clerk.

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

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

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

The date of first publication of this notice is August 22, 2025

Personal Representatives:
Ronald DeBoer
c/o The Payne Law Group PLLC
766 Hudson Avenue, Suite C.
Sarasota, Florida 34236
Debra Dobbs DeBoer
c/o The Payne Law Group PLLC
766 Hudson Avenue, Suite C.
Sarasota, Florida 34236

Attorney for Personal Representatives: Teresa A. Monfils, Esq.
Florida Bar Number: 1019949
PAYNE LAW GROUP PLLC
766 Hudson Ave., Suite C
Sarasota, FL 34236
Telephone: (941) 487-2800
Fax: (941) 487-2801
E-Mail: tmonfils@lawnav.com
Secondary E-Mail: srocha@lawnav.com
August 22, 29, 2025 25-01606S

FIRST INSERTION

NOTICE TO CREDITORS
(summary administration)
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025 CP 002954 SC
Division Probate
IN RE: ESTATE OF
Sam Sung Chun,
/k/a Sam Sung,
a/k/a Samsung Chun,
Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Sam Sung Chun, a/k/a Sam Sung, a/k/a Samsung Chun, deceased, File Number 2025 CP 002954 SC; by the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 4000 S. Tamiami Trail, Venice, FL 34293; that the decedent's date of death was November 23, 2022; that the total value of the estate is \$155,800.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name	Address
Creditors:	NONE
Beneficiaries:	Hyun Shik Chun 6026 North Placita Pajaro Tuscon, AZ 85718

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is August 22, 2025.

Person Giving Notice:
/s/Hyun Shik Chun
Hyun Shik Chun
Personal Representative
6026 North Placita Pajaro
Tuscon, AZ 85718

Attorney for Person Giving Notice: /s/Mark Martella
Mark Martella, Esq.
Attorney for Petitioner Florida Bar No. 024021
Martella Law Firm, PLLC
18245 Paulson Drive, Suite 131
Port Charlotte, FL 33954
Phone: 941-867-6865
Fax: 941-867-8949
Primary: mark@martellalaw.com
Secondary: tara@martellalaw.com
August 22, 29, 2025 25-01632S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File Number 2025 CP 003750 NC
IN RE: ESTATE OF
ROGER ELLIS TILLMAN,
Deceased.

The administration of the ESTATE OF ROGER ELLIS TILLMAN, deceased, whose date of death was July 6, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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 the of first Publication of this notice is August 22, 2025.

Personal Representative:
JOHN HOBACH
c/o 1515 Ringling Blvd., 10th Floor
Sarasota, Florida 34236

Attorney for Personal Representative: RICHARD R. GANS
Florida Bar No. 0040878
FERGESSON SKIPPER, P.A.
1515 Ringling Boulevard, 10th Floor
Sarasota, Florida 34236
(941) 957-1900
rgans@fergessonskipper.com
services@fergessonskipper.com
August 22, 29, 2025 25-01622S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA PROBATE DIVISION
File No. 2025 CP 3594 NC
Division: Probate
IN RE: ESTATE OF
MARY M. MCCARTHY,
Deceased.

The administration of the estate of Mary M. McCarthy, deceased, whose date of death was May 21, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main St., Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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 22, 2025.

Personal Representative:
Kieran Frawley
c/o Ledbetter Cowan Law Group
229 Pensacola Rd.
Venice, FL 34285

Attorney for Personal Representative: Ledbetter Cowan Law Group
Steven W. Ledbetter, Esq.,
FL Bar No. 41345
Email: steve@LedbetterLawFL.com
Callie W. Cowan, Esq.,
FL Bar No. 57893
Email: callie@LedbetterLawFL.com
Jada W. Terreros, Esq.,
FL Bar No. 1032584
Email: jada@LedbetterLawFL.com
Oksana Melnichenko, Esq.,
FL Bar No. 1059375
Email: oksana@LedbetterLawFL.com
229 Pensacola Road
Venice, Florida 34285
Tel: (941) 256-3965
Fax: (941) 866-7514
2nd Email:
probate@LedbetterLawFL.com
August 22, 29, 2025 25-01627S

HOW TO PUBLISH YOUR

LEGAL NOTICE IN THE BUSINESS OBSERVER

CALL 941-906-9386 and select the appropriate County name from the menu option or e-mail legal@businessobserverfl.com

Business Observer

ESTATE

FIRST INSERTION	FIRST INSERTION	FIRST INSERTION
<p>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-3691-SC Division Probate IN RE: ESTATE OF JANET F. COMEFORD Deceased.</p> <p>The administration of the estate of JANET F. COMEFORD, deceased, whose date of death was June 20, 2025, is pending in the Circuit Court for SARA-SOTA County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230. 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,</p>	<p>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.</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 WITH-IN 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 22, 2025.</p> <p>CALDWELL TRUST COMPANY Wendy Fishman, Executive Vice President & Trust Officer 1400 Center Road Venice, Florida 34292 Attorney for Personal Representative: BRADEN H. SHARRER Attorney Florida Bar Number: 0084674 FARR LAW FIRM P.A. 237 Nokomis Avenue South Venice, FL 34285 Telephone: (941) 488-7751 Fax: (941) 497-7636 E-Mail: bsharrer@farr.com Secondary E-Mail: tweiss@farr.com August 22, 29, 2025 25-01621S</p>	<p>NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION CASE NO:2022CP6099 DIVISION: PROBATE IN RE: ESTATE OF DAVID J. INGLESBY Deceased.</p> <p>The administration of the Estate of DAVID J. INGLESBY, deceased, whose date of death was August 14th, 2022, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</p> <p>ALL CLAIMS NOT FILED WITHIN</p>
<p>NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORID PROBATE DIVISION File No. 2025-CP-3723 NC IN RE: ESTATE OF: KAROL A. MACDONALD, a.k.a. KAROL A. MACOLLY, Deceased.</p> <p>The administration of the estate of KAROL A. MACDONALD a.k.a. KAROL A. MACOLLY, deceased, whose date of death was May 26, 2025; is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Post Office Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</p> <p>The personal representative has no</p>	<p>duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by the surviving spouse or a beneficiary as specified under section 732.2211, Florida Statutes.</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 PERIOD 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 22, 2025.</p> <p>JAMES W. MARTIN, II Personal Representative 2922 Hyde Park Street Sarasota, FL 34239 DAVE M. EVANS, JR., Esquire Attorney for Personal Representative Florida Bar No. 1013511 LEE & EVANS, P.A. 2601 Cattleman Road, Suite 503 Sarasota, Florida 34232 Telephone: (941) 954-0067 Facsimile: (941) 365-1492 Email: devans@leeandevans.com Secondary Email: kristina@leeandevans.com August 22, 29, 2025 25-01633S</p>	<p>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 3128 SC Division Probate IN RE: ESTATE OF Frank C. Jurgens, SR Deceased.</p> <p>The administration of the estate of Frank C. Jurgens, SR, deceased, whose date of death was February 27th, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</p> <p>The personal representative has no</p>
<p>NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 003984 NC Division Probate IN RE: ESTATE OF SARAH LOUISE HORNING Deceased.</p> <p>The administration of the estate of SARAH LOUISE HORNING, deceased, whose date of death was June 28, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Clerk, 2000 Main Street, Sarasota, Florida 34237. 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</p>	<p>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.</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 WITH-IN 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 22, 2025.</p> <p>Personal Representative: James Horning 200 S. Lincoln Street Denver, Colorado 80209 Attorney for Personal Representative: Season A. Spanski Attorney Florida Bar Number: 1044362 Spanski Law, PLLC 304 W. Venice Ave., Suite 217 Venice, FL 34285 Telephone: (941) 206-2223 Fax: (941) 206-2224 E-Mail: Season@spanskilaw.com E-Mail: Heather@spanskilaw.com August 22, 29, 2025 25-01625S</p>	<p>10507 Creekside Woods Drive, Indianapolis, IN 46239 ALL INTERESTED PERSONS ARE NOTIFIED THAT:</p> <p>All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</p> <p>The date of first publication of this Notice is August 22, 2025.</p> <p>Person Giving Notice: /s/Anthony J. Rudicel Anthony J. Rudicel Personal Representative 10507 Creekside Woods Drive Indianapolis, IN 46239 Attorney for Person Giving Notice: /s/Mark Martella Mark Martella, Esq. Attorney for Petitioners Florida Bar No. 024021 Martella Law Firm, PLLC 18245 Paulson Drive, Suite 131 Port Charlotte, FL 33954 Phone: 941-867-6865 Fax: 941-867-8949 Primary: mark@martellalaw.com Secondary: tara@martellalaw.com August 22, 29, 2025 25-01626S</p>
<p>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 003341 SC JUDGE: MARIA RUHL IN RE: ESTATE OF FLORENCE F. MARINO DECEASED.</p> <p>The administration of the estate of FLORENCE F. MARINO deceased, whose date of death was May 8, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</p> <p>The personal representative has no</p>	<p>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 THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</p> <p>NOTWITHSTANDING THE TIME PERIOD 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 22, 2025.</p> <p>RITA M. FRY Personal Representative 102 Lynnbrook Road Fairfield, CT 06825 JUAN D. BENDECK Attorney for Personal Representative Florida Bar No. 78298 Dentons Cohen & Grigsby PC 9110 Strada Place, Mercato - Suite 6200 Naples, Florida 34108 Telephone: 238-390-1901 Email: juan.bendeck@dentons.com Secondary Email: rayvalle@dentons.com Tertiary Email: wanda.portnoy@dentons.com August 22, 29, 2025 25-01639S</p>	<p>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 001852 SC Division Probate IN RE: ESTATE OF THOMAS E. FRYE Deceased.</p> <p>The administration of the estate of Thomas E. Frye, deceased, whose date of death was October 4, 2023, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main St, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</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,</p>

ACTION / SALES / ESTATE

FIRST INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2025 CA 002371 NC U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR BAYVIEW FINANCIAL MORTGAGE PASS-THROUGH TRUST 2007-A, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-A PLAINTIFF, VS. UNKNOWN HEIRS, BENEFICIARIES, DEWISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MICHAEL E. PAVY A/K/A MICHAEL PAVY, ET AL., DEFENDANT(S). TO: Unknown heirs, beneficiaries, devisees, assignees, lienors, creditors, trustees and all others who may claim an interest in the estate of Michael E. Pavy A/K/A Michael Pavy Last Known Address: 1241 South Venice Blvd, Venice, FL 34293 Current Residence: UNKNOWN YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property: LOTS 2032, 2033, 2034, 2035 AND 2036, SOUTH VENICE, UNIT NO. 6, AS PER PLAT THEREOF AS RECORDED IN PLAT BOOK 6, PAGE 34, OF THE PUBLIC RECORDS OF	SARASOTA COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on MILLER, GEORGE & SUGGS, PLLC, Attorney for Plaintiff, whose address is 210 N. University Drive, Suite 900, Coral Springs, FL 33071, on or before Sept. 22, 2025, within or before a date at least thirty (30) days after the first publication of this Notice in the The Business Observer, 1970 Main Street, 3rd Floor, Sarasota, FL 34236 and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of this Court this 14 day of August, 2025. KAREN E. RUSHING As Clerk of Court (SEAL) By: G. Kopinsky As Deputy Clerk 25FL801-0018 August 22, 29, 202525-01610S	

FIRST INSERTION		
NOTICE OF ACTION IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CASE NO. 2025 CC 004953 VILLA NAVARRA ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. KAREN L. KOHNKE; UNKNOWN SPOUSE OF KAREN L. KOHNKE; TENANT OR OCCUPANT #1, AS UNKNOWN TENANT OR OCCUPANT IN POSSESSION; and TENANT OR OCCUPANT #2, AS UNKNOWN TENANT OR OCCUPANT IN POSSESSION, Defendants. To: KAREN L. KOHNKE; UNKNOWN SPOUSE OF KAREN L. KOHNKE; TENANT OR OCCUPANT #1, AS UNKNOWN TENANT OR OCCUPANT IN POSSESSION; and TENANT OR OCCUPANT #2, AS UNKNOWN TENANT OR OCCUPANT IN POSSESSION, and all others whom it may concern: The property herein described is as follows: Unit 12, VILLA NAVARRA APARTMENTS, a Condominium, according to The Declaration of Condominium recorded in Official Records Book 587, Page 73, and all Amendments thereto, and as per Plat thereof recorded in Condominium Book 1, Page 48, of the Public Records of Sarasota County, Florida. With an address of 137 Avenida Messina #4, Sarasota, Florida 34242-2074. YOU ARE HEREBY NOTIFIED that a Complaint to foreclose a claim of lien has been filed and commenced in this court by the Plaintiff, VILLA NAVARRA ASSOCIATION, INC., and you are required to serve a copy of your written defenses, if any, to it on John P. Jabro, Esquire, attorney for Plaintiff, whose	address is Lobeck & Rowe, PA, 2033 Main Street, Suite 403, Sarasota, Florida 34237, and file the original with the clerk of the above-styled court within thirty (30) days from the first date of publication; otherwise a default will be entered against you for the relief prayed for in the Complaint or Petition. This Notice shall be published once each week for two consecutive weeks in the BUSINESS OBSERVER SARASOTA EDITION. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dates of Publication: August 22, 2025 & August 29, 2025 KAREN E. RUSHING Clerk of the Court (SEAL) By: /s/ Glen Kopinsky As Deputy Clerk Attorney for Plaintiff: /s/ John Paul Jabro JOHN PAUL JABRO, ESQUIRE Florida Bar No. 1049661 BOBBY L. REYNOLDS, ESQUIRE Florida Bar No. 44821 The Law Offices of Lobeck & Rowe, P.A. 2033 Main Street, Suite 403 Sarasota, Florida 34237-6063 (941) 955-5622 / Fax: (941) 951-1469 Primary: jjabro@lobeckrowe.com Secondary: breynolds@lobeckrowe.com Tertiary: carrieta@lobeckrowe.com Attorneys for Plaintiff, VILLA NAVARRA ASSOCIATION, INC. August 22, 29, 202525-01612S	

FIRST INSERTION		
NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA PROBATE ACTION Case No.: 2025 CP 003923 SC IN RE: ESTATE OF: BILLIE DEAN SPRADLIN, Deceased. The administration of the Estate of BILLIE DEAN SPRADLIN, whose date of death was April 20, 2025, is pending Circuit Court for Sarasota County, for which address is Sarasota County Clerk of the Court, Probate Division, South County Courthouse 4004 S. Tamiami Trail Venice, FL 34293 • Phone:(941) 861-7400. The estate is Intestate. The names and addresses of the Personal Representatives and the Personal Representatives' attorney are set fourth below. All creditors of the Decedent and other persons having claims or demands against Decedent's Estate on whom a copy of this notice is required to be served must file their claims with this Court ON OR BEFORE THE LATER OF THREE (3) MONTHS AFTER THE TIME OF 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 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 CALIMS 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 22, 2025. KATHLEEN M. SPRADLIN, Personal Representative Carlena E. Hull Attorney for Petitioner Florida Bar No.: 1024079 9240 Bonita Beach Rd SE, Suite 1117 Bonita Springs, FL 34135 Telephone: (239)220-3100 Email: carlena@costpluslegal.com Secondary Email: costpluslegal@gmail.com August 22, 29, 202525-01616S	

FIRST INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2025 CA 002386 NC B-MUSED, LLC, Plaintiff, vs. THE UNKNOWN SPOUSE, HEIRS, DEWISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF MARY A. MARTIN A/K/A MARY ANN MARTIN, DECEASED, et, al, Defendants. TO: THE UNKNOWN SPOUSE, HEIRS, DEWISES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST, THROUGH, UNDER OR AGAINST THE ESTATE OF MARY A. MARTIN A/K/A MARY ANN MARTIN, DECEASED Whose last known residence(s) is: 175 Englewood Heights Rd, Englewood, FL 34223 And THE UNKNOWN SPOUSE OF MARY A. MARTIN A/K/A MARY ANN MARTIN Whose last known residence(s) is: 175 Englewood Heights Rd, Englewood, FL 34223 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, DEWISEES, 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 of this Court, and to serve a copy thereof 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 the Business Observer or by 9-22-2025, the nature of this proceeding being a suit for foreclosure of mortgage against the following described property, to wit: LOT 24, ENGLEWOOD HEIGHTS SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 19, PAGE 2, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. PARCEL ID #: 0852050043 A/K/A: 175 ENGLEWOOD HEIGHTS RD, ENGLEWOOD, FL 34223 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 the Business Observer, 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. DATED at Sarasota County this 14 day of August, 2025. KAREN E RUSHING, CLERK Clerk of the Circuit Court (SEAL) By /s/ Glen Kopinsky Deputy Clerk August 22, 29, 202525-01611S	

FIRST INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CASE NO.: 2025-CA-3903 CARTAGO 401K PLAN, Plaintiff, v. GLENN C. LUKOS; TARPON IV, LLC, Defendants. To: GLENN C. LUKOS YOU ARE HEREBY NOTIFIED that an action to Quiet Title to real property described as: LOT 9 BLK 2062 44TH ADD TO PORT CHARLOTTE More commonly known as: Lot 9, 000 Cranfield Circle, North Port, FL 34288 has been filed by Plaintiff, CARTAGO 401K PLAN, and you are required to serve a copy of your written defenses, if any, on Alisa Wilkes, Esq., 13400 Sutton Park Dr. S., Suite 1204, Jacksonville, FL 32224, (904)620-9545 on or before 9-22-2025 and file the original with the Clerk of Court and Plaintiff's	attorney, otherwise a default and judgment will be entered against you for the relief demanded. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Witness my hand and the seal of this court on this 14 day of August, 2025. KAREN E RUSHING, CLERK Clerk of the Circuit Court (SEAL) By: G. Kopinsky Deputy Clerk Aug. 22, 29; Sept. 5, 12, 202525-01609S	

FIRST INSERTION		
NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA. CIVIL DIVISION CASE NO. 582024CA004705XXXANC U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF LSRMF MH MASTER PARTICIPATION TRUST II, Plaintiff, vs. JOAN R. CHIERCHIA; ET AL, Defendant(s). NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated July 30, 2025, and entered in Case No. 582024CA004705XXXANC of the Circuit Court in and for Sarasota County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF LSRMF MH MASTER PARTICIPATION TRUST II is Plaintiff and JOAN R. CHIERCHIA; HORIZONS WEST ASSOCIATION, INC.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, KAREN E. RUSHING, Clerk of the Circuit Court, will sell to the highest and best bidder for cash www.sarasota.realforeclose.com, 9:00 a.m., on October 28, 2025 , the following described property as set forth in said Order or Final Judgment, to-wit: APARTMENT 108, HORIZONS WEST, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN O.R. BOOK 665, PAGES 59 THROUGH 90, INCLUSIVE, AND SUBSEQUENT AMENDMENTS THEREOF, AND ACCORDING TO THE PLAT THEREOF RECORDED IN CONDOMINIUM BOOK 2, PAGES 15, 15A THROUGH 15C; AND REPLAT THEREOF IN O.R. BOOK 742, PAGE 219, ALL OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE	CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DESCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN. North Sarasota County (case numbers ending in NC): If you cannot afford an attorney, you may contact Legal Aid of Manasota at (941) 366-0038 or https://www.legalaidofmanasota.org or Gulfoast Legal Services at (800) 230-5920 or https://www.gulfoastlegal.org. If you do not qualify for free legal assistance or do not know an attorney, you may use an attorney referral service or contact the Florida Bar Referral Service at (800) 342-8011 or https://www.floridabar.org/public/lrs/. South Sarasota County (case numbers ending in SC): If you cannot afford an attorney, you may contact Legal Aid of Manasota at (941) 366-0038 or https://www.legalaidofmanasota.org, Gulfoast Legal Services at (800) 230-5920 or https://www.gulfoastlegal.org or United Way of South Sarasota County, Inc. at (941) 484-4811 or https://www.uwssc.org. If you do not qualify for free legal assistance or do not know an attorney, you may use an attorney referral service or contact the Florida Bar Referral Service at (800) 342-8011 or https://www.floridabar.org/public/lrs/ Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. DATED 8/15/25. By: Greg H. Rosenthal Florida Bar No.: 0955884 Roy Diaz, Attorney of Record Florida Bar No. 767700 Diaz Anselmo & Associates, P.A. Attorneys for Plaintiff 499 NW 70th Ave., Suite 309 Fort Lauderdale, FL 33317 Telephone: (954) 564-0071 Facsimile: (954) 564-9252 Service E-mail: answers@dallegal.com 1491-206581 / SM2 August 22, 29, 202525-01628S	

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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
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- Name Changes
- Probate Rulings
- Divorces and Adoptions
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--- ACTIONS / SALES ---

FIRST INSERTION	
<p>NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA</p> <p>Case Number: 2024-CA-004392 NEXOS INVEST CORP., and/or assigns, Plaintiff, v. CANVAS SARASOTA, LLC, PABLO ARCE, LAND 27, LLC, CMM ROOFING, INC., CITY OF SARASOTA, FLORIDA, JOHN DOE and JANE DOE, as UNKNOWN TENANTS; and any unknown heirs, devisees, grantees, creditors, and other unknown persons, unknown entities, unknown parties or unknown spouses claiming by, through or under any of the above-named Defendants, Defendants.</p> <p>NOTICE IS HEREBY GIVEN that pursuant to a Final Summary Judgment of Foreclosure entered in the above-entitled cause in the Circuit Court of Sarasota County, Florida, I will sell the property situated in Sarasota County, Florida, with the property address of 1730 Wisconsin Lane, Sarasota, FL 34239 and legally described as:</p> <p>The West 40 feet of Lot 14 and the East 20 feet of Lot 12, Block</p>	<p>B, Bayview Subdivision, according to the map or plat thereof, as recorded in Plat Book 1, Page(s) 156, of the Public Records of Sarasota County, Florida.</p> <p>at public sale, to the highest and best bidder for cash, in the Sarasota Courthouse via online at www.Sarasota.RealForeclose.com at 9:00 AM on September 29, 2025.</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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.</p> <p>Dated: August 11, 2025. /s/ Josh W. Osborn Joshua Osborn, Esq. Counsel for Plaintiff Rosenberg & Cummings PLLC 802 NE 20th Avenue, Fort Lauderdale, FL 33304 (954) 769-13644 josh@RosenbergCummings.com; roberta@rosenbergcummings.com Florida Bar Number: 1040437 August 22, 29, 2025 25-01629S</p>

FIRST INSERTION	
<p>NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA</p> <p>CASE NO.: 2024-CA-000574 FLAGSTAR BANK, N.A., Plaintiff, v. JENNIFER J. SKIPPER, et al., Defendants.</p> <p>NOTICE is hereby given that Karen E. Rushing, Clerk of the Circuit Court of Sarasota County, Florida, will on September 17, 2025, at 9:00 a.m. ET, via online auction site at www.sarasota.realforeclose.com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Sarasota County, Florida, to wit:</p> <p>The South 64.37 feet of Lots 1 and 2, and all of Lot 3, Block H, HIGHLAND CREST, according to the plat thereof, recorded in Plat Book 2, Page 39, of the Public Records of Sarasota County, Florida.</p> <p>Property Address: 1003 Gantt Ave, Sarasota, FL 34232</p> <p>pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number of which is set forth above.</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</p>	<p>before the clerk reports the surplus as unclaimed.</p> <p>If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.</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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.</p> <p>SUBMITTED on this 18th day of August, 2025. TIFFANY & BOSCO, P.A. /s/ Kathryn I. Kasper, Esq. Anthony R. Smith, Esq. FL Bar #157147 Kathryn I. Kasper, Esq. FL Bar #621188 Attorneys for Plaintiff OF COUNSEL: Tiffany & Bosco, P.A. 1201 S. Orlando Ave, Suite 430 Winter Park, FL 32789 Telephone: (205) 930-5200 Facsimile: (407) 712-9201 August 22, 29, 2025 25-01637S</p>

FIRST INSERTION	
<p>NOTICE OF SALE IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, STATE OF FLORIDA</p> <p>SMALL CLAIMS DIVISION Case No.: 23-SC-007620 HOME BUILDING MATERIALS, INC. d/b/a CARROLL'S BUILDING MATERIALS, a Florida corporation, Plaintiff, v. PIEDAD MESA BLUM, as Trustee of the PIEDAD MESA BLUM TRUST DATED JULY 12, 2021 and SPENCER LAPS, an individual, Defendants.</p> <p>Notice is hereby given that, pursuant to Final Summary Judgment of Foreclosure entered on August 13, 2025, in the above-styled cause, in the County Court of Sarasota County, Florida, the office of Karen E. Rushing, Clerk of the County Court, will sell the property situated in Sarasota County, Florida, described as:</p> <p>506 Pine Road, Nokomis, Florida 34275 and being more particularly described in the General Warranty Deed recorded on August 2, 2021 as Instrument #2021142174 in the Official Records of Sarasota County, and incorporated herein by this reference.</p> <p>at public sale, to the highest and</p>	<p>best bidder, for cash, via http://sarasota.realforeclose.com, at 9:00 A.M., on September 8, 2025.</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 within sixty (60) days after the sale.</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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.</p> <p>JONES LAW GROUP By: /s/ Robert S. Jones, II ROBERT S. JONES, II FBN: 725196 5622 Central Avenue St. Petersburg, Florida 33707 Phone No.: (727) 571-1333 Fax No.: (727) 573-1321 Primary E-mail: Distribution@JLGtampabay.com Attorney for Plaintiff August 22, 29, 2025 25-01640S</p>

FIRST INSERTION	
<p>NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA</p> <p>Case Number: 2024 CA 004395 NC NEXOS INVEST CORP., and/or assigns, Plaintiff, v. CANVAS SARASOTA, LLC, PABLO ARCE, LAND 27, LLC, CITY OF SARASOTA, FLORIDA, STORER CABLE TV OF FLORIDA, INC, JOHN DOE and JANE DOE, as UNKNOWN TENANTS; and any unknown heirs, devisees, grantees, creditors, and other unknown persons, unknown entities, unknown parties or unknown spouses claiming by, through or under any of the above-named Defendants, Defendants.</p> <p>NOTICE IS HEREBY GIVEN that pursuant to a Final Summary Judgment of Foreclosure entered in the above-entitled cause in the Circuit Court of Sarasota County, Florida, I will sell the property situated in Sarasota County, Florida, with the property address of 1731 Siesta Drive, Sarasota, FL 34239 and legally described as:</p> <p>Lot 15, Block B, Bayview Subdivision, according to the map or</p>	<p>plat thereof, as recorded in Plat Book 1, Page(s) 156, of the Public Records of Sarasota County, Florida</p> <p>at public sale, to the highest and best bidder for cash, in the Sarasota Courthouse via online at www.Sarasota.RealForeclose.com at 9:00 AM on September 30, 2025.</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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.</p> <p>Dated: August 11, 2025. /s/ Josh W. Osborn Joshua Osborn, Esq. Counsel for Plaintiff Rosenberg & Cummings PLLC 802 NE 20th Avenue, Fort Lauderdale, FL 33304 (954) 769-13644 josh@RosenbergCummings.com; roberta@rosenbergcummings.com Florida Bar Number: 1040437 August 22, 29, 2025 25-01630S</p>

FIRST INSERTION	
<p>NOTICE OF SALE IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA</p> <p>Case No. 2024 CC 001944 NC VILLA ROSA SARASOTA HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. GARY J. WALDOCH and DEBRA L. WALDOCH, husband and wife; U.S. SMALL BUSINESS ADMINISTRATION, an agency of the United States of America; EQUITY TRUST COMPANY CUSTODIAN FBO SERGIO DECESARE; TENANT #1, AS UNKNOWN TENANT IN POSSESSION; and TENANT #2, AS UNKNOWN TENANT IN POSSESSION, Defendants,</p> <p>NOTICE IS HEREBY GIVEN pursuant to the Summary Final Judgment of Foreclosure entered in the above styled Case Number 2024 CC 001944 NC, in the County Court of Sarasota, Florida, that the Clerk of Court for Sarasota County will sell the following real property, in Sarasota County, Florida, described as:</p> <p>Lot 49, Block E, VILLA ROSA, Unit II-A, a subdivision, according to map or plat thereof as recorded in Plat Book 42, Pages 10, 10A through 10D, of the Public Records of Sarasota County, Florida (hereinafter referred to as "the property").</p> <p>With an address of 4365 Reflections Parkway, Sarasota, Florida 34233 at public sale, to the highest and best bidder for cash via Internet at: www.sarasota.realforeclose.com on October 2, 2025 at 9:00 am. The highest bidder shall immediately post with the Clerk, a deposit equal to 5% of the final bid. The deposit must be cash or cashier's check payable to the Clerk of Court. Final payment must be made on or before 5:00 p.m. of the day of the sale by cash or cashier's check.</p> <p>IF THIS PROPERTY IS SOLD AT PUBLIC AUCTION, THERE MAY BE ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PERSONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS</p>	<p>PURSUANT TO THIS FINAL JUDGMENT.</p> <p>IF YOU ARE THE PROPERTY OWNER, YOU MAY CLAIM THESE FUNDS YOURSELF. YOU ARE NOT REQUIRED TO HAVE A LAWYER OR ANY OTHER REPRESENTATION AND YOU DO NOT HAVE TO ASSIGN YOUR RIGHTS TO ANYONE ELSE IN ORDER FOR YOU TO CLAIM ANY MONEY TO WHICH YOU ARE ENTITLED. PLEASE CHECK WITH THE CLERK OF THE COURT OF SARASOTA COUNTY, WITHIN TEN (10) DAYS AFTER THE SALE TO SEE IF THERE IS ADDITIONAL MONEY FROM THE FORECLOSURE SALE THAT THE CLERK HAS IN THE REGISTRY OF THE COURT.</p> <p>IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, IF ANY, 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 TIMELY 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.</p> <p>/s/ Michelle A. Rowe MICHELLE A. ROWE, ESQUIRE Florida Bar No. 0036605 JOHN PAUL JABRO, ESQUIRE Florida Bar No. 1049661 The Law Offices of Lobeck & Rowe, P.A. 2033 Main Street, Suite 403 Sarasota, Florida 34237-6063 (941) 955-5622 / Fax: (941) 951-1469 Primary: mrowe@lobeckrowe.com Secondary: jjabro@lobeckrowe.com Tertiary: enicholson@lobeckrowe.com Attorneys for Plaintiff August 22, 29, 2025 25-01644S</p>

SUBSEQUENT INSERTIONS

--- PUBLIC SALES ---	
<p>SECOND INSERTION</p> <p>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:</p> <p>5700 Anise Dr Sarasota FL, 34238 on 9/4/25 at 10:00AM Bridget Mobley Household items The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. August 15, 22, 2025 25-01577S</p>	<p>SECOND INSERTION</p> <p>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:</p> <p>4173 Clark Rd Sarasota, FL 34233 on 9/04/2025 at 10:00 AM Evoke Customs LLC Business tools, supplies The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property August 15, 22, 2025 25-01559S</p>
<p>SECOND INSERTION</p> <p>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:</p> <p>300 N Tamiami Trl Osprey, FL 34229 on 09/04/2025 at 02:00pm Craig Harman household items The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. August 15, 22, 2025 25-01576S</p>	<p>SECOND INSERTION</p> <p>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:</p> <p>5109 Fruitville Road Sarasota, FL 34232 on 09/04/2025 at 10:00am Nicole White Boxes of clothes, lamps and small furniture. The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. August 15, 22, 2025 25-01578S</p>
<p>SECOND INSERTION</p> <p>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:</p> <p>1266 US-41 Venice, FL 34285 on 09/04/2025 at 10:00am Dave Tejeras boxes, LR, BR, some exerise equip, dressers 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 25-01558S</p>	<p>SECOND INSERTION</p> <p>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:</p> <p>19430 Times Circle Venice ,FL 34292 9/4/2025 @ 11am John Hawrey 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 25-01549S</p>
<p>SECOND INSERTION</p> <p>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:</p> <p>4029 Bee Ridge Road Sarasota, FL 34233, on 09/04/2025 at 10:00am Jassica Wise - 3 bins, clothing McKenna Halpain - furniture and household items The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. August 15, 22, 2025 25-01550S</p>	<p>SECOND INSERTION</p> <p>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:</p> <p>2255 N. Washington Blvd. Sarasota, FL. 34234 Auction 09/04/2025 at 10:00 AM Maria Hernandez Household Boxes and Photos Tools Cameron Pete 2 gocats for kids Kevin Davis Clothes shoes blankets hygiene kids toys and clothes few pieces of furniture Shanique Carter Clothing and shoes 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 25-01553S</p>
<p>SECOND INSERTION</p> <p>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:</p> <p>255 N. Washington Blvd. Sarasota, FL. 34234 Auction 09/04/2025 at 10:00 AM Maria Hernandez Household furniture, beds, dressers, boxes, lamps Reann Morrow 2 king beds, 2 dressers, 4 side tables, 1 sectional, 1 sofa, 4 bar stools , boxes 20 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 25-01579S</p>	

Q&A

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

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

Rarely do consumers specifically search online for public notices.

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941-906-9386

IV18237

SECOND INSERTION		
NOTICE OF ACTION FOR FORFEITURE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA Case No.: 2025 CA 003327 NC IN RE: FORFEITURE OF THE FOLLOWING DESCRIBED PROPERTY: BINANCE.COM UID #877393126 CONTAINING MULTIPLE CRYPTOCURRENCY TOKENS, TO: ALL PERSONS, FIRMS AND CORPORATIONS OWNING, HAVING OR CLAIMING AN INTEREST IN OR LIEN ON THE ABOVE-DESCRIBED PROPERTY. Notice is given pursuant to § 932.701 to § 932.704, Florida Statutes, the Florida Contraband Forfeiture Act, that the State of Florida, Office of the Attorney		
	General, Department of Legal Affairs ("SOF, OAG, DLA") and the Florida Department of Law Enforcement (FDLE) seized the above-described property. The Court has issued an Order Finding Probable Cause. All persons or entities who have a legal interest in the subject property are required to serve a copy of your answer, asserting any affirmative defenses with the Clerk of the Court and the undersigned counsel no later than September 19, 2025. Failure to file your defenses will result in a default being entered against you. Lydon William Schultz Assistant Attorney General Florida Bar No. 126615 Office of the Attorney General 3507 E. Frontage Road, Suite 150 Tampa, FL 33607 (813) 233-2880 August 15, 22, 2025	25-01547S

SECOND INSERTION		
NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL ACTION CASE NO.: 58-2015-CA-006913 U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORATION MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-BC1, Plaintiff, vs. DAWN OHLSSON, et al, Defendant(s). NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated July 30, 2025, and entered in Case No. 58-2015-CA-006913 of the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida in which U.S. Bank National Association, as trustee for Structured Asset Securities Corporation Mortgage Pass-Through Certificates, Series 2006-BC1, is the Plaintiff and Dawn Ohlsson, Unknown Party #1 NKA Dakota Ohlsson, are defendants, the Sarasota County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at the Internet: www.sarasota.realforeclose.com, Sarasota County, Florida at 9:00am on the September 30, 2025 the following described property as set forth in said Final Judgment of Foreclosure:		
	LOT 11, SHADOW LAKES, ACCORDING TO THE MAP OR PLAT RECORDED IN PLAT BOOK 10, PAGE 67, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS. A/K/A 3261 MAYFLOWER ST, SARASOTA, FL 34231 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim before the Clerk reports the surplus as unclaimed. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated this 04 day of August 2025. ALBERTELLI LAW P. O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 eService: servealaw@albertellilaw.com By: /s/ Charline Calhoun Florida Bar #16141 CT - 15-204657 August 15, 22, 2025	25-01557S

SECOND INSERTION		
NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA. CIVIL DIVISION CASE NO. 582024CA003965XXXANC LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. ALFONSO BAUTISTA MONTERO; MARIA CONCEPCION GUTIERREZ CAZARES; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s). NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated July 31, 2025, and entered in Case No. 582024CA003965XXXANC of the Circuit Court in and for Sarasota County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and ALFONSO BAUTISTA MONTERO; MARIA CONCEPCION GUTIERREZ CAZARES; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, KAREN E. RUSHING, Clerk of the Circuit Court, will sell to the highest and best bidder for cash www.sarasota.realforeclose.com, 9:00 a.m., on October 29, 2025 , the following described property as set forth in said Order or Final Judgment, to-wit: LOT 19, BLOCK 393, TENTH ADDITION TO PORT CHARLOTTE SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 12, PAGES 22 THROUGH 22-M, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN		
	ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN. North Sarasota County (case numbers ending in NC): If you cannot afford an attorney, you may contact Legal Aid of Manasota at (941) 366-0038 or https://www.legalaiddofmanasota.org or Gulfcoast Legal Services at (800) 230-5920 or https://www.gulfcoastlegal.org. If you do not qualify for free legal assistance or do not know an attorney, you may use an attorney referral service or contact the Florida Bar Referral Service at (800) 342-8011 or https://www.floridabar.org/public/lrs/. South Sarasota County (case numbers ending in SC): If you cannot afford an attorney, you may contact Legal Aid of Manasota at (941) 366-0038 or https://www.legalaiddofmanasota.org, Gulfcoast Legal Services at (800) 230-5920 or https://www.gulfcoastlegal.org or United Way of South Sarasota County, Inc. at (941) 484-4811 or https://www.uwscc.org. If you do not qualify for free legal assistance or do not know an attorney, you may use an attorney referral service or contact the Florida Bar Referral Service at (800) 342-8011 or https://www.floridabar.org/public/lrs/ Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. DATED August 8, 2025. By: /s/ Sheena M. Diaz Sheena M. Diaz Florida Bar No.: 97907 Roy Diaz, Attorney of Record Florida Bar No. 767700 Diaz Anselmo & Associates, P.A. Attorneys for Plaintiff 499 NW 70th Ave., Suite 309 Fort Lauderdale, FL 33317 Telephone: (954) 564-0071 Facsimile: (954) 564-9252 Service E-mail: answers@dallegal.com 1475-203812 / TM1 August 15, 22, 2025	25-01600S

SECOND INSERTION		
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 3509 NC IN RE: ESTATE OF JOHN R. ATHERTON, Deceased. The administration of the estate of John R. Atherton, deceased, whose date of death February 3, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below. 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 date of first publication of this notice is August 15, 2025		
	Mary King Personal Representative 3389 Magic Oak Lane Sarasota, FL 34232 Mary E. King, Esq. Attorney for Personal Representative Florida Bar No. 987001 Law Office of Mary E. King 3389 Magic Oak Lane Sarasota, FL 34232 Telephone: (941) 906-7585 Email: Tax@kinglawpl.com August 15, 22, 2025	25-01597S

SECOND INSERTION		
NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORID PROBATE DIVISION File No. 2025-CP-3293 NC IN RE: ESTATE OF: JOHN L. WELLS, Deceased. The administration of the estate of JOHN L. WELLS, deceased, whose date of death was April 3, 2025; is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Post Office Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below. 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		
	JULIA FORBES Personal Representative 4199 Vallarta Court Sarasota, FL 34233 DAVE M. EVANS, JR., Esquire Attorney for Personal Representative Florida Bar No. 1013511 LEE & EVANS, P.A. 2601 Cattlemen Road, Suite 503 Sarasota, Florida 34232 Telephone: (941) 954-0067 Facsimile: (941) 365-1492 Email: devans@leeandevans.com Secondary Email: kristina@leeandevans.com August 15, 22, 2025	25-01598S

SECOND INSERTION		
Prepared by: Thomas L. Avrutis, Esquire Return to: John Cunningham Asset Recovery Services 3671 Webber Street #36 Sarasota, FL 34232 RE: SIESTA SANDS RESORT OWNERS ASSOCIATION, INC. SARASOTA County, Florida Non-Judicial Timeshare foreclosure process NOTICE OF PUBLIC AUCTION/ SALE FOR NON-JUDICIAL TIMESHARE FORECLOSURE NOTICE IS HEREBY GIVEN that, pursuant to an action for non-judicial foreclosure of timeshare units on the Claim of Lien, in the Official Records of Sarasota County, Florida, I will sell, to the highest and best bidder for cash, at SIESTA SANDS RESORT OWNERS ASSOCIATION Manager's Office, 1001 Point of Rocks Road, Siesta Key, FL 34242, on the 18th day of August, 2025 at 11:30am , the following described real property located in Sarasota County, Florida, to-wit: Unit Numbers and Week Numbers as set forth below in SIESTA SANDS RESORT, A Condominium, according to the Declaration of Condominium thereof, recorded in Official Records Book 1428, Page 2045, as amended in Book 1885, Page 1326 described in Plat Book 16, Pages 22, 22 A-C, and amended in Plat Book 26, Pages 6-6C, of the Public Records of Sarasota County, Florida. Unit Number: Week Number: 201 19, 20, 21, 22, 48 204 31 205 33, 34 TO: Owner(s) Address: Unit /Week Number(s) Amount due: Angelo E Ciuffoletti and Charlene D Ciuffoletti 1366 Denton Street Greensburg, PA 15601 204/31 \$2,870.67 with a per diem amount of \$1.42 from April 2, 2024 Kenton D Crofoot Estate of Kenton D Crofoot All heir and devisees of the Estate of		
	Kenton D Crofoot 103 Olmstead Place Syracuse, NY 13219 205/33 \$2,643.32 with a per diem amount of \$1.30 from April 2, 2024 205/34 \$2,643.32 with a per diem amount of \$1.30 from April 2, 2024 Janet E Gray PO Box 375 Mantick, Ontario K4M1A4 Canada 201/48 \$2,785.70 with a per diem amount of \$1.37 from April 2, 2024 Roger Shepherd and Pauline Shepherd Estate of Roger Shepherd All heirs and devisees of the Estate of Roger Shepherd 46 High Ash Drive South Anston, UK S255HJ 201/19 \$2,113.15 with a per diem amount of \$1.04 from April 2, 2024 201/20 \$2,113.15 with a per diem amount of \$1.04 from April 2, 2024 201/21 \$2,113.15 with a per diem amount of \$1.04 from April 2, 2024 201/22 \$2,113.15 with a per diem amount of \$1.04 from April 2, 2024 The assessment lien created by the Claim of Lien was properly created and authorized pursuant to the timeshare instrument and applicable law, and the amounts secured by said lien are as set above. You may cure the default at any time prior to the public auction by paying the amount due, as set forth in this notice, to the undersigned Trustee at the address set forth below. THIS NOTICE OF PUBLIC AUCTION/SALE is dated this 4th day of AUGUST, 2025. THOMAS L AVRUTIS, AS TRUSTEE FOR SIESTA SANDS RESORT OWNERS ASSOCIATION, INC 201 Fletcher Avenue, Second Floor Sarasota, FL 34237 Telephone (941) 955-7715 Facsimile (941) 953-7625 Email: john@timesharenjfc.com August 15, 22, 2025	25-01593S

THIRD INSERTION		
SUMMONS IN THE SUPERIOR COURT OF THE VIRGIN ISLANDS District of ST CROIX Case Number: SX-2024-CV Action: QUIT TITLE STACY L WHITE Plaintiff vs ESTATE OF GLORIA R. NEWMAN, ESTATE OF WARREN S. NEWMAN ET AL Defendant To: Estate of John Rueckl Address: 5030 ANCHOR WAY SUITE 13 CHRISTIANSTED VI 00820 Within the time limited by law (see note below) you are hereby required to appear before this Court and answer to a complaint filed against you in this action. In case of your failure to appear or answer, judgment by default will be taken against you as demanded in the complaint. The date of first publication of this notice is August 15, 2025		
	Tamara Charles Clerk of the Court /s/ Charlotte Sheldon (Attorney for Plaintiff) NOTE: The defendant, if served personally, is required to file his answer or other defense with the Clerk of the Court, and to serve a copy thereof upon the plaintiff's attorney within twenty-one (21) days after service of this summons, excluding the date of the service. The defendant, if served by publication or by personal service outside of the jurisdiction, is required to file his answer or other defense with the Clerk of the Court, and to serve a copy thereof upon the attorney for the plaintiff within thirty (30) days after the completion of the period of publication or personal service outside of the jurisdiction. August 8, 15, 22, 29, 2025	25-01520S

THIRD INSERTION		
SUMMONS IN THE SUPERIOR COURT OF THE VIRGIN ISLANDS District of ST CROIX Case Number: SX-2024-CV Action: QUIT TITLE STACY L WHITE Plaintiff vs ESTATE OF GLORIA R. NEWMAN, ESTATE OF WARREN S. NEWMAN ET AL Defendant To: Estate of Betty Rueckl Address: 5030 ANCHOR WAY SUITE 13 CHRISTIANSTED VI 00820 Within the time limited by law (see note below) you are hereby required to appear before this Court and answer to a complaint filed against you in this action. In case of your failure to appear or answer, judgment by default will be taken against you as demanded in the complaint. The date of first publication of this notice is August 15, 2025		
	Tamara Charles Clerk of the Court /s/ Charlotte Sheldon (Attorney for Plaintiff) NOTE: The defendant, if served personally, is required to file his answer or other defense with the Clerk of the Court, and to serve a copy thereof upon the plaintiff's attorney within twenty-one (21) days after service of this summons, excluding the date of the service. The defendant, if served by publication or by personal service outside of the jurisdiction, is required to file his answer or other defense with the Clerk of the Court, and to serve a copy thereof upon the attorney for the plaintiff within thirty (30) days after the completion of the period of publication or personal service outside of the jurisdiction. August 8, 15, 22, 29, 2025	25-01519S

SECOND INSERTION		
RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA. CIVIL DIVISION CASE NO. 2023 CA 004317 NC LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. THERESA A. DAVIDSON; CAPITAL ONE BANK (USA), N.A.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s). NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated April 9, 2024 and an Order Resetting Sale dated July 24, 2025 and entered in Case No. 2023 CA 004317 NC of the Circuit Court in and for Sarasota County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and THERESA A. DAVIDSON; CAPITAL ONE BANK (USA), N.A.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, KAREN E. RUSHING, Clerk of the Circuit Court, will sell to the highest and best bidder for cash www.sarasota.realforeclose.com, 9:00 a.m., on September 4, 2025 , the following described property as set forth in said Order or Final Judgment, to-wit: LOT 9, BLOCK M, SOUTH GATE RIDGE UNIT 3, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 10, PAGE 93, IN THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE		
	OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN. North Sarasota County (case numbers ending in NC): If you cannot afford an attorney, you may contact Legal Aid of Manasota at (941) 366-0038 or https://www.legalaiddofmanasota.org or Gulfcoast Legal Services at (800) 230-5920 or https://www.gulfcoastlegal.org. If you do not qualify for free legal assistance or do not know an attorney, you may use an attorney referral service or contact the Florida Bar Referral Service at (800) 342-8011 or https://www.floridabar.org/public/lrs/. South Sarasota County (case numbers ending in SC): If you cannot afford an attorney, you may contact Legal Aid of Manasota at (941) 366-0038 or https://www.legalaiddofmanasota.org, Gulfcoast Legal Services at (800) 230-5920 or https://www.gulfcoastlegal.org or United Way of South Sarasota County, Inc. at (941) 484-4811 or https://www.uwscc.org. If you do not qualify for free legal assistance or do not know an attorney, you may use an attorney referral service or contact the Florida Bar Referral Service at (800) 342-8011 or https://www.floridabar.org/public/lrs/ Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. DATED July 30, 2025. By: /s/ Ian Dolan Ian C. Dolan Florida Bar No.: 757071 Roy Diaz, Attorney of Record Florida Bar No. 767700 Diaz Anselmo & Associates, P.A. Attorneys for Plaintiff 499 NW 70th Ave., Suite 309 Fort Lauderdale, FL 33317 Telephone: (954) 564-0071 Facsimile: (954) 564-9252 Service E-mail: answers@dallegal.com 1475-191000 / TM1 August 15, 22, 2025	25-01599S



Who benefits from legal notices?

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

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

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--- ESTATE ---	
SECOND INSERTION	SECOND INSERTION
<p>NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION Case No. 2025-CP-3755 NC IN RE: ESTATE OF ANNIE H. ABRAMOWICZ, Deceased.</p> <p>The administration of the estate of ANNIE H. ABRAMOWICZ, deceased, whose date of death was December 21, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>All other creditors of the decedent</p>	<p>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 PERIOD 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 15, 2025.</p> <p>JACQUES S. ABRAMOWICZ Personal Representative John J. Waskom Attorney for Personal Representative Florida Bar No. 0962181 Icard, Merrill, Cullis, Timm, Furen & Ginsburg, P.A. 8470 Enterprise Cir., Ste. 201 Lakewood Ranch, FL 34202 Telephone: 941-907-0006 Email: jwaskom@icardmerrill.com Secondary Email: kcapp@icardmerrill.com August 15, 22, 202525-01591S</p>
SECOND INSERTION	SECOND INSERTION
<p>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-003588-NC IN RE: ESTATE OF DANIEL JOSEPH LANG Deceased</p> <p>The administration of the estate of Daniel Joseph Lang, deceased, whose date of death was June 23, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is: 2000 Main Street, Rm 102, Sarasota, FL 34237. 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 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.</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</p>	<p>NOTICE.</p> <p>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE 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>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 732.221.</p> <p>The date of first publication of this notice is August 15, 2025.</p> <p>Personal Representative: William Schueler, III 381 Orrs Mills Rd #8 New Windsor, NY 12553 Attorney for Personal Representative CATHERINE E. BLACKBURN Florida Bar Number: 940569 BLACKBURN LAW FIRM, PLLC 5230 Central Avenue St. Petersburg, FL 33707 Telephone: (727) 826-0923 E-Mail: Cathy@lifeplanlaw.com August 15, 22, 202525-01590S</p>
SECOND INSERTION	SECOND INSERTION
<p>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 3311 SC Division South County IN RE: ESTATE OF MARIAN M. HOGAN Deceased.</p> <p>The administration of the estate of MARIAN M. HOGAN, deceased, whose date of death was May 23, 2025, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is P.O. BOX 3079, SARASOTA, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228,</p>	<p>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.</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 15, 2025.</p> <p>Personal Representative: MARIAN HOGAN NASH 405 Park Blvd. N. Venice, Florida 34285 Attorney for Personal Representative: STEPHEN K. BOONE, Esq. Attorney Florida Bar Number: 371068 BOONE BOONE & BOONE, P.A. 1001 Avenida Del Circo VENICE, FL 34285 Telephone: (941) 488-6716 Fax: (941) 488-7079 E-Mail: sboone@boone-law.com August 15, 22, 202525-01588S</p>
SECOND INSERTION	SECOND INSERTION
<p>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-003896-NC Division PROBATE IN RE: ESTATE OF JUDITH A. MCDUGALL Deceased.</p> <p>The administration of the estate of Judith A. McDougall, deceased, whose date of death was August 20, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main St., Sarasota, FL 34236. 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</p>	<p>creditor as specified under s. 732.2211, 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 8/15/25</p> <p>Personal Representative: Elaine Cathy Williams 7274 Eleanor Circle, #201 Sarasota, Florida 34243 Attorney for Personal Representative Teresa K. Bowman, Esq. Attorney for the Personal Representative Florida Bar Number: 0021453 Teresa K. Bowman P.A. 3277 Fruitville Rd., Suite D-2 SARASOTA, FL 34237 Telephone: (941) 735-5200 Fax: (941) 234-0604 E-Mail: tkbowman@tkbowmanpa.com Secondary E-Mail: liz@tkbowmanpa.com August 15, 22, 202525-01596S</p>
SECOND INSERTION	SECOND INSERTION
<p>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File Number: 2025 CP 003542 NC Division: Probate In Re The Estate Of: ANNE K. PASTORE Deceased</p> <p>The administration of the estate of ANNE K. PASTORE, deceased, whose date of death was June 28, 2025, File Number 2025CP003542NC, is pending in the Probate Court, Sarasota County, Florida, the address of which is: P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>All creditors of the decedent and other persons, who have claims or demands against the decedent's estate on whom a copy of this Notice is required to be served, must file their claims with this court WITHIN THE LATER OF 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.</p> <p>All other creditors of the decedent and persons having claims or demands</p>	<p>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.</p> <p>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE 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 THE FIRST PUBLICATION OF THIS NOTICE IS AUGUST 15, 2025.</p> <p>JENNIFER A. PASTORE Personal Representative 34 Grandview Drive Ridgefield, CT 06877 Mary E. Van Winkle, Esq. Attorney For Personal Representative Van Winkle & Sams, P.A. 3859 Bee Ridge Road, Suite 202 Sarasota, Florida 34233 Phone: 941-923-1685 Florida Bar No. 374830 Primary E-mail: Lvanwinkle23@gmail.com Secondary E-mail: servicemevw@gmail.com August 15, 22, 202525-01555S</p>

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Are internet-only legal notices sufficient?

No. While the internet is clearly a useful resource, websites should not be used as the sole source of a legal notice. Websites, whether controlled by a government body or a private firm, are not independent, archived, readily available or independently verified. Newspaper legal notices fulfills all of those standards.

Q&A

VIEW NOTICES ONLINE AT [Legals.BusinessObserverFL.com](https://legals.businessobserverfl.com)

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

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--- ACTIONS / SALES ---

SECOND INSERTION		
<p>NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2025 CA 002548 NC WELLS FARGO BANK, N.A., Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST TIM ELGAARD AKA TIM ALAN ELGAARD, DECEASED, et al, Defendant(s). To: THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR</p>	<p>AGAINST TIM ELGAARD AKA TIM ALAN ELGAARD, DECEASED Last Known Address: UNKNOWN, A Current Address: Unknown YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Sarasota County, Florida: THE FOLLOWING DESCRIBED PROPERTY LOCATED IN THE COUNTY OF SARASOTA, STATE OF FLORIDA: LOT 18, BLOCK 931, FIFTEENTH ADDITION TO PORT CHARLOTTE SUBDIVISION, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 13, PAGES 14 AND 14A THROUGH 14B, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. A/K/A 8782 FAY AVE NORTH</p>	<p>PORT FL 34287 has been filed against you and you are required to file written defenses with the clerk of court and to serve a copy within 30 days after the first publication of the Notice of Action, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623; 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. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon</p>
receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. If you cannot afford an attorney, you may contact Legal Aid of Manasota at (941) 366-0038 or https://www.legalaidofmanasota.org or Gulfcoast Legal Services at (800) 230-5920 or https://www.gulfcoastlegal.org. If you do not qualify for free legal assistance or do not know an attorney, you may use an attorney referral service or contact the Florida Bar Referral Service at (800) 342-8011 or https://www.floridabar.org/public/lrs/. WITNESS my hand and the seal of this court on this 7 day of August, 2025. Karen E. Rushing, Clerk of the Circuit Court and County Comptroller (SEAL) By: G. Kopinsky Deputy Clerk		
25-005842 August 15, 22, 202525-01565S		

SECOND INSERTION		
<p>NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CASE NO.: 2024 CA 000913 PNC BANK, NATIONAL ASSOCIATION, Plaintiff, VS. ROBERT R. KRAEFT; LAKESHA L. DEAN; ISLANDWALK AT THE WEST VILLAGES HOMEOWNERS ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS</p>	<p>Defendant(s). NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on July 31, 2025 in Civil Case No. 2024 CA 000913, of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein, PNC BANK, NATIONAL ASSOCIATION is the Plaintiff, and ROBERT R. KRAEFT; LAKESHA L. DEAN; ISLANDWALK AT THE WEST VILLAGES HOMEOWNERS ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES,</p>	<p>OR OTHER CLAIMANTS are Defendants. The Clerk of the Court, Karen E. Rushing will sell to the highest bidder for cash at www.sarasota.realforeclose.com on October 29, 2025 at 09:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit: LOT 50, ISLANDWALK AT THE WEST VILLAGES, PHASE 4, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 50, PAGE(S) 38, 38A THROUGH 38P, OF THE PUBLIC RECORDS OF SARASOTA 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</p>
are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated this 8th 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: John J. Cullaro FBN: 66699 Primary E-Mail: ServiceMail@aldridgepite.com 1457-877B August 15, 22, 202525-01561S		

SECOND INSERTION		
<p>NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA CASE NO. 2024 CA 005117 NC HOMEWARD RESIDENTIAL, INC., Plaintiff, vs. BENJAMIN RODGER A/K/A BENJAMIN-PIERCE RODGER; MELISSA RODGER A/K/A MELISSA-MARIE RODGER; HUNTER N RODGER A/K/A HUNTER RODGER; JPMORGAN CHASE BANK, N.A.; GOODLEAP, LLC; Defendants NOTICE IS HEREBY GIVEN pursuant to a Uniform Final Judgment of Mortgage Foreclosure dated July 31, 2025, and entered in Case No. 2024 CA 005117 NC, of the Circuit Court of the Twelfth Judicial Circuit in and for SARASOTA County, Florida. HOMEWARD RESIDENTIAL, INC., is Plaintiff and BENJAMIN RODGER A/K/A BENJAMIN-PIERCE RODGER; MELISSA RODGER</p>	<p>A/K/A MELISSA-MARIE RODGER; HUNTER N RODGER A/K/A HUNTER RODGER; JPMORGAN CHASE BANK, N.A.; GOODLEAP, LLC, are defendants. Karen E. Rushing, Clerk of Circuit Court for SARASOTA, County Florida will sell to the highest and best bidder for cash via The Internet at www.sarasota.realforeclose.com at 9:00 a.m., on the 16TH day of SEPTEMBER, 2025, the following described property as set forth in said Final Judgment, to wit: LOT 12426, 12427 AND 12428, SOUTH VENICE UNIT 48, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 7, PAGE 12, OF THE PUBLIC RECORDS OF SARASOTA 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 proceed-</p>	<p>ing, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Si usted es una persona minusválida que necesita algún acomodamiento para poder participar en este procedimiento, usted tiene derecho, sin tener gastos propios, a que se le provea cierta ayuda. Tenga la amabilidad de ponerse en contacto Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861- 8000 por lo menos 7 días antes de la cita fijada para su comparecencia en los tribunales, o inmediatamente después de recibir esta notificación si el tiempo antes de la comparecencia que se ha programado es menos de 7 días; si usted tiene discapacidad del oído o de la voz, llame al 711. Si ou se yon moun ki enfim ki bezwen akomodasyon pou w ka patisipe nan pwosedi sa, ou kalifye san ou pa gen okenn lajan pou w peye, gen pwovizyon pou jwen kek ed. Tanpri kontakte Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861- 8000 nan 7 jou anvan dat ou gen randevou pou parèt nan tribinal la, oubyen imedyatman apre ou fin resevwa konvokasyon an si le ou gen pou w parèt nan tribinal la mwens ke 7 jou; si ou gen pwoblèm pou w tande oubyen pale, rele 711. Dated this 8th day of August, 2025 VAN NESS LAW FIRM, PLC 1239 E. Newport Center Drive, Suite 110 Deerfield Beach, Florida 33442 Ph: (954) 571-2031 PRIMARY EMAIL: Pleadings@vanlawfl.com /s/ Mark Elia Mark C. Elia, Esq. Florida Bar #: 695734 PHH20262-24/sap August 15, 22, 202525-01566S</p>

SECOND INSERTION		
<p>NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL DIVISION: CASE NO.: 2022 CA 004376 NC RESIDENTIAL INVESTMENT TRUST IV, Plaintiff, vs. BLUE INTERNATIONAL GROUP, LLC, a Florida Limited Liability Company; LUCRECIA DELMONTE; UNKNOWN SPOUSE OF LUCRECIA DELMONTE; GALLOWAY ROOFING LLC, AS WELL AS ALL MATERIALMEN, SUPPLIERS, CONTRACTORS, and SUB-CONTRACTORS; CITY OF SARASOTA; HOMEBRIDGE FINANCIAL SERVICES, INC.; WILMINGTON TRUST, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS DELAWARE TRUSTEE OF SMRF TRUST IV-A; UNKNOWN TENANT #1 and UNKNOWN TENANT #2, Defendants. NOTICE IS HEREBY GIVEN pursuant to the Uniform Final Judgment of Mortgage Foreclosure entered on the 31st day of July 2025, in Case No. 2022-CA-004376 NC, of the Circuit Court of the 12TH Judicial Circuit in and for Sarasota County, Florida, wherein RESIDENTIAL INVESTMENT TRUST IV is the Plaintiff BLUE INTERNATIONAL GROUP, LLC, a Florida Limited Liability Company; LUCRECIA DELMONTE; UNKNOWN SPOUSE OF LUCRECIA DELMONTE; GALLOWAY ROOFING LLC, AS WELL AS ALL MATERIALMEN, SUPPLIERS, CONTRACTORS, and SUB-CONTRACTORS; CITY OF SARASOTA; HOMEBRIDGE FINANCIAL SERVICES, INC.; WILMINGTON TRUST, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY</p>	<p>BUT SOLELY AS DELAWARE TRUSTEE OF SMRF TRUST IV-A; UNKNOWN TENANT #1 and UNKNOWN TENANT #2 are the Defendants. Karen Rushing Clerk of this Court shall sell to the highest and best bidder for cash electronically at www.sarasota.realforeclose.com, the Clerk's website for on-line auctions at, 9:00 AM on the 4th day of September 2025, the following described property as set forth in said Final Judgment, to wit: LOT 2, TYLER AND DARLING'S FIRST ADDITION TO ENGLEWOOD, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 59, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. LESS THE FOLLOWING DESCRIBED PARCEL: BEGIN AT THE NORTHEAST CORNER OF LOT 2, TYLER AND DARLING'S FIRST ADDITION TO ENGLEWOOD; THENCE N 88°16'21" W ALONG THE NORTH LINE OF SAID LOT 2 A DISTANCE OF 185.08 FEET; THENCE S 12°20'13" E A DISTANCE OF 108.19 FEET TO THE SOUTH LINE OF SAID LOT 2; THENCE S 86°49'51" E, A DISTANCE OF 184.99 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF MCCALL ROAD (50' RIGHT-OF-WAY); THENCE N 11°40'40" W, A DISTANCE OF 110.00 FEET TO THE POINT OF BEGINNING. LESS THE FOLLOWING DESCRIBED PARCEL: COMMENCE AT THE NORTHEAST CORNER OF SAID LOT 1 THENCE N 86°49'51" W ALONG THE NORTH LINE OF LOT 1 A DISTANCE OF 70.27' TO THE POINT OF</p>	<p>BEGINNING; THENCE S 03°10'09" W LEAVING SAID NORTH LINE OF LOT 1 A DISTANCE OF 3.54'; THENCE N 84°29'23" W A DISTANCE OF 45.73'; THENCE N 03°10'09" E A DISTANCE OF 1.67' TO A POINT ON THE NORTH LINE OF LOT 1; THENCE S 86°49'51" E ALONG SAID NORTH LINE OF LOT 1, A DISTANCE OF 45.69' TO THE POINT OF BEGINNING, SUBJECT TO THE REVERTER CLAUSE IN THE INSTRUMENT OF CONVEYANCE #2001155985. ALSO LESS THE FOLLOWING DESCRIBED PARCEL: COMMENCE AT THE NORTHEAST CORNER OF LOT I, OF SAID TYLER AND DARING'S FIRST ADDITION TO ENGLEWOOD, THENCE N 86°49' 51" W ALONG THE NORTH LINE OF LOT 1 A DISTANCE OF 185.00' TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG SAID NORTH LINE N 86°49'51" W A DISTANCE OF 46.00'; THENCE N 12°20'13" W LEAVING SAID NORTH LINE A DISTANCE OF 2.70'; THENCE S 86°49'51" E A DISTANCE OF 46.00'; THENCE S 12°20'13" E A DISTANCE OF 2.70' TO THE POINT OF BEGINNING, SUBJECT TO THE REVERTER CLAUSE IN THE INSTRUMENT OF CONVEYANCE #2001155986 WHICH HAS BEEN CONVEYED TO LOT 1 UNDER INSTRUMENT #2001155989. TOGETHER WITH AN EASEMENT FOR THE PURPOSE OF INGRESS AND EGRESS OVER THE NORTH 15.00' OF SAID LOT 2(B) WHICH LOT 2(B) IS DESCRIBED AS: BEGIN AT THE NORTHEAST CORNER OF LOT 2, TYLER AND DARLING'S FIRST ADDITION TO ENGLEWOOD; THENCE N 88°16'21" W ALONG THE NORTH LINE OF SAID LOT 2 A DISTANCE OF 185.08 FEET; THENCE S 12°20'13" E A DISTANCE OF 108.19 FEET TO THE SOUTH LINE OF SAID LOT 2; THENCE S 86°49'51" E, A DISTANCE OF 184.99 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF MCCALL ROAD (50' RIGHT-OF-WAY); THENCE N 11°40'40" W, A DISTANCE OF 110.00 FEET TO THE POINT OF BEGINNING. PROPERTY ADDRESS: 780 SOUTH MCCALL RD, ENGLEWOOD, FL 34223 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITH THE CLERK BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated this 6th day of August 2025. By: /s/Kimberly George Kimberly George, Esq. Bar Number: 134661 22-05251 August 15, 22, 202525-01548S</p>

SECOND INSERTION		
<p>NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA CASE NO: 2025CA000632NC ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC, Plaintiff, -vs- UNKNOWN SPOUSE OF JENNIFER LEE ANZURES , UNKNOWN SPOUSE OF MARIO ANZURES , UNKNOWN OCCUPANT 1, UNKNOWN OCCUPANT 2, JENNIFER LEE ANZURES, MARIO ANZURES AND THE WOODS HOMEOWNERS ASSOCIATION, INC., Defendant(s) TO: JENNIFER LEE ANZURES AND UNKNOWN SPOUSE OF JENNIFER LEE ANZURES Last Known Address: 1932 Wood Hollow Lane, Sarasota, FL 34235 You are notified of an action to foreclose a mortgage on the following property in Sarasota County: LAND SITUATED IN THE COUNTY OF SARASOTA IN THE STATE OF FL LOT 35, THE WOODS, UNIT II, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 31, PAGES 38, 38A AND 38B, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. 1932 Wood Hollow Lane, Sarasota, FL 34235 The action was instituted in the Circuit Court, Twelfth Judicial Circuit in and for Sarasota, County, Florida; Case No. 2025CA000632NC; and is styled Rock-</p>	<p>et Mortgage, LLC f/k/a Quicken Loans, LLC vs. Jennifer Lee Anzures. You are required to serve a copy of your written defenses, if any, to the action on Brandi Wilson, Esq., Plaintiff's attorney, whose address is 255 South Orange Ave, Suite 900, Orlando, FL 32801 on or before 9-15-2025, (or 30 days from the first date of publication) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately after service; otherwise, a default will be entered against you for the relief demanded in the complaint or petition. 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. DATED: August 6, 2025 KAREN E RUSHING, CLERK Sarasota Clerk of the Circuit Court As Clerk of Court (SEAL) By: G. Kopinsky As Deputy Clerk August 15, 22, 202525-01567S</p>	<p>are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated this 8th 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: John J. Cullaro FBN: 66699 Primary E-Mail: ServiceMail@aldridgepite.com 1457-877B August 15, 22, 202525-01561S</p>
receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. If you cannot afford an attorney, you may contact Legal Aid of Manasota at (941) 366-0038 or https://www.legalaidofmanasota.org or Gulfcoast Legal Services at (800) 230-5920 or https://www.gulfcoastlegal.org. If you do not qualify for free legal assistance or do not know an attorney, you may use an attorney referral service or contact the Florida Bar Referral Service at (800) 342-8011 or https://www.floridabar.org/public/lrs/. WITNESS my hand and the seal of this court on this 7 day of August, 2025. Karen E. Rushing, Clerk of the Circuit Court and County Comptroller (SEAL) By: G. Kopinsky Deputy Clerk		
25-005842 August 15, 22, 202525-01565S		

SECOND INSERTION		
<p>NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL DIVISION: CASE NO.: 2025 CA 002720 NC ONSLOW BAY FINANCIAL, LLC, Plaintiff, vs. JUAN DAVID DAVINOVISH; VENICE GARDENS CIVIC ASSOCIATION, INC.; JUDITH ANN PADOLIK A/K/A PADOLIK AS TRUSTEE OF THE JUDITH ANN PADOLIK REVOCABLE TRUST AGREEMENT, DATED NOVEMBER 30, 2017; UNKNOWN TENANT #1; UNKNOWN TENANT #2 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), KAREN E. RUSHING as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.sarasota.realforeclose.com at, 9:00 AM on the 03 day of September, 2025, the following described property as set forth in said Final Judgment, to wit: LOT 333, VENICE GARDENS SUBDIVISION UNIT 5, ACCORDING TO PLAT THEREOF, AS RECORDED IN PLAT BOOK 9, PAGE 75, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. PROPERTY ADDRESS: 320 BRIARWOOD ROAD, VENICE, FL 34293 IF YOU ARE A PERSON CLAIMING</p>	<p>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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated this 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 25-02093 August 15, 22, 202525-01585S</p>	<p>Si ou se yon moun ki enfim ki bezwen akomodasyon pou w ka patisipe nan pwosedi sa, ou kalifye san ou pa gen okenn lajan pou w peye, gen pwovizyon pou jwen kek ed. Tanpri kontakte Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861- 8000 nan 7 jou anvan dat ou gen randevou pou parèt nan tribinal la, oubyen imedyatman apre ou fin resevwa konvokasyon an si le ou gen pou w parèt nan tribinal la mwens ke 7 jou; si ou gen pwoblèm pou w tande oubyen pale, rele 711. Dated this 8th day of August, 2025 VAN NESS LAW FIRM, PLC 1239 E. Newport Center Drive, Suite 110 Deerfield Beach, Florida 33442 Ph: (954) 571-2031 PRIMARY EMAIL: Pleadings@vanlawfl.com /s/ Mark Elia Mark C. Elia, Esq. Florida Bar #: 695734 PHH20262-24/sap August 15, 22, 202525-01566S</p>

SECOND INSERTION		
<p>NOTICE OF ACTION IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA Case No.: 2025 CC 003807 SC GRAND PALM MASTER ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. AARON P. LOVERIN AND NATALEN B. LOVERIN, husband and wife; TENANT #1, AS UNKNOWN TENANT IN POSSESSION; and TENANT #2, AS UNKNOWN TENANT IN POSSESSION, Defendants. To: AARON P. LOVERIN; TENANT OR OCCUPANT #1, AS UNKNOWN TENANT OR OCCUPANT IN POSSESSION; and TENANT OR OCCUPANT #2, AS UNKNOWN TENANT OR OCCUPANT IN POSSESSION, and all others whom it may concern: The property herein described is as follows: LOT 1736, GRAND PALM, PHASE2-C, according to the plat thereof, as recorded in Plat Book 52, Page 351, of the Public Records of Sarasota County, Florida. With a street address of 12444 Destin Loop, Venice, Florida 34293 (hereinafter referred to as “the property”). YOU ARE HEREBY NOTIFIED that a Complaint to foreclose a claim of lien has been filed and commenced in this court by the Plaintiff, GRAND PALM MASTER ASSOCIATION, INC., and you are required to serve a copy of your written defenses, if any, to it on Michelle A. Rowe, Esquire, attorney for Plaintiff, whose address is Lobeck & Rowe, PA,</p>	<p>2033 Main Street, Suite 403, Sarasota, Florida 34237, and file the original with the clerk of the above-styled court within thirty (30) days from the first date of publication; otherwise a default will be entered against you for the relief prayed for in the Complaint or Petition. This Notice shall be published once each week for two consecutive weeks in the BUSINESS OBSERVER SARASOTA EDITION. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. KAREN E. RUSHING Clerk of the Court (SEAL) By: G. Kopinsky As Deputy Clerk Attorney for Plaintiff: MICHELLE A. ROWE, ESQUIRE Florida Bar No. 0036605 JOHN PAUL JABRO, ESQUIRE Florida Bar No. 1049661 The Law Offices of Lobeck & Rowe, P.A. 2033 Main Street, Suite 403 Sarasota, Florida 34237-6063 (941) 955-5622 / Fax: (941) 951-1469 Designated E-Mail Addresses: Primary: mrowe@lobeckrowe.com Secondary: jjabro@lobeckrowe.com Tertiary: carrieta@lobeckrowe.com Attorneys for Plaintiff, GRAND PALM MASTER ASSOCIATION, INC. August 15, 22, 202525-01546S</p>	<p>are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated this 6th day of August 2025. By: /s/Kimberly George Kimberly George, Esq. Bar Number: 134661 22-05251 August 15, 22, 202525-01548S</p>

--- ESTATE ---	
SECOND INSERTION	SECOND INSERTION
<p>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 002849 NC Division Probate IN RE: ESTATE OF LUCILLE P. TOGNO Deceased.</p> <p>The administration of the estate of Lucille P. Togno, deceased, whose date of death was March 12, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</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</p>	<p>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.</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 15, 2025.</p> <p>Personal Representative Susan M. Byrne Petitioner 22 Deauville Drive, Parsippany, NJ 07054 Attorney for Personal Representative Lori A. Capone, Esq. FL Bar No. 1032299 Email: lori@loricapone.com 7103 LPavia Blvd. Venice, FL 34292 Tel: (412)310-3555 2nd Email: loricaponejd@gmail.com August 15, 22, 2025 25-01560S</p>

SECOND INSERTION	SECOND INSERTION
<p>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025CP003647SC Division Probate IN RE: ESTATE OF GEORGE A. KOCHER III Deceased.</p> <p>The administration of the estate of George A. Kocher III, deceased, whose date of death was May 9, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, Florida 34230. 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,</p>	<p>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.</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 15, 2025</p> <p>Personal Representative: Lory Weisensee Crews Bank & Trust 1100 Tamiami Trail Port Charlotte, Florida 33953 Attorney for Personal Representative: Jeffrey M. Backo, Attorney Florida Bar Number: 0086426 MELLOR & BACKO LLP 13801 Tamiami Trail, Suite D North Port, Florida 34287 Telephone: (941) 426-1193 Fax: (941) 426-5413 E-Mail: jeff@northportlaw.com Secondary E-Mail: shelly@northportlaw.com August 15, 22, 2025 25-01563S</p>

SECOND INSERTION	SECOND INSERTION
<p>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 002460 SC IN RE: ESTATE OF EDITH J. BERNDT Deceased.</p> <p>The administration of the estate of EDITH J. BERNDT, deceased, whose date of death was February 12, 2025, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is 4004 S. Tamiami Trail, Venice, FL 34293. The names and addresses of the personal representatives and the personal representatives' 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 representatives have no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a</p>	<p>creditor as specified under s. 732.2211, 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 15, 2025.</p> <p>Personal Representatives: SHERRY WHITTEN 8393 Herbison Ave. North Port, Florida 34287 CINDY S. MEITZLER 450 Crane Rd. Venice, FL 34293 Attorney for Personal Representatives: DAVID R. CORNISH Attorney Florida Bar Number: 0225924 355 W. Venice Ave. VENICE, FL 34285 Telephone: (941) 483-4246 Fax: (941) 485-8163 E-Mail: davidr.cornish@verizon.net Secondary E-Mail: none August 15, 22, 2025 25-01562S</p>

The History
How We Got Here

Cradle to Grave

The election of 1932 changed how the public viewed the role of government. Every decade since, government has continually expanded, with greater regulation and one failed welfare program after another.

BY MILTON & ROSE FRIEDMAN

The presidential election of 1932 was a political watershed for the United States.

Herbert Hoover, seeking re-election on the Republican ticket, was saddled with a deep depression. Millions of people were unemployed. The standard image of the time was a breadline or an unemployed person selling apples on a street corner.

Though the independent Federal Reserve System was to blame for the mistaken monetary policy that converted a recession into a catastrophic depression, the president, as the head of state, could not escape responsibility. The public had lost faith in the prevailing economic system. People were desperate. They wanted reassurance, a promise of a way out.

Franklin Delano Roosevelt, the charismatic governor of New York, was the Democratic candidate. He was a fresh face, exuding hope and optimism.

True enough, he campaigned on the old principles. He promised if elected to cut waste in government and balance the budget, and berated Herbert Hoover for extravagance in government spending and for permitting government deficits to mount.

At the same time, both before the election and during

the interlude before his inauguration, Roosevelt met regularly with a group of advisers at the Governor's Mansion in Albany — his "brain trust," as it was christened. They devised measures to be taken after his inauguration that grew into the "New Deal" FDR had pledged to the American people in accepting the Democratic nomination for president.

The election of 1932 was a watershed in narrowly political terms.

In the 72 years from 1860 to 1932, Republicans held the presidency for 56 years, Democrats for 16. In the 48 years from 1932 to 1980, the tables were turned: Democrats held the presidency for 32 years, Republicans for 16.

The election was also a watershed in a more important sense: It marked a major change in both the public's perception of the role of government and the actual role assigned to government.

One simple set of statistics suggests the magnitude of the change. From the founding of the Republic to 1929, spending by governments at all levels — federal, state, and local — never exceeded 12% of the national income except in time of major war, and two-thirds of that was state and local spending. Federal spending typically amounted to 3% or less of the national income.

Since 1933, government spending has never been less than 20% of national income and is now over 40%, and two-thirds of that is spending by the federal government.

True, much of the period since the end of World War II has been a period of cold or hot war. However, since 1946 non-defense spending alone has never been less than 16% of the national income and is now roughly one-third the national income. Federal government spending alone is more than one-quarter of the national income in total, and more than a fifth for non-defense purposes alone. By this measure, the role of the federal government in the economy has multiplied roughly tenfold in the past half-century.

ROOSEVELT'S UTOPIAN FANTASY

Roosevelt was inaugurated on March 4, 1933 — when the economy was at its lowest ebb. Many states had declared a banking holiday, closing their banks. Two days after he was inaugurated, President Roosevelt ordered all banks throughout the nation to close.

But Roosevelt used his inaugural address to deliver a message of hope, proclaiming that "the only thing we have to fear is fear itself." And he immediately launched a frenetic program of legislative measures — the "100 days" of a special congressional session.

The members of FDR's brain trust were drawn mainly from the universities — in particular, Columbia University. They reflected the change that had occurred earlier in the intellectual atmosphere on the campuses — from

“““

The role of the federal government in the economy has multiplied roughly tenfold in the past half-century.

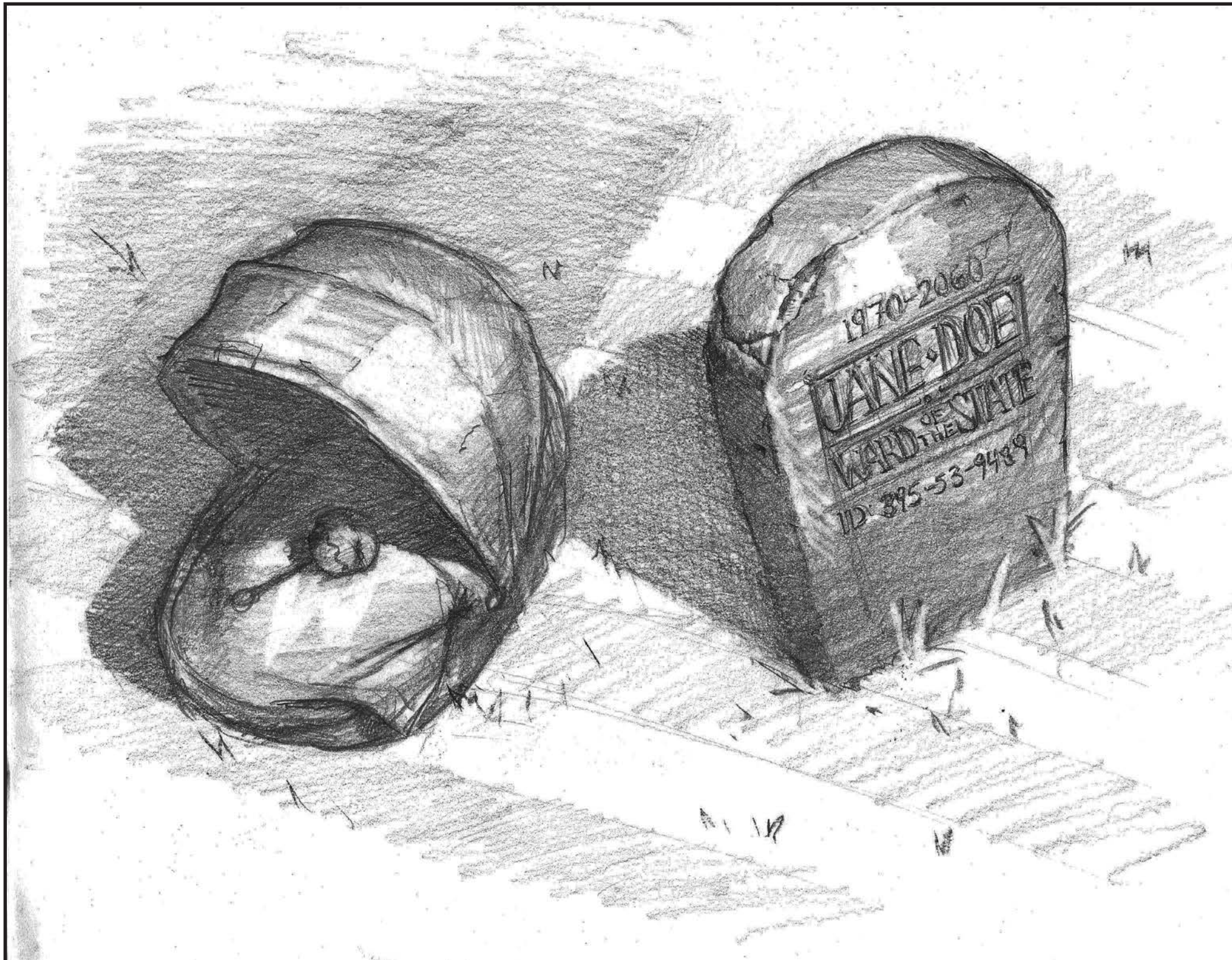


ILLUSTRATION BY SEAN MICHAEL MONAGHAN

belief in individual responsibility, laissez faire and a decentralized and limited government to belief in social responsibility and a centralized and powerful government. It was the function of government, they believed, to protect individuals from the vicissitudes of fortune and to control the operation of the economy in the “general interest,” even if that involved government ownership and operation of the means of production.

These two strands were already present in a famous novel published in 1887, “Looking Backward,” by Edward Bellamy, a utopian fantasy in which a Rip Van Winkle character who goes to sleep in the year 1887 awakens in the year 2000 to discover a changed world. “Looking backward,” his new companions explain to him how the utopia that astonishes him emerged in the 1930s — a prophetic date from the hell of the 1880s.

That utopia involved the promise of security “from cradle to grave” — the first use of that phrase we have come across — as well as detailed government planning, including compulsory national service by all persons over an extended period.

Coming from this intellectual atmosphere, Roosevelt’s advisers were all too ready to view the depression as a failure of capitalism and to believe that active intervention by government — and especially central government — was the appropriate remedy. Benevolent public servants, disinterested experts, should assume the power that narrow-minded, selfish “economic royalists” had abused. In the words of Roosevelt’s first inaugural address, “The money changers have fled from the high seats in the temple of our civilization.”

In designing programs for Roosevelt to adopt, they could draw not only on the campus, but on the earlier experience of Bismarck’s Germany, Fabian England and middle-way Sweden. The New Deal, as it emerged during the 1930s, clearly reflected these views.

It included programs designed to reform the basic structure of the economy. Some of these had to be abandoned

when they were declared unconstitutional by the Supreme Court, notably the NRA (National Recovery Administration) and the AAA (Agricultural Adjustment Administration). Others are still with us, notably the Securities and Exchange Commission, the National Labor Relations Board, and nationwide minimum wages.

The New Deal also included programs to provide security against misfortune, notably Social Security (OASI: Old Age and Survivors Insurance), unemployment insurance and public assistance.

The New Deal also included programs intended to be strictly temporary, designed to deal with the emergency situation created by the Great Depression. Some of the temporary programs became permanent, as is the way with government programs.

The most important temporary programs included “make work” projects under the Works Progress Administration, the use of unemployed youth to improve the national parks and forests under the Civilian Conservation Corps, and direct federal relief to the indigent.

At the time, these programs served a useful function. There was distress on a vast scale; it was important to do something about that distress promptly, both to assist the people in distress and to restore hope and confidence to the public. These programs were hastily contrived, and no doubt were imperfect and wasteful, but that was understandable and unavoidable under the circumstances. The Roosevelt administration achieved a considerable measure of success in relieving immediate distress and restoring confidence.

CENTRAL PLANNING TAKES OVER

World War II interrupted the New Deal, while at the same time strengthening greatly its foundations. The war brought massive government budgets and unprecedented control by government over the details of economic life: fixing of prices and wages by edict, rationing