Public Notices

Business Observer

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PAGE 17 **Additional Public Notices may be accessed on BusinessObserverFL.com and the statewide legal notice website, FloridaPublicNotices.com** SEPTEMBER 19 - SEPTEMBER 25, 2025

LEE COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

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 Villa del Sol Apts located at 1936 Grace Avenue in the City of Fort Myers, Lee County, FL 33901 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 10th day of September, 2025.

Joseph E. Barbee and Wynelle S. Barbee

September 19, 2025 25-03587L

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 Resurgence Brewing Company located at 6160 Exchange Lane in the City of Fort Myers, Lee County, FL 33912 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 10th day of September, 2025.

RBC FTM LLC

Christopher Ware

September 19, 2025 25-03582L

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 Fort Myers Dental Care located at 15620 McGregor Blvd, Suite 135 in the City of Fort Myers, Lee County, FL 33908 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 10th day of September, 2025.

Ft. Myers Dental Care, LLC

Karen M. Wilkinson

September 19, 2025 25-03586L

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 Chainbreakers Sports located at 4930 SW 26th Pl, in the County of Lee, in the City of Cape Coral, Florida 33914 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Cape Coral, Florida, this 11th day of September, 2025.

CHAINBREAKERS SPORTS, LLC

September 19, 2025 25-03599L

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 UNIVERSAL GETAWAYS located at 6719 WINKLER RD STE 218 in the City of FORT MYERS, Lee County, FL 33919 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 11th day of September, 2025.

UNIVERSAL LIFE SOLUTIONS LLC

September 19, 2025 25-03593L

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 Prime Cleaning Experts located at 926 NW 8TH TER in the City of CAPE CORAL, Lee County, FL 33993 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 11th day of September, 2025.

Global Quality Services LLC

September 19, 2025 25-03588L

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 R2H Studios located at 3709 Wild Sage Way in the City of Alva, Lee County, FL 33920 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 11th day of September, 2025.

Rent 2 Home Studios LLC

September 19, 2025 25-03594L

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 Bonita Smoke Shop located at 3551 LAKEMONT DRIVE in the City of Bonita Springs, Lee County, CO 34134 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 16th day of September, 2025.

Mac Online LLC

September 19, 2025 25-03636L

FIRST INSERTION

Fictitious Name Notice

Notice is hereby given that MIKE VASQUEZ, OWNER, desiring to engage in business under the fictitious name of ANTOJOS BORICUA located at 161 PEERLESS ST, LEHIGH ACRES, FLORIDA 33974 intends to register the said name in LEE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

September 19, 2025 25-03612L

FIRST INSERTION

Fictitious Name Notice

Notice is hereby given that Regency Yacht Group, desiring to engage in business under the fictitious name of Regency Yacht Sales located at 13435 Citrus Creek Ct, Fort Myers Florida 33905 intends to register the said name in Lee county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

September 19, 2025 25-03583L

FIRST INSERTION

Fictitious Name Notice

Notice is hereby given that William Cole, Jake Cole and Jared Cole, desiring to engage in business under the fictitious name of Cole Brothers Property Services located at 14590 Laguna Drive, Fort Myers, Florida 33908 intends to register the said name in Lee County with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

September 19, 2025 25-03585L

FIRST INSERTION

NOTICE OF PUBLIC SALE

Pursuant to the Florida Self Storage Lien Act, the owner of a self-storage facility has a lien upon all personal property located at the self-service storage facility for rent or other charges incurred for the storage of the personal property. Due to the failure to pay the rent, the owner is enforcing its lien and intends to sell or otherwise dispose of the personal property located in the rented spaces listed in this notice. THIS NOTICE IS BEING PROVIDED PURSUANT TO Florida STATE LAW BEFORE the sale, the tenants listed may pay the amount necessary to satisfy the lien and the reasonable expenses incurred to redeem the personal property.

ADVERTISEMENT OF SALE: Notice is hereby given that the personal property located in the following storage units will be sold by competitive bidding. Facility Name: iStorage - 7010- Ft. Myers Facility Address: 12859 McGregor Blvd. Ft. Myers, FL 33919 US Facility Phone: 1+ (239) 443-3885 Description: Entire contents of unit consisting of, but not limited to: Patricia Fransen 00410- suitcases, utility dolly, plastic totes, shoe boxes. Bidding: All bidding will take place online at StorageTreasures.com on October 9, 2025, at 11:00am. Property will be sold to the highest bidder.

September 19, 26, 2025 25-03613L

FIRST INSERTION

WATERFORD LANDING COMMUNITY DEVELOPMENT DISTRICT NOTICE OF ETHICS TRAINING SESSIONS

The Waterford Landing Community Development District Board of Supervisors will participate in two training sessions to satisfy the statutory requirement for annual ethics training pursuant to Section 112.3142, Florida Statutes.

Session 1: September 29, 2025 at 11:00 a.m. via Zoom:
https://us06web.zoom.us/j/86097424898?pwd=XKPfNfisPZnEtv0NZwNLth4vnvetbc.1
Meeting ID 860 9742 4898, Passcode 409613

Session 2: September 30, 2025 at 11:00 a.m. via Zoom:
https://us06web.zoom.us/j/84121186496?pwd=1rBaTkK0Oh8xvBdLRbQ4ZfbKa0rVwG.1
Meeting ID 841 2118 6496, Passcode 751372

Please be advised that these are training sessions only and no official action will be taken by the Board and no District business will be discussed. The trainings are provided to allow Board Members to fulfill their individual statutory obligations. The public is welcome to observe the sessions.

September 19, 2025 25-03646L

FIRST INSERTION

WILDBLUE COMMUNITY DEVELOPMENT DISTRICT NOTICE OF FISCAL YEAR 2026 MEETINGS

The Board of Supervisors ("Board") of the WildBlue Community Development District ("District") will hold Regular Meetings for Fiscal Year 2026, at 10:00 a.m., at the Community Center (Card Room), 18721 WildBlue Blvd., Fort Myers, Florida 33913 on the following dates:

October 2, 2025
November 6, 2025
December 4, 2025
January 15, 2026
February 5, 2026
March 5, 2026
April 2, 2026
May 7, 2026
June 4, 2026
July 2, 2026
August 6, 2026
September 3, 2026

The purpose of the meetings is for the Board to consider any business which may properly come before it. The meetings are open to the public and will be conducted in accordance with the provision of Florida law. The meetings may be continued to a date, time, and place to be specified on the record at the meetings. A copy of the agenda for these meetings may be obtained by contacting the offices of the District Manager, Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (561) 571-0010, during normal business hours or by visiting the District's website, http://wildbluecdd.net/.

There may be occasions when one or more Supervisors or staff will participate by telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at the meetings because of a disability or physical impairment should contact the District Office at (561) 571-0010 at least 48 hours prior to the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

A person who decides to appeal any decision made at the meetings with respect to any matter considered at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

District Manager

September 19, 2025 25-03635L

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, Wild Card Motors, Inc., a Florida corporation, desires to engage in business under the fictitious name of A.J. Auto Repair, at 15580 McGregor Boulevard, Fort Myers, FL 33908. Notice is further given that the undersigned intends to register this fictitious name with the Florida Department of State, Division of Corporations, Tallahassee, Florida.

Dated: 09/17/2025

Wild Card Motors, Inc.

A Florida corporation

By: /s/ Jon Card (Sep 17, 2025 09:58:47 EDT)

Name: Jon Card

Title: President

September 19, 2025 25-03644L

FIRST INSERTION

EAST BONITA BEACH ROAD COMMUNITY DEVELOPMENT DISTRICT NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2026 BUDGET(S); AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

The Board of Supervisors (**"Board"**) of the East Bonita Beach Road Community Development District (**"District"**) will hold a public hearing and regular meeting as follows:

DATE: October 9, 2025
TIME: 11:00 AM
LOCATION: D.R. Horton
10541 Ben C. Pratt Six Mile Cypress Parkway
Fort Myers, Florida 33966

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 that 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, Wrathell, Hunt and Associates, LLC, 2300 Glades Road #410W, Boca Raton, Florida 33431** (**"District Manager's Office"**), during normal business hours, or by visiting the District's website at https://www.eastbonitabeachroadcdd.net/.

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 meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the 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

September 19, 26, 2025 25-03640L

FIRST INSERTION

RIVER HALL COMMUNITY DEVELOPMENT DISTRICT NOTICE OF FISCAL YEAR 2026 MEETINGS

The Board of Supervisors ("Board") of the River Hall Community Development District ("District") will hold Regular Meetings for Fiscal Year 2026 at 3:30 p.m., at the River Hall Town Hall Center, 3089 River Hall Parkway, Alva, Florida 33920 on the following dates:

October 2, 2025
November 6, 2025
December 4, 2025
January 8, 2026
February 5, 2026
March 5, 2026
April 2, 2026
May 7, 2026
June 4, 2026
July 2, 2026
August 6, 2026
September 3, 2026

The purpose of the meetings is for the Board to consider any business which may properly come before it. The meetings are open to the public and will be conducted in accordance with the provision of Florida Law for Community Development Districts. The meetings may be continued to a date, time, and place to be specified on the record at the meeting. A copy of the agenda for these meetings may be obtained by contacting the offices of the District Manager, Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (561) 571-0010, during normal business hours or by visiting the District's website, http://www.riverhallcdd.org/.

There may be occasions when one or more Supervisors or staff will participate by telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at the meetings because of a disability or physical impairment should contact the District Office at (561) 571-0010 at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

A person who decides to appeal any decision made at the meetings with respect to any matter considered at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

District Manager

September 19, 2025 25-03620L

FIRST INSERTION

NOTICE OF BOARD MEETING LUCAYA COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of the **Lucaya Community Development District** will hold their meetings for **Fiscal Year 2026 at the Lucaya Clubhouse, 14506 Abaco Lakes Drive, Fort Myers, Florida 33908 at 9:30 a.m. on the second Wednesday of the following months:**

November 12, 2025
January 14, 2026
March 11, 2026
May 13, 2026
August 12, 2026

Additionally, the Board will hold workshops at the **Lucaya Clubhouse, 14506 Abaco Lakes Drive, Fort Myers, FL 33908 at 9:30 a.m.** on the following dates:

October 8, 2025
February 11, 2026

The meetings are open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. A copy of the agenda for a particular meeting may be obtained from the District Manager at 4530 Eagle Falls Place, Tampa, FL 33619.

A meeting may be continued to a date, time and place as evidenced by motion of the majority of Board Members participating at that meeting. There may be occasions when one or more Supervisors will participate by telephone.

Any person requiring special accommodations at a meeting because of a disability or physical impairment should contact the District Office at (813) 344-4844 at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.

Each person who decides to appeal any action taken at these meetings is advised that person will need a record of proceedings and that accordantly, 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.

Amanda Ferguson, District Manager

Lucaya Community Development District

September 19, 2025 25-03611L

FIRST INSERTION

NOTICE OF ACTION FOR TERMINATION OF PARENTAL RIGHTS AND ADOPTION

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY

CASE NO.: 25-DR-6628

IN RE: THE ADOPTION OF: PAULINA XORXE MORALES, A Minor Child.

TO: Tomas Xorxe Pol

Respondent's last address: 1085 Southdale Rd. Apt. 104, Fort Myers, FL 33919

YOU ARE NOTIFIED that a Joint Petition for Adoption by Enrique Tello Garrido and Maria Morales Ambrocio has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Jorge J. Santana Jr. with Santana Law, P.A. whose address is 8191 College Parkway, Suite 200, Fort Myers, Florida 33919, on or before , and file the original with the clerk of this Court at Lee County Clerk of Court, 1700 Monroe Street, Fort Myers, FL 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

The adoptee is identified as follows:

Date of Birth Place of Birth
January 24, 1981 Guatemala

Physical Description of Respondent:
Age: 44
Race: Spanish
Hair Color: Black
Eye Color: Brown
Approximate Height: Unknown
Approximate Weight: Unknown

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

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

Dated: 09/11/2025

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: E. Bakelman
Deputy Clerk

Sept. 19, 26; Oct. 3, 10, 2025
25-03637L

--- PUBLIC SALES ---

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 Pacific Gulf Wire Rope located at 415 S. Cloverdale Street, Seattle, WA 98108 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lee County Florida, this 15th day of September 2025

Rasmussen Marine, LLC

September 19, 2025 25-03631L

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 Pacific Gulf located at 415 S. Cloverdale Street, Seattle, WA 98108 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lee County Florida, this 15th day of September 2025

Rasmussen Marine, LLC

September 19, 2025 25-03630L

FIRST INSERTION

NOTICE OF FORFEITURE PROCEEDINGS

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA

CIVIL ACTION

Case No.: 25-CA-004342

Judge Keith R. Kyle

In RE: FORFEITURE OF Nine Thousand, Five Hundred and Six Dollars ($9,506.00) in U.S. Currency

Claimant(s): ANTHONY LEE PRESLEY

TO: Anthony Lee Presley

AND TO: All others whose names are presently unknown but may claim an interest in the Nine Thousand Five Hundred Six Dollars and 00/100 ($9,506.00) in U.S. Currency described herein.

YOU ARE HEREBY NOTIFIED that the City of Fort Myers, Florida has initiated forfeiture proceedings against the above-described Nine Thousand Five Hundred Six Dollars and 00/100 ($9,506.00) in U.S. Currency, which was seized by the Fort Myers Police Department on or about August 1, 2025, in Fort Myers, Lee County, pursuant to the Florida Contraband Forfeiture Act. The City of Fort Myers Police Department is currently holding the seized property.

Any persons or entities claiming an ownership or perfected security interest in the Nine Thousand Five Hundred Six Dollars and 00/100 ($9,506.00) in U.S. Currency described above shall make such interest known by filing such claim with the Court in the above-styled cause and by sending a copy of such claim to the address below within twenty (20) days. In accordance with Florida Statue 932.704(6)(a), the seizing agency shall publish the notice of the forfeiture complaint for 2 consecutive weeks on a publicly accessible website or if published in print, once a week for 2 consecutive weeks in a newspaper qualified to publish legal notices under chapter 50 in the county where the seizure occurred. These proceedings will be advertised through Business Observer. If no claim is filed, a default may be entered for the relief demanded in the petition and a request will be made for final judgment of forfeiture.

Address for copy of claim:
Office of the City Attorney
Post Office Drawer 2217
Fort Myers, Florida 33902

CITY OF FORT MYERS
Counsel for Petitioner
City of Fort Myers
By: /s/ Amanda B. Browning-Richardson
Grant W. Alley, City Attorney
Florida Bar No. 0967386
Amanda B. Browning-Richardson, Assistant City Attorney
Florida Bar No. 1010920
City of Fort Myers
Post Office Drawer 2217
Fort Myers, Florida 33902
Tel: (239) 321-7640
Fax (239) 344-5916
Email: galley@fortmyers.gov
Email: arichardson@fortmyers.gov
Email: sveale@fortmyers.gov
Email: LegalService@fortmyers.gov (Service Only)

September 19, 26, 2025 25-03608L

FIRST INSERTION

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA

CASE NO.: 19-DR-1960

IN RE: THE MATTER OF: NAYHELY LOPEZ VASQUEZ, Petitioner, -and- JOSE M. GOMEZ CRESPO, Respondent,

TO: Jose M. Gomez Crespo (Respondent/Husband)

Last Known address: 5422 Sago Avenue, Fort Myers, FL 33907

YOU ARE NOTIFIED that an action regarding the Supplemental Petition for Modification of final Judgment has been filed in the Circuit Court of the Twentieth Judicial Circuit for Lee County. You are required to serve an Answer or responsive pleadings to this action upon JORGE J. SANTANA, ESQ., of SANTANA LAW, P.A., Petitioner's attorney, whose address is 8191 College Parkway, Suite 200, Fort Myers, FL 33919, on or before October 20, 2025, and file the original with the clerk of this court at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, either before service on Petitioner's attorney or immediately thereafter.

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

You must keep the Clerk of the Circuit's office notified of your current address. (You may file Notice of Current Address, Florida Supreme Court Approval Family Law Form 12.915) Future papers in this lawsuit will be mailed to the address on records at the clerk's office.

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

DATED this 10th day of September, 2025.

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: E. Bakelman
Deputy Clerk

Sept. 19, 26; Oct. 3, 10, 2025 25-03621L

FIRST INSERTION

NOTICE OF PUBLIC SALE

Pursuant to the Florida Self Storage Lien Act, the owner of a self-storage facility has a lien upon all personal property located at the self-service storage facility for rent or other charges incurred for the storage of the personal property. Due to the failure to pay the rent, the owner is enforcing its lien and intends to sell or otherwise dispose of the personal property located in the rented spaces listed in this notice. THIS NOTICE IS BEING PROVIDED PURSUANT TO Florida STATE LAW BEFORE the sale, the tenants listed may pay the amount necessary to satisfy the lien and the reasonable expenses incurred to redeem the personal property. ADVERTISEMENT OF SALE: Notice is hereby given that the personal property located in the following storage units will be sold by competitive bidding. Facility Name: iStorage - 8029 - North Fort Myers Facility Address: 14150 N. Cleveland Ave., North Fort Myers, FL 33903 US Facility Phone: 1+ (239) 307-0008 Description: Entire contents of unit consisting of, but not limited to: Tilynn Law 500- ipad, boxes, binders, folders, blanket. Ronald Perry 542- grill, boat motor, air compressor, car parts, tires, 4 wheeler parts, bike, trailer, ladder, painting tools, fishing poles, misc garage items Bidding: All bidding will take place online at StorageTreasures.com on October 9, 2025, at 11:00am. Property will be sold to the highest bidder.

September 19, 26, 2025 25-03615L

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 REGAL SENIOR SHOPPE located at 12873 SOUTH CLEVELAND AVE in the City of FORT MYERS, Lee County, FL 33907 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 17th day of September, 2025.

MICAH LARIMORE

September 19, 2025 25-03645L

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 A.J. Auto Repair located at 15580 McGregor Blvd. in the City of Fort Myers, Lee County, FL 33908 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 16th day of September, 2025.

Wild Card Motors Inc.

Jon Card

September 19, 2025 25-03641L

FIRST INSERTION

Derelict Vessel Publication Notice

NOTICE TO POTENTIAL HEIRS AND PERSONS WITH A LEGAL INTEREST IN THE BELOW DESCRIBED VESSEL

The following vessel, to wit:1988 Cabin Motorboat FL7944PL has been determined to be derelict/abandoned and is unlawfully upon these waters of this state, to wit 5307 Colony Ct, Cape Coral and must be removed within 21 days; otherwise, it will be removed and disposed of pursuant to chapter 705, Florida Statutes. Owners, heirs and other legally interested parties may have the right to a hearing to challenge the determination that this vessel is derelict or otherwise in violation of the law or to raise their interests before a tribunal. Please contact the Fish and Wildlife Conservation Legal Office at (850) 487-1764 or efile@myfwc.com in order to assert a legal interest in this vessel. The owner or the party determined to be legally responsible for the vessel being upon the waters of this state in a derelict condition will be liable for the costs of removal, destruction, and disposal if this vessel is not removed by the owner.

All heirs and other persons with a legal interest in this vessel must raise such interest within 21 days of the date of first publication of this Notice. All interests not raised by that time will be waived and forever barred. The date of first publication of this Notice is September 19, 2025.

FWCDLE 167FO (8/22)

September 19, 26, 2025 25-03629L

FIRST INSERTION

Public Notice

FLORIDA SOUTHWESTERN STATE COLLEGE (FSW) Request for Qualifications (RFQ) 25-09

Project Name: College Wide General Contractor Prequalification pursuant to State Requirements for Educational Facilities (SREF) section 14.

Prequalification Effective Date: January 1, 2026 through December 31, 2026

Interested Applicants must possess a minimum of $1M in current bonding capacity and $1M in general liability and property damage policy.

Interested Applicants may obtain more information and submit the Application electronically for RFQ 25-09 at https://www.bidnetdirect.com/florida/floridasouthwestern.

RFQ Timeline: RFQ Issued September 15, 2025; Deadline for Applicants to Submit written questions September 29, 2025 2:00pm ET; Applications due through https://www.bidnetdirect.com/florida/floridasouthwestern October 10, 2025 at 2:00pm ET; Intent to award to be posted on or about October 16, 2025.

Sept. 19, 26; Oct. 3, 2025 25-03592L

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 Britt's Bevs & more located at 3695 winkler ave apt 714 in the City of Fort myers, Lee County, FL 33916 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 16th day of September, 2025.

Brittany Mueller

September 19, 2025 25-03642L

FIRST INSERTION

Fictitious Name Notice

Notice is hereby given that Suzanne Aboulhosn and Susie's Super Simple Luxury Travel, LLC desiring to engage in business under the fictitious name of SSS Luxury Travel, LLC located at 17158 Ashcomb Way, Estero, FL 33928 intends to register the said name in Lee county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

September 19, 2025 25-03584L

FIRST INSERTION

NOTICE OF PUBLIC SALE

Pursuant to the Florida Self Storage Lien Act, the owner of a self-storage facility has a lien upon all personal property located at the self-service storage facility for rent or other charges incurred for the storage of the personal property. Due to the failure to pay the rent, the owner is enforcing its lien and intends to sell or otherwise dispose of the personal property located in the rented spaces listed in this notice. THIS NOTICE IS BEING PROVIDED PURSUANT TO Florida STATE LAW BEFORE the sale, the tenants listed may pay the amount necessary to satisfy the lien and the reasonable expenses incurred to redeem the personal property. ADVERTISEMENT OF SALE: Notice is hereby given that the personal property located in the following storage units will be sold by competitive bidding. Facility Name: iStorage - 8651 - North Fort Myers Facility Address: 14251 N. Cleveland Ave., North Fort Myers, FL 33903 US Facility Phone: 1+ (239) 842-7286 Description: Entire contents of unit consisting of, but not limited to: Cape Coral Summer Kicthen c/o Jose Diaz 0143- Building Material, Tools. Cape Coral Summer Kicthen c/o Jose Diaz 172- Building material, Tools. Steven Lenchner 2007- Totes, Boxes tools, Lamp, Pictures. Jaclyn Sullivan 2032- TV, Fan, cat scratch post, office chair, portable ice maker. Nicole Bennett 3200- Bed, TV, Boxes, Vacuum, storage drawers. Bidding: All bidding will take place online at StorageTreasures.com on October 9, 2025, at 11:00am. Property will be sold to the highest bidder.

September 19, 26, 2025 25-03616L

FIRST INSERTION

NOTICE OF PUBLIC SALE:

NOTICE IS HEREBY GIVEN THAT ON 10/11/2025 AT 08:00 AM THE FOLLOWING VEHICLES(S) MAY BE SOLD AT PUBLIC SALE PURSUANT TO FLORIDA STATUTE 713.585. NAME: ELITE AUTO BODY AND REPAIR LLC 2C3CDZAGXLH227492 2020 DODG CHALLENGER 10131.34 TEL:813-697-1791 MV#: MV109661 LOCATION: 3405 FOWLER ST STE 110, FORT MYERS, FL 33901/ NAME: NELSON'S AUTO REPAIR LLC 1FTEX1CB2JKD78394 2018 FORD F150 5299.88 TEL: 816-697-1791 MV#: MV104538 LOCATION: 930 SE 9TH LN UNIT 1, CAPE CORAL, FL 33990/

September 19, 2025 25-03581L

FIRST INSERTION

NOTICE TO CREDITORS

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

PROBATE DIVISION

File No.: 25-CP-002803

IN RE: ESTATE OF ELIAS GEMAFIL VARGAS, Deceased.

The administration of the estate of Elias Gemafil Vargas, deceased, whose date of death was September 27, 2024, and whose Social Security Number is XXX-XX-3311, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Ft. Myers, FL 33901. 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 WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is Sept. 19, 2025.

Petitioner:
Mariel De Moya
737 Baldwin Station Lane
Knoxville, TN 31922

Attorney for Petitioner:
GIORGIO L. RAMIREZ, ESQUIRE
Attorney for Personal Representative
Giorgio L. Ramirez, P.A.
7300 N. Kendall Dr.,
Suite 520
Miami, FL 33156
Tel: (305) 670-1930

September 19, 26, 2025 25-03625L

FIRST INSERTION

NOTICE OF PUBLIC SALE

Pursuant to the Florida Self Storage Lien Act, the owner of a self-storage facility has a lien upon all personal property located at the self-service storage facility for rent or other charges incurred for the storage of the personal property. Due to the failure to pay the rent, the owner is enforcing its lien and intends to sell or otherwise dispose of the personal property located in the rented spaces listed in this notice. THIS NOTICE IS BEING PROVIDED PURSUANT TO Florida STATE LAW BEFORE the sale, the tenants listed may pay the amount necessary to satisfy the lien and the reasonable expenses incurred to redeem the personal property. ADVERTISEMENT OF SALE: Notice is hereby given that the personal property located in the following storage units will be sold by competitive bidding. Facility Name: iStorage - 7019 - Cape Coral Facility Address: 1521 Delprado Blvd., Cape Coral, FL 33909 US Facility Phone: 1+ (239) 217-1081 Description: Entire contents of unit consisting of, but not limited to: John Cary 12089- Boxes, small couch, sport equipment, metal cot frame. James Ciunci 11040-Boxes, Clothes, Plastic Totes. Sean Maclean 11121-Dining Tables, Dining Chairs, Dressers, Reclining Chairs, Small Sofa. Laura Baez 12128-Clothes, Plastic Totes. Antonio Santos 13143- rugs, boxes, metal frame, folding table, tools. Bidding: All bidding will take place online at StorageTreasures.com on October 9, 2025, at 11:00am. Property will be sold to the highest bidder.

September 19, 26, 2025 25-03614L

FIRST INSERTION

Notice of Sale

Pursuant to Florida Statute 713.585 F.S. United American Lien & Recovery as agent w/ power of attorney will sell the following vehicle(s) to the highest bidder; net proceeds deposited with the clerk of court; owner/lienholder has right to hearing and post bond; owner may redeem vehicle for cash sum of lien; inspect 1 week prior @ the lienor facility; cash or cashier check; any person interested ph (954) 563-1999 Sale Date October 10th 2025 @ 10:00 AM at each individual repair facility. 41035 2019 Dodge VIN#: 2C3CDZAG9KH712706 Repair Facility: Micky Franklin's 300 Pondella Rd North Fort Myers 239-995-8473 Lien Amt $16,906.62

September 19, 2025 25-03580L

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA

PROBATE DIVISION

FILE NO: 25-CP-2613

DIVISION: PROBATE

IN RE: ESTATE OF PAUL J. GRAB, DECEASED

The administration of the estate of Paul J. Grab, deceased, whose date of death was July 14, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Justice Center, 2nd Floor, 2075 Dr. Martin Luther King Jr. Blvd, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: September 19, 2025.

Signed on this 11 day of September, 2025.

Signed by: G. Larry Branscombe
9/11/2025 | 7:40 PM EDT
G. Larry Branscombe
Personal Representative
8250 Railview Ct
Byron Center, MI 49315

/s/ Robert M. Huff
Robert M. Huff
Attorney for Petitioner
Florida Bar No. 0106400
Varnum LLP
333 Bridge St NW, Ste 1700
Grand Rapids, MI 49504
Telephone: 616/336-6000
Email: rmhuff@varnumlaw.com
#27763582v1

September 19, 26, 2025 25-03643L

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA

PROBATE DIVISION

File No. 25-CP-001824

IN RE: THE ESTATE OF: BRIAN T. FITZGERALD Deceased.

The administration of the estate of BRIAN T. FITZGERALD, deceased, whose date of death was March 9, 2025, is pending in the Circuit Court of Lee County, Florida Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against 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 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 this decedent and other persons having claims or demands against the decedent's estate must file their claims with the 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 THE FLORIDA STATUTES WILL BE FOREVER BARRED.

NOT WITHSTANDING 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 September 19, 2025.

Personal Representative:
Patricia Ann Fitzgerald
28691 Sicily Loop
Bonita Springs, FL 34135

Attorney for Personal Representative:
WESLEY T. MATHIEU, ESQ.
sklawyers, pllc
1314 Cape Coral Pkwy E. Ste. 320
Cape Coral, FL 33904
Telephone: (239) 772-1993
Email: wmathieu@sklawyers.net
Florida Bar No. 116222

September 19, 26, 2025 25-03577L

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA

PROBATE DIVISION

CASE NO: 25-CP-002498

IN RE: THE ESTATE OF MICHAEL ROBERT GIANFORTE

The administration of the estate of Michael Robert Gianforte, deceased, whose date of death was June 6, 2025, is pending in the Circuit Court for the Twentieth Judicial Circuit of the State of Florida, in and for the County of Lee – Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901 The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

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

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

The date of first publication of this notice is September 19, 2025.

Personal Representatives:
Lauren Cooper
1013 W Charter St
Tampa, FL 33602
Nicholas Gianforte
7716 Skytree Drive
Austin, TX 78744

Personal Representative's Attorney
Shane K. Warner - Of the Firm
Attorney for the Personal Representative
FSB # 92131
Warner Legal
3401 W. Cypress St., Suite 204
Tampa, FL 33607
Ph: (813) 470-6341
Fax: (888) 900-2630
Notice of Jud. R. Ad. 2.516 designated emails
Email: swarner@swarnerlaw.com

September 19, 26, 2025 25-03607L

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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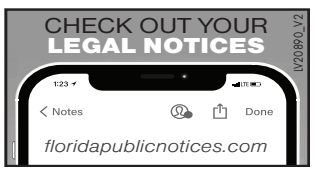

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-2661
Division - Probate
IN RE: ESTATE OF RANDAL B. MIDDLETON
Deceased.

The administration of the estate of Randal B. Middleton deceased, whose date of death was June 20, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 19, 2025.

Carl H. Middleton
Personal Representative
1928 SE 10th Street
Cape Coral, FL 33990
Dawn L. Drellos-Thompson
Attorney for Personal Representative
Carl H. Middleton
Florida Bar No. 22503
9990 Coconut Road, Suite 210
Bonita Springs, FL 34135
Phone: 239-390-1295
Email: dawn@compass.legal
September 19, 26, 2025 25-03606L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-002540
IN RE: ESTATE OF THEODORE JOSEPH WINTER,
Deceased.

The administration of the estate of Theodore Joseph Winter, deceased, whose date of death was March 17, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Blvd., Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court 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, 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 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 September 19, 2025.

Personal Representative:
Mary Ellen Winter
19700 Eagle Mill Rd.
Parkton, Maryland 21120
Attorney for Personal Representative:
Andrew Ponnock
Florida Bar Number: 195420
10100 West Sample Road, 3rd floor
Coral Springs, FL 33065
Telephone: (954) 340-4051
Fax: (1-800) 809-1774
E-Mail: andy@ponnocklaw.com
September 19, 26, 2025 25-03578L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT, IN AND FOR LEE COUNTY, FLORIDA,
PROBATE DIVISION
CASE NO.: 25-CP-002568
DIVISION: P(3)
IN RE: ESTATE OF: JAMES E. MOORE A/K/A JAMES EDWIN MOORE,
Deceased.

The administration of JAMES E. MOORE A/K/A JAMES EDWIN MOORE, ("Decedent") deceased, whose date of death was July 11, 2025, and whose Social Security Number is XXX-XX-0967, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the 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 WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

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

The date of first publication of this notice is September 19, 2025.

TONI L. NEAL, Petitioner
Address: 1420 David Avenue,
Ironton, Ohio 45638
LAW OFFICES OF AL NICOLETTI
/s/ Alfred V. Nicoletti
ALFRED V. NICOLETTI, ESQ.
Florida Bar No.: 125446
7512 Dr. Phillips Blvd.
Suite 50-647
Orlando, Florida 32819
September 19, 26, 2025 25-03597L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-002754
IN RE: ESTATE OF MARK STUART AIN
Deceased.

The administration of the estate of MARK STUART AIN, deceased, whose date of death was July 25, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd., Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

The date of first publication of this notice is September 19, 2025.

JOSHUA AIN
Personal Representative
71 Highland Avenue
Cambridge, MA 02139
LISA H. LIPMAN
Attorney for Personal Representative
Florida Bar No. 030485
Fisher Broyles, LLP
999 Vanderbilt Beach Road, Suite 200
Naples, Florida, 34108
Telephone: 239-480-0420
E-mail: lisa.lipman@fisherbroyles.com
Secondary E-mail:
lisa.lye@fisherbroyles.com
September 19, 26, 2025 25-03605L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-002717
IN RE: ESTATE OF LAWRENCE I. HARDY, JR.
Deceased.

The administration of the Estate of Lawrence I. Hardy, Jr., deceased, whose date of death was May 28, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the Personal Representatives and the Personal Representatives' attorney are set forth below.

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

The Personal 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 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 September 19, 2025.

Personal Representatives:
Mark D. Hardy
328 Seaton Dr.
Russell, Kentucky 41169
Lynda Hardy Hook
8101 Werdamoor Dr., #13
Louisville, KY 40228
Attorney for Personal Representatives:
Carol R. Sellers
Florida Bar Number: 893528
3525 Bonita Beach Rd., Ste 103
Bonita Springs, FL 34134
Telephone: (239)992-2031
Fax: (239)992-0723
E-Mail:
csellers@richardsonsellers.com
September 19, 26, 2025 25-03579L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-002729
IN RE: ESTATE OF BILLIE M. MCCABE,
Deceased.

The administration of the estate of BILLIE M. MCCABE, deceased, whose date of death was July 16, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is: September 19, 2025.

Signed on this 12th day of September, 2025.

MARIANNE K. WHITEHOUSE
Personal Representative
4800 Pelican Colony Blvd. #1903
Bonita Springs, Florida 34134
Brian V. McAvoy
Attorney for Personal Representative
Florida Bar No. 0047473
Roetzel & Andress LPA
999 Vanderbilt Beach Road, Suite 401
Naples, Florida 34103
Telephone: (239) 649-6200
Email: bmcavoy@ralaw.com
Secondary Email:
serve.bmcavoy@ralaw.com
September 19, 26, 2025 25-03619L

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 25-CP-2806
Division: Probate
IN RE: ESTATE OF EDNA POTTS WALDRON, a/k/a EDNA M. WALDRON,
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 Edna Potts Waldron a/k/a Edna M. Waldron, deceased, File Number 25-CP-2806, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346; that the Decedent's date of death was May 27, 2025; that the total value of the Estate is $500.00; and that the name and address of those to whom it has been assigned by such Order are:

Name Address
Jeffrey G. Cory, as Trustee of the Harold F. Waldron and Edna M. Waldron Joint Revocable Trust dated October 9, 1992.
16884 McGregor Blvd.
Ste. 103
Fort Myers, FL 33908

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 SECTION 733.702 OF THE FLORIDA PROBATE CODE. 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 Personal Representative has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Sections 732.216–732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under Section 732.2211, Florida Statutes.

The date of first publication of this Notice is September 19, 2025.

Person Giving Notice:
Jeffrey G. Cory
16884 McGregor Blvd., Ste. 103
Fort Myers, FL 33908
Kevin A. Kyle, Attorney
Florida Bar Number: 980595
SCHOENFELD KYLE & ASSOCIATES LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: kevink@trustska.com
September 19, 26, 2025 25-03595L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP- 2467
Division PROBATE
IN RE: ESTATE OF ANNA L. BORUP, A/K/A ANNA L. HIGGINS
Deceased.

The administration of the estate of ANNA L. BORUP a/k/a ANNA L. HIGGINS, deceased, whose date of death was May 19, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd., 1st Floor, Fort Myers, FL 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court 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 September 19, 2025.

Personal Representative:
RANDY S. HIGGINS
22 Bent Terrace
Quincy, Massachusetts 02169
Attorney for Personal Representative:
Conrad Willkomm, Esq.
Florida Bar Number: 697338
Law Office of Conrad Willkomm, P.A.
3201 Tamiami Trail North,
Second Floor
Naples, Florida 34103
Telephone: (239) 262-5303
Fax: (239) 262-6030
E-Mail: conrad@swfloridalaw.com
Secondary E-Mail:
kara@swfloridalaw.com
September 19, 26, 2025 25-03596L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
FILE NO. 25- CP - 002640
IN RE: ESTATE OF NORMAN B. RESAGER,
Deceased.

The administration of the estate of NORMAN B. RESAGER, deceased, whose date of death was July 21, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the street address of which is Lee County Clerk of the Circuit Court, Probate Department, Justice Center, 2nd Floor, 2075 Dr. Martin Luther King Jr. Blvd, Fort Myers, Fl 33901, and the mailing address of which is PO Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 19, 2025.

/s/ Julie A. Haight
Julie A. Haight,
Personal Representative:
2141 Blazing Trail Drive
Apex, NC 27502
/s/ Lynn Frances Chandler
Attorney for Personal Representative
E-Mail Address:
LFCPA1@centurylink.net
Florida Bar No. 456497
Lynn Frances Chandler, P.A.
1415 Panther Lane, Suite 530
Naples, Florida 34109
Telephone: (239) 514-7910
September 19, 26, 2025 25-03598L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-3566
CARLOS FRIZONE, THE LITTLE PINK, LLC and PROFLOSS, LLC,
Plaintiffs, v.
TANYA JOHNSON, STATE OF FLORIDA DEPARTMENT OF REVENUE, and KELLER POOLS, INC.
Defendants.

TO: TANYA JOHNSON
122 NW 7th Terrace
Cape Coral, Florida 33993

YOU ARE NOTIFIED that an action to foreclose a mortgage has been filed against you; and you are required to serve a copy of your written defenses if any, to it on J. Thomas Smoot, III, Esquire, Plaintiff's attorney, whose address is 2248 First Street, Fort Myers, Florida 33901 and file the original with the Clerk of this Court within 30 days after the first publication of this notice in Business Observer 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.

WITNESS my hand and seal of this Court on 09/10/2025

KEVIN C. KARNES, Clerk
CLERK OF CIRCUIT COURT
(SEAL) By: K Harris
Deputy Clerk

J. Thomas Smoot, III, Esquire,
Plaintiff's attorney,
2248 First Street,
Fort Myers, Florida 33901
September 19, 26, 2025 25-03570L

PUBLISH YOUR LEGAL NOTICE
Email
legal@businessobserverfl.com
FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer
LV20878_V7

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
File No. 25-CP-2723
Division: Probate
IN RE: ESTATE OF COLLEEN J. GLANCY
Deceased.

The administration of the estate of Colleen J. Glancy, deceased, whose date of death was July 12, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 19, 2025.

Personal Representative:
Mitchell Robert Aiudi
10 Sunset Trail
Monroe, Connecticut 06468
Attorney for Personal Representative:
Hayley E. Donaldson, Attorney
Florida Bar Number: 1002236
Sheppard Law Firm
9100 College Pointe Court
Fort Myers, FL 33919
Telephone: (239) 334-1141
Fax: (239) 334-3965
E-Mail: donaldson@sbshlaw.com
Secondary E-Mail:
bmerhige@sbshlaw.com
September 19, 26, 2025 25-03634L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
File No. 25-CP-2851
Division Probate
IN RE: ESTATE OF LINDA SUTTON MOORE
Deceased.

The administration of the estate of Linda Sutton Moore, deceased, whose date of death was April 2, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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 September 19, 2025.

Personal Representative:
Harry E. Rodda
2727 Colonial Blvd.
Apt. 203
Fort Myers, Florida 33907
Attorney for Personal Representative:
Douglas A. Dodson, II
Florida Bar Number: 126439
DORCEY LAW FIRM PLC
10181 Six Mile Cypress Parkway, Ste C
Fort Myers, FL 33966
Telephone: (239) 418-0169
Fax: (239) 418-0048
E-Mail: douglas@dorceylaw.com
Secondary E-Mail:
probate@dorceylaw.com
September 19, 26, 2025 25-03633L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
FILE NO. 25-CP-002380
IN RE: ESTATE OF ABIGAIL LEE ROYLE,
Deceased.

The administration of the Estate of ABIGAIL LEE ROYLE deceased, File Number 25-CP-002380, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

All other creditors of the decedent and persons having claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE and/or within the time period set forth in Section 733.710(1), Florida Probate Code.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

The date of first publication of this Notice is September 19, 2025.

Personal Representative
PAUL SCOTT HARMAN
1800 Mississippi Street
Jefferson City, MO 65101
Attorney for Personal Representative
Robert A. Enright, III, Esquire
Florida Bar Number: 0189537
ROBERT A. ENRIGHT, III, P.A.
7181 College Pkwy Ste. 34
Fort Myers, Florida 33907
Telephone:
September 19, 26, 2025 25-03624L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
File No. 25-CP-2777
Division: Probate
IN RE: ESTATE OF ELAINE M. BYRNES
Deceased.

The administration of the estate of Elaine M. Byrnes, deceased, whose date of death was October 12, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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 September 19, 2025.

Personal Representative:
Richard J. Byrnes
42 Tremont Drive
Neptune, New Jersey 07753
Attorney for Personal Representative:
Neva K. Torres, FL Bar No. 1049725
Janet M. Strickland, FL Bar No. 137472
Attorneys for Personal Representative
Law Office of Janet M. Strickland, P.A.
2340 Periwinkle Way, Suite J-1
Sanibel, FL 33957
Telephone: (239) 472-3322
E-Mail: neva@sanibellaw.net
Secondary E-Mail:
jms2@sanibellaw.net
September 19, 26, 2025 25-03632L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
File No. 25-CP-002363
Division P(7)
IN RE: ESTATE OF DOLORES VIRGINIA CALISTO
Deceased.

The administration of the estate of Dolores Virginia Calisto, deceased, whose date of death was June 10, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 2469 Ft. Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 19, 2025.

Personal Representative:
Deborah Gunshinan
1633 NW 11th Street
Cape Coral, Florida 33993
Attorney for Personal Representative:
Rodolfo Suarez Jr. Esq.,
Attorney
Florida Bar Number: 013201
9100 South Dadeland Blvd, Suite 1620
Miami, Florida 33156
Telephone: 305-448-4244
E-Mail: rudy@suarezlawyers.com
Secondary E-Mail:
eservice@suarezlawyers.com
September 19, 26, 2025 25-03647L

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--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 25-CA-003666
PHH MORTGAGE CORPORATION
PLAINTIFF, VS.
UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MARJORIE P. CONNER, 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 Marjorie P. Conner
Last Known Address: 8168 Albatross Road, Ft Myers, FL 33967
Current Residence: UNKNOWN
TO: Unknown Spouse of Marjorie P. Conner
Last Known Address: 8168 Albatross Road, Ft Myers, FL 33967
Current Residence: UNKNOWN

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

LOT 35 AND 36, BLOCK 60, SAN CARLOS PARK SUBDIVISION, UNIT 7, ACCORDING TO THE PLAT THEREOF RECORDED IN DEED BOOK 315, PAGES 153 THROUGH 155 IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on MILLER, GEORGE & SUGGS, PLLC, Attorney for Plaintiff, whose address is 210 N. University Drive, Suite 900, Coral Springs, FL 33071, within 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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court this 11th day of September, 2025.

KEVIN C. KARNES
As Clerk of Court
(SEAL) By: K Harris
As Deputy Clerk
MILLER, GEORGE & SUGGS, PLLC,
Attorney for Plaintiff,
210 N. University Drive, Suite 900,
Coral Springs, FL 33071
25FL922-0024
September 19, 26, 2025 25-03590L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-000102
EF MORTGAGE LLC,
Plaintiff, v.
TOTAL PROPERTY SOLUTIONS OF SOUTHERN FLORIDA LLC, A FLORIDA LIMITED LIABILITY COMPANY; SAKEM PROPERTY GROUP, LLC, A FLORIDA LIMITED LIABILITY COMPANY; LLOYD E. MCCLINTON, AN INDIVIDUAL; UNKNOWN SPOUSE OF CAROL ALEXANDER,
Defendant(s),

NOTICE IS HEREBY GIVEN pursuant to Final Judgment dated August 25, 2025 entered in Civil Case No. 25-CA-000102 in Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein EF MORTGAGE LLC, Plaintiff and TOTAL PROPERTY SOLUTIONS OF SOUTHERN FLORIDA LLC, A FLORIDA LIMITED LIABILITY COMPANY; SAKEM PROPERTY GROUP, LLC, A FLORIDA LIMITED LIABILITY COMPANY; LLOYD E. MCCLINTON, AN INDIVIDUAL; UNKNOWN SPOUSE OF CAROL ALEXANDER are Defendant(s), Kevin C. Karnes, Clerk of Court, will sell to the highest and best bidder for cash beginning at 9:00 AM at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on October 9, 2025 the following described property as set forth in said Final Judgment, to-wit:

LOT 15, BLOCK 9, UNIT 3, SECTION 16, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE (S) 18, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA

Property Address: 1209 Lake Ave, Lehigh Acres, FL 33972

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.

09/10/2025

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
Lee County, Florida
(SEAL) N Wright Angad
DEPUTY CLERK OF COURT
Submitted By: Jordan Wainstein
Kelley Kronenberg
10360 West State Road 84
Fort Lauderdale, FL 33324
Service Email:
ftlrealprop@kelleykronenberg.com
File No.: 3087.000258
September 19, 26, 2025 25-03572L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-000467
U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, FOR LHOME MORTGAGE TRUST 2024-RTL1, MORTGAGE-BACKED NOTES, SERIES 2024-RTL1,
Plaintiff, v.
ACZ VENTURES LLC, a Florida Limited Liability Company; ADAM COOK, an Individual; INNOVATIVE SERVICES CORPORATION; UNKNOWN TENANT #1; UNKNOWN TENANT #2,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment dated July 21, 2025 entered in Civil Case No. 25-CA-000467 in Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, Civil Division, wherein U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, FOR LHOME MORTGAGE TRUST 2024-RTL1, MORTGAGE-BACKED NOTES, SERIES 2024-RTL1, Plaintiff and ACZ VENTURES LLC, a Florida Limited Liability Company; ADAM COOK, an Individual; INNOVATIVE SERVICES CORPORATION are Defendant(s), Kevin C. Karnes, Clerk of Court, will sell to the highest and best bidder for cash beginning at 9:00 AM at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on October 9, 2025 the following described property as set forth in said Final Judgment, to-wit:

LOT 45 AND 46, BLOCK 119, CAPE CORAL UNIT FIVE, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 11, PAGE(S) 80, INCLUSIVE OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 5234 Sunnybrook Ct, Cape Coral, FL 33904

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

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.

09/10/2025

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
Lee County, Florida
(SEAL) N Wright Angad
DEPUTY CLERK OF COURT
Submitted By: Jordan Wainstein
Kelley Kronenberg
10360 West State Road 84
Fort Lauderdale, FL 33324
Service Email:
ftlrealprop@kelleykronenberg.com
File No.: 3843.000153
September 19, 26, 2025 25-03571L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 24-CA-005816
PHH MORTGAGE CORPORATION,
Plaintiff, vs.
ALEXANDER GARCIA-AGUILA A/K/A ALEXANDER GARCIA AGUILA, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 12, 2025, and entered in 24-CA-005816 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein PHH MORTGAGE CORPORATION is the Plaintiff and ALEXANDER GARCIA-AGUILA A/K/A ALEXANDER GARCIA AGUILA; YASNAY MARCHE are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on October 16, 2025, the following described property as set forth in said Final Judgment, to wit:

EAST HALF OF LOT 1, BLOCK 19, UNIT 6, SECTION 19, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN DEED BOOK 252, PAGE 235, PUBLIC RECORDS, LEE COUNTY, FLORIDA.

Property Address: 1905 W 11TH ST, LEHIGH ACRES, FL 33972

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

Dated this 09/16/2025

Kevin C. Karnes
As Clerk of the Court
(SEAL) By: T. Mann
As Deputy Clerk
Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
24-213925 - MaM
September 19, 26, 2025 25-03639L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 24-CA-005566
LONGBRIDGE FINANCIAL, LLC
Plaintiff, vs.
UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF CARMEN DALIA GARCIA, DECEASED, et. al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 24-CA-005566 of the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein, LONGBRIDGE FINANCIAL, LLC, Plaintiff, and, UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF CARMEN DALIA GARCIA, DECEASED, et. al., are Defendants, Clerk of Circuit Court, Kevin C. Karnes will sell to the highest bidder for cash at www.lee.realforeclose.com, on November 20, 2025 at 09:00 AM, the following described property:

LOTS TWENTY-SIX (26), TWENTY-SEVEN (27) AND TWENTY-EIGHT (28), BLOCK 2985, UNIT 42, PART 1, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 23, PAGES 95 THROUGH 97, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, must file a claim per the requirements set forth in FL Stat. 45.302.

DATED this day of 09/10/2025

KEVIN C. KARNES
Clerk Circuit Court
(SEAL) By: N Wright Angad
Deputy Clerk
Submitted by:
GREENSPOON MARDER, LLP
24-001507-01 / 58341.2030 / Jean Schwartz
September 19, 26, 2025 25-03574L

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 24-CA-000229
PennyMac Loan Services LLC,
Plaintiff, vs.
Adam C. Ewart, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 24-CA-000229 of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Lee County, Florida, wherein PennyMac Loan Services LLC is the Plaintiff and Adam C. Ewart; Amanda McCann; Specialized Loan Servicing LLC are the Defendants, that I will sell to the highest and best bidder for cash at, www.lee.realforeclose.com, beginning at 9:00 AM on the October 16, 2025, the following described property as set forth in said Final Judgment, to wit:

LOT(S) 25 AND 26, BLOCK 248, SAN CARLOS PARK, UNIT 19, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 371, PAGE 474, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

TAX ID: 22-46-25-01-00248.0250

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

Dated this day of 09/12/2025,

Kevin Karnes
As Clerk of the Court
(SEAL) By: N Wright Angad
As Deputy Clerk

Brock & Scott PLLC
4919 Memorial Hwy, Suite 135
Tampa, FL 33634
Attorney for Plaintiff
File # 23-F02074
September 19, 26, 2025 25-03603L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 2025-CA-003057
JMBA GROUP, LLP
Plaintiff, vs.
JULIO C. AMAYA, AMAYA DIAZ MORTGAGE BROTHERS
Defendants.

NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment of Foreclosure entered in the above-styled cause on September 9, 2025 in the Circuit Court of Lee County, Florida, Kevin C. Karnes as the Clerk of Court will sell to the highest bidder for cash at www.lee.realforeclose.com at 9:00am on October 9, 2025 the following described property as set forth in the Final Judgment, to wit:

Lots 8 and 9, Block M, Broadview Manor, According to the map or plat thereof, recorded in Plat Book 8, Page(s) 30, Public Records of Lee County, Florida, together with 20 feet of vacated Riverside Drive extending northerly between the Westerly line of Lot 9 and the Easterly line of Lot 8, of said subdivision.

Parcel ID: 04-44-25-07-000M0.0080

Physical address: 4520 E. Riverside Dr., Fort Myers, FL 33905

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of lis pendens, must file a claim in accordance with Florida Statutes, Section 45.031.

Dated this: 09/10/2025

Kevin C. Karnes
Clerk of Court
(SEAL) By: N Wright Angad
As Deputy Clerk

Submitted by:
/s/ Ivan Dimitrov Ivanov, Esq.
3310 W. Cypress Street, Suite 206
Tampa FL 33607
Attorney for Plaintiff
813-563-6646
September 19, 26, 2025 25-03576L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 25-CA-000514
Fifth Third Bank, National Association,
Plaintiff, vs.
Patricia A. Juers, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 25-CA-000514 of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Lee County, Florida, wherein Fifth Third Bank, National Association is the Plaintiff and Patricia A. Juers; Roman Roofing, Inc.; Unknown Spouse of Patricia A. Juers are the Defendants, that I will sell to the highest and best bidder for cash at, www.lee.realforeclose.com, beginning at 9:00 AM on the October 16, 2025, the following described property as setforth in said Final Judgment, to wit:

LOT(S)33 AND 34, BLOCK 5904, UNIT 92, CAPE CORAL, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 25, PAGE(S) 26 THROUGH 34, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

TAX ID: 33-44-23-C1-05904.0330

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

Dated this day of 09/12/2025

Kevin Karnes
As Clerk of the Court
(SEAL) By: N Wright Angad
As Deputy Clerk

Brock & Scott PLLC
4919 Memorial Hwy, Suite 135
Tampa, FL 33634
Attorney for Plaintiff
File # 24-F01693
September 19, 26, 2025 25-03601L

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-001739
CARRINGTON MORTGAGE SERVICES, LLC,
Plaintiff, vs.
MAHDI MEHDAOUI; DOHA MEHDAOUI and ENTRADA COMMUNITY ASSOCIATION, INC.,
Defendants.

NOTICE IS HEREBY GIVEN that, pursuant to the Final Summary Judgment of Foreclosure entered on September 11, 2025, in the above-captioned action, the following property situated in Lee County, Florida, described as:

LOT 115, BLOCK 8038, ENTRADA SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN INSTRUMENT NO. 2006000409641, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

shall be sold by the Clerk of Court, KEVIN KARNES, on the 11th day of December, 2025 on-line at 9:00 a.m. (Eastern Time) at www.lee.realforeclose.com to the highest bidder, for cash, after giving notice as required by section 45.031, Florida Statutes.

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

Dated this 15 day of September, 2025.

KEVIN KARNES
Clerk of the Circuit Court
(SEAL) By: T Mann
Deputy Clerk

Plaintiff's Counsel:
Michael C. Coyle, Esq.
Storey Law Group, PA
221 NE Ivanhoe Blvd., Suite 300
Orlando, FL 32804
sbaker@storeylawgroup.com
September 19, 26, 2025 25-03617L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 25-CA-001553
FREEDOM MORTGAGE CORPORATION,
Plaintiff, vs.
RYAN GARRETT A/K/A RYAN HAMMOND GARRETT, et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered on August 18, 2025, in Civil Case No. 25-CA-001553 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein FREEDOM MORTGAGE CORPORATION is Plaintiff and Ryan Garrett a/k/a Ryan Hammond Garrett, et al., are Defendants, the Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 9th day of October, 2025 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 6, Block 3, Unit One Riverdale Shores, as per plat or map thereof recorded in Plat Book 33, Pages 54 through 58, inclusive, of the Public Records of Lee County, Florida.

Address: 15825 Key Grass Ln, Fort Myers, FL 33905

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

Dated this day of 09/10/2025

Kevin C. Karnes
Deputy Clerk
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
(SEAL) BY: N Wright Angad

McCalla Raymer Leibert Pierce, LLP
110 SE 6th Street, Suite 2400
Fort Lauderdale, FL 33301
AccountsPayable@mccalla.com
Counsel of Plaintiff
25-11469FL
September 19, 26, 2025 25-03575L

FIRST INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
Case No.: 25-CC-002806
DANAH COURT CONDOMINIUM ASSOCIATION, INC., a Florida not-for-profit corporation,
Plaintiff, v.
WENDY L. GRITZ, et al.,
Defendant.

Notice is hereby given pursuant to a Final Summary Judgment of Foreclosure filed on the 8th day of September, 2025, in the County Court of the Twentieth Judicial Circuit in and for Lee County, Florida, Case No. 25-CC-2806, wherein DANAH COURT CONDOMINIUM ASSOCIATION, INC. is the Plaintiff and WENDY L. GRITZ is the Defendant. That I will sell to the highest and best bidder for cash beginning at 9:00 AM at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes, on OCTOBER 9, 2025 the following described property as set forth in said Final Summary Judgment of Foreclosure, to-wit:

Apartment 101, DANAH COURT CONDOMINIUM, according to the Declaration of Condominium thereof, as recorded in Official Records Book 1777, Page 550, Public Records of Lee County, Florida, and all amendments thereto, together with its undivided share in the common elements

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031 before the Clerk reports the surplus as unclaimed.

Dated on this 09/11/2025

Kevin C. Karnes,
Clerk of the Circuit Court
(SEAL) By: N Wright Angad
Deputy Clerk

Keith H. Hagman, Esq.,
P.O. Box 1507,
Fort Myers, Florida 33902-1507,
keithhagman@paveselaw.com
glendahaskell@paveselaw.com
September 19, 26, 2025 25-03602L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA.
CASE No. 25-CA-003711
BANK OF AMERICA, N.A., PLAINTIFF, VS.
MICHAEL KOZAK, ET AL. DEFENDANT(S).

To: SHIENA KOZAK A/K/A SHIENA GRANADA
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS: 628 SE 19th Ln, Cape Coral, FL 33990
To: MICHAEL KOZAK
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS: 628 SE 19th Ln, Cape Coral, FL 33990

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

LOTS 14 AND 15, BLOCK 964, UNIT 25, CAPE CORAL SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGE (S) 90 THROUGH 100 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Tromberg, Miller, Morris & Partners, PLLC, attorneys for Plaintiff, whose address is 600 West Hillsboro Boulevard, Suite 600, Deerfield Beach, FL 33441, and file the original with the Clerk of the Court, within 30 days after the first publication of this notice, otherwise a default may be entered against you for the relief demanded in the Complaint.

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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Date: 09/10/2025

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: K Harris
Deputy Clerk of the Court

Tromberg, Miller, Morris & Partners, PLLC,
attorneys for Plaintiff,
600 West Hillsboro Boulevard,
Suite 600,
Deerfield Beach, FL 33441
Our Case #: 25-001479/25-CA-003711/BOA
September 19, 26, 2025 25-03569L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 25-CA-000962
Truist Bank,
Plaintiff, vs.
The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Juan N. Sanchez a/k/a Juan N. Sanchez Garcias a/k/a Juan Sanchez, Deceased, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 25-CA-000962 of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Lee County, Florida, wherein Truist Bank is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Juan N. Sanchez a/k/a Juan N. Sanchez Garcias a/k/a Juan Sanchez, Deceased; Suncoast Credit Union; Juan Sanchez a/k/a Juan Malave Sanchez a/k/a Juan Sanchez Malavet; Jesus Alberto Sanchez a/k/a Jesus A. Sanchez a/k/a Jesus A. Sanchez Malavet; Stephanie Marie Sanchez a/k/a Stephanie M. Sanchez; Hernando Joel Sanchez-Caraballo are the Defendants, that I will sell to the highest and best bidder for cash at, www.lee.realforeclose.com, beginning at 9:00 AM on the October 16, 2025, the following described property as set forth in said Final Judgment, to wit:

LOT 33, BLOCK 1, WEDGEWOOD, SECTION 31, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT RECORDED IN PLAT BOOK 15, PAGE 124, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

TAX ID: 31-44-27-02-00001.0330

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

Dated this day of 09/12/2025.

Kevin Karnes
As Clerk of the Court
(SEAL) By: N Wright Angad
As Deputy Clerk

Brock & Scott PLLC
4919 Memorial Hwy, Suite 135
Tampa, FL 33634
Attorney for Plaintiff
File # 24-F01292
September 19, 26, 2025 25-03604L

FIRST INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 25-CA-003807
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, vs.
MICHAEL W. HASKINS AND JUDITH E. HASKINS, et. al.
Defendant(s),

TO: JUDITH E. HASKINS,
whose last known residences are: 384 JACOB BUCK POND RD, BUCKSPORT, ME 04416; and 2635 TROPICANA PKWY W, CAPE CORAL, FL 33993
and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

TO: UNKNOWN SPOUSE OF RUBEN PITRE,
whose last known residence is: 2635 TROPICANA PKWY W, CAPE CORAL, FL 33993
all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:

LOTS 51, 52, AND 53, BLOCK 4034, UNIT 56, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 19, PAGES 107 THROUGH 116, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.

WITNESS my hand and the seal of this Court at Lee County, Florida, this 10th day of September, 2025.

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) BY: K Harris
DEPUTY CLERK

Robertson, Anschutz, Schneid, Crane & Partners, PLLC
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
25-291752
September 19, 26, 2025 25-03567L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case No.: 2025-CA-001360
WILMINGTON SAVINGS FUND SOCIETY FSB, not in its individual capacity but solely as trustee for Residential Mortgage Aggregation Trust,
Plaintiff, v.
DEVELOP FLORIDA LLC, a Florida limited liability company; JUSTIN PAUL FLANAGAN; MICHAEL J. ARDNER, ALEJANDRO CARRILLO; UNKNOWN TENANT #1; UNKNOWN TENANT #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,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to Final Default Judgment of Foreclosure as to Count II dated September 12, 2025, entered in Case No. 2025-CA-001360 of the Circuit Court for Lee County, Florida. I will sell to the highest and best bidder for cash on the October 30, 2025 at 9:00 a.m., online at www.lee.realforeclose.com, in accordance with Chapter 45, Florida Statutes, the following described property as set forth in said Agreed Final Summary Judgment:

Lots 7 and 8, Block 3228, of CAPE CORAL, UNIT 66, according to the Plat thereof, as recorded in Plat Book 22, Pages 2 through 26, inclusive, of the Public Records of Lee County, Florida.

a/k/a 1517 SW 28th Ter, Cape Coral, FL 33914

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 Pendnes, must file a claim in accordance with Florida Statutes, section 45.031.

Dated: September 15, 2025
09/15/2025

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: T. Mann
Deputy Clerk

/s/ Gerald D. Davis
GERALD D. DAVIS
Florida Bar No. 764698
gdavis@trenam.com
bshepard@trenam.com
dvaldes@trenam.com
TRENAM, KEMKER, SCHARF, BARKIN, FRYE, O'NEILL & MULLIS, P.A.
200 Central Avenue, Suite 1600
St. Petersburg, FL 33701
Tel: (727) 896-7171
Attorneys for Plaintiff
September 19, 26, 2025 25-03623L

FIRST INSERTION

AMENDED NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA.
CASE No. 25-CA-000776
LONGBRIDGE FINANCIAL, LLC,
Plaintiff, vs.
UNKNOWN SUCCESSOR TRUSTEE OF THE GLORIA GRISELDA SPRADLEY REVOCABLE TRUST DATED FEBRUARY 24, 2023, et. al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 25-CA-000776 of the Circuit Court of the 20TH Judicial Circuit in and for LEE County, Florida, wherein, LONGBRIDGE FINANCIAL, LLC, Plaintiff, and, UNKNOWN SUCCESSOR TRUSTEE OF THE GLORIA GRISELDA SPRADLEY REVOCABLE TRUST DATED FEBRUARY 24, 2023, et. al., are Defendants, I will sell to the highest bidder for cash at, WWW.LEE.REALFORECLOSE.COM, at the hour of 9:00 A.M., on the 13th day of November, 2025, the following described property:

LOTS 39 AND 40, BLOCK 1390, UNIT 18, CAPE CORAL SUBDIVISION, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 13, PAGES 96 THRU 120, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, must file a claim per the requirements set forth in FL Stat. 45.032.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED this 09/15/2025

KEVIN C. KARNES
Clerk Circuit Court
(SEAL) By: N Wright Angad
As Deputy Clerk

Submitted by: Karissa Chin-Duncan
GREENSPOON MARDER, LLP
100 West Cypress Creek Road
Trade Centre South, Suite 700
Fort Lauderdale, Fl 33309
954-491-1120
(25-000012)
September 19, 26, 2025 25-03610L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 25-CA-003442
NATIONSTAR MORTGAGE LLC,
Plaintiff, vs.
VJC HOLDINGS II, LLC, AS TRUSTEE OF THE MARTINEZ FAMILY LAND TRUST, et al.,
Defendant.

To the following Defendant(s):
ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE MARTINEZ FAMILY LAND TRUST, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS TRUSTEES, BENEFICIARIES, OR OTHER CLAIMANTS
ADDRESS: UNKNOWN

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

LOT 12, BLOCK 2, LAURELWOOD, SECTION 5, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 33, PAGES 59 THROUGH 62, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

WITNESS my hand and seal of this Court this 10th day of September, 2025.

Kevin C. Karnes
CLERK OF COURT OF LEE COUNTY
As Clerk of the Court
(SEAL) BY: K Harris
Deputy Clerk

MCCALLA RAYMER LEIBERT PIERCE, LLP
225 East Robinson Street, Suite 155,
Orlando, FL 32801
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: AccountsPayable@mccalla.com
25-12293FL
September 19, 26, 2025 25-03568L

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION
IN THE COUNTY COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
Case No.: 25-CA-002696
DIRECT GENERAL INSURANCE COMPANY,
Plaintiff, v.
DORIS O. MEJIA, JASSON MARCO SANTOS AGUARE, ELIASAR MIGUEL QUINILLO VELASQUEZ, ANTONIO MEDINA SALDANA, and ANDRES US MENCHU,
Defendants.

TO: ELIASAR MIGUEL QUINILLO VELASQUEZ; Address Unknown:

YOU ARE NOTIFIED that Direct General Insurance Company has instituted an Action for Declaratory Judgment against you in the Circuit Civil in and for Lee County and you are required to serve a copy of your written defenses and responses to Plaintiff's First Request for Admissions to Defendant, ELIASAR MIGUEL QUINILLO VELASQUEZ, if any, to it on McFARLANE LAW, whose address is 210 N. University Drive, 6th Floor, Coral Springs, Florida 33071, and file the original with the Clerk of Court at 2075 Dr. Martin Luther King, Jr. Blvd., 1st and 2nd Floors, Fort Myers, FL 33901 on or before October 27, 2025, 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 for Declaratory Judgment.

This notice shall be published once each week for four (4) consecutive weeks in the Business Observer.

Witness my hand and seal of this Court on this 15th day of September, 2025.

Kevin C. Karnes
As Clerk of the Court
(SEAL) By: K Harris
As Deputy Clerk

McFARLANE LAW,
210 N. University Drive, 6th Floor,
Coral Springs, Florida 33071
Sept. 19, 26; Oct. 3, 10, 2025
25-03627L

FIRST INSERTION

AMENDED NOTICE OF CIVIL ACTION WITHOUT MAILING
IN THE TWENTIETH JUDICIAL CIRCUIT COURT IN AND FOR LEE COUNTY, FLORIDA
CASE: 25-CA-004050
CARLOS AUGUSTO CAMACHO SUAREZ
Plaintiff, vs.
CONSUELA M. DIVINAGARICIA
Defendants.

TO: CONSUELA M. DIVINAGARCIA
ADDRESS UNKNOWN

YOU ARE NOTIFIED that an action to Quiet Title of the following property in Lee County, Florida:

Located at: 1515 N.E. 23rd, Ave., Cape Coral, FL 33909

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Donald Isaac, Esquire, Law Offices of Donald Isaac, Esq., LLC, Attorney for Petitioner, whose address is 5237 Summerlin Commons Blvd., Suite 310, Fort Myers, FL 33907, on or before October 21, 2025 and file the original with the Clerk of this Court either before service on Petitioner's attorney or immediately thereafter, otherwise a Default will be entered against you for the relief demanded in the Complaint.

WITNESS my hand and seal of this Court on September 11, 2025.

Kevin C. Karnes
(SEAL) By: K Shoap
Deputy Clerk

Donald Isaac, Esquire,
Law Offices of Donald Isaac, Esq., LLC,
Attorney for Petitioner,
5237 Summerlin Commons Blvd.,
Suite 310,
Fort Myers, FL 33907
Sept. 19, 26; Oct. 3, 10, 2025
25-03638L

OFFICIAL COURTHOUSE WEBSITES
manateeclerk.com
sarasotaclerk.com
charlotteclerk.com
leeclerk.org
collierclerk.com
hillsclerk.com
pascoclerk.com
mypinellasclerk.gov
polkcountyclerk.net
myorangeclerk.com

FIRST INSERTION

NOTICE OF ACTION BY PUBLICATION
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
DIVISION: CIVIL
CASE NO. 25-CC-005116
THE SOUTH SEAS CLUB CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation,
Plaintiff, vs.
CAROL L. OVERTON,
Defendant.

TO: CAROL L. OVERTON
Last Known Address: 5804 DEERBROOK CREEK CIRCLE, TAMPA, FL 33624

YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in LEE County, Florida:

Unit Week No. 41 in Condominium Parcel Number Q (A/K/A UNIT 1317) of THE SOUTH SEAS CLUB, a Condominium according to the declaration of Condominium thereof, recorded in Official Records Book 1480 at Page 970, of the Public Records of Lee County, Florida, and all amendment thereto, if any.

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 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 thereafter; otherwise, a default will be entered against you for the relief demanded in the Plaintiff's Complaint.

WITNESS my hand and seal of this Court on this 09/10/2025

KEVIN C. KARNES,
CLERK OF COURTS
(SEAL) By: K Harris
Deputy Clerk

Michael J. Belle, Esq.,
Michael J. Belle, P.A.,
Attorney for Plaintiff,
2364 Fruitville Road,
Sarasota, Florida 34237
service@michaelbelle.com
49236
September 19, 26, 2025 25-03564L

FIRST INSERTION

NOTICE OF ACTION BY PUBLICATION
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
DIVISION: CIVIL
CASE NO. 25-CC-004739
THE COTTAGES AT SOUTH SEAS PLANTATION CONDOMINIUM ASSOCIATION, INC, a Florida non-profit corporation,
Plaintiff, vs.
EDWARD F. DOHERTY,
Defendant(s).

TO: EDWARD F. DOHERTY
Last Known Address: 36 SWIMMING PEN DR., MIDDLEBURG, FL 32068

YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in LEE County, Florida:

Unit Week No. 36, Parcel No. 1508, THE COTTAGES AT SOUTH SEAS PLANTATION, a Condominium, according to the Declaration of Condominium thereof, as recorded in Official Records Book 1657 at Page 2197, of the Public Records of Lee County, Florida, and amendments thereto, if any.

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 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 thereafter; otherwise, a default will be entered against you for the relief demanded in the Plaintiff's Complaint.

WITNESS my hand and seal of this Court on this 09/10/2025

KEVIN C. KARNES,
CLERK OF COURTS
(SEAL) By: K Harris
Deputy Clerk

Michael J. Belle, Esq.,
Michael J. Belle, P.A.,
Attorney for Plaintiff,
2364 Fruitville Road,
Sarasota, Florida 34237
service@michaelbelle.com
49153
September 19, 26, 2025 25-03565L

FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIRCUIT CIVIL DIVISION
CASE NO.: 24-CA-003518
LOANDEPOT.COM, LLC
Plaintiff(s), vs.
ANDREW WOLFF; JUDITH R WOLFF; DREAM REMODEL CONSTRUCTION LLC; HAYTHAM MAHMOUD; WARNKY HEATING & COOLING
Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to the Order Granting Motion to Cancel and Reschedule Foreclosure Sale entered on September 8, 2025 in the above-captioned action, the Clerk of Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 30th day of October, 2025 at 09:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

THE FOLLOWING DESCRIBED PROPERTY LOCATED IN THE COUNTY OF LEE, STATE OF FLORIDA: LOT 17, BLOCK B, UNIT 1 RAINBOW GROVES, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 9, PAGE 130, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property address: 4009 East River Drive, Fort Myers, FL 33916

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.

09/10/2025

Kevin Karnes
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
(SEAL) BY: N Wright Angad
Deputy Clerk

Padgett Law Group,
Attorney for Plaintiff
6267 Old Water Oak Road, Suite 203
Tallahassee, FL 32312
attorney@padgettlawgroup.com
TDP File No. 24-003073-1
September 19, 26, 2025 25-03573L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 25-CA-002172
DANIEL PAUL FORTIN,
Plaintiff, vs.
THE ESTATE OF ALBERT CLOUTIER, THE ESTATE OF VIRGINIA CLOUTIER DONNA CLOUTIER, The UNKNOWN HEIRS OF RONALD ROBERT CLOUTIER, and ANY OTHER PERSON OR CORPORATION CLAIMING ANY INTEREST IN THE LAND WHICH IS THE SUBJECT OF THE ACTION.
Defendants.

TO: The Executors or Representatives of THE ESTATE OF ALBERT CLOUTIER, d/o/d June 18, 2000, the Executors or Representatives of THE ESTATE OF VIRGINIA CLOUTIER, d/o/d June 1, 2004, THE UNKNOWN HEIRS OF RONALD ROBERT CLOUTIER, and ANY OTHER PERSON OR CORPORATION CLAIMING ANY INTEREST IN THE LAND WHICH IS THE SUBJECT OF THIS ACTION.

YOU ARE NOTIFIED that a civil action for quiet title has been filed against you and you are required to serve a copy of your written defenses, if any, to it on WESLEY T. MATHIEU, ESQ., the Plaintiff's attorney, whose address is 1314 Cape Coral Parkway East, Suite 320 Cape Coral, Florida 33904, on or before October 21, 2025 and file the original with the Clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

Dated this 11th day of Sept, 2025.

Kevin C. Karnes
Clerk of the Court
(SEAL) By: K Harris
Deputy Clerk

WESLEY T. MATHIEU, ESQ.,
the Plaintiff's attorney,
1314 Cape Coral Parkway East,
Suite 320
Cape Coral, Florida 33904
Sept. 19, 26; Oct. 3, 10, 2025
25-03589L

PUBLISH YOUR LEGAL NOTICE
Email
legal@businessobserverfl.com
FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer
LV20828_V17

FIRST INSERTION

NOTICE OF ACTION BY PUBLICATION
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
DIVISION: CIVIL
CASE NO. 25-CC-005224
PLANTATION BEACH CLUB I OWNERS' ASSOCIATION, INC., a Florida non-profit corporation,
Plaintiff, vs.
PAUL MELEEN AND HOLLY MELEEN,
Defendant(s).

TO: HOLLY MELEEN
Last Known Address: 412 Miller St., Kewaunee, WI 54216-1414

YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in LEE County, Florida:

Unit Week 46 in Condominium Parcel 8 (A/K/A UNIT 1008), of PLANTATION BEACH CLUB I, PHASE A, a Condominium according to the Declaration of Condominium thereof, as recorded in Official Records Book 1413 at Page 264 in the Public Records of Lee County Florida and all amendments thereto, if any. Amended in Official Records Book 1513 at Page 1925, Public records of Lee County, Florida.

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 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 thereafter; otherwise, a default will be entered against you for the relief demanded in the Plaintiff's Complaint.

WITNESS my hand and seal of this Court on this 09/10/2025

KEVIN C. KARNES,
CLERK OF COURTS
(SEAL) By: K Harris
Deputy Clerk

Michael J. Belle, Esq.,
Michael J. Belle, P.A.,
Attorney for Plaintiff,
2364 Fruitville Road,
Sarasota, Florida 34237
service@michaelbelle.com
49290
September 19, 26, 2025 25-03566L

FIRST INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 25-CA-001510
Freedom Mortgage Corporation
Plaintiff, vs.
The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Mary D. Foley a/k/a Mary Dellarita Foley, Deceased; et al
Defendants.

TO: Eileen Foley
Last Known Address: 15 Whitehill Avenue, Nepean ON K2G 3A9, Canada

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

LOT G40, THE RESORT ON CAREFREE BOULEVARD, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 59, PAGE(S) 39 THROUGH 45, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

TOGETHER WITH THAT CERTAIN 2003 MERT DOUBLE WIDE MOBILE HOME HAVING ID# FLHMBT172049434A WITH TITLE# 89431082 AND ID# FLHMBT172049434B WITH TITLE# 89431154.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Amanda Driscole, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address is 4919 Memorial Hwy, Suite 135, Tampa, FL 33634, within thirty (30) days of the first date of publication and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

DATED on 09/11/2025.

Kevin C. Karnes
As Clerk of the Court
(SEAL) By K Harris
As Deputy Clerk

Amanda Driscole, Esquire,
Brock & Scott, PLLC.,
the Plaintiff's attorney,
4919 Memorial Hwy, Suite 135,
Tampa, FL 33634,
File # 25-F00293
September 19, 26, 2025 25-03600L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case No. 25-CA-2801
PUNTA GORDA ISLES, SECTION 22 HOMEOWNERS ASSOCIATION, INC., a Florida Not-For-Profit Corporation,
Plaintiff, v.
L. DOUGLAS DIBARTELO, IF LIVING AND IF DEAD, THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING INTEREST BY, THROUGH, UNDER OR AGAINST L. DOUGLAS DIBARTELO; THE UNKNOWN SPOUSE OF L. DOUGLAS DIBARTELO; ESPLANADE AT BURNT STORE MARINA CONDOMNIUM ASSOCIATION, INC.; and THE UNKNOWN TENANT(S)/OCCUPANT(S) IN POSSESSION,
Defendants.

TO: L. DOUGLAS DIBARTELO, IF LIVING AND IF DEAD, THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING INTEREST BY, THROUGH, UNDER OR AGAINST L. DOUGLAS DIBARTELO; THE UNKNOWN SPOUSE OF L. DOUGLAS DIBARTELO
Last Known Address: 24399 Baltic Avenue #2-201, Punta Gorda, Florida 33955

YOU ARE NOTIFIED that an action has been filed against you for foreclosure of Plaintiff's lien for such unpaid amounts due to the above-named Plaintiff for the following premises located in Lee County, Florida:

Unit 2201 a/k/a Unit 201, Building 2, ESPLANADE AT BURNT STORE MARINA PHASE II, a Condominium, according to plat thereof recorded in Official Records Book 4795, Page 221, as amended, of the Public Records of Lee County, Florida, together with the use of Garage No. 6, in Building 2, as a limited common element (the "Property")

Property Address: 24399 Baltic Avenue #2-201, Punta Gorda, Florida 33955.

You are required to serve a copy of your written defenses, if any, to this action on the Plaintiff's attorney, Dominick Mezzoline, Esq., Pope, Mazzara & Menendez, PLLC, 5252 Summerlin Commons Way, Unit 104, Fort Myers, Florida 33907 within thirty (30) days after the first date of publication of this Notice, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

DATED on this 12 day of September, 2025.

Kevin C. Karnes, Clerk of the Court
(SEAL) By N Wright Angad
As Deputy Clerk

Dominick Mezzoline, Esq.,
Pope, Mazzara & Menendez, PLLC,
5252 Summerlin Commons Way,
Unit 104,
Fort Myers, Florida 33907
dmezzoline@popemazzara.com;
gretchenkrohn@popemazzara.com
September 19, 26, 2025 25-03609L

FIRST INSERTION

NOTICE OF ACTION BY PUBLICATION
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
DIVISION: CIVIL
CASE NO. 25-CC-005277
HARBOURVIEW VILLAS AT SOUTH SEAS RESORT CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation,
Plaintiff, vs.
THOMAS H. MCDONALD, JR,
Defendant(s).

TO: THOMAS H. MCDONALD, JR
Last Known Address: 1126 SOUTH FEDERAL HWAY, UNIT 1247, GUELPH, FL 33316

YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in LEE County, Florida:

Unit Week No. 20, Parcel No. 983, HARBOURVIEW VILLAS AT SOUTH SEAS RESORT, a Condominium ("Condominium"), together with all appurtenances thereto according to the Declaration of Condominium thereof, as recorded in Official Records Book 4202 at Page 3254, of the Public Records of Lee County, Florida, and amendments thereto, if any.

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 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 thereafter; otherwise, a default will be entered against you for the relief demanded in the Plaintiff's Complaint.

WITNESS my hand and seal of this Court on this 09/10/2025

KEVIN C. KARNES,
CLERK OF COURTS
(SEAL) By: K Harris
Deputy Clerk

Michael J. Belle, Esq.,
Michael J. Belle, P.A.,
Attorney for Plaintiff,
2364 Fruitville Road,
Sarasota, Florida 34237
service@michaelbelle.com
49505
September 19, 26, 2025 25-03563L

FIRST INSERTION

TRUSTEE'S NOTICE OF SALE

TO: (See Exhibit A–Obligor)

Notice is hereby given that on October 15, 2025 at 10:00AM, at the Riverdale Branch Library, 2421 Buckingham Road, Fort Myers, FL 33905, the following described Timeshare Ownership Interests at Coconut Plantation will be offered for sale:

Unit (See Exhibit A-Unit), Week (See Exhibit A-Week), (See Exhibit A-Type) Coconut Plantation, a Condominium (the 'Condominium'), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof.

Exhibit A

Coconut Plantation Condominium Association, Inc.: Martine Roberts, 50 UNION ST, Manchester, MA 01944; WEEK: 44; UNIT: 5384; TYPE: Even Year Biennial; DATE REC.: ; DOC NO.: 2024000337771; TOTAL: $3,518.47; PER DIEM: $1.13

OBLIGOR: Sue A. Ferguson, 13761 E 51ST ST., #5104, Tulsa, OK 74134; WEEK: 33; UNIT: 5160L; TYPE: Annual; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $3,884.83; PER DIEM: $1.39

OBLIGOR: R Sanchez Family LLC, an Arizona Limited Liability, 2030 W. BASELINE RD # 182, PMB 838, Phoenix, AZ 85041; WEEK: 29; UNIT: 5184; TYPE: Even; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $3,418.59; PER DIEM: $1.13

File Numbers: 25-005389, 25-005405, 25-005418

The default giving rise to the sale is the failure to pay assessments as set forth in the Claims of Lien in favor of Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida encumbering the Timeshare Ownership Interest recorded (See Exhibit A-Date Rec.) as Document No. (See Exhibit A-Doc. No.) of the Public Records of Lee County, Florida. The amount secured by the assessment lien is for unpaid assessments, accrued interest, plus interest accruing at a per diem rate of $(See Exhibit A-Per Diem) together with the costs of this proceeding and sale and all other amounts secured by the Claim of Lien, for a total amount due as of the date of the sale of $(See Exhibit A-Total). The Obligor has the right to cure this default and any junior interestholder may redeem its interest up to the date the Trustee issues the Certificate of Sale by sending certified funds to the Trustee payable to the Lienholder in the amount of $(See Exhibit A-Total). Said funds for cure or redemption must be received by the Trustee before the Certificate of Sale is issued. Any person, other than the Obligor as of the date of recording this Notice of Sale, claiming an interest in the surplus from the sale of the above property, if any, must file a claim. The successful bidder may be responsible for any and all unpaid condominium assessments that come due up to the time of transfer of title, including those owed by the Obligor or prior owner. If the successful bidder fails to pay the amounts due to the Trustee to certify the sale by 5:00 p.m. the day after the sale, the second highest bidder at the sale may elect to purchase the timeshare ownership interest.

Michael E. Carleton, Esq.
Jordan A Zeppetello, Esq.
Jasmin Hernandez, Esq.
as Trustee pursuant to Fla. Stat. §721.82
PO Box 165028
Columbus, OH 43216-5028
Telephone: (407) 404-5266
Telecopier: (614) 220-5613
September 19, 26, 2025 25-03618L

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-003453
MRG 401K PLAN & TRUST,
Plaintiff, v.
ESTATE OF CLARENCE E. CURRY, ESTATE OF FAYE CURRY, UNKNOWN HEIRS OF CLARENCE E. CURRY and UNKNOWN HEIRS OF FAYE CURRY,
Defendants.

TO: ESTATE OF CLARENCE E. CURRY
ADDRESS UNKNOWN
UNKNOWN HEIRS OF CLARENCE E. CURRY
ADDRESS UNKNOWN
ESTATE OF FAYE CURRY
ADDRESS UNKNOWN
UNKNOWN HEIRS OF FAYE CURRY
ADDRESS UNKNOWN

YOU ARE NOTIFIED that an action to quiet title on the following property in Lee County, Florida:

THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN LEE COUNTY, FLORIDA, TO WIT: LOT 25, BLOCK 37, UNIT 11, SECTION 26, TOWNSHIP 45, SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 20, PAGE 48, PUBLIC RECORDS, LEE COUNTY, FLORIDA.

has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, on or before October 27, 2025, and file the original with the Clerk of this Court, at 2075 Dr. Martin Luther King Jr. Blvd, Fort Myers, Florida 33901 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint.

DATED this 15th day of September, 2025.

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: K. Harris
As Deputy Clerk

The Law Office of C.W. Wickersham, Jr., P.A.,
Plaintiff's attorney,
2720 Park Street, Suite 205,
Jacksonville, Florida, 32205,
Phone Number: (904) 389-6202
Sept. 19, 26; Oct. 3, 10, 2025 25-03626L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-004778
MHM39 LLC,
Plaintiff, v.
ESTATE OF THEODORE C. MOEHLING, ESTATE OF LORRAINE M. MOEHLING, UNKNOWN HEIRS OF THEODORE C. MOEHLING and UNKNOWN HEIRS OF LORRAINE M. MOEHLING,
Defendants.

TO: ESTATE OF THEODORE C. MOEHLING
ADDRESS UNKNOWN
ESTATE OF LORRAINE M. MOEHLING
ADDRESS UNKNOWN
UNKNOWN HEIRS OF THEODORE C. MOEHLING
ADDRESS UNKNOWN
UNKNOWN HEIRS OF LORRAINE M. MOEHLING
ADDRESS UNKNOWN

YOU ARE NOTIFIED that an action to quiet title on the following property in Lee County, Florida:

THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN LEE COUNTY, FLORIDA, TO WIT: LOT 9, BLOCK 15, UNIT 6, SECTION 23, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 20, PAGE 26, PUBLIC RECORDS, LEE COUNTY, FLORIDA.

has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, on or before October 27, 2025, and file the original with the Clerk of this Court, at 2075 Dr. Martin Luther King Jr Blvd, Fort Myers, Florida 33901 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint.

DATED this 15th day of September, 2025.

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: K. Harris
As Deputy Clerk

The Law Office of C.W. Wickersham, Jr., P.A.,
Plaintiff's attorney,
2720 Park Street, Suite 205,
Jacksonville, Florida, 32205,
Phone Number: (904) 389-6202
Sept. 19, 26; Oct. 3, 10, 2025 25-03622L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 24-CA-006133
PENNYMAC LOAN SERVICES, LLC,
Plaintiff, v.
UNKNOWN PERSONAL REPRESENTATIVE OF THE ESTATE OF FRANK VINCENT SARLEY, et al.,
Defendants.

TO: Michael Francis Sarley
1132 E. Thacker Street
Des Plaines IL 60016
Unknown Personal Representative of the Estate of Frank Vincent Sarley
10371 Bonavie Cove Drive
Fort Myers FL 33966
Unknown Heirs, Beneficiaries, and Devisees of the Estate of Frank Vincent Sarley
10371 Bonavie Cove Drive
Fort Myers F: 33966

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

Lot 127 of BONAVIE COVE, according to the plat thereof as recorded in Instrument No. 2018000287594, of the Public Records of Lee County, Florida.

has been filed against you and you are required to serve a copy of your written defenses, if any, on Anthony R. Smith, Esquire, the Plaintiff's attorney, whose address is Tiffany & Bosco, P.A., 1201 S. Orlando Ave, Suite 430, Winter Park, FL 32789, on or before thirty (30) days from the date of first publication of this Notice, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; or a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Court at Lee County, Florida, this 11 day of September, 2025.

Kevin C. Karnes
as Clerk of the Circuit Court of Lee County, Florida
(SEAL) By: K Shoap
DEPUTY CLERK

Anthony R. Smith, Esquire,
the Plaintiff's attorney,
Tiffany & Bosco, P.A.,
1201 S. Orlando Ave, Suite 430,
Winter Park, FL 32789
September 19, 26, 2025 25-03591L

LV20906_V11
SAVE TIME
Email your Legal Notice
legal@businessobserverfl.com • Deadline Wednesday at noon • Friday Publication

FIRST INSERTION

NOTICE AND ORDER TO SHOW CAUSE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR LEE COUNTY, FLORIDA
GENERAL CIVIL DIVISION
CASE NO: 25-CA-4580
BLUE LAKE COMMUNITY DEVELOPMENT DISTRICT, a local unit of special-purpose government organized and existing under the laws of the State of Florida,
Plaintiff, v.
THE STATE OF FLORIDA, AND THE TAXPAYERS, PROPERTY OWNERS AND CITIZENS OF BLUE LAKE COMMUNITY DEVELOPMENT DISTRICT, INCLUDING NON-RESIDENTS OWNING PROPERTY OR SUBJECT TO TAXATION THEREIN, AND OTHERS HAVING OR CLAIMING ANY RIGHTS, TITLE OR INTEREST IN PROPERTY TO BE AFFECTED BY THE ISSUANCE OF THE BONDS HEREIN DESCRIBED, OR TO BE AFFECTED IN ANY WAY THEREBY,
Defendants.

TO THE STATE OF FLORIDA, AND THE TAXPAYERS, PROPERTY OWNERS AND CITIZENS OF BLUE LAKE COMMUNITY DEVELOPMENT DISTRICT, INCLUDING NON-RESIDENTS OWNING PROPERTY OR SUBJECT TO TAXATION THEREIN, AND OTHERS HAVING OR CLAIMING ANY RIGHTS, TITLE OR INTEREST IN PROPERTY TO BE AFFECTED BY THE ISSUANCE OF THE BONDS HEREIN DESCRIBED, OR TO BE AFFECTED IN ANY WAY THEREBY:

Blue Lake Community Development District (the "District") having filed its Complaint for Validation of not to exceed $20,000,000 Blue Lake Community Development District Special Assessment Bonds, in one or more series (the "Bonds"), and it appearing in and from said Complaint and the Exhibits attached thereto that the District has adopted a resolution authorizing the issuance of the Bonds for the purpose of providing funds, together with other available funds, for paying the costs of planning, financing, acquiring, constructing, reconstructing, equipping and installing improvements as part of its Project (as defined in said Complaint), and it also appearing that all of the facts required to be stated by said Complaint and the Exhibits by Chapter 75, Florida Statutes, are contained therein, and that the District prays that this Court issue an order as directed by said Chapter 75, and the Court being fully advised in the premises:

NOW, THEREFORE,

IT IS ORDERED that all taxpayers, property owners and citizens of the District, including non-residents owning property or subject to taxation, and others having or claiming any rights, title or interest in property to be affected by the issuance of the Bonds or to be affected thereby, and the State of Florida, through the State Attorney of the Twentieth Judicial Circuit, in and for Lee County, Florida, appear on **October 13, 2025, at 11:00 a.m**. (JACS Booking Confirmation Number 111374) of said day, before the Honorable Keith Kyle, via **Zoom Application** (**invitation below**), this hearing shall be conducted by video conference, and show cause, if any there be, why the prayers of said Complaint for the validation of the Bonds should not be granted and the Bonds, the proceedings therefore, and other matters set forth in said Complaint, should not be validated as prayed for in said Complaint. The parties and public may access the hearing via their computer at the following Zoom link:

https://zoom.us/j/95818196610?pwd=dVpjdVg5Z3p0WTdNWHNNM1pEeWpsUT09
Meeting ID: 958 1819 6610
Passcode: 965021

IT IS FURTHER ORDERED that prior to the date set for the hearing on said Complaint for validation, the Clerk of this Court shall cause a copy of this Notice and Order to be published in a newspaper published and of general circulation in Lee County, being the County wherein said Complaint for validation is filed, at least once each week for two (2) consecutive weeks, commencing with the first publication which shall not be less than twenty (20) days prior to the date set for said hearing.

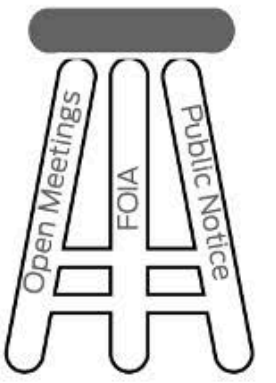
IT IS FURTHER ORDERED that by such publication of this Notice and Order, the State of Florida, and the several taxpayers, property owners and citizens of the District, including non-residents owning property or subject to taxation therein, and others having or claiming any rights, title or interest in property to be affected by the issuance of the Bonds or to be affected thereby, shall be and are made party defendants to this proceeding, and that this Court shall have jurisdiction of them to the same extent as if specifically and personally named as defendants in said Complaint and personally served with process in this cause.

DONE AND ORDERED at the Courthouse in Lee County, Florida.

Keith R. Kyle,
Circuit Court Judge
EPLzzIEg
25-CA-004580 09/10/2025 09:42.46
Electronic Service List:
Wesley S. Haber <wesley.haber@kutakrock.com>
Wesley S. Haber <karen.jusevitch@kutakrock.com>
Wesley S. Haber <gabe.mckee@kutakrock.com>
State Attorney's Office <ServicesSAO-LEE@sao.cjis20.org>
Karen Jusevitch <karen.jusevitch@kutakrock.com>
Ann Cox <ann.cox@kutakrock.com>
Connie Serrano <cserrano@sao20.org>
Lindsey Donato <ldonato@sao20.org>
September 19, 26, 2025 25-03628L

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

SUBSEQUENT INSERTIONS

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

FOURTH INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-003320
MAGS HOLDING LLC,
Plaintiff, v.
AMERICAN ESTATE AND TRUST FBO SANDRA ANDERSON ROTH IRA,
Defendants.
TO: AMERICAN ESTATE AND TRUST FBO SANDRA ANDERSON ROTH IRA
C/O SCOTT JANKO, ITS REGISTERED AGENT
6900 WESTCLIFF DR, STE 203
LAS VEGAS, NV 89145

YOU ARE NOTIFIED that an action to quiet title on the following property in Lee County, Florida:

THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN LEE COUNTY, FLORIDA, TO WIT: LOTS 14 & 15, BLOCK 6105, CAPE CORAL SUBDIVISION, UNIT 97, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 25, PAGES 85-97, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, on or before September 29, 2025, and file the original with the Clerk of this Court, at 2075 Dr. Martin Luther King Jr. Blvd, Fort Myers, Florida 33901 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint.

DATED this 20th day of August, 2025.

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: K. Harris
As Deputy Clerk

The Law Office of C.W. Wickersham, Jr., P.A.,
Plaintiff's attorney,
2720 Park Street, Suite 205,
Jacksonville, Florida, 32205,
Phone Number: (904) 389-6202
Aug. 29; Sept. 5, 12, 19, 2025
25-03269L

SECOND INSERTION

NOTICE OF ACTION
(**Formal Notice by Publication**)
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case Number 25-CA-2933
LIZZETTE CANDITIO, individually,
Plaintiff, v.
GLADYS GERASIMIEG f/k/a GLADYS CARABALLO, individually,
Defendant,
and
MARLENE AURIEMMA, individually,
Nominal Defendant.
TO: Marlene Auriemma
289 NW 19th Street
Court #2
Boca Raton, Florida 33432
Last Known Address

YOU ARE HEREBY NOTIFIED that a Complaint has been filed in this Court. You are required to serve a copy of your written defense, if any, to KENNETH E. KEMP II, Esquire, the Plaintiff's attorney, whose name and address is 12661 New Brittany Boulevard, Fort Myers, FL 33907 on or before October 14, 2025 and file the original with the Clerk of this Court either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Petition.

Dated September 4, 2025.

Kevin C Karnes
(SEAL) By: N Wright Angad
Deputy Clerk

KENNETH E. KEMP II, Esquire,
the Plaintiff's attorney,
12661 New Brittany Boulevard,
Fort Myers, FL 33907
Sept. 12, 19, 26; Oct. 3, 2025
25-03493L

SECOND INSERTION

PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:11301 Bonita Beach Rd SE, Bonita Springs, FL 34135, October 2nd, 2025, at 12:30 PM

*Zhane Nash-Household Goods/ Furniture

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

September 12, 19, 2025 25-03496L

THIRD INSERTION

NOTICE OF ACTION FOR AMENDED SUPPLEMENTAL PETITION FOR TEMPORARY RELATIVE CUSTODY
IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO: 23-DR-4284
IN THE INTEREST OF:
D.M.T.,
a minor child,
DEBBIE NIM PETERSON,
Petitioner,
and
MATTHEW GEZ KIRBY
Respondent/Father,
KIMBERLY RENEE THORNTON,
Respondent/Mother.
TO: Matthew Gez Kirby
Last known address: 1928 S. 55th St., Apt. #2, Omaha, NE 68106

YOU ARE NOTIFIED that an action for Temporary Relative Custody has been filed against you and that you are required to serve a copy of your written defenses, if any, to Peck Law Office, 2077 First St., Ste. 209, Fort Myers, FL 33901 on or before October 7, 2025, 2025 and file the original with the clerk of this Court at 2075 Dr. Martin Luther King Jr. Blvd., Fort Myers, FL 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition. Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request.

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

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

Dated: 08/28/2025.

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: E. Bakelman
Deputy Clerk

September 5, 12, 19, 26, 2025
25-03436L

SECOND INSERTION

NOTICE OF ADMINISTRATIVE COMPLAINT

To: BRANDON T. REYNOLDS
Case: CD202411532/D
3334826/3403057

An Administrative Complaint to impose an administrative fine has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708 Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law.

Sept. 12, 19, 26; Oct. 3, 2025
25-03537L

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 24-CA-007477
KELLY GREENS TERRACE CONDOMINIUM I ASSOCIATION, INC., a Florida not-for-profit corporation,
Plaintiff, v.
DORDE NOSOVIC AND UNKNOWN TENANT ,
Defendant(s).

NOTICE IS GIVEN that pursuant to a Final Judgment of Foreclosure filed September 4, 2025, in Case No. 24-CA-007477, of the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, in which KELLY GREENS TERRACE CONDOMINIUM I ASSOCIATION, INC., is the Plaintiff and DORDE NOSOVIC AND UNKNOWN TENANT are the Defendant(s), I will sell to the highest and best bidder for cash online at www.lee.realforeclose.com at 09:00 a.m. on the 9th day of October 2025, the following described property as set forth in said Final Judgment, to wit:

Unit No. 106 Building 1 of KELLY GREEN TERRACE CONDOMINIUM I, a Condominium, according to the Declaration of Condominium recorded in Official Records Book 2013 Page 3939 of the Public Records of Lee County, Florida and all amendments thereto.

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

DATED 09/09/2025

Kevin C. Karnes
Lee County Clerk of Court
(SEAL) By: T Mann
As Deputy Clerk

Submitted by: ATTORNEY FOR PLAINTIFF
KAYE BENDER REMBAUM, PLLC
1200 Park Central Boulevard
Pompano Beach, FL 33064
Phone: (954) 928-0680
Fax: (954) 772-0319
September 12, 19, 2025 25-03555L

THIRD INSERTION

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

Tax Deed #:2025000947

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-09555 Year of Issuance 2023 Description of Property LOT 18, BLOCK 74, WEST 1/2 OF UNIT 13, SECTION 3, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 26, PAGE 18, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 03-44-26-13-00074.0180

Names in which assessed:
CHRISTOS CHRISTODOULOU, U.S. AFFORDABLE HOMES, INC., US AFFORDABLE HOMES INC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025
25-03349L

SECOND INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE
(**NO CHILD OR FINANCIAL SUPPORT**)
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
Case No.: 25-DR-006290
Andrue M Griffin,
Petitioner,
and
Angel R Sparks,
Respondent,
TO: Angel R Sparks
Address unknown, Unknown

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Andrue M Griffin, whose address is 1201 Seminole Blvd Apt 472, Largo, FL 33770 on or before October 20, 2025, and file the original with the clerk of this Court at 2075 Dr. Martin Luther King, Jr. Blvd., Fort Myers, FL 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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

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

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

Dated: 09/08/2025

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: E. Bakelman
Deputy Clerk

Sept. 12, 19, 26; Oct. 3, 2025
25-03553L

THIRD INSERTION

SUMMONS
STATE OF WISCONSIN CIRCUIT COURT WAUKESHA COUNTY
Case No. 25-CV-1398
Case Code: 30301
Case Class: Money Judgment
ZIMMER & RENS LLC,
15850 W. Blumound Rd., Suite 204,
Brookfield, WI 53005,
Plaintiff, v.
ANDREW GREBE,
25719 Old Gaslight Dr.,
Bonita Springs, FL 34135-8895
Defendant.

THE STATE OF WISCONSIN, To each person named above as a Defendant:

You are hereby notified that the Plaintiff named above has filed a lawsuit or other legal action against you.

Within 40 days after the 5th day of September, 2025, you must respond with a written demand for a copy of the complaint. The demand must be sent or delivered to the court, whose address is Milwaukee County Clerk of Circuit Court, 901 North 9th Street, Milwaukee, Wisconsin 53233, and to Plaintiff's attorney, Paul W. Zimmer, whose address is Zimmer & Rens LLC, 15850 W. Bluemound Road, Suite 204, Brookfield, Wisconsin 53005. You may have an attorney help or represent you.

If you do not demand a copy of the complaint within 40 days, the court may grant judgment against you for the award of money or other legal action requested in the complaint, and you may lose your right to object to anything that is or may be incorrect in the complaint. A judgment may be enforced as provided by law. A judgment awarding money may become a lien against any real estate you own now or in the future, and may also be enforced by garnishment or seizure of property.

Dated this September 5, 2025.

ZIMMER & RENS LLC
Attorneys for Plaintiff
Zimmer & Rens LLC
Electronically signed by
Michael A. Kiener
Paul W. Zimmer
State Bar No. 1100020
Paul.Zimmer@zrlawyers.com
Michael A. Kiener
State Bar No. 1119810
15850 W. Bluemound Road, Suite 204
Brookfield, WI 53005
Phone: (414) 296-6225
Fax: (414) 296-6165
September 5, 12, 19, 2025
25-03403L

THIRD INSERTION

NOTICE OF ACTION; CONSTRUCTIVE SERVICE - PROPERTY
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR LEE COUNTY, CIVIL DIVISION
CASE NO.: 25-CA-001825
IPGRESORT, LLC,
Plaintiff, vs.
BERNARD SCHMID; et al.,
Defendant(s).
TO: VALERIE LAWRENCE; 86 WENHAM RD, CARVER, MA 02330
ANN T. CAMPION; 67 SOUTH VIEW ST, WATERBURY, CT 06706
UNKNOWN HEIRS OF EDITH J. BROWN; 915 WEATHERSTONE DR, SAINT CHARLES, MO 63304
ESTATE OF EDITH J. BROWN; 915 WEATHERSTONE DR, SAINT CHARLES, MO 63304
ESTATE OF JOHN ALLEN BROWN; 915 WEATHERSTONE DR, SAINT CHARLES, MO 63304
UNKNOWN HEIRS OF JOHN ALLEN BROWN; 915 WEATHERSTONE DR, SAINT CHARLES, MO 63304
ESTATE OF BARBARA J. BROWN; 503 WEST ELMWOOD, CLAWSON, MI 48017
UNKNOWN HEIRS OF BARBARA J. BROWN; 503 WEST ELMWOOD, CLAWSON, MI 48017
ESTATE OF MICHAEL H. FLANAGAN; 18909 RIVERFORD DR, DAVIDSON, NC 28036
UNKNOWN HEIRS OF MICHAEL H. FLANAGAN; 18909 RIVERFORD DR, DAVIDSON, NC 28036
ESTATE OF KATHLEEN A. SCHULTZ; 2456 FERNWOOD AVE, ANN ARBOR, MI 48104
UNKNOWN HEIRS OF KATHLEEN A. SCHULTZ; 2456 FERNWOOD AVE, ANN ARBOR, MI 48104
ESTATE OF ROBERT P. FLANAGAN; 5772 GARDEN GROVE BLVD, WESTMINSTER, CA 92683
UNKNOWN HEIRS OF ROBERT P. FLANAGAN; 5772 GARDEN GROVE BLVD, WESTMINSTER, CA 92683

YOU ARE NOTIFIED that an action to quiet title to the following property in Lee County, Florida:

Parcel 1
LOT 20, BLOCK 5, UNIT 1, MIRROR LAKES, SECTION 18, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 27, PAGE 88, PUBLIC RECORDS, LEE COUNTY, FLORIDA.
Parcel ID: 18-45-27-L1-01005.0200
Parcel 2
LOT 28, BLOCK 6, EAST PART UNIT 1, SECTION 3, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 26, PAGE 3, PUBLIC RECORDS, LEE COUNTY, FLORIDA.
Parcel ID: 03-44-26-01-00006.0280
Parcel 3
LOT 4, BLOCK 25, UNIT 9, SECTION 32, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ESTATES, PLAT BOOK 15, PAGE 89, LEE COUNTY, FLORIDA PUBLIC RECORDS.
Parcel ID: 32-44-26-09-00025.0040
Parcel 4
LOT 13, BLOCK 18, UNIT 2, EAST 1/2 OF SECTION 14, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 63, PUBLIC RECORDS, LEE COUNTY, FLORIDA.
Parcel ID: 14-44-26-L2-02018.0130
Parcel 5
LOT 10, BLOCK 48, UNIT 8, SECTION 1, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 177, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Parcel ID: 01-45-27-L2-08048.0100
Parcel 6
LOT 20, BLOCK 72, UNIT 8, SECTION 12, LEHIGH ACRES, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 61, PUBLIC RECORDS, LEE COUNTY, FLORIDA.
Parcel ID: 12-44-26-L3-08072.0200
Parcel 7
LOT 18, BLOCK 26, UNIT 4, SECTION 24, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 68, PUBLIC RECORDS, LEE COUNTY, FLORIDA.
Parcel ID: 24-44-26-L4-04026.0180
Parcel 8
LOTS 33 AND 34, BLOCK 4184, UNIT 59, CAPE CORAL ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGE(S) 140 THROUGH 153, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Parcel ID: 07-44-23-C1-04184.0330

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Sokolof Remtulla, LLP, the plaintiff's attorney, whose address is 6801 Lake Worth Road, Suite 100E, Greenacres, FL 33467, on or before October 14, 2025, and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

DATED on 09/02/2025

KEVIN KARNES
CLERK OF THE CIRCUIT COURT
(SEAL) By: N Wright Angad
DEPUTY CLERK

SOKOLOF REMTULLA, LLP
6801 Lake Worth Road, Suite 100E
Greenacres, FL 33467
Telephone: 561-507-5252
Facsimile: 561-342-4842
E-mail: pleadings@sokrem.com
Counsel for Plaintiff
September 5, 12, 19, 26, 2025
25-03419L

--- SALES ---

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 25-CC-1389
HIGH POINT PLACE CONDOMINIUM ASSOCIATION, INC., A FLORIDA NOT FOR PROFIT CORPORATION,
PLAINTIFF, V.
SARAH ELIZABETH VAN WINTER, ET AL.,
DEFENDANTS.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 22, 2025, and entered in Case No. 25-CC-1389 of the County Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein HIGH POINT PLACE CONDOMINIUM ASSOCIATION, INC. is Plaintiff, and Sarah Elizabeth Van Winter are Defendants, I will sell to the highest and best bidder for cash at www.lee.realforeclose.com, the Clerk's website for online auctions, at 9:00 AM, on the 25th day of September, 2025 the following described property as set forth in said Final Judgment, to wit:

Unit E705 of High Point Place, a Condominium according to the Declaration of Condominium thereof recorded in Instrument No. 2006000447228, of the Public Records of Lee County, Florida, and all amendments thereto, together with its undivided share in the common elements.

A/K/A: 2090 W First Street, E-705, Fort Myers, FL 33901

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031.

DATED this day of 09/04/2025,

KEVIN C. KARNES,
as Clerk of said Court
(SEAL) By: N Wright Angad
As Deputy Clerk

BECKER & POLIAKOFF, P.A.
Attorneys for Plaintiff
Carolyn C. Meadows, Esq.
Florida Bar #92888
1 East Broward Blvd.,
Suite 1900
Fort Lauderdale, FL 33301
Phone: (954) 985-4102
Fax: (954) 987-5940
Primary email:
cofoservicemail@beckerlawyers.com
H25584/422219/27512391
September 12, 19, 2025 25-03507L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 25-CA-002749
MORTGAGE RESEARCH CENTER, LLC D/B/A VETERANS UNITED HOME LOANS, A MISSOURI LIMITED LIABILITY COMPANY,
Plaintiff, vs.
ETZER STEPHANE; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KEVIN C. KARNES as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.Lee.realforeclose.com at, 9:00 AM on the 09 day of October, 2025, the following described property as set forth in said Final Judgment, to wit:

LOTS 55 AND 56, BLOCK 4740, UNIT 70, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 22, PAGES 58 THROUGH 87, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

PROPERTY ADDRESS: 1625 SW 43RD ST, CAPE CORAL, FL 33914

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

Dated this 09/04/2025

KEVIN C. KARNES
Clerk Of The Circuit Court
(SEAL) By: T Mann
Deputy Clerk

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
25-01443
September 12, 19, 2025 25-03492L

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case #: 25-CA-000958
DIVISION: H
Rocket Mortgage, LLC f/k/a Quicken Loans, LLC
Plaintiff, -vs.-
James J. Melton; Unknown Spouse of James J. Melton; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s)
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 25-CA-000958 of the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein Rocket Mortgage, LLC f/k/a Quicken Loans, LLC, Plaintiff and James J. Melton are defendant(s), I, Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash BEGINNING 9:00 A.M. AT WWW.LEE.REALFORECLOSE.COM IN ACCORDANCE WITH CHAPTER 45 FLORIDA STATUTES on September 25, 2025, the following described property as set forth in said Final Judgment, to-wit:

Lot 4, Block 17, TWIN LAKE ESTATES, UNIT 5, Section 3, Township 45 South, Range 27 East, Lehigh acres, according to the plat thereof as recorded in Plat Book 15, page 211, of the Public Records of Lee County, Florida.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

09/04/2025

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
Lee County, Florida
(SEAL) N Wright Angad
DEPUTY CLERK OF COURT

Submitted By:
ATTORNEY FOR PLAINTIFF:
LOGS LEGAL GROUP LLP
750 Park of Commerce Blvd.,
Suite 130
Boca Raton, Florida 33487
(561) 998-6700
(561) 998-6707
25-332404 FC01 RFT
September 12, 19, 2025 25-03506L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 24-CA-003805
TOORAK CAPITAL PARTNERS, LLC
PLAINTIFF, VS.
DANIEL STEPHEN SPIRA, ET AL.,
DEFENDANTS.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 21st day of August, 2025, and entered in Case No. 24-CA-003805 , of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCAF ACQUISITION TRUST is the Plaintiff and DANIEL STEPHEN SPIRA, GAUNTLET FUNDING LLC AND 208 43RD TERRACE LLC are defendants. Kevin C. Karnes as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at www.lee.realforeclose.com at 9:00 A.M. on the 23rd day of October, 2025, the following described property as set forth in said Final Judgment, to wit:

LOT(S) 49, 50 AND 51, BLOCK 245, CAPE CORAL, UNIT 10, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 13, PAGE(S) 25 THROUGH 31, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

Dated this day of 09/04/2025,

Kevin C. Karnes
Clerk of The Circuit Court
(SEAL) By: N Wright Angad
Deputy Clerk

Submitted by:
Miller, George & Suggs, PLLC
ATTORNEY FOR PLAINTIFF
210 N. University Drive, Suite 900
Coral Springs, FL 33071
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
ESERVICE@MGS-LEGAL.COM
24FL274-0008
September 12, 19, 2025 25-03504L

SECOND INSERTION

TRUSTEE'S NOTICE OF SALE
TO: (See Exhibit A – Obligor)

Notice is hereby given that on October 15, 2025 at 10:00AM, at the Riverdale Branch Library, 2421 Buckingham Road, Fort Myers, FL 33905, the following described Timeshare Ownership Interests at Coconut Plantation will be offered for sale:

Unit (See Exhibit A-Unit), Week (See Exhibit A-Week), (See Exhibit A-Type) Coconut Plantation, a Condominium (the 'Condominium'), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof.

Exhibit A

OBLIGOR: Sell Timeshare, LLC, a Florida Limited Liability C, 8617 Saint Marino Blvd, Orlando, FL 32836; WEEK: 23; UNIT: 5365; TYPE: Annual; DATE REC.: May 19, 2025; DOC NO.: 2025000134359; TOTAL: $5,852.25; PER DIEM: $2.21

OBLIGOR: Verl T. Fenstermacher, 330 BAYTREE DRIVE, Melbourne, FL 32940; WEEK: 35; UNIT: 5385; TYPE: Annual; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $3,859.83; PER DIEM: $1.39

OBLIGOR: Stephen D. Peters, 2006 CAROLINA CIRCLE N E, St Petersburg, FL 33703 and Lisa C. Peters, 2006 CAROLINA CIRCLE N E, St Petersburg, FL 33703; WEEK: 27; UNIT: 5365; TYPE: Even; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $3,518.47; PER DIEM: $1.13

OBLIGOR: Guillermo A. Cardona, 10055 NW 86TH TERRACE, Doral, FL 33178 and Migdalia M. Soto, 10055 NW 86TH TERRACE, Doral, FL 33178; WEEK: 30; UNIT: 5185; TYPE: Annual; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $3,859.83; PER DIEM: $1.39

OBLIGOR: Margaret M. Carey, C/O RFA CORPORATION, P.O. BOX 1364, Mustang, OK 73064 and Timothy O' Beirne, C/O RFA CORPORATION, P.O. BOX 1364, Mustang, OK 73064; WEEK: 48; UNIT: 5384; TYPE: Annual; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $6,000.32; PER DIEM: $2.21

File Numbers: 25-005374, 25-005376, 25-005384, 25-005385, 25-005395

The default giving rise to the sale is the failure to pay assessments as set forth in the Claims of Lien in favor of Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida encumbering the Timeshare Ownership Interest recorded (See Exhibit A-Date Rec.) as Document No. (See Exhibit A-Doc. No.) of the Public Records of Lee County, Florida. The amount secured by the assessment lien is for unpaid assessments, accrued interest, plus interest accruing at a per diem rate of $(See Exhibit A-Per Diem) together with the costs of this proceeding and sale and all other amounts secured by the Claim of Lien, for a total amount due as of the date of the sale of $(See Exhibit A-Total). The Obligor has the right to cure this default and any junior interestholder may redeem its interest up to the date the Trustee issues the Certificate of Sale by sending certified funds to the Trustee payable to the Lienholder in the amount of $(See Exhibit A-Total). Said funds for cure or redemption must be received by the Trustee before the Certificate of Sale is issued. Any person, other than the Obligor as of the date of recording this Notice of Sale, claiming an interest in the surplus from the sale of the above property, if any, must file a claim. The successful bidder may be responsible for any and all unpaid condominium assessments that come due up to the time of transfer of title, including those owed by the Obligor or prior owner. If the successful bidder fails to pay the amounts due to the Trustee to certify the sale by 5:00 p.m. the day after the sale, the second highest bidder at the sale may elect to purchase the timeshare ownership interest.

Michael E. Carleton, Esq.
Jordan A Zeppetello, Esq.
Jasmin Hernandez, Esq.
as Trustee pursuant to Fla. Stat. §721.82
PO Box 165028
Columbus, OH 43216-5028
Telephone: (407) 404-5266
Telecopier: (614) 220-5613
September 12, 19, 2025 25-03518L

SECOND INSERTION

TRUSTEE'S NOTICE OF SALE
TO: (See Exhibit A – Obligor)

Notice is hereby given that on October 15, 2025 at 10:00AM, at the Riverdale Branch Library, 2421 Buckingham Road, Fort Myers, FL 33905, the following described Timeshare Ownership Interests at Coconut Plantation will be offered for sale:

Unit (See Exhibit A-Unit), Week (See Exhibit A-Week), (See Exhibit A-Type) Coconut Plantation, a Condominium (the 'Condominium'), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof.

Exhibit A

OBLIGOR: Ileana Dominguez, 5628 SOUTHWEST 5 TERRACE, Coral Gables, FL 33134; WEEK: 35; UNIT: 5266; TYPE: Even; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $7,950.84; PER DIEM: $2.05

OBLIGOR: Darol Fry, AKA Darol E. Fry, 1337 POMELO AVE, Sarasota, FL 34239 and Medora Fry, AKA Medora S. Fry, 1337 POMELO AVE, Sarasota, FL 34239; WEEK: 2; UNIT: 5266; TYPE: Annual; DATE REC.: September 26, 2023; DOC NO.: 2023000314052; TOTAL: $6,290.25; PER DIEM: $2.05

OBLIGOR: Glenn Berger, AKA Glenn Thomas Berger, 2719 30TH ST. SW, Lehigh Acres, FL 33976; WEEK: 39; UNIT: 5262L; TYPE: Annual; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $3,884.83; PER DIEM: $1.39

OBLIGOR: Gino A. Pagano, 1431 ANTHONY RD, Wheeling, IL 60090 and Jennifer L. Lundsten, 1431 ANTHONY RD, Wheeling, IL 60090; WEEK: 50; UNIT: 5242L; TYPE: ; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $6,000.32; PER DIEM: $2.21

OBLIGOR: Michael J. Peragine, 6231 PGA BLVD #104-308, Palm Beach Gardens, FL 33418; WEEK: 26; UNIT: 5146; TYPE: Annual; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $6,000.32; PER DIEM: $2.21

File Numbers: 25-005352, 24-018205, 25-005413, 25-005414, 25-005416

The default giving rise to the sale is the failure to pay assessments as set forth in the Claims of Lien in favor of Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida encumbering the Timeshare Ownership Interest recorded (See Exhibit A-Date Rec.) as Document No. (See Exhibit A-Doc. No.) of the Public Records of Lee County, Florida. The amount secured by the assessment lien is for unpaid assessments, accrued interest, plus interest accruing at a per diem rate of $(See Exhibit A-Per Diem) together with the costs of this proceeding and sale and all other amounts secured by the Claim of Lien, for a total amount due as of the date of the sale of $(See Exhibit A-Total). The Obligor has the right to cure this default and any junior interestholder may redeem its interest up to the date the Trustee issues the Certificate of Sale by sending certified funds to the Trustee payable to the Lienholder in the amount of $(See Exhibit A-Total). Said funds for cure or redemption must be received by the Trustee before the Certificate of Sale is issued. Any person, other than the Obligor as of the date of recording this Notice of Sale, claiming an interest in the surplus from the sale of the above property, if any, must file a claim. The successful bidder may be responsible for any and all unpaid condominium assessments that come due up to the time of transfer of title, including those owed by the Obligor or prior owner. If the successful bidder fails to pay the amounts due to the Trustee to certify the sale by 5:00 p.m. the day after the sale, the second highest bidder at the sale may elect to purchase the timeshare ownership interest.

Michael E. Carleton, Esq.
Jordan A Zeppetello, Esq.
Jasmin Hernandez, Esq.
as Trustee pursuant to Fla. Stat. §721.82
PO Box 165028
Columbus, OH 43216-5028
Telephone: (407) 404-5266
Telecopier: (614) 220-5613
September 12, 19, 2025 25-03517L

SECOND INSERTION

TRUSTEE'S NOTICE OF SALE
TO: (See Exhibit A – Obligor)

Notice is hereby given that on October 15, 2025 at 10:00AM, at the Riverdale Branch Library, 2421 Buckingham Road, Fort Myers, FL 33905, the following described Timeshare Ownership Interests at Coconut Plantation will be offered for sale:

Unit (See Exhibit A-Unit), Week (See Exhibit A-Week), (See Exhibit A-Type) Coconut Plantation, a Condominium (the 'Condominium'), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof.

Exhibit A

OBLIGOR: Eli Yeger, 1246 EAST 29TH STREET, Brooklyn, NY 11210 and Debby Yeger, 1246 EAST 29TH STREET, Brooklyn, NY 11210; WEEK: 47; UNIT: 5247; TYPE: Annual; DATE REC.: April 17, 2025; DOC NO.: 2025000103311; TOTAL: $5,970.70; PER DIEM: $2.21

OBLIGOR: Ronald L. Brooks, 505 SW 161ST STREET, Oklahoma City, OK 73170 and Paula S. Brooks, 505 SW 161ST STREET, Oklahoma City, OK 73170; WEEK: 31; UNIT: 5165; TYPE: Even Year Biennial; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $1,377.96; PER DIEM: $0.31

OBLIGOR: Lauren A. O'Leary, 2020 WALNUT ST, APT 4J, Philadelphia, PA 19103; WEEK: 48; UNIT: 5364; TYPE: Annual; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $22,842.45; PER DIEM: $4.67

OBLIGOR: Dale Clarke, 11531 S.W. 109 RD #W, Miami, FL 33176 and Judy L. Clarke, 11531 S.W. 109 RD #W, Miami, FL 33176; WEEK: 31; UNIT: 5285; TYPE: Annual; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $3,884.83; PER DIEM: $1.39

OBLIGOR: Leigh Anne Keener, 7710 SHELBURNE CIRCLE, Spring, TX 77379 and Ronny Glen Keener Jr., 2614 Rippling Bend Drive, Manvel, TX 77578; WEEK: 25; UNIT: 5182L; TYPE: Even; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $2,791.55; PER DIEM: $0.85

File Numbers: 25-005368, 25-005370, 25-005393, 25-005397, 25-005398

The default giving rise to the sale is the failure to pay assessments as set forth in the Claims of Lien in favor of Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida encumbering the Timeshare Ownership Interest recorded (See Exhibit A-Date Rec.) as Document No. (See Exhibit A-Doc. No.) of the Public Records of Lee County, Florida. The amount secured by the assessment lien is for unpaid assessments, accrued interest, plus interest accruing at a per diem rate of $(See Exhibit A-Per Diem) together with the costs of this proceeding and sale and all other amounts secured by the Claim of Lien, for a total amount due as of the date of the sale of $(See Exhibit A-Total). The Obligor has the right to cure this default and any junior interestholder may redeem its interest up to the date the Trustee issues the Certificate of Sale by sending certified funds to the Trustee payable to the Lienholder in the amount of $(See Exhibit A-Total). Said funds for cure or redemption must be received by the Trustee before the Certificate of Sale is issued. Any person, other than the Obligor as of the date of recording this Notice of Sale, claiming an interest in the surplus from the sale of the above property, if any, must file a claim. The successful bidder may be responsible for any and all unpaid condominium assessments that come due up to the time of transfer of title, including those owed by the Obligor or prior owner. If the successful bidder fails to pay the amounts due to the Trustee to certify the sale by 5:00 p.m. the day after the sale, the second highest bidder at the sale may elect to purchase the timeshare ownership interest.

Michael E. Carleton, Esq.
Jordan A Zeppetello, Esq.
Jasmin Hernandez, Esq.
as Trustee pursuant to Fla. Stat. §721.82
PO Box 165028
Columbus, OH 43216-5028
Telephone: (407) 404-5266
Telecopier: (614) 220-5613
September 12, 19, 2025 25-03513L

SECOND INSERTION

TRUSTEE'S NOTICE OF SALE
TO: (See Exhibit A – Obligor)

Notice is hereby given that on October 15, 2025 at 10:00AM, at the Riverdale Branch Library, 2421 Buckingham Road, Fort Myers, FL 33905, the following described Timeshare Ownership Interests at Coconut Plantation will be offered for sale:

Unit (See Exhibit A-Unit), Week (See Exhibit A-Week), (See Exhibit A-Type) Coconut Plantation, a Condominium (the 'Condominium'), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof.

Exhibit A

OBLIGOR: Eirlys Adrian, 1900 VIRGINIA AVE, #302, Fort Myers, FL 33901; WEEK: 19; UNIT: 5390L; TYPE: ; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $3,884.83; PER DIEM: $1.39

OBLIGOR: Eirlys Adrian, 1900 VIRGINIA AVE, #302, Fort Myers, FL 33901; WEEK: 20; UNIT: 5390L; TYPE: ; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $3,884.83; PER DIEM: $1.39

OBLIGOR: Steven Joseph Olds, 750 BLACKPINE DRIVE, Vero Beach, FL 32968 and Nancy Skannel Olds, 750 BLACKPINE DRIVE, Vero Beach, FL 32968; WEEK: 32; UNIT: 5147; TYPE: Annual; DATE REC.: April 17, 2025; DOC NO.: 2025000103321; TOTAL: $5,957.30; PER DIEM: $2.21

OBLIGOR: Alona F.W. Edwards, 500 NOE BIXBY RD, Columbus, OH 43213; WEEK: 46; UNIT: 5340L; TYPE: Annual; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $6,000.32; PER DIEM: $2.21

OBLIGOR: Christopher S. Hoerle, 2209 PRINCESS JULIA LANE, Lutz, FL 33549 and Melissa Hoerle, 2209 PRINCESS JULIA LANE, Lutz, FL 33549; WEEK: 43; UNIT: 5188L; TYPE: Even; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $3,774.22; PER DIEM: $1.21

File Numbers: 25-005365, 25-005366, 25-005369, 25-005388, 25-005390

The default giving rise to the sale is the failure to pay assessments as set forth in the Claims of Lien in favor of Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida encumbering the Timeshare Ownership Interest recorded (See Exhibit A-Date Rec.) as Document No. (See Exhibit A-Doc. No.) of the Public Records of Lee County, Florida. The amount secured by the assessment lien is for unpaid assessments, accrued interest, plus interest accruing at a per diem rate of $(See Exhibit A-Per Diem) together with the costs of this proceeding and sale and all other amounts secured by the Claim of Lien, for a total amount due as of the date of the sale of $(See Exhibit A-Total). The Obligor has the right to cure this default and any junior interestholder may redeem its interest up to the date the Trustee issues the Certificate of Sale by sending certified funds to the Trustee payable to the Lienholder in the amount of $(See Exhibit A-Total). Said funds for cure or redemption must be received by the Trustee before the Certificate of Sale is issued. Any person, other than the Obligor as of the date of recording this Notice of Sale, claiming an interest in the surplus from the sale of the above property, if any, must file a claim. The successful bidder may be responsible for any and all unpaid condominium assessments that come due up to the time of transfer of title, including those owed by the Obligor or prior owner. If the successful bidder fails to pay the amounts due to the Trustee to certify the sale by 5:00 p.m. the day after the sale, the second highest bidder at the sale may elect to purchase the timeshare ownership interest.

Michael E. Carleton, Esq.
Jordan A Zeppetello, Esq.
Jasmin Hernandez, Esq.
as Trustee pursuant to Fla. Stat. §721.82
PO Box 165028
Columbus, OH 43216-5028
Telephone: (407) 404-5266
Telecopier: (614) 220-5613
September 12, 19, 2025 25-03520L

LV20906_V11
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--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-1627
IN RE: ESTATE OF MARILYN KOMENDAREK
Deceased.

The administration of the estate of Marilyn Komendarek, deceased, whose date of death was November 21, 2021, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King, Jr. Blvd, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 12, 2025.

Personal Representative:
Peter Komendarek
30 Newton Avenue
Norwich, New York 13815
Attorney for Personal Representative:
Paul J. Cappiello, Attorney
Florida Bar Number: 0609579
1301 Plantation Island Drive, South, Suite 302B
St. Augustine, FL 32080-3111
Telephone: (904) 471-3434
Fax: (904) 461-1412
E-Mail: paul@pclaw.com
Secondary E-Mail:
pat@pathawkinspl.com
September 12, 19, 2025 25-03546L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
File No. 25-CP-2680
Division: Probate
IN RE: ESTATE OF KATHLEEN J. GANGL
Deceased.

The administration of the estate of Kathleen J. Gangl, deceased, whose date of death was April 20, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 12, 2025.

Personal Representative:
John P. Gangl
2831 SW 43rd St.
Cape Coral, Florida 33914
Attorney for Personal Representative:
Hayley E. Donaldson, Attorney
Florida Bar Number: 1002236
Sheppard Law Firm
9100 College Pointe Court
Fort Myers, FL 33919
Telephone: (239) 334-1141
Fax: (239) 334-3965
E-Mail: donaldson@sbshlaw.com
Secondary E-Mail:
bmerhige@sbshlaw.com
September 12, 19, 2025 25-03524L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-2744
IN RE: ESTATE OF CLARE KENNEY
Deceased.

The administration of the estate of Clare Kenney, deceased, whose date of death was July 5, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 12, 2025.

Personal Representative:
Caroline T. Kenney
43405 Edgewater Street
South Riding, VA 20152
Attorneys for Personal Representative:
Neva K. Torres, FL Bar No.: 1049725
Janet M. Strickland, FL Bar No.: 137472
Law Office of Janet M. Strickland, P.A.
2340 Periwinkle Way,
Suite J-1
Sanibel, FL 33957
Telephone: (239) 472-3322
E-Mail: neva@sanibellaw.net
Secondary E-Mail: jms@sanibellaw.net
September 12, 19, 2025 25-03532L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE TWENTIETH CIRCUIT COURT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
25-CP-1851
IN RE: ESTATE OF STEVEN BRUCE COLE
Deceased

The administration of the estate of Steven Bruce Cole, deceased, whose date of death was December 18, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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 section 732.216–732.228, Florida Statutes, applies, or may apply, unless a written demand is filed within the time provided by section 732.2211, Florida Statutes.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE 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 was or shall be: September 12, 2025.

Personal Representative:
Alexis A. Sitka, P. A.,
P.O. Box 150171,
Cape Coral, Florida 33915
Attorney for Personal Representative:
/s/ Alexis A. Sitka, P. A.
Alexis A. Sitka, P. A.
Florida Bar Number: 0004766
P.O. Box 150171
Cape Coral, Florida 33915
Telephone: (239) 997-0078
Alexis@sitkalaw.com
September 12, 19, 2025 25-03531L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
Case No. 25-CP-2676
IN RE: ESTATE OF:
GEORGE L. ALLEMAN,
Deceased.

The administration of the estate of George L. Alleman, deceased, whose date of death was February 3, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Ft. Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 12, 2025.

Personal Representative:
Melinda Kay Kramer
5518 Lafayette Rd.
Medina, OH 44256
Attorney for Personal Representative:
Elizabeth M. Bux
Email Addresses:
rbux@wblawmedina.com
Florida Bar No. 1001016
105 W. Liberty St.
Medina, OH 44256
Telephone: (330) 725-6666
September 12, 19, 2025 25-03552L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-002608
IN RE: ESTATE OF HARVEY GEORGE LENZ JR.
Deceased.

The administration of the estate of Harvey George Lenz Jr., deceased, whose date of death was December 31, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO Box 9346, Ft. Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 12, 2025.

Personal Representative:
Patricia Lynn Zacharias
1106 Callaway Court
Howell, MI 48843
Attorney for Personal Representative:
Renee E. Nesbit
E-mail Address:
RNesbit@Nesbit-Law.com
Florida Bar No. 75374
Renee E. Nesbit, Attorney At Law
8305 Laurel Lakes Way
Naples, Florida 34119
Telephone: (239) 249-1072
September 12, 19, 2025 25-03530L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-002702
IN RE: ESTATE OF JON E. SCHARBROUGH
Deceased.

The administration of the estate of Jon E. Scharbrough, deceased, whose date of death was June 14, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 12, 2025.

Personal Representatives:
Ann S. Haddix
7378 Lake Lakota Place
Indianapolis, IN 46217
William D. Scharbrough
7440 Steinmeier Drive
Indianapolis, IN 46250
Attorney for Personal Representatives:
Barbara M. Pizzolato, Esq.
Florida Bar Number: 571768
8660 College Parkway, Suite 400
Fort Myers, Florida 33919
Telephone: (239) 225-7911
Fax: (239) 221-0279
E-Mail: bmp@pizzolatolaw.com
Secondary E-Mail:
rlm@pizzolatolaw.com
11755.00
September 12, 19, 2025 25-03547L

SECOND INSERTION

NOTICE TO CREDITORS

The administration of the Estate of ALEX MATTHEW JOHNSON, deceased, whose date of death was June 8, 2025, File Number 25-CP-2662, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The name and address of the Personal Representative and the Personal Representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims within this Court WITHIN THE LATER OF THREE MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of the first publication of this Notice is September 12, 2025.

Heather S. Johnson
Personal Representative
17761 Slater Road,
North Fort Myers, FL 33917
RICHARD M. MARCHEWKA, ESQ.,
attorney for the Personal Representative,
Florida Bar Number 0603120
1601 Jackson Street,
Suite 203
Fort Myers, FL 33901
(239) 337-1777
September 12, 19, 2025 25-03533L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY FLORIDA
PROBATE DIVISION
Case No. 2025-CP-002186
IN RE: THE ESTATE OF JEFFERY ALLEN STOECKER.
Decreased

The administration of the Estate of JEFFERY ALLEN STOECKER, deceased, whose date of death was April 11, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is: Clerk of the Court, Lee County, Probate Division, P. O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is September 12, 2025

Personal Representative:
Michael Corning
Attorney for Personal Representative:
Jack Pankow, Esquire
5230-2 Clayton Court
Fort Myers, FL 33907
Telephone: 239-334-4774
FL. Bar # 164247
September 12, 19, 2025 25-03545L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
CASE NO. 25-CP-1377
IN RE: ESTATE OF RICHARD RUDOLPH LEINER,
Deceased.

The administration of the Estate of RICHARD RUDOLPH LEINER, deceased, whose date of death was February 22, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address is 1700 Monroe St., Fort Myers, FL 33901. The personal representative's and the personal representative's attorney names and addresses are set forth below.

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

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

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

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

The first publication of this notice is September 12, 2025.

CRAIG LEINER
Personal Representative
/S/ RICHARD M. RICCIARDI, JR., ESQ.
RICHARD M. RICCIARDI, JR., ESQ.
Florida Bar No. 90567
YOUR ADVOCATES, P.A.
2050 McGregor Blvd.
Fort Myers, FL 33901
Phone: (239) 689-1096
Fax: (239) 791-8132
E-mail: rricciardi@your-advocates.org
September 12, 19, 2025 25-03539L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 25-CA-002290
DIVISION: KYLE
MAYFLOWER CAPITAL COMPANY,
Plaintiff, -vs.-
DAVID C. HELMS II,
Defendant(s).

TO: DAVID C. HELMS II
Last Known Address: 650 Travers Ave., Fort Myers, FL 33919
Current Address: Unknown

YOU ARE NOTIFIED that an action to foreclose a judgment lien on the following non-homestead property in Lee County, Florida:

LOTS 27 AND 28, SUNSET COVE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 10, PAGE 107, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
A/K/A 650 TRAVERS AVENUE, FORT MYERS, FL 33919
FOLIO ID: 10202263

has been filed against you and you are required to serve a copy of your written defenses within 30 days after the first publication if any, on WRIGHT LAW GROUP, PLLC, Plaintiff's attorney, whose address is 382 NE 191st Steet, PMB 84356, Miami, FL 33179, and file the original with this Court either before service on Plaintiff's attorney, or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint or petition.

This notice shall be published once a week for two consecutive weeks in the Business Observer (Lee County).

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the sale of this court on this 08 day of September, 2025.

KEVIN C. KARNES
Clerk of the Circuit Court
(SEAL) By: K Shoap
Deputy Clerk
WRIGHT LAW GROUP, PLLC,
Plaintiff's attorney,
382 NE 191st Steet, PMB 84356,
Miami, FL 33179
September 12, 19, 2025 25-03525L

--- SALES ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-2705
Division Probate
IN RE: ESTATE OF CAROLE A. TAGG
Deceased.

The administration of the estate of CAROLE A. TAGG, deceased, whose date of death was August 1, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr., Blvd., Fort Myers Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 12, 2025.

Personal Representative:
MARK R. KLYM
5811 Pelican Bay Blvd., Suite 650
Naples, Florida 34108
Attorney For Personal Representative:
KYLE T. MORDEW, Attorney
Florida Bar Number: 1022234
HAHN LOESER & PARKS LLP
5811 Pelican Bay Boulevard, Suite 650
Naples, Florida 34108
Telephone: (239) 552-2978
Fax: (239) 451-4027
E-Mail: kmordew@hahnlaw.com
Secondary E-Mail:
cpiglia@hahnlaw.com
19082452.1
September 12, 19, 2025 25-03510L

SECOND INSERTION

TRUSTEE'S NOTICE OF SALE
TO: (See Exhibit A–Obligor)

Notice is hereby given that on October 15, 2025 at 10:00AM, at the Riverdale Branch Library, 2421 Buckingham Road, Fort Myers, FL 33905, the following described Timeshare Ownership Interests at Coconut Plantation will be offered for sale:

Unit (See Exhibit A-Unit), Week (See Exhibit A-Week), (See Exhibit A-Type) Coconut Plantation, a Condominium (the 'Condominium'), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof.

Exhibit A

OBLIGOR: Susan Victoria George, 59 EAST CARIBBEAN, Port St. Lucie, FL 34952 and Ernest Francis George, 59 EAST CARIBBEAN, Port St. Lucie, FL 34952; WEEK: 36; UNIT: 5160L; TYPE: Annual; DATE REC.: June 22, 2015; DOC NO.: 2015000134606; TOTAL: $1,062.79; PER DIEM: $0.11

OBLIGOR: Robin Josephine Wilder, 305 COUNTY RD 3470, Paradise, TX 76073 and Wayne Lewis Wilder, 305 COUNTY RD 3470, Paradise, TX 76073; WEEK: 17; UNIT: 5190L; TYPE: Annual; DATE REC.: November 30, 2016; DOC NO.: 2016000251719; TOTAL: $9,654.68; PER DIEM: $2.67

File Numbers: 25-010099, 25-002746

The default giving rise to the sale is the failure to make payments as set forth in the Mortgage in favor of Pelican Landing Timeshare Ventures, Limited Partnership, a Delaware limited partnership encumbering the Timeshare Ownership Interest recorded (See Exhibit A- Date Rec.) as Document No. (See Exhibit A-Doc. No.) of the Public Records of Lee County, Florida. The amount secured by the Mortgage is the principal due in the amount of $(See Exhibit A-Principal), together with interest accruing on the principal amount due at a per diem of $(See Exhibit A-Per Diem), and together with the costs of this proceeding and sale, for a total amount due as of the date of the sale of $(See Exhibit A-Total). The Obligor has the right to cure this default and any junior interestholder may redeem its interest up to the date the Trustee issues the Certificate of Sale, by sending certified funds to the Trustee payable to the Lienholder in the amount of $(See Exhibit A-Total). Said funds for cure or redemption must be received by the Trustee before the Certificate of Sale is issued. Any person, other than the Obligor as of the date of recording this Notice of Sale, claiming an interest in the surplus from the sale of the above property, if any, must file a claim. The successful bidder may be responsible for any and all unpaid condominium assessments that come due up to the time of transfer of title, including those owed by the Obligor or prior owner. If the successful bidder fails to pay the amounts due to the Trustee to certify the sale by 5:00 p.m. the day after the sale, the second highest bidder at the sale may elect to purchase the timeshare ownership interest.

Michael E. Carleton, Esq.
Jordan A Zeppetello, Esq.
Jasmin Hernandez, Esq.
as Trustee pursuant to Fla. Stat. §721.82
PO Box 165028
Columbus, OH 43216-5028
Telephone: (407) 404-5266
Telecopier: (614) 220-5613
September 12, 19, 2025 25-03551L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-000528
U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, FOR LHOME MORTGAGE TRUST 2023-RTL1, MORTGAGE-BACKED NOTES, SERIES 2023-RTL1,
Plaintiff, v.
ACZ VENTURES, LLC, a Florida Limited Liability Company; ADAM COOK, an Individual; PEARL CREEK PROPERTIES LLC, a Colorado Limited Liability Company; UNKNOWN TENANT #1; UNKNOWN TENANT #2,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment dated August 12, 2025 entered in Civil Case No. 25-CA-000528 in Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, Civil Division, wherein U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, FOR LHOME MORTGAGE TRUST 2023-RTL1, MORTGAGE-BACKED NOTES, SERIES 2023-RTL1, Plaintiff and ACZ VENTURES, LLC, a Florida Limited Liability Company; ADAM COOK, an Individual; PEARL CREEK PROPERTIES LLC, a Colorado Limited Liability Company are Defendant(s), Kevin C. Karnes, Clerk of Court, will sell to the highest and best bidder for cash beginning at 9:00 AM at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on October 9, 2025 the following described property as set forth in said Final Judgment, to-wit:

LOT(S) 23 AND 24, BLOCK 4387, UNIT 63, CAPE CORAL SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGE(S) 48 THROUGH 81, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 1912 SW 8th Ct, Cape Coral, FL 33991

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.

09/05/2025

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
Lee County, Florida
(SEAL) N Wright Angad
DEPUTY CLERK OF COURT

Submitted By: Jordan Wainstein
Kelley Kronenberg
10360 West State Road 84
Fort Lauderdale, FL 33324
Service Email:
ftlrealprop@kelleykronenberg.com
File No.: 3843.000154
September 12, 19, 2025 25-03527L

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case #: 24-CA-006093
DIVISION: H
Rocket Mortgage, LLC f/k/a Quicken Loans, LLC f/k/a Quicken Loans Inc.
Plaintiff, -vs.-
David D. Beers; Joyce L. Beers; Sabal Point at Verandah Neighborhood Association, Inc.; Verandah Community Association, Inc.; Verandah Development LLC; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s)
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 24-CA-006093 of the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein Rocket Mortgage, LLC f/k/a Quicken Loans, LLC f/k/a Quicken Loans Inc., Plaintiff and David D. Beers are defendant(s), I, Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash BEGINNING 9:00 A.M. AT WWW.LEE.REALFORECLOSE.COM IN ACCORDANCE WITH CHAPTER 45 FLORIDA STATUTES on September 25, 2025, the following described property as set forth in said Final Judgment, to-wit:

LOT 8, BLOCK A, VERANDAH UNIT ELEVEN, ACCORDING TO THE PLAT THEREOF RECORDED AS INSTRUMENT NO. 2005000042225, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

09/04/2025

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
Lee County, Florida
(SEAL) N Wright Angad
DEPUTY CLERK OF COURT

Submitted By:
ATTORNEY FOR PLAINTIFF:
LOGS LEGAL GROUP LLP
750 Park of Commerce Blvd., Suite 130
Boca Raton, Florida 33487
(561) 998-6700
(561) 998-6707
24-331686 FC01 RFT
September 12, 19, 2025 25-03505L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 24-CA-006250
PENNYMAC LOAN SERVICES, LLC,
Plaintiff, vs.
ROBERT L. SHANBLATT A/K/A ROBERT SHANBLATT; UNITED STATES OF AMERICA ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; SAMANTHA H. SHANBLATT A/K/A SAMANTHA SHANBLATT; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KEVIN C. KARNES as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.Lee.realforeclose.com at, 9:00 AM on the 09 day of October, 2025, the following described property as set forth in said Final Judgment, to wit:

LOTS 11, 12, 13 AND 14, BLOCK 93, UNIT 7, SAN CARLOS PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN DEED BOOK 315, PAGES 129 TO 131, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

PROPERTY ADDRESS: 18343 HAWTHORNE RD, FORT MYERS, FL 33967

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

Dated this 09/04/2025

KEVIN C. KARNES
Clerk Of The Circuit Court
(SEAL) By: T Mann
Deputy Clerk

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
24-02651
September 12, 19, 2025 25-03491L

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIRCUIT CIVIL DIVISION
CASE No. 25-CA-000977
U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, AS TRUSTEE FOR VELOCITY COMMERCIAL CAPITAL LOAN TRUST 2024-1,
Plaintiff, vs.
FARM 684 LLC, a Wyoming limited liability company, KENNETH DAVIN
Defendants.

NOTICE IS HEREBY GIVEN that pursuant to a Final Summary Judgment of Foreclosure entered on September 2, 2025 in CASE NO. 2025-CA-000977 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, in the above-captioned action, Kevin C. Karnes, as Clerk of the Circuit Court and Comptroller of Lee County, will sell the following described property set forth in the final judgment:

Begin at the Southeast corner at A.E. Schneider No. 1, as per map on file and recorded in Plat Book 9, Page 129, of the Public Records of Lee County, Florida, at the Easterly intersection of Schneider Drive and the South line of Section 34, Township 43 South, Range 25 East; thence North along the East side of Schneider Drive 853 feet to a point on the Northerly side of Maynard Street shown on the plat of Dos Rios Subdivision, as recorded in Plat Book 12, Page 4, of the Public Records of Lee County, Florida; thence continue North along the Easterly side of Schneider Drive 406 feet to a point; thence North 88 degrees 44' 32" East 597 feet to the East side of unrecorded Meta Street; thence North 0 degrees 55' 28" West 100 feet to the point of beginning of the lands herein conveyed; thence continue North 0 degrees 55' 28" West 100 feet; thence North 88 degrees 44' 32" East to the waters of an existent canal; thence Southerly along the edge of said existent canal 100 feet more or less to a point opposite of the point of beginning and parallel to the North line of the property herein described; thence West to the point of beginning.

STREET ADDRESS: 137 Meta Street, Fort Myers, FL 33905

including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, online at: www.Lee.realforeclose.com on September 25, 2025 @ 9:00 a.m.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031.

Dated this 3rd day of September, 2025.

09/03/2025

Kevin C. Karnes
Clerk of the Circuit Clerk
(SEAL) By: T Mann
Deputy Clerk

SHAPIRO RAMOS,
a professional association
Counsel for Plaintiff
19 West Flagler Street, Suite 516
Miami, FL 33130
Telephone: (305) 374-0052/
Fax: (305) 374-7320
By: CYNTHIA M. RAMOS
Florida Bar No. 958557
Email: cmr@shapiroramos.com
September 12, 19, 2025 25-03488L

PUBLISH YOUR LEGAL NOTICE
Email legal@businessobserverfl.com
FLORIDA'S NEWSPAPER FOR THE C-SUITE Business Observer
LV20878_V7

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 23-CA-012154
DLJ MORTGAGE CAPITAL INC,
Plaintiff, vs.
KARLA E. LEWIS, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 08, 2025, and entered in 23-CA-012154 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein CFS15 GRANTOR TRUST is the Plaintiff and KARLA E. LEWIS; DOMINIC FORTUNATO A/K/A DOMINIC FORTUNATO, III; THE UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; THE COUNTRY OAKS LOT OWNERS ASSOCIATION, INC. are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on October 09, 2025, the following described property as set forth in said Final Judgment, to wit:

LOT 10, COUNTRY OAKS SUBDIVISION, PHASE 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 44, PAGE 15 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 9918 COUNTRY OAKS DRIVE, FORT MYERS, FL 33967

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

Dated this 09/09/2025

Kevin C. Karnes
As Clerk of the Court
(SEAL) By: T Mann
As Deputy Clerk

Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
23-140224 - MaM
September 12, 19, 2025 25-03549L

SECOND INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case No: 25-CC-000023
KELLY GREENS MASTER ASSOCIATION, INC.,
Plaintiff, vs.
COCO HAMMOCK ASSETS, LLC, et al.,
Defendants.

Notice is hereby given pursuant to a Final Summary Judgment of Foreclosure filed the 28th day of August, 2025, in the County Court of the Twentieth Judicial Circuit in and for Lee County, Florida, Case No. 25-CC-000023, wherein KELLY GREENS MASTER ASSOCIATION, INC. is the Plaintiff and COCO HAMMOCK ASSETS, LLC, KELLY GREENS SINGLE FAMILY CONDOMINIUM II ASSOCIATION, INC., CATHERINE S. CRANDELL AND JAMES CRANDELL are the Defendants. That I will sell to the highest and best bidder for cash beginning at 9:00 AM at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes, on September 25, 2025 the following described property as set forth in said Final Summary Judgment of Foreclosure, to-wit:

Lot 3, Tract 14, KELLY GREENS SINGLE FAMILY CONDOMINIUM II, according to the Declaration of Condominium thereof, as recorded in O.R. Book 2043, Page 3971, and all amendments thereto, of the Public Records of Lee County, Florida, together with an undivided interest in the common elements appurtenant thereto.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031 before the Clerk reports the surplus as unclaimed.

Dated on this 09/03/2025

Kevin C. Karnes,
Clerk of the Circuit Court
(SEAL) By: N Wright Angad
Deputy Clerk

Keith H. Hagman, Esq.,
P.O. Box 1507,
Fort Myers, Florida 33902-1507,
keithhagman@paveselaw.com
glendahaskell@paveselaw.com
September 12, 19, 2025 25-03490L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY FLORIDA
CIRCUIT CIVIL DIVISION
CASE NO.: 24-CA-008055
WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR THE FLIC RESIDENTIAL MORTGAGE LOAN TRUST I,
Plaintiff, v.
KCAP RE FUND II, LLC, A TEXAS LIMITED LIABILITY COMPANY, et al.,
Defendants.

NOTICE OF SALE PURSUANT TO CHAPTER 45 IS HEREBY GIVEN that, pursuant to the Consent Final Judgment of Mortgage Foreclosure and for Other Relief dated August 25, 2025, issued in and for Lee County, Florida, in Case No. 24-CA-008055, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR THE FLIC RESIDENTIAL MORTGAGE LOAN TRUST I is the Plaintiff, and KCAP RE FUND II, LLC, A TEXAS LIMITED LIABILITY COMPANY, SHILOH BOONE LASATER, UNKNOWN TENANT #1 AS TO 310 HANCOCK BRIDGE PARKWAY N/K/A YURGENIS CALDERA, UNKNOWN TENANT #1 AS TO 312 HANCOCK BRIDGE PARKWAY N/K/A CRIS DIAZ, UNKNOWN TENANT #1 AS TO 611 SE VAN LOON TERRACE N/K/A CHAD HEROUX, UNKNOWN TENANT #2 AS TO 611 SE VAN LOON TERRACE N/K/A TERRELLE HEROUX, UNKNOWN TENANT #1 AS TO 613 SE VAN LOON TERRACE N/K/A DOLFI RODRIGUEZ, UNKNOWN TENANT #1 AS TO 1023 SE 39TH TERRACE N/K/A ZACH VALEZ, UNKNOWN TENANT #1 AS TO 4124 SE 9TH COURT N/K/A OTONIEL RAMOS, UNKNOWN TENANT #1 AS TO 1944 SUNSET PLACE N/K/A MICHELLE MCDONALD, UNKNOWN TENANT #2 AS TO 1944 SUNSET PLACE N/K/A JEROME MCDONALD and CITY OF CAPE CORAL are the Defendants.

The Clerk of the Court, KEVIN KARNES, will sell to the highest and best bidder for cash, in accordance with Section 45.031, Florida Statutes, on December 4, 2025, at electronic sale beginning at 9:00 AM, at www.lee.realforeclose.com the following-described real property as set forth in said Consent Final Judgment of Mortgage Foreclosure and for Other Relief, to wit:

PARCEL 1
LOTS 19 & 20, BLOCK 271, CAPE CORAL UNIT 9, A SUBDIVISION ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 13, PAGES 7 THRU 18, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
PARCEL 3
LOTS 31 & 32. BLOCK 1100, CAPE CORAL UNIT 23, A SUBDIVISION ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGES 39 THRU 52, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
PARCEL 4
LOTS 25 & 26. BLOCK 1108, CAPE CORAL UNIT 23, A SUBDIVISION ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGES 39 THRU 52, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
PARCEL 6
LOTS 19 & 20. BLOCK 422, CAPE CORAL UNIT 14, A SUBDIVISION ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 13, PAGES 61 THRU 68, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
PARCEL 7
LOTS 6, 7 AND 8, BLOCK E. CORONADO, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 6. PAGE 75, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 310-312 Hancock Bridge Pkwy, Cape Coral, FL 33990

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

Dated: 09/03/2025

KEVIN C. KARNES, Clerk of Court
(SEAL) By: N Wright Angad
Deputy Clerk

HOWARD LAW
4755 Technology Way, Suite 104
Boca Raton, FL 33431
Phone: (954) 893-7874
Fax: (888) 235-0017
E-Mail: Pleadings@HowardLaw.com
Counsel for Plaintiff
September 12, 19, 2025 25-03489L

--- TAX DEEDS ---

SECOND INSERTION

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

Tax Deed #:2025000984

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-13530 Year of Issuance 2023 Description of Property COMMENCING AT THE NORTH EAST CORNER OF LOT 6, BLOCK 9, OF CHARLESTON PARK, IN SW 1/4 OF SECTION 25, TOWNSHIP 43, RANGE 27, DESCRIBED IN OR 288, PG 293, AS RECORDED IN PLAT BOOK 8, PAGE 44, OF LEE COUNTY RECORDS, THENCE SOUTH 100 FEET, THENCE WEST 63.5 FEET, THENCE NORTH 100 FEET, THENCE EAST 63.5 FEET TO POINT OF BEGINNING. Strap Number 25-43-27-01-00009.6020

Names in which assessed: GUERCIN'S INVESTMENT LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03476L

SECOND INSERTION

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

Tax Deed #:2025001154

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-14186 Year of Issuance 2023 Description of Property LOT 1, BLOCK 61, NORTH PART OF UNIT 13, GREENBRIAR, SECTION 4, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 27, PAGE 20, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 04-44-27-06-00061.0010

Names in which assessed: AUDREY F NICHOLS, JOHNTHAN W. NICHOLS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03482L

SECOND INSERTION

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

Tax Deed #:2025001110

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-05089 Year of Issuance 2023 Description of Property LOT 15 AND THE SOUTH 10 FEET OF LOT 3, BLOCK 24, IN THAT CERTAIN SUBDIVISON KNOWN AS PALMONA PARK UNIT 2, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN THE OFFICE OF CLERK OF THE CIRCUIT COURT IN PLAT BOOK 7, PAGES 56 AND 57, LEE COUNTY, FLORIDA. Strap Number 34-43-24-02-00024.0150

Names in which assessed: CLAUDIA ELIZABETH RODRIGUEZ, JORGE ANTONIO CRUZ LOZANO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03463L

SECOND INSERTION

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

Tax Deed #:2024001680

NOTICE IS HEREBY GIVEN that Ide Technologies Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 14-905 Year of Issuance 2022 Description of Property PARCEL "C" A TRACT OF LAND LYING IN SECTION 27, TOWNSHIP 43 SOUTH, RANGE 27 EAST, LEE COUNTY, FLORIDA, DESCRIBED AS FOLLOWS: FROM THE WEST QUARTER CORNER OF SECTION 27, TOWNSHIP 43 SOUTH, RANGE 27 EAST, RUN N 1¬∞05'20" W ALONG THE WEST LINE OF SAID SECTION 27 FOR 356.46 FEET TO THE POINT OF BEGINNING OF THE LAND HEREIN DESCRIBED, FROM SAID POINT OF BEGINNING, CONTINUE N1¬∞50'20" W ALONG SAID WEST LINE FOR 118.58 FEET; THENCE RUN N 89¬∞14'08" E FOR 210.85 FEET; THENCE RUN S 1¬∞53'44" E FOR 118.58 FEET; THENCE RUN S 89¬∞14'8" W FOR 210.97 FEET TO THE POINT OF BEGINNING. Strap Number 27-43-27-00-00003.0030

Names in which assessed: SHOBE JUMAN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03445L

SECOND INSERTION

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

Tax Deed #:2025001117

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-01742 Year of Issuance 2023 Description of Property LOTS 23 AND 24, BLOCK 2460, UNIT 34, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 74 THROUGH 86, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 01-44-23-C2-02460.0230

Names in which assessed: ESTATE OF CHARLES J FAIRGRIEVES, ESTATE OF CHARLES J. FAIRGRIEVES, JAMES R. HARVEY, MORTON F. KOPP, RICHARD L FAIRGRIEVES, RICHARD L. FAIRGRIEVES

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03453L

SECOND INSERTION

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

Tax Deed #:2025001148

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-09548 Year of Issuance 2023 Description of Property LOT 2, BLOCK 73, WEST 1/2 OF UNIT 13, SECTION 3, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 26, PAGE 18 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 03-44-26-13-00073.0020

Names in which assessed: CELIA S GARVELMAN, CELIA S. GARVELMAN, NORMAN GARVELMAN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03472L

SECOND INSERTION

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

Tax Deed #:2025000983

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-04600 Year of Issuance 2023 Description of Property THE SOUTH 1/2 OF LOT 1, BLOCK 88, SUNCOAST ESTATES, UNRECORDED SUBDIVISION, MORE PARTICULARLY DESCRIBED AS FOLLOWS: FROM THE SOUTHWEST CORNER OF SECTION 25, TOWNSHIP 43 SOUTH, RANGE 24 EAST, RUN NORTH 88 DEGREES 16' 39" EAST ALONG THE SOUTH LINE OF SAID SECTION 25 A DISTANCE OF 2,671.13 FEET; THENCE NORTH 1 DEGREE 51' 31" WEST 336.32 FEET TO THE POINT OF BEGINNING; THENCE NORTH 1 DEGREE 51' 31" WEST 140 FEET; THENCE NORTH 88 DEGREES 08' 29" EAST 305.0 FEET; THENCE SOUTH 1 DEGREE 51' 31" EAST 140 FEET; THENCE SOUTH 88 DEGREES 08' 29" WEST 305.0 FEET TO THE POINT OF BEGINNING, LYING IN SECTION 25, TOWNSHIP 43 SOUTH, RANGE 24 EAST, LEE COUNTY, FLORIDA. Strap Number 25-43-24-03-00088.0010

Names in which assessed: SABIR AHED

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03461L

OFFICIAL COURTHOUSE WEBSITES

manateeclerk.com
sarasotaclerk.com
charlotteclerk.com
leeclerk.org
collierclerk.com
hillsclerk.com
pascoclerk.com
mypinellasclerk.gov
polkcountyclerk.net
myorangeclerk.com

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-002734
Division Probate
IN RE: ESTATE OF CHARLES DOUGLAS MAYNARD Deceased.

The administration of the estate of Charles Douglas Maynard, deceased, whose date of death was August 17, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St, Ft. Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 12, 2025.

Personal Representative:
Angela N. Rigsby
5170 Fairbanks Drive
Saint James City, Florida 33956

Attorney for Personal Representative:
Eviana J. Martin, Attorney
Florida Bar Number: 36198
Martin Law Firm, PL
3701 Del Prado Blvd S.
Cape Coral, Florida 33904
Telephone: (239) 443-1094
Fax: (941) 213-1231
E-Mail:
eviana.martin@martinlawfirm.com
September 12, 19, 2025 25-03501L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-002727
Division Probate
IN RE: ESTATE OF CHANTAL JULIA LAMOTTE Deceased.

The administration of the estate of Chantal Julia Lamotte, deceased, whose date of death was July 25, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St, Ft. Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 12, 2025.

Personal Representative:
Patrick M. Lamotte
871 Shadybrook Drive
Holland, Michigan 49424

Attorney for Personal Representative:
Eviana J. Martin, Attorney
Florida Bar Number: 36198
Martin Law Firm, PL
3701 Del Prado Blvd S.
Cape Coral, Florida 33904
Telephone: (239) 443-1094
Fax: (941) 213-1231
E-Mail:
eviana.martin@martinlawfirm.com
September 12, 19, 2025 25-03500L

SECOND INSERTION

Notice to Creditors
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 25-CP-002147
IN RE: ESTATE OF DOLORES RAIZ, Deceased.

The administration of the estate of DOLORES RAIZ, deceased, whose date of death was May 25, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King, Jr., Boulevard, Fort Myers, Florida 33901. The name and address of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this Notice is September 12, 2025.

Personal Representative:
/s/ Paul Raiz
Paul Raiz
14 Homewood Drive
Morristown, NJ 07960

Attorney For Personal Representative:
/s/Andrew K. Fein, Esq.
Andrew K. Fein, Esq.
Florida Bar No. 956430
Minerley Fein, P.A.
1200 North Federal Highway, Suite 420
Boca Raton, Florida 33432
Telephone: (561) 362-6699
Facsimile: (561) 447-9884
Primary E-mail:
drew@minerleyfein.com
Secondary E-mail:
fileclerk@minerleyfein.com
September 12, 19, 2025 25-03499L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-2708
Division Probate
IN RE: ESTATE OF PHILIP J. SCHIFANO A/K/A PHILIP SCHIFANO A/K/A PHILIP JAMES SCHIFANO Deceased.

The administration of the estate of Philip J. Schifano A/K/A Philip Schifano A/K/A Philip James Schifano, deceased, whose date of death was July 9, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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 September 12, 2025.

Co-Personal Representatives:
Ralph A. Schifano
6352 Stagecoach Road
Effingham, South Carolina 29541
Joseph M. Schifano
37 Dogwood Drive
Oakland, New Jersey 07436

Attorney for Personal Representatives:
Douglas A. Dodson, II
Florida Bar Number: 126439
DORCEY LAW FIRM PLC
10181 Six Mile Cypress Parkway, Ste C
Fort Myers, FL 33966
Telephone: (239) 418-0169
Fax: (239) 418-0048
E-Mail: douglas@dorceylaw.com
Secondary E-Mail:
probate@dorceylaw.com
September 12, 19, 2025 25-03521L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 2025-CP-2260
Probate Division
IN RE: THE ESTATE OF PATRICIA ANN CONKLIN

The administration of the estate of Patricia Ann Conklin, deceased, File Number 2025-CP-2260, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

The date of first publication of this Notice is September 12, 2025.

Sydney Mading
Personal Representative
/s/ Jeffry Perlow
Jeffry S. Perlow, Esq.
Attorney for Personal Representative
Florida Bar No.: 354759
5425 Park Central Court
Naples, Florida 34109
(239) 514-2910
jeffperlow@hotmail.com
September 12, 19, 2025 25-03522L

SAVE TIME
Email your Legal Notice
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FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer
LV20906_V33

--- ESTATE ---

SECOND INSERTION

NOTICE OF CIVIL ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
CASE NO: 24-CA-5206
MARK A. VANDEMARK and MICHELLE E. VANDEMARK, Plaintiffs, v.
RENE ALBERTO MARTINEZ, DAISY GLORIBEL ZAPATA, CSHI, LLC, AMERICAN LAND SALES, and NATIONAL RECREATIONAL PROPERTIES OF FLORIDA, INC., Defendants.
TO: AMERICAN LAND SALES
(address unknown)
NATIONAL RECREATIONAL PROPERTIES OF FLORIDA, INC.
(address unknown)

COME NOW, the Plaintiffs, MARK A. VANDEMARK and MICHELLE E. VANDEMARK, by and through their undersigned counsel, and hereby give notice that a Quiet Title action on the following property listed below has been instituted in the above action and is now pending in the Twentieth Judicial Circuit Court of the State of Florida, County of Lee, on July 23, 2024; Case No: 2024-CA-5206.

Lot 4, Block 29, Unit 08, Section 25 Township 44 South, Range 27 East, Lehigh Acres. According to the map or plat hereof on file in the office of the Clerk of the Circuit Court, recorded in PB 15, Page 36, Public records of Lee County, Florida ("subject property").

More commonly known as: 616 Scott Avenue, Lehigh Acres, Florida 33972.

You are required to serve an Answer to this action upon: ADAM J. STEVENS, ESQ. of STEVENS LEGAL GROUP, Plaintiffs' counsel, whose address is 4706 Chiquita Boulevard South, PMB 308, Cape Coral, Florida 33914, on or before October 14, 2025, and file the original with the Clerk of this Honorable Court at the Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, either before service on Plaintiffs' counsel or immediately thereafter.

You must keep the Clerk of the Circuit Court's office notified of your current address. Future papers in this lawsuit will be mailed to the address on record at the Clerk's Office.

Dated this 4th day of September, 2025.

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: K Harris
Deputy Clerk

STEVENS LEGAL GROUP
Counsel for Plaintiffs
4706 Chiquita Boulevard S.
PMB 308
Cape Coral, Florida 33914
Telephone: (239) 374-4353
Facsimile: (239) 374-4356
BY: /s/ Adam J. Stevens, Esq.
ADAM J. STEVENS, ESQ.
Florida Bar No. 31898
astevens@stevenslegalgroup.com
nbolden@stevenslegalgroup.com
fbenoit@stevenslegalgroup.com
Sept. 12, 19, 26; Oct. 3, 2025
25-03503L

SECOND INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 25-CP-2596
Division: Probate
IN RE: ESTATE OF BEVERLY JEAN NATHE, 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 Beverly Jean Nathe, deceased, File Number 25-CP-2596, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346; that the Decedent's date of death was April 1, 2024; that the total value of the Estate is $10,471.50; and that the names and addresses of those to whom it has been assigned by such Order are:

Name Address
Geralyn Nathe Evans
1208 Pine Court,
St. Cloud, MN 56303
David C. Nathe
18385 N. Shimmer Lane,
Surprise, AZ 85374
Mary P. Merchant
114 2nd Ave. SW,
Baudette, MN 56623
Vicki J. Dawson
1810 7th Street S.,
Fargo, ND 58103
Paul J. Nathe
32959 Spunk Tree Cir.,
Avon, MN 56310
Nicole M. Nathe
3613 56th Street S.,
Fargo, ND 58104

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 SECTION 733.702 OF THE FLORIDA PROBATE CODE.

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 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 the surviving spouse or a beneficiary as specified under Section 732.2211.

The date of first publication of this Notice is September 12, 2025.

Person Giving Notice:
Geralyn Nathe Evans
1208 Pine Court
St. Cloud, MN 56303
Attorney for Person Giving Notice:
Kevin A. Kyle
Florida Bar Number: 980595
GREEN SCHOENFELD & KYLE LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: kevinkyle@gskattorneys.com
01060199.DOC/1
September 12, 19, 2025 25-03508L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA - PROBATE DIVISION
File No.: 362025CP002537A001CH
IN RE: ESTATE OF LEO JAMES PAYNE, Deceased.
The ancillary administration of the estate of LEO JAMES PAYNE, deceased, whose date of death was March 11, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Ft. Myers, FL 33901. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 12, 2025.

Personal Representative
LEO JAMES PAYNE, JR.
18 Mockingbird Lane
Cherry Hills Village, CO 80113
Personal Representative
LAURA PAYNE WRIGHT
220 Vine Street
Denver, CO 80206
Attorney for Personal Representatives
Amy J. Fanzlaw, B.C.S.
Florida Bar No. 054860
Osborne & Osborne, P.A.
1515 S. Federal Highway, Suite 106
Boca Raton, Florida 33432
(561) 395 1000
AJF@osbornepa.com
September 12, 19, 2025 25-03498L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
CASE NO: 25-CP-002660
IN RE: ESTATE OF JOSEPH LEOPOLD RUSSO, Deceased.
The administration of the estate of Joseph Leopold Russo, deceased, whose date of death was June 8, 2025, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 12, 2025.

Personal Representative:
/s/ Annie Lefebvre
#309-2550 Street Maurice Savoie
Longueuil, Quebec,
Canada J4N0K6
Attorney for Personal Representative:
/s/ Aisha M. Cruz Tirado
Aisha M. Cruz Tirado
Attorney for the Petitioner
1714 Cape Coral Parkway East
Cape Coral, FL 33904
Tel: (239) 542-4733
Fax: (239) 542-9203
FLA BAR NO 1040464
Email: aisha@capecoralattorney.com
Email:
courtfilings@capecoralattorney.com
September 12, 19, 2025 25-03540L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-001064
IN RE: ESTATE OF LOUISE Y. RANDAZZO, Deceased.
The administration of the Estate of Louise Y. Randazzo, deceased, whose date of death was January 11, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 12, 2025.

Personal Representative:
Signed by: Teresa A. Bohinick
9610 Green Cypress Lane #6
Fort Myers, Florida 33905
Attorney for Personal Representative:
Lisa Curia George
Florida Bar Number: 1033829
Hagen Law Firm
5290 Summerlin Commons Way,
Suite 1003
Fort Myers, FL 33907
Telephone: (239) 275-0808
Fax: (239) 275-3313
E-Mail: lisa@mikehagen.com
Secondary E-Mail:
pat@mikehagen.com
September 12, 19, 2025 25-03538L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-002475
IN RE: ESTATE OF IAN MICHAEL CHRISTY Deceased.
The administration of the estate of Ian Michael Christy, deceased, whose date of death was October 28, 2024 is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Justice Center, 2nd Floor, 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, Florida 33901 (mailing address: P.O. Box 9346, Fort Myers, FL 33902). The names and addresses of the personal representative and the personal representative's attorneys are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 12, 2025.

Personal Representative:
C. Robert Christy, Jr.
16604 Sounding Shores Dr.
Odessa, Florida 33556
/s/ Myrna Serrano Setty
Myrna Serrano Setty, Esq.
Attorney for Personal Representative
Florida Bar No. 0110636
Myrna Serrano Setty, P.A.
E-mail Addresses:
mss@serranosetty.com,
info@serranosetty.com
Myrna Serrano Setty. P.A.
15310 Amberly Dr. Suite 250
Tampa, FL 33647
Mailing: P.O. Box 145, Lutz, FL 33548
Telephone: (813) 902-3189
/s/ Erin Lohmiller
Erin Lohmiller, Esq.
Attorney for Personal Representative
FL Bar No. 38631
E-mail Addresses:
erin@lohmillerlaw.com,
lohmillerlaw@gmail.com
Lohmiller Law, PLLC
136 4th Street N., Suite 201
St. Petersburg, FL 33701
Telephone: (727) 643-3818
September 12, 19, 2025 25-03511L

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.
LV18237_V12

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
File No. 25-CP-002572
Division: Probate
IN RE: THE ESTATE OF RICHARD G. REICHEL, Deceased.
The administration of the estate of RICHARD G. REICHEL, deceased, who also was known as RICHARD GENE REICHEL, whose date of death was January 23, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 2075 Martin Luther King Junior Boulevard, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702, FLORIDA STATUTES, 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 September 12, 2025.

Personal Representative:
ALAN K. REICHEL
10712 Red Cardinal Circle, Unit 8
Estero, Florida 33928
Attorney for Personal Representative:
WENDY MORRIS
Attorney for Personal Representative
Florida Bar Number: 890537
MORRIS LAW OFFICES, LLC
23150 Fashion Drive Ste 233
Estero, Florida 33928
Telephone: (239) 908-8033
E-Mail: wendy@wendymorris.com
September 12, 19, 2025 25-03502L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 25-CP-002704
Division: Probate
IN RE: ESTATE OF CYNTHIA ELIZABETH MACKINNON, Deceased.
The administration of the Estate of Cynthia Elizabeth MacKinnon, deceased, whose date of death was June 24, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

The date of first publication of this Notice is September 12, 2025.

Personal Representative:
Tanya MacKinnon
4603 Caloosa Vista Drive
Fort Myers, FL 33901
Attorney for Personal Representative:
Bruce D. Green
Attorney for Personal Representative
Florida Bar Number: 260533
Bruce Green Law Firm
12800 University Drive, Suite 320
Fort Myers, Florida 33907
Telephone: (239) 448-9555
Fax: (239) 448-9560
E-Mail: bruce@brucegreenlaw.com
September 12, 19, 2025 25-03541L

SECOND INSERTION

NOTICE TO CREDITORS
(summary administration)
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No: 36-2025-CP-002618A-001-CH
IN RE: ESTATE OF CAROL WALSH A/K/A CAROL R. WALSH CAROL ANNE WALSH 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 CAROL WALSH, deceased, File Number 36-2025-CP-002618A-001-CH, by the Circuit Court for LEE County, Florida Probate Division, the address of which is 2075 Dr. Martin Luther King Boulevard, Ft. Myers, FL 33901; that the decedent's date of death was June 20. 2025. The estate consists of Homestead property the name and addresses of those to whom it has been assigned by such Order are:

Name and Address
ROBERT MOSS
4 Harned Avenue
Somers Point, New Jersey 08244

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. NOT WITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

Publication of this notice has begun on September 12, 2025.

ROBERT MOSS
4 Harned Avenue
Somers Point, New Jersey 08244
RONALD S. WEBSTER
Fla. Bar No. 570559
800 N. Collier Blvd. #203
Marco Island, FL 34145
(239) 394-8999
September 12, 19, 2025 25-03509L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 25-CP-002472
Division: Probate
IN RE: ESTATE OF JAMES HOBART DAVIS, Deceased.
The administration of the Estate of James Hobart Davis, deceased, whose date of death was May 3, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

The date of first publication of this Notice is September 12, 2025.

Personal Representatives:
DocuSigned by: Matt Davis
Matthew P. Davis
2134 Old Lakeport Road
Moore Haven, FL 33471
Signed by: Melissa A. Henry
Melissa A. Henry
12730 Tar Flower Drive
Tampa, FL 33626
Attorney for Personal Representative:
/s/ Bruce D. Green
Bruce D. Green
Attorney for Personal Representative
Florida Bar Number: 260533
Bruce Green Law Firm
12800 University Drive, Suite 320
Fort Myers, Florida 33907
Telephone: (239) 448-9555
Fax: (239) 448-9560
E-Mail: bruce@brucegreenlaw.com
September 12, 19, 2025 25-03523L

--- TAX DEEDS ---

SECOND INSERTION

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

Tax Deed #:2025001072

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-00278 Year of Issuance 2023 Description of Property LOTS 13,14, AND 15, BLOCK 5281, UNIT 82, CAPE CORAL, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 24, PAGES 113 THROUGH 126, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-43-22-C2-05281.0130

Names in which assessed: TUAN NGO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03446L

SECOND INSERTION

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

Tax Deed #:2025001065

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-00970 Year of Issuance 2023 Description of Property LOTS 23 AND 24, BLOCK 5144, UNIT 80, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 22, PAGES 140-159, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 28-43-23-C4-05144.0230

Names in which assessed: JEREMY S RAY, JEREMY S. RAY, JOHN K KINCAID, JOHN K. KINCAID, JOHN KINCAID

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03447L

SECOND INSERTION

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

Tax Deed #:2025001109

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-01249 Year of Issuance 2023 Description of Property LOTS 23 AND 24, BLOCK 3852, UNIT 53, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 19, PAGES 64 THROUGH 78, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 33-43-23-C1-03852.0230

Names in which assessed: BARBARA G TAN, DENNIS L TAN, DENNIS L. TAN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03448L

SECOND INSERTION

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

Tax Deed #:2025001067

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-01306 Year of Issuance 2023 Description of Property LOTS 23 AND 24, BLOCK 3877, CAPE CORAL UNIT 53, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, AT PAGE 64-78, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 33-43-23-C2-03877.0230

Names in which assessed: NICOLAS PABLO LEDERER SANGUINETTI

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03449L

SECOND INSERTION

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

Tax Deed #:2025001115

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-01695 Year of Issuance 2023 Description of Property LOTS 19 AND 20, BLOCK 2440, UNIT 34, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 16, PAGES 74 THROUGH 86, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 01-44-23-C1-02440.0190

Names in which assessed: YASMIN ELSAYED

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03452L

SECOND INSERTION

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

Tax Deed #:2025001094

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-01492 Year of Issuance 2023 Description of Property LOTS 18 AND 19, BLOCK 2725, CAPE CORAL UNIT 39, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 16, PAGE(S) 142 THROUGH 154, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 35-43-23-C2-02725.0180

Names in which assessed: PENTAS HOMES LLC, PENTAS HOMES, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03451L

SECOND INSERTION

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

Tax Deed #:2025001118

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-01747 Year of Issuance 2023 Description of Property LOTS 11 AND 12, BLOCK 2461, CAPE CORAL, UNIT 34, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 16, PAGES 74 THROUGH 86, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 01-44-23-C2-02461.0110

Names in which assessed: YERGEE REAL ESTATE LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03454L

SECOND INSERTION

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

Tax Deed #:2025001119

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-01805 Year of Issuance 2023 Description of Property LOTS 46, 47, BLOCK 2468, UNIT 34, CAPE CORAL, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 74-86, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 01-44-23-C4-02468.0460

Names in which assessed: SAVINA A A VASSILIADIS, SAVINA ANGELICA A VASSILIADIS, SAVINA VASSILIADIS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03455L

SECOND INSERTION

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

Tax Deed #:2025000988

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-04957 Year of Issuance 2023 Description of Property LOTS 45 & 46, BLOCK 2207, UNIT 33, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 16, PAGES 40 THROUGH 61, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 32-43-24-C4-02207.0450

Names in which assessed: OLESSIA DEL ROSARIO SALMERON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03462L

SECOND INSERTION

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

Tax Deed #:2025001100

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-03661 Year of Issuance 2023 Description of Property LOTS 25 AND 26, BLOCK 3366, UNIT 65, CAPE CORAL, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 21, PAGES 151-164 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 10-45-23-C2-03366.0250

Names in which assessed: KATHRYN J NEAL, R E NEAL, RAYMOND E NEAL

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03459L

SECOND INSERTION

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

Tax Deed #:2025001146

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-02031 Year of Issuance 2023 Description of Property LOTS 59 AND 60, BLOCK 2849, UNIT 41, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 17, PAGES 2 THROUGH 14, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 03-44-23-C4-02849.0590

Names in which assessed: HANNA GOTTSCHALK, R J GOTTSCHALK, RICHARD J. GOTTSCHALK

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03456L

SECOND INSERTION

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

Tax Deed #:2025001108

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-07802 Year of Issuance 2023 Description of Property CONDOMINIUM UNIT NO. 203, BUILDING 2835 OF VILLAGE CREEK, A CONDOMINIUM ACCORDING TO THE DECLARATION THEREOF, AS RECORDED IN CLERK'S FILE NO. 2005000192444 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 31-44-25-P1-01902.0203

Names in which assessed: JAMES P BARRY, JAMES P. BARRY

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03466L

SECOND INSERTION

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

Tax Deed #:2025001106

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-04277 Year of Issuance 2023 Description of Property LOTS 23 AND 24, BLOCK 5633, CAPE CORAL SUBDIVISION, UNIT 85, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 24, PAGES 49 THROUGH 58, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 20-43-24-C4-05633.0230

Names in which assessed: CAMARIA HOMES INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03460L

SECOND INSERTION

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

Tax Deed #:2025001095

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-02067 Year of Issuance 2023 Description of Property LOT 69 AND 70, BLOCK 3799, UNIT 52, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 19, PAGES 49 THROUGH 63, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 04-44-23-C2-03799.0690

Names in which assessed: GM GM LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03457L

SECOND INSERTION

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

Tax Deed #:2025001079

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-09018 Year of Issuance 2023 Description of Property LOT 9, BLOCK 17, UNIT 2, LEHIGH ACRES, SECTION 1, TOWNSHIP 44 SOUTH, RANGE 26 EAST, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 58, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 01-44-26-02-00017.0090

Names in which assessed: DENNIS NAEL, DENNIS NEIL G NAEL

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03468L

SECOND INSERTION

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

Tax Deed #:2025001085

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-02624 Year of Issuance 2023 Description of Property LOTS 75 AND 76, BLOCK 3754, UNIT 51, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 19, PAGES 2 THROUGH 16, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 09-44-23-C3-03754.0750

Names in which assessed: GM GM LLC, GM-GM LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03458L

SECOND INSERTION

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

Tax Deed #:2025001147

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-09498 Year of Issuance 2023 Description of Property LOT 21, BLOCK 35, UNIT 8, SECTION 3, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOR AS RECORDED IN PLAT BOOK 26, PAGE 10, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 03-44-26-08-00035.0210

Names in which assessed: MG LUXURY RENOVATIONS AND INVESTMENTS LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03471L

PUBLISH YOUR LEGAL NOTICE
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--- TAX DEEDS ---

SECOND INSERTION

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

Tax Deed #:2025001063

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-17174 Year of Issuance 2023 Description of Property LOT 10, BLOCK 34, UNIT 9, SECTION 27, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 40, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 27-44-27-09-00034.0100

Names in which assessed: DAMION DUNN, DAMION R. DUNN, DOROTHY M GISCOMBE, DOROTHY M. GISCOMBE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03484L

SECOND INSERTION

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

Tax Deed #:2025001082

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-16940 Year of Issuance 2023 Description of Property WEST HALF OF LOT 1, BLOCK 10, UNIT 3, SECTION 25, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 36, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 25-44-27-03-00010.001A

Names in which assessed: URISHA ALI

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03483L

SECOND INSERTION

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

Tax Deed #:2025001138

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-13835 Year of Issuance 2023 Description of Property LOT 17, BLOCK 59, UNIT 15, SECTION 2, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 20, PAGE 18, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 02-44-27-15-00059.0170

Names in which assessed: PAUL A. SIEBER, PAUL ALOIS SIEBER, PAUL MBO SIEBER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03480L

SECOND INSERTION

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

Tax Deed #:2025001075

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-11888 Year of Issuance 2023 Description of Property LOT 1, BLOCK 70, UNIT 8, SECTION 35, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 91, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 35-44-26-08-00070.0010

Names in which assessed: CARLO FROVA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03475L

SECOND INSERTION

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

Tax Deed #:2025001080

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-09654 Year of Issuance 2023 Description of Property LOT 2, BLOCK 34, UNIT 4, SECTION 11, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 60, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 11-44-26-04-00034.0020

Names in which assessed: LOUISE BOLAND, THOMAS WILLIAM BOLAND

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03473L

SECOND INSERTION

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

Tax Deed #:2025001069

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-01433 Year of Issuance 2023 Description of Property LOTS 4, 5 AND 6, BLOCK 2924B, CAPE CORAL, UNIT 42, A SUBDIVISION, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 17, PAGES 32 THROUGH 44, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 34-43-23-C4-02924.B040

Names in which assessed: O G INVESTMENT LLC, O-G INVESTMENT LLC, SECOND AVENUE SFR HOLDINGS II LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03450L

SECOND INSERTION

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

Tax Deed #:2025001132

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-09370 Year of Issuance 2023 Description of Property LOT 8, BLOCK 91, UNIT 9, SECTION 2, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 59, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 02-44-26-09-00091.0080

Names in which assessed: ALICE FLANNERY, ALICE LOUISE FLANNERY, J FLANNERY, JAMES DONALD FLANNERY

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03470L

SECOND INSERTION

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

Tax Deed #:2025001098

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-14072 Year of Issuance 2023 Description of Property LOT 6, BLOCK 30, IN SECTION 3, SOUTH PART UNIT 7 - GREENBRIAR, SECTIONS 3 AND 4, TOWNSHIP 44 SOUTH, RANGE 27 EAST, A SUBDIVISION OF LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 27, PAGE 10, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 03-44-27-09-00030.0060

Names in which assessed: 207 SILVERSOUTH REALTY INC, 207 SILVERSOUTH REALTY, INC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03481L

SECOND INSERTION

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

Tax Deed #:2025001086

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-08019 Year of Issuance 2023 Description of Property LOT 57, HIGHLAND PINES ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 40, PAGES 67 THROUGH 70, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 18-45-25-08-00000.0570

Names in which assessed: BERNARDO B LEMOS, KATHY L LEMOS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03467L

SECOND INSERTION

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

Tax Deed #:2025001137

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-13823 Year of Issuance 2023 Description of Property LOT 6, BLOCK 55, UNIT 14, SECTION 2, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 20, PAGE 17, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 02-44-27-14-00055.0060

Names in which assessed: HF BUILDING COMPANY LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03479L

SECOND INSERTION

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

Tax Deed #:2025001141

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-18016 Year of Issuance 2023 Description of Property LOT 7, BLOCK 17, UNIT 2, SECTION 2, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 189, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 02-45-27-02-00017.0070

Names in which assessed: INDILAGUS USA LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03486L

SECOND INSERTION

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

Tax Deed #:2025001083

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-20551 Year of Issuance 2023 Description of Property LOT 13, BLOCK 74, UNIT 12, SECTION 21, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 18, PAGE 65, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 21-45-27-12-00074.0130

Names in which assessed: DOROTHY A. PITTARD

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03487L

SECOND INSERTION

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

Tax Deed #:2025001071

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-17540 Year of Issuance 2023 Description of Property LOT 6, BLOCK 2, UNIT 1, LEHIGH ACRES, SECTION 35, TOWNSHIP 44 SOUTH, RANGE 27 EAST, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 52, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 35-44-27-01-00002.0060

Names in which assessed: LAVERNE WHITE, MAURICE WHITE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03485L

SECOND INSERTION

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

Tax Deed #:2025001135

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-13736 Year of Issuance 2023 Description of Property EAST 1/2 OF LOT 1, BLOCK 16, UNIT 4, SECTION 2, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 5, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 02-44-27-04-00016.001B

Names in which assessed: BARBARA ANN BONACUM, JOANN JOHNSON, ROBERT JAMES POTOCKI

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03478L

SECOND INSERTION

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

Tax Deed #:2025001123

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-13655 Year of Issuance 2023 Description of Property LOT 4, BLOCK 19, UNIT 5, SECTION 1, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 3, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 01-44-27-05-00019.0040

Names in which assessed: LEHIGH PARTNERS LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03477L

SECOND INSERTION

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

Tax Deed #:2025001096

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-09780 Year of Issuance 2023 Description of Property LOT 12, BLOCK 113, UNIT 11, SECTION 11, LEHIGH ACRES, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 60, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 11-44-26-11-00113.0120

Names in which assessed: MSM DEAL HOLDINGS LLC, MSM DEAL HOLDINGS, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03474L

SECOND INSERTION

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

Tax Deed #:2025001087

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-05718 Year of Issuance 2023 Description of Property LOT(S) 2 AND 3, LESS THE SOUTHERLY 10 FEET OF LOT 3, BLOCK 3, ROBERT JEFFCOTTS ADDTION TO ANDERSON HEIGHTS, ACCORDING TO THE PLAT ON FILE IN PLAT BOOK 3, PAGE 87, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 24-44-24-P2-01903.0020

Names in which assessed: DOWNTOWN CAPITAL ASSETS, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03465L

SECOND INSERTION

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

Tax Deed #:2025001131

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-09337 Year of Issuance 2023 Description of Property LOT 15, BLOCK 70, UNIT 8, SECTION 2, LEHIGH ACRES, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 59, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 02-44-26-08-00070.0150

Names in which assessed: CONNIE GRAICHEN SCHMIDT, DAVID WANDREY, DONALD WANDREY, JUDITH GRAICHEN ECKERT, KAREN GRAICHEN WRASE, MICHAEL WANDREY, STEVE WANDREY, STEVE WANDRY

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 12, 19, 26; Oct. 3, 2025

25-03469L

SUBSCRIBE TO THE BUSINESS OBSERVER
Call: (941) 362-4848 or go to: www.businessobserverfl.com
Business Observer

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
CASE NO. 2025-CP-2647
IN RE: ESTATE OF JUDITH NORCOTT MEIKLE, Deceased.

The administration of the estate of Judith Norcott Meikle, deceased, whose date of death was March 6, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The name and address of the personal representative is set forth below.

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

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

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

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

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

The date of first publication of this notice is September 12, 2025.

Patrick F. Mize, Esq.
Personal Representative
Florida Bar Number: 91556
Harrison LLP
8625 Tamiami Trail N., Suite 202
Naples, Florida 34108
Telephone: (239) 316-1400
E-Mail: pmize@harrisonllp.com
Secondary E-Mail:
FLService@harrisonllp.com
September 12, 19, 2025 25-03560L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
Probate Division
File No. 25-CP-2636
IN RE: ESTATE OF DORIS P. SCHUMACHER deceased.

The administration of the intestate estate of Doris P. Schumacher, deceased, whose date of death was February 12, 2025, File Number 25-CP-2636 is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Justice Center, 1700 Monroe Street, 1st Floor, PO Box 9346, Fort Myers, FL 33902. The name and address of the personal representative and the personal representative's attorney are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this Notice is served must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

The date of the first publication of this Notice to Creditors is September 12, 2025.

Br
Allison abo
Allison Sabo,
Personal Representative of the estate of Doris P. Schumacher
2608 Broad Street NW
Roanoke, VA 24012
Brian J. Downey, Esq.
FL Bar Number: 0017975
Barrett McNagny, LLP
Attorney for Personal Representative
215 East Berry Street
Fort Wayne, IN 46802
Phone: 260-423-8871
Email: bei@barrettlaw.com
September 12, 19, 2025 25-03558L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-2545
Division Probate
IN RE: ESTATE OF EVA MARIE JOHNSON Deceased.

The administration of the estate of Eva Marie Johnson, deceased, whose date of death was March 16, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 12, 2025.

Personal Representative:
Perry W. Johnson
1N072 Timothy Lane
Carol Stream, Illinois 60188
Attorney for Personal Representative:
Blake W. Kirkpatrick
Florida Bar No. 0094625
Wilson & Johnson
2425 Tamiami Trail North
Naples, Florida 34103
Telephone: 239-687-1391
E-mail Addresses:
bwkirkpatrick@naplesestatelaw.com
ewhittier@naplesestatelaw.com
September 12, 19, 2025 25-03561L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-002683
Division: Judge McHugh
IN RE: ESTATE OF ROBERT J. MORANDE Deceased.

The administration of the Estate of Robert J. Morande, deceased, whose date of death was July 15, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 12, 2025.

Personal Representative:
Robert M. Buckel
2425 Tamiami Trail, N., Suite 211
Naples, FL 34103
Attorney for Personal Representative:
Blake W. Kirkpatrick, Esq.
Florida Bar No. 0094625
Wilson & Johnson
2425 Tamiami Trail North
Naples, Florida 34103
Telephone: 239-436-1500
E-mail Addresses:
bwkirkpatrick@naplesestatelaw.com
erlebin@naplesestatelaw.com
September 12, 19, 2025 25-03562L

SECOND INSERTION

NOTICE OF ACTION
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 25-CC-2706
TAMIAMI MASTER ASSOCIATION, INC. , A FLORIDA NOT FOR PROFIT CORPORATION,
PLAINTIFF, V.
UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF LLOYD B. MILLER and UNKNOWN SPOUSE OF LLOYD B. MILLER
DEFENDANTS.

TO: Unknown Heirs, Beneficiaries, Devisees, Assignees, Lienors, Creditors, Trustees, And All Others Who May Claim an Interest in The Estate of Lloyd B. Miller
3066 Sky Villa Lane
North Fort Myers, FL 33903
Unknown Spouse of Lloyd B. Miller
3066 Sky Villa Lane
North Fort Myers, FL 33903

YOU ARE HEREBY NOTIFIED that an action to enforce and foreclose a Claim of Lien for assessments and to foreclose any claims which are inferior to the right, title and interest of the Plaintiff herein in the following described property:

Unit/Lot No. 64, Block 3, of Tamiami CO-OP, Inc., a Florida not-for-profit corporation, according to Exhibit "B" (the "Plot Plan") of the Declaration of Master Form Occupancy Agreement recorded in O.R. Book 3719, Page 319, et seq., Public Records of Lee County, Florida (the "Declaration"), and as legally described in Exhibit "A" to said Declaration. c

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on: J. KEVIN MILLER, ESQ. (JB) Plaintiff's attorney, whose address is: BECKER & POLIAKOFF, P.A. 1 East Broward Blvd., Suite 1900 Fort Lauderdale, FL 33301 Phone: (954) 985-4102 Fax: (954) 987-5940 Primary email: cofoservicemail@beckerlawyers.com within 30 days, and to file the original of the defenses with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter. If a Defendant fails to do so, a default will be entered against that Defendant for the relief demanded in the Complaint.

WITNESS my hand and the seal of said Court 09/08/2025.

KEVIN C. KARNES,
as Clerk of said Court
(SEAL) By: K Harris
As Deputy Clerk

J. KEVIN MILLER, ESQ. (JB)
BECKER & POLIAKOFF, P.A.
1 East Broward Blvd., Suite 1900
Fort Lauderdale, FL 33301
Phone: (954) 985-4102
Fax: (954) 987-5940
Primary email:
cofoservicemail@beckerlawyers.com
T02276/405421/27273492
September 12, 19, 2025 25-03534L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-2781
Division Probate
IN RE: ESTATE OF MARINE FEINBERG Deceased.

The administration of the estate of Marine Feinberg, deceased, whose date of death was June 18, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Ft. Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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 September 12, 2025.

Personal Representative:
Clayton Robinson
Clayton Norman Robinson
8374 Butternut Rd.
Ft. Myers, Florida 33967
Attorney for Personal Representative:
/s/ Jeffrey R. Grant
Jeffrey R. Grant, Attorney
Florida Bar Number: 63918
Grant Cottrell, PLLC
5147 Castello Drive
Naples, FL 34103
Telephone: (239) 649-4848
Fax: (239) 643-9810
E-Mail: jeff@grantcottrell.com
Secondary E-Mail:
jennifer@grantcottrell.com
September 12, 19, 2025 25-03559L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 23-CA-012778
MORTGAGE ASSETS MANAGEMENT, LLC,
Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF GLORIA R. ELWELL, DECEASED, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 16, 2024, and entered in 23-CA-012778 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein PHH MORTGAGE CORPORATION is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF GLORIA R. ELWELL, DECEASED; KIMBERLY J. DUNWIDDIE; GREGORY J. ELWELL; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; ROYAL WOODS CONDOMINIUM ASSOCIATION, INC. are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on October 09, 2025, the following described property as set forth in said Final Judgment, to wit:

A TRACT OR PARCEL OF LAND SITUATED IN THE STATE OF FLORIDA, COUNTY OF LEE, BEING A PART OF THE SOUTHWEST ONE-QUARTER (SW 1/4) OF THE NORTHEAST ONE-QUARTER (NE 1/4) OF SECTION 12, TOWNSHIP 46 SOUTH, RANGE 24 EAST, BEING FURTHER BOUND AND DESCRIBED AS FOLLOW: STARTING AT THE NORTHEAST CORNER OF SAID FRACTION OF A SECTION, SAID POINT BEING IN THE CENTERLINE OF ISLAND PARK ROAD (60.00 FEET WIDE); THENCE NORTH 89 DEGREES 58 MINUTES 21 SECONDS W ALONG THE NORTH LINE OF SAID FRACTION OF A 30.00 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF SAID ISLAND PARK ROAD; THENCE CONTINUE N 89 DEGREES 58 MINUTES 21 SECONDS W ALONG SAID FRACTIONAL LINE FOR 541.00 FEET; THENCE S 0 DEGREES 01 MINUTE 39 SECONDS W FOR 72.00 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE CONTINUE S 0 DEGREES 01 MINUTE 39 SECONDS W FOR 34.00 FEET; THENCE N 89 DEGREES 58 MINUTES 21 SECONDS W FOR 46.00 FEET; THENCE NORTH 0 DEGREES 01 MINUTE 39 SECONDS E FOR 34.00 FEET; THENCE S 89 DEGREES 58 MINUTES 21 SECONDS E FOR 46.00 FEET TO THE POINT OF BEGINNING.

Property Address: 6366 ROYAL WOODS DRIVE, FORT MYERS, FL 33908

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

Dated this 09/09/2025

Kevin C. Karnes
As Clerk of the Court
(SEAL) By: T Mann
As Deputy Clerk

Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
23-107160 - MaM
September 12, 19, 2025 25-03556L

SECOND INSERTION

TRUSTEE'S NOTICE OF SALE

TO: (See Exhibit A–Obligor)

Notice is hereby given that on October 15, 2025 at 10:00AM, at the Riverdale Branch Library, 2421 Buckingham Road, Fort Myers, FL 33905, the following described Timeshare Ownership Interests at Coconut Plantation will be offered for sale:

Unit (See Exhibit A-Unit), Week (See Exhibit A-Week), (See Exhibit A-Type) Coconut Plantation, a Condominium (the 'Condominium'), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof.

Exhibit A

OBLIGOR: Emil John Noah, 1742 DOUBLE BRANCHES LN, Dallas, GA 30132 and Julie Anne Noah, 1742 DOUBLE BRANCHES LN, Dallas, GA 30132; WEEK: 24; UNIT: 5282L; TYPE: ; DATE REC.: September 26, 2023; DOC NO.: 2023000314067; TOTAL: $7,201.09; PER DIEM: $2.21

OBLIGOR: Emily R. Massa, 899 POWERS FERRY ROAD SE, Marietta, GA 30067 and Luke J. Massa, 899 POWERS FERRY ROAD SE, Marietta, GA 30067; WEEK: 46; UNIT: 5144; TYPE: ; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $6,000.32; PER DIEM: $2.21

OBLIGOR: Patrick Sean Mooney, 375 CRESCENT BLVD, Brooklawn, NJ 08030; WEEK: 51; UNIT: 5247; TYPE: ; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $6,000.32; PER DIEM: $2.21

OBLIGOR: John Wayne Sheppard, 1419 PALMWOOD DRIVE, Melbourne, FL 32935 and Ellen Louise Sheppard, 1419 PALMWOOD DRIVE, Melbourne, FL 32935; WEEK: 24; UNIT: 5248L; TYPE: ; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $5,900.44; PER DIEM: $2.21

File Numbers: 24-018204, 25-005417, 25-005350, 25-005419

The default giving rise to the sale is the failure to pay assessments as set forth in the Claims of Lien in favor of Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida encumbering the Timeshare Ownership Interest recorded (See Exhibit A-Date Rec.) as Document No. (See Exhibit A-Doc. No.) of the Public Records of Lee County, Florida. The amount secured by the assessment lien is for unpaid assessments, accrued interest, plus interest accruing at a per diem rate of $(See Exhibit A-Per Diem) together with the costs of this proceeding and sale and all other amounts secured by the Claim of Lien, for a total amount due as of the date of the sale of $(See Exhibit A-Total). The Obligor has the right to cure this default and any junior interestholder may redeem its interest up to the date the Trustee issues the Certificate of Sale by sending certified funds to the Trustee payable to the Lienholder in the amount of $(See Exhibit A-Total). Said funds for cure or redemption must be received by the Trustee before the Certificate of Sale is issued. Any person, other than the Obligor as of the date of recording this Notice of Sale, claiming an interest in the surplus from the sale of the above property, if any, must file a claim. The successful bidder may be responsible for any and all unpaid condominium assessments that come due up to the time of transfer of title, including those owed by the Obligor or prior owner. If the successful bidder fails to pay the amounts due to the Trustee to certify the sale by 5:00 p.m. the day after the sale, the second highest bidder at the sale may elect to purchase the timeshare ownership interest.

Michael E. Carleton, Esq.
Jordan A Zeppetello, Esq.
Jasmin Hernandez, Esq.
as Trustee pursuant to Fla. Stat. §721.82
PO Box 165028
Columbus, OH 43216-5028
Telephone: (407) 404-5266
Telecopier: (614) 220-5613
September 12, 19, 2025 25-03550L

--- TAX DEEDS ---

THIRD INSERTION

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

Tax Deed #:2025000994

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-21984
Year of Issuance 2023 Description of Property LOT 9, BLOCK 6, UNIT 2, SECTION 35, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 20, PAGE 69, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Strap Number 35-45-27-02-00006.0090
Names in which assessed:
NANCY NUNEZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025
25-03379L

THIRD INSERTION

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

Tax Deed #:2025001047

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-00506
Year of Issuance 2023 Description of Property LOTS 41 AND 42, BLOCK 5509, UNIT 91, OF CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 24, PAGES 88 TO 98, PUBLIC RECORDS OF LEE COUNTY, FLORIDA
Strap Number 18-43-23-C4-05509.0410
Names in which assessed:
ROBERT DORIA, ROBERT P DORIA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025
25-03333L

SAVE TIME
E-mail your Legal Notice
Business Observer
legal@businessobserverfl.com

--- SALES ---

SECOND INSERTION

TRUSTEE'S NOTICE OF SALE
TO: (See Exhibit A – Obligor)
Notice is hereby given that on October 15, 2025 at 10:00AM, at the Riverdale Branch Library, 2421 Buckingham Road, Fort Myers, FL 33905, the following described Timeshare Ownership Interests at Coconut Plantation will be offered for sale:
Unit (See Exhibit A-Unit), Week (See Exhibit A-Week), (See Exhibit A-Type) Coconut Plantation, a Condominium (the 'Condominium'), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof.
Exhibit A
OBLIGOR: Patricia J. Cash, 9807 MEADOW FIELD CIRCLE, Tampa, FL 33626; WEEK: 2; UNIT: 5348L; TYPE: Annual; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $3,886.94; PER DIEM: $1.40
OBLIGOR: Christina D. Hardman, 41 NEWMONMOUTH ROAD, Middletown, NJ 07748; WEEK: 44; UNIT: 5288L; TYPE: Even Year Biennial; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $3,518.47; PER DIEM: $1.13
OBLIGOR: Abdelfattah Benzakour, 10627 S W 123RD PLACE, Miami, FL 33186 and Nawal Benzakour, 10627 S W 123RD PLACE, Miami, FL 33186; WEEK: 43; UNIT: 5187; TYPE: Annual; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $4,967.61; PER DIEM: $1.81
OBLIGOR: Brian Conlin, 35 TWICWOOD LANE, Queensbury, NY 12804 and Shelley Rudd Conlin, 35 TWICWOOD LANE, Queensbury, NY 12804; WEEK: 15; UNIT: 5350L; TYPE: Annual; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $3,911.94; PER DIEM: $1.40
OBLIGOR: Jack Korn, 12 UPPER POND CT., Centerport, NY 11721 and Marie Korn, 12 UPPER POND CT., Centerport, NY 11721; WEEK: 48; UNIT: 5170L; TYPE: Even Year Biennial; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $3,774.22; PER DIEM: $1.21
File Numbers: 25-005371, 25-005372, 25-005373, 25-005379, 25-005391
The default giving rise to the sale is the failure to pay assessments as set forth in the Claims of Lien in favor of Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida encumbering the Timeshare Ownership Interest recorded (See Exhibit A-Date Rec.) as Document No. (See Exhibit A-Doc. No.) of the Public Records of Lee County, Florida. The amount secured by the assessment lien is for unpaid assessments, accrued interest, plus interest accruing at a per diem rate of $(See Exhibit A-Per Diem) together with the costs of this proceeding and sale and all other amounts secured by the Claim of Lien, for a total amount due as of the date of the sale of $(See Exhibit A-Total). The Obligor has the right to cure this default and any junior interestholder may redeem its interest up to the date the Trustee issues the Certificate of Sale by sending certified funds to the Trustee payable to the Lienholder in the amount of $(See Exhibit A-Total). Said funds for cure or redemption must be received by the Trustee before the Certificate of Sale is issued. Any person, other than the Obligor as of the date of recording this Notice of Sale, claiming an interest in the surplus from the sale of the above property, if any, must file a claim. The successful bidder may be responsible for any and all unpaid condominium assessments that come due up to the time of transfer of title, including those owed by the Obligor or prior owner. If the successful bidder fails to pay the amounts due to the Trustee to certify the sale by 5:00 p.m. the day after the sale, the second highest bidder at the sale may elect to purchase the timeshare ownership interest.
Michael E. Carleton, Esq.
Jordan A Zeppetello, Esq.
Jasmin Hernandez, Esq.
as Trustee pursuant to Fla. Stat. §721.82
PO Box 165028
Columbus, OH 43216-5028
Telephone: (407) 404-5266
Telecopier: (614) 220-5613
September 12, 19, 2025 25-03519L

SECOND INSERTION

TRUSTEE'S NOTICE OF SALE
TO: (See Exhibit A – Obligor)
Notice is hereby given that on October 15, 2025 at 10:00AM, at the Riverdale Branch Library, 2421 Buckingham Road, Fort Myers, FL 33905, the following described Timeshare Ownership Interests at Coconut Plantation will be offered for sale:
Unit (See Exhibit A-Unit), Week (See Exhibit A-Week), (See Exhibit A-Type) Coconut Plantation, a Condominium (the 'Condominium'), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof.
Exhibit A
OBLIGOR: Daniel R. Fuchs Trustee under trust dated February 24, 1997, 2302 AZALEA DRIVE, Palm Harbor, FL 34683 and Anick O. Fuchs Trustee under trust dated February 24, 1997, 2302 AZALEA DRIVE, Palm Harbor, FL 34683; WEEK: 21; UNIT: 5280L; TYPE: ; DATE REC.: ; DOC NO.: 2025000103213; TOTAL: $4,343.53; PER DIEM: $1.39
OBLIGOR: Virginia Krause Stafford, 13290 BRIDGEFORD AVENUE, Bonita Springs, FL 34135; WEEK: 21; UNIT: 5144; TYPE: ; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $6,000.32; PER DIEM: $2.21
OBLIGOR: Elvera Ann Juter, 772 B HERITAGE HILLS, Somers, NY 10589 and Selwyn O. Juter, 772 B HERITAGE HILLS, Somers, NY 10589; WEEK: 25; UNIT: 5246; TYPE: ; DATE REC.: April 21, 2023; DOC NO.: 2023000143047; TOTAL: $6,273.64; PER DIEM: $2.04
OBLIGOR: Dianna Mary Dunbar, 9 COBBLESTONE LN, Lake Grove, NY 11755; WEEK: 4; UNIT:5240L; TYPE: ; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $3,911.94; PER DIEM: $1.40
OBLIGOR: Hayden Wengrow, 737 GLENRIDGE RD, Spartanburg, SC 29301 and Seana Wengrow, 737 GLENRIDGE RD, Spartanburg, SC 29301; WEEK: 29; UNIT: 5186; TYPE: Annual; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $3,859.83; PER DIEM: $1.39
File Numbers: 25-005351, 25-005353, 24-018203, 25-005358, 25-005415
The default giving rise to the sale is the failure to pay assessments as set forth in the Claims of Lien in favor of Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida encumbering the Timeshare Ownership Interest recorded (See Exhibit A-Date Rec.) as Document No. (See Exhibit A-Doc. No.) of the Public Records of Lee County, Florida. The amount secured by the assessment lien is for unpaid assessments, accrued interest, plus interest accruing at a per diem rate of $(See Exhibit A-Per Diem) together with the costs of this proceeding and sale and all other amounts secured by the Claim of Lien, for a total amount due as of the date of the sale of $(See Exhibit A-Total). The Obligor has the right to cure this default and any junior interestholder may redeem its interest up to the date the Trustee issues the Certificate of Sale by sending certified funds to the Trustee payable to the Lienholder in the amount of $(See Exhibit A-Total). Said funds for cure or redemption must be received by the Trustee before the Certificate of Sale is issued. Any person, other than the Obligor as of the date of recording this Notice of Sale, claiming an interest in the surplus from the sale of the above property, if any, must file a claim. The successful bidder may be responsible for any and all unpaid condominium assessments that come due up to the time of transfer of title, including those owed by the Obligor or prior owner. If the successful bidder fails to pay the amounts due to the Trustee to certify the sale by 5:00 p.m. the day after the sale, the second highest bidder at the sale may elect to purchase the timeshare ownership interest.
Michael E. Carleton, Esq.
Jordan A Zeppetello, Esq.
Jasmin Hernandez, Esq.
as Trustee pursuant to Fla. Stat. §721.82
PO Box 165028
Columbus, OH 43216-5028
Telephone: (407) 404-5266
Telecopier: (614) 220-5613
September 12, 19, 2025 25-03516L

SECOND INSERTION

TRUSTEE'S NOTICE OF SALE
TO: (See Exhibit A – Obligor)
Notice is hereby given that on October 15, 2025 at 10:00AM, at the Riverdale Branch Library, 2421 Buckingham Road, Fort Myers, FL 33905, the following described Timeshare Ownership Interests at Coconut Plantation will be offered for sale:
Unit (See Exhibit A-Unit), Week (See Exhibit A-Week), (See Exhibit A-Type) Coconut Plantation, a Condominium (the 'Condominium'), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof.
Exhibit A
OBLIGOR: Stephen Jon Shalton, 503 OSPREY LN, Winter Springs, FL 32708 and Susan Jean Shalton, 503 OSPREY LN, Winter Springs, FL 32708; WEEK: 38; UNIT: 5364; TYPE: ; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $6,000.32; PER DIEM: $2.21
OBLIGOR: Linda Lee Beacham Bush as Trustee of the Linda Bush Living Trust dated August 2, 2016, 13650 FIDDLESTICKS BLVD, STE 202 PMB 370, Fort Myers, FL 33912; WEEK: 16; UNIT: 5380L; TYPE: Annual; DATE REC.: June 29, 2023; DOC NO.: 2023000225833; TOTAL: $12,844.72; PER DIEM: $3.98
OBLIGOR: Jennifer Renee Varalli, 6172 ROBIN DRIVE, Mays Landing, NJ 08330 and Raymond Patrick Shannon Jr., 6172 ROBIN DRIVE, Mays Landing, NJ 08330; WEEK: 25; UNIT: 5345; TYPE: ; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $6,000.32; PER DIEM: $2.21
OBLIGOR: Heather M. Stone, 17131 PLEASURE ROAD, Cape Coral, FL 33909; WEEK: 34; UNIT: 5282L; TYPE: Annual; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $6,000.32; PER DIEM: $2.21
OBLIGOR: Colleen Marie McGhee, AKA Colleen McGhee, PO BOX 993, Southampton, PA 18966; WEEK: 9; UNIT: 5180L; TYPE: ; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $3,886.94; PER DIEM: $1.40
File Numbers: 25-005360, 25-005361, 25-005363, 25-005407, 25-005411
The default giving rise to the sale is the failure to pay assessments as set forth in the Claims of Lien in favor of Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida encumbering the Timeshare Ownership Interest recorded (See Exhibit A-Date Rec.) as Document No. (See Exhibit A-Doc. No.) of the Public Records of Lee County, Florida. The amount secured by the assessment lien is for unpaid assessments, accrued interest, plus interest accruing at a per diem rate of $(See Exhibit A-Per Diem) together with the costs of this proceeding and sale and all other amounts secured by the Claim of Lien, for a total amount due as of the date of the sale of $(See Exhibit A-Total). The Obligor has the right to cure this default and any junior interestholder may redeem its interest up to the date the Trustee issues the Certificate of Sale by sending certified funds to the Trustee payable to the Lienholder in the amount of $(See Exhibit A-Total). Said funds for cure or redemption must be received by the Trustee before the Certificate of Sale is issued. Any person, other than the Obligor as of the date of recording this Notice of Sale, claiming an interest in the surplus from the sale of the above property, if any, must file a claim. The successful bidder may be responsible for any and all unpaid condominium assessments that come due up to the time of transfer of title, including those owed by the Obligor or prior owner. If the successful bidder fails to pay the amounts due to the Trustee to certify the sale by 5:00 p.m. the day after the sale, the second highest bidder at the sale may elect to purchase the timeshare ownership interest.
Michael E. Carleton, Esq.
Jordan A Zeppetello, Esq.
Jasmin Hernandez, Esq.
as Trustee pursuant to Fla. Stat. §721.82
PO Box 165028
Columbus, OH 43216-5028
Telephone: (407) 404-5266
Telecopier: (614) 220-5613
September 12, 19, 2025 25-03514L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY FLORIDA
CIRCUIT CIVIL DIVISION
CASE NO.: 24-CA-006795
U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE FOR LB-DWELLING SERIES V TRUST,
Plaintiff, v.
TINA MARIE BURGOS, et al.,
Defendants.
NOTICE OF SALE PURSUANT TO CHAPTER 45 IS HEREBY GIVEN that, pursuant to the Consent Final Judgment of Mortgage Foreclosure and for Assignment of Leases and Rents dated August 27, 2025, issued in and for Lee County, Florida, in Case No. 24-CA-006795, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE FOR LBDWELLING SERIES V TRUST is the Plaintiff, and TINA MARIE BURGOS and UNKNOWN SPOUSE OF TINA MARIE BURGOS are the Defendants.
The Clerk of the Court, KEVIN KARNES, will sell to the highest and best bidder for cash, in accordance with Section 45.031, Florida Statutes, on October 30, 2025, at electronic sale beginning at 9:00 AM, at www.lee.realforeclose.com the following-described real property as set forth in said Consent Final Judgment of Mortgage Foreclosure and for Assignment of Leases and Rents, to wit:
LOTS 47 AND 48, BLOCK 5142, CAPE CORAL, UNIT 80, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 22, PAGE 140, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Property Address: 2528 NW 20th Ave, Cape Coral, FL 33993
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.
Dated: 09/09/2025
KEVIN C. KARNES, Clerk of Court
(SEAL) By: T Mann
Deputy Clerk
HOWARD LAW
4755 Technology Way, Suite 104
Boca Raton, FL 33431
Phone: (954) 893-7874
Fax: (888) 235-0017
E-Mail: Pleadings@HowardLaw.com
Harris@HowardLaw.com
Counsel for Plaintiff
September 12, 19, 2025 25-03536L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
Case File: 25-CA-3843
Division: Civil
CAPE HOLDINGS ENTERPRISES, INC., a Florida corporation,
Plaintiff(s), v.
VERTU RBS reference: V0005,
Defendant(s),
TO: VERTU RBS reference: V0005, Unit 3, Hackthorpe Hall Business Center, Hackthorpe Penrith, United Kingdom, CA10 2HX, if alive, or if dead, whether active or inactive, their unknown spouses, widows, widowers, heirs, devisees, creditors, grantees, and all parties having or claiming by, through, under, or against them, and any and all persons claiming any right, title, interest, claim, lien, estate or demand against the Defendant(s) in regards to the following described property in Lee County, Florida:
LOTS 15 AND 16, BLOCK 2600, UNIT 37, CAPE CORAL SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 17, PAGES 15 THRU 29, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Notice is hereby given to each of you that an action to quiet title to the above described properties has been filed against you and you are required to serve your written defenses on Plaintiff's attorney, Bill McFarland, P.A., P.O. Box 151458, Cape Coral, Florida 33915, and file the original with the Clerk of the Circuit Court, Lee County, P.O. Box 310, Ft. Myers, FL 33902 on or before October 20, 2025, or otherwise a default judgment will be entered against you for the relief sought in the Complaint.
THIS NOTICE will be published four times, once each week for four consecutive weeks in a newspaper of general circulation published in Lee County, Florida.
Dated this 8th day of September, 2025.
KEVIN C. KARNES
Clerk of the Court
(SEAL) By K Harris
Deputy Clerk
Bill McFarland
P.O. Box 151458
Cape Coral, Florida 33915
Fla. Bar No. 195103
Sept. 12, 19, 26; Oct. 3, 2025
25-03554L

SECOND INSERTION

CLERK'S NOTICE OF SALE UNDER F.S. CHAPTER 45
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FL.
CIVIL ACTION
Case No: 24-CA-006179
MARIA P. RIZZI and ENZO RIZZI,
Plaintiffs, vs.
UNKNOWN PERSONAL REPRESENTATIVE OF THE ESTATE OF JOHN HUNTEN, DECEASED, UNKNOWN HEIRS, BENEFICIARIES AND DEVISEES OF THE ESTATE OF JOHN HUNTEN, LORA BROOKS A/K/A LORA HUNTEN, GEORGETTA E. LEWIS A/KA/ GEORGETTA E. HUNTEN, AS GUARDIAN FOR THE MINOR CHILDREN OF JOHN HUNTEN, DECEASED, and ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF JOHN HUNTEN, DECEASED,
Defendants.
NOTICE IS GIVEN that, pursuant to the Order or Final Judgment entered in this cause in the Circuit Court of Lee County, Florida, beginning at 9:00 am at www.lee.realforeclose.com on October 9, 2025 in accordance with chapter 45 Florida Statutes, I will sell the property situated in Lee County, Florida, described as:
LOTS 7, the West ½ of Lot 8 and the North 10 feet of Lo 6, MCCLAIN SUBDIVISION, according to the plat thereof recorded in lat Book 10, Page 57, of the Public Records of Lee County, Florida.
Commonly known as: 2729 Garden Street, North Fort Myers, Florida 33917
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.
Dated this 09/09/2025
Kevin C. Karnes
Clerk of Court
(SEAL) By: T Mann
Deputy Clerk
(Court Seal)
September 12, 19, 2025 25-03535L

SECOND INSERTION

TRUSTEE'S NOTICE OF SALE
TO: (See Exhibit A – Obligor)
Notice is hereby given that on October 15, 2025 at 10:00AM, at the Riverdale Branch Library, 2421 Buckingham Road, Fort Myers, FL 33905, the following described Timeshare Ownership Interests at Coconut Plantation will be offered for sale:
Unit (See Exhibit A-Unit), Week (See Exhibit A-Week), (See Exhibit A-Type) Coconut Plantation, a Condominium (the 'Condominium'), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof.
Exhibit A
OBLIGOR: Jennifer W. Oleff Trustee of the Jennifer W. Oleff Revocable Trust Under Declaration dated March 13, 2003, 1320 W GRACE, Chicago, IL 60613; WEEK: 52; UNIT: 5348L; TYPE: ; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $3,884.83; PER DIEM: $1.39
OBLIGOR: John Spillers, 3313 GULFVIEW DRIVE, Hernando Bch, FL 34607; WEEK: 47; UNIT: 5170L; TYPE: Annual; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $6,000.32; PER DIEM: $2.21
OBLIGOR: John Tom, 105 TUMBLEDOWN ROAD, Burlington KOE1L0 Canada and Melissa Louise Tom, 105 TUMBLEDOWN ROAD, Burlington KOE1L0 Canada; WEEK: 32; UNIT: 5384; TYPE: Annual; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $3,947.97; PER DIEM: $1.42
OBLIGOR: Quaneka Hoskin, 5035 LAKEWOOD CREEK AVENUE, Las Vegas, NV 89141; WEEK: 26; UNIT: 5380L; TYPE: Even; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $3,332.83; PER DIEM: $1.06
OBLIGOR: Christy M. Brown, 18838 GOLF BLVD, UNIT 202, Indian Shores, FL 33785; WEEK: 50; UNIT: 5285; TYPE: ; DATE REC.: December 16, 2024; DOC NO.: 2024000337771; TOTAL: $6,000.32; PER DIEM: $2.21
File Numbers: 25-005367, 25-005387, 25-005400, 25-005401, 25-005402
The default giving rise to the sale is the failure to pay assessments as set forth in the Claims of Lien in favor of Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida encumbering the Timeshare Ownership Interest recorded (See Exhibit A-Date Rec.) as Document No. (See Exhibit A-Doc. No.) of the Public Records of Lee County, Florida. The amount secured by the assessment lien is for unpaid assessments, accrued interest, plus interest accruing at a per diem rate of $(See Exhibit A-Per Diem) together with the costs of this proceeding and sale and all other amounts secured by the Claim of Lien, for a total amount due as of the date of the sale of $(See Exhibit A-Total). The Obligor has the right to cure this default and any junior interestholder may redeem its interest up to the date the Trustee issues the Certificate of Sale by sending certified funds to the Trustee payable to the Lienholder in the amount of $(See Exhibit A-Total). Said funds for cure or redemption must be received by the Trustee before the Certificate of Sale is issued. Any person, other than the Obligor as of the date of recording this Notice of Sale, claiming an interest in the surplus from the sale of the above property, if any, must file a claim. The successful bidder may be responsible for any and all unpaid condominium assessments that come due up to the time of transfer of title, including those owed by the Obligor or prior owner. If the successful bidder fails to pay the amounts due to the Trustee to certify the sale by 5:00 p.m. the day after the sale, the second highest bidder at the sale may elect to purchase the timeshare ownership interest.
Michael E. Carleton, Esq.
Jordan A Zeppetello, Esq.
Jasmin Hernandez, Esq.
as Trustee pursuant to Fla. Stat. §721.82
PO Box 165028
Columbus, OH 43216-5028
Telephone: (407) 404-5266
Telecopier: (614) 220-5613
September 12, 19, 2025 25-03515L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-003334
RICKY WILLIAMS,
Plaintiff, v.
ESTATE OF ANTHONY M. MEMMI, UNKNOWN HEIRS OF ANTHONY M. MEMMI,
Defendants.
TO: ESTATE OF ANTHONY M. MEMMI
583 CATHERINE STREET
CHAMBERSBURG, PA 17201
UNKNOWN HEIRS OF ANTHONY M. MEMMI
583 CATHERINE STREET
CHAMBERSBURG, PA 17201
YOU ARE NOTIFIED that an action to quiet title on the following property in Lee County, Florida:
THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN LEE COUNTY, FLORIDA, TO WIT:
LOT 4, BLOCK 60, UNIT 12, SECTION 13, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 30, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, on or before October 20, 2025, and file the original with the Clerk of this Court, at 2075 Dr. Martin Luther King Jr. Blvd, Fort Myers, Florida 33901 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint.
DATED this 08 day of September, 2025.
Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: K Shoap
As Deputy Clerk
The Law Office of C.W. Wickersham, Jr., P.A.,
Plaintiff's attorney,
2720 Park Street, Suite 205,
Jacksonville, Florida, 32205,
Phone Number: (904) 389-6202
Sept. 12, 19, 26; Oct. 3, 2025
25-03526L

--- TAX DEEDS ---

THIRD INSERTION

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

Tax Deed #:2025001062

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-00830 Year of Issuance 2023 Description of Property LOTS 45, 46, AND 47, BLOCK 2991, UNIT 43, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 17, PAGES 48 THROUGH 57, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 27-43-23-C3-02991.0450

Names in which assessed: GM-GM LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03336L

THIRD INSERTION

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

Tax Deed #:2025001016

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-01139 Year of Issuance 2023 Description of Property LOTS 32, 33, AND 34, BLOCK 4284, CAPE CORAL SUBDIVISION, UNIT 61, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 21, PAGES 4 THROUGH 20, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 31-43-23-C4-04284.0320

Names in which assessed: CAMARIA HOMES INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03337L

THIRD INSERTION

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

Tax Deed #:2025000986

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-21453 Year of Issuance 2023 Description of Property LOT 27, BLOCK 5, UNIT 1, SECTION 26, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 20, PAGE 38, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 26-45-27-01-00005.0270

Names in which assessed: NIR ANDREW PELLED

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03378L

FOURTH INSERTION

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

Tax Deed #:2025000908

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-00222 Year of Issuance 2023 Description of Property LOTS 40 AND 41, BLOCK 5176, CAPE CORAL UNIT 83, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 23, PAGES 41 THROUGH 54, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-43-22-C3-05176.0400

Names in which assessed: NOVA CONSTRUCTION GROUP LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025

25-03189L

FOURTH INSERTION

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

Tax Deed #:2025000922

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-02191 Year of Issuance 2023 Description of Property LOTS 50, 51, 52, 53 AND 54, BLOCK 4035, CAPE CORAL UNIT 56, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGES 107 THROUGH 116, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 05-44-23-C3-04035.0500

Names in which assessed: JENNIFER LOPEZ-SILVERO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025

25-03192L

FOURTH INSERTION

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

Tax Deed #:2025000936

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-04168 Year of Issuance 2023 Description of Property LOTS 39 AND 40, BLOCK 5552, UNIT 84, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 24, PAGES 30 TO 48, INCLUSIVE, IN PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 19-43-24-C4-05552.0390

Names in which assessed: ANGELA FELIX, JOSE W JARABA, JOSE W. JARABA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025

25-03196L

THIRD INSERTION

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

Tax Deed #:2025000937

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-04261 Year of Issuance 2023 Description of Property LOTS 20 AND 21, BLOCK 5669, UNIT 85, CAPE CORAL ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 24, PAGE 49-58, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 20-43-24-C3-05669.0200

Names in which assessed: JIMMY L SMITH, JIMMY L. SMITH

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03342L

THIRD INSERTION

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

Tax Deed #:2025000949

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-02095 Year of Issuance 2023 Description of Property LOTS 84 AND 85, BLOCK 3819, UNIT 52, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 19, PAGES 49-63, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 04-44-23-C2-03819.0840

Names in which assessed: DAVID P LIMACHER, DAVID P. LIMACHER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03340L

THIRD INSERTION

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

Tax Deed #:2025001038

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-10132 Year of Issuance 2023 Description of Property LOT 6, BLOCK 80, UNIT 8, LEHIGH ACRES, SECTION 13, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 62, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-44-26-08-00080.0060

Names in which assessed: JOHN HENDRIKS JR

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03350L

FOURTH INSERTION

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

Tax Deed #:2025000914

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-00270 Year of Issuance 2023 Description of Property LOTS 36 AND 37, BLOCK 5279, CAPE CORAL UNIT 82, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 24, PAGES 113 TO 126, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-43-22-C2-05279.0360

Names in which assessed: ALEJANDRO GARZON, CARLOS ALEJANDRO GARZON ACOSTA, FAS HANDYMAN & REPAIRS LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025

25-03190L

FOURTH INSERTION

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

Tax Deed #:2025000882

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-03057 Year of Issuance 2023 Description of Property LOTS 7 AND 8, BLOCK 3715, UNIT 50, CAPE CORAL, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 17, PAGES 155 THROUGH 162, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 16-44-23-C2-03715.0070

Names in which assessed: YUSBEL FERNANDEZ HERNANDEZ, YUSBEL FERNANDEZ MENENDEZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025

25-03194L

FOURTH INSERTION

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

Tax Deed #:2025000928

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-15906 Year of Issuance 2023 Description of Property LOT 16, BLOCK 13, UNIT 4, LEHIGH ACRES, SECTION 16, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN PLAT BOOK 15, PAGE 18, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 16-44-27-04-00013.0160

Names in which assessed: NATIONAL ACREAGE CO INC, NATIONAL ACREAGE COMPANY, INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025

25-03216L

THIRD INSERTION

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

Tax Deed #:2025000956

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-18644 Year of Issuance 2023 Description of Property LOT 15, BLOCK 111, UNIT 22, IN SECTION 8 OF SOUTHWOOD, SECTIONS 7 AND 8, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 26, PAGE 85 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 08-45-27-22-00111.0150

Names in which assessed: ELIZABETH MCKINLEY

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03372L

THIRD INSERTION

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

Tax Deed #:2025000971

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-20107 Year of Issuance 2023 Description of Property LOT 3, BLOCK 55, UNIT 9, SECTION 15, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 18, PAGE 45 IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 15-45-27-09-00055.0030

Names in which assessed: SOI T NGUYEN, UYEN N PHUNG, UYEN PHUNG

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03376L

THIRD INSERTION

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

Tax Deed #:2025000975

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-16216 Year of Issuance 2023 Description of Property LOT 6, BLOCK 44, UNIT 11, LEHIGH ACRES, SECTION 18, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN PLAT BOOK 15, PAGE 22, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 18-44-27-11-00044.0060

Names in which assessed: NATIONAL ACREAGE CO INC, NATIONAL ACREAGE COMPANY, INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03368L

FOURTH INSERTION

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

Tax Deed #:2025000911

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-01357 Year of Issuance 2023 Description of Property LOTS 57 AND 58, BLOCK 3898, CAPE CORAL, UNIT 53, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 19, PAGES 64 THROUGH 78, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 33-43-23-C4-03898.0570

Names in which assessed: SFR OWNER ML BORROWER LLC, SFR OWNER ML BORROWER, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025

25-03191L

FOURTH INSERTION

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

Tax Deed #:2025000888

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-03720 Year of Issuance 2023 Description of Property LOTS 31, 32, 33, BLOCK 1734, UNIT 44, CAPE CORAL, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 21, PAGES 104-112, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 11-45-23-C4-01734.0310

Names in which assessed: GEORGIEANNE GARCIA CREWS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025

25-03195L

FOURTH INSERTION

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

Tax Deed #:2025000890

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-10543 Year of Issuance 2023 Description of Property LOT 6, BLOCK 36, UNIT 2, LEHIGH PARK, LEHIGH ACRES, SECTION 22, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 65, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 22-44-26-02-00036.0060

Names in which assessed: MARTHA ARGUELLO, MARTHA OCHOA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025

25-03201L

PUBLISH YOUR LEGAL NOTICE
Call 941-906-9386 and select the appropriate County name from the menu option
or email legal@businessobserverfl.com
FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer
LV20878_V28

--- TAX DEEDS ---

THIRD INSERTION

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

Tax Deed #:2025000995

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-00283 Year of Issuance 2023 Description of Property LOTS 31 AND 32, BLOCK 5283, UNIT 82, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 24, PAGES 113-126, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-43-22-C2-05283.0310

Names in which assessed:
1 WORLD DEVELOPERS LLC, 2322 NW 42ND PL LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025
25-03331L

THIRD INSERTION

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

Tax Deed #:2025000886

NOTICE IS HEREBY GIVEN that JAMON BOWEN the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-07337 Year of Issuance 2023 Description of Property LOT 7, BLOCK E, PALM TERRACE, AS RECORDED IN PLAT BOOK 34, PAGES 28 AND 29, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 17-44-25-P1-0250E.0070

Names in which assessed:
NODRICK YOUNG

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025
25-03347L

THIRD INSERTION

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

Tax Deed #:2025001004

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-10332 Year of Issuance 2023 Description of Property LOT 9, BLOCK 13, EAST PART OF UNIT 3, REPLAT OF RESUBDIVISION OF BLOCK B, BUCKINGHAM PARK, NORTHWEST SECTION IN SECTION 16, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 27, PAGE 190, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 16-44-26-06-00013.0090

Names in which assessed:
ANTHONY M SILVA, ANTHONY M. SILVA, ANTHONY SILVA, MARLENE P SILVA, MARLENE P. SILVA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025
25-03352L

FOURTH INSERTION

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

Tax Deed #:2025000898

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-05253 Year of Issuance 2023 Description of Property LOTS 15, 16 AND 17, BLOCK 3513, CAPE CORAL UNIT 47 PART 2, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 23, PAGE(S) 112 THROUGH 127, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 05-44-24-C2-03513.0150

Names in which assessed:
MICHAEL KISER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03197L

FOURTH INSERTION

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

Tax Deed #:2025000932

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-16113 Year of Issuance 2023 Description of Property LOT 9, BLOCK 2, UNIT 1, LEHIGH ACRES, SECTION 18, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN PLAT BOOK 15, PAGE 22, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 18-44-27-01-00002.0090

Names in which assessed:
NATIONAL ACREAGE CO INC, NATIONAL ACREAGE COMPANY, INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03220L

FOURTH INSERTION

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

Tax Deed #:2025000906

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-10628 Year of Issuance 2023 Description of Property LOT 8, BLOCK 24, UNIT 4, SECTION 23, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 67 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 23-44-26-04-00024.0080

Names in which assessed:
VIAMAR HOMES LLC, VIAMAR HOMES, LLC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03202L

FOURTH INSERTION

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

Tax Deed #:2025000827

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-16401 Year of Issuance 2023 Description of Property LOT 15, BLOCK 22, LEHIGH ACRES, UNIT 6, IN SECTION 20, TOWNSHIP 44 SOUTH, RANGE 27 EAST, AS RECORDED IN PLAT BOOK 15, PAGE 28, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 20-44-27-06-00022.0150

Names in which assessed:
FRED SCHWENCK, JULIA SCHWENCK

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03225L

FOURTH INSERTION

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

Tax Deed #:2025000934

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-16142 Year of Issuance 2023 Description of Property LOT 14, BLOCK 13, UNIT 4, LEHIGH ACRES, SECTION 18, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN PLAT BOOK 15, PAGE 22, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 18-44-27-04-00013.0140

Names in which assessed:
NATIONAL ACREAGE CO INC, NATIONAL ACREAGE COMPANY, INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03221L

FOURTH INSERTION

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

Tax Deed #:2025000907

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-10631 Year of Issuance 2023 Description of Property LOT 15, BLOCK 26, UNIT 4, SECTION 23, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 67, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 23-44-26-04-00026.0150

Names in which assessed:
VIAMAR HOMES, LLC, VIAMAR HOMES, LLC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03203L

FOURTH INSERTION

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

Tax Deed #:2025000846

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-21099 Year of Issuance 2023 Description of Property LOT 3, BLOCK 20, UNIT 2, LEHIGH ACRES, SECTION 24, TOWNSHIP 45 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 18, PAGE 90, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 24-45-27-02-00020.0030

Names in which assessed:
LEHIGH PARTNERS LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03257L

FOURTH INSERTION

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

Tax Deed #:2025000935

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-16148 Year of Issuance 2023 Description of Property LOT 18, BLOCK 14, UNIT 4, LEHIGH ACRES, SECTION 18, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN PLAT BOOK 15, PAGE 22, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 18-44-27-04-00014.0180

Names in which assessed:
NATIONAL ACREAGE CO INC, NATIONAL ACREAGE COMPANY, INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03222L

FOURTH INSERTION

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

Tax Deed #:2025000894

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-14098 Year of Issuance 2023 Description of Property LOT 14, BLOCK 42, SOUTH PART OF UNIT 9, GREENBRIAR, SECTION 3, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 27, PAGE 14, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 03-44-27-12-00042.0140

Names in which assessed:
ERIK RAMIREZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03211L

FOURTH INSERTION

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

Tax Deed #:2025000905

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-20588 Year of Issuance 2023 Description of Property LOT 25, BLOCK 95, UNIT 14, LEHIGH ACRES, SECTION 21, TOWNSHIP 45 SOUTH, RANGE 27 EAST, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 18, PAGE 67 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 21-45-27-14-00095.0250

Names in which assessed:
ANTONIO GAMBOA ROJAS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03251L

FOURTH INSERTION

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

Tax Deed #:2025000903

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-19799 Year of Issuance 2023 Description of Property LOT 17, BLOCK 87, UNIT 17, SECTION 13, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 18, PAGE 35, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-45-27-17-00087.0170

Names in which assessed:
GLORIA A ROMERO, GLORIA A. ROMERO, HECTOR M ALDANA, HECTOR M. ALDANA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03245L

FOURTH INSERTION

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

Tax Deed #:2025000770

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-14355 Year of Issuance 2023 Description of Property LOT 7, BLOCK 207, UNIT 31, GREENBRIAR, SECTION 5, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 27, PAGE 51 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 05-44-27-14-00207.0070

Names in which assessed:
BECHARA KARAM

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03212L

FOURTH INSERTION

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

Tax Deed #:2025000916

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-07678 Year of Issuance 2023 Description of Property LOT 24, BLOCK 20, CITY VIEW PARK NO. 3, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 6, PAGE 32, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 19-44-25-P3-00920.0240

Names in which assessed:
JARROD WARE, KEVIN A. WARE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03198L

FOURTH INSERTION

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

Tax Deed #:2025000832

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-20599 Year of Issuance 2023 Description of Property LOT 2, BLOCK 103, UNIT 15, SECTION 21, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 18, PAGE 68, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 21-45-27-15-00103.0020

Names in which assessed:
ROMBARB LLC, ROMBARB, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03253L

FOURTH INSERTION

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

Tax Deed #:2025000820

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-15977 Year of Issuance 2023 Description of Property LOT 17, BLOCK 43, UNIT 11, LEHIGH ACRES, SECTION 16, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 18, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 16-44-27-11-00043.0170

Names in which assessed:
NOE ALVARADO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03218L

Q&A

What is a public notice?

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

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

LV18237_V34

--- ACTIONS ---

THIRD INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-002983
MRG 401K PLAN & TRUST,
Plaintiff, v.
HARRY SINE, JUNE M. SINE and CATHERINE BENOIT,
Defendants.

TO: HARRY SINE
12266 GRATIOT AVENUE
DETROIT, MI 48205
JUNE M. SINE
12266 GRATIOT AVENUE
DETROIT, MI 48205
CATHERINE BENOIT
262 SHAGBARK DR
BRISTOL, CT 06010

YOU ARE NOTIFIED that an action to quiet title on the following property in Lee County, Florida:

THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN LEE COUNTY, FLORIDA, TO WIT:
STRAP Number: 02-45-27-L1-05033.0350
LEGAL DESCRIPTION:
LOT 35, BLOCK 33, UNIT 5, SECTION 2, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 193, PUBLIC RECORDS, LEE COUNTY, FLORIDA.
LEGAL DESCRIPTION:
LOT 2, BLOCK 19, UNIT 3, SECTION 1, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 172, PUBLIC RECORDS, LEE COUNTY, FLORIDA.

has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, on or before October 8, 2025, and file the original with the Clerk of this Court, at 2075 Dr Martin Luther King Jr Blvd, Fort Myers, Florida 33901 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint.

DATED this 29th day of August, 2025.

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: K. Harris
As Deputy Clerk

The Law Office of C.W. Wickersham, Jr., P.A.,
Plaintiff's attorney,
2720 Park Street, Suite 205,
Jacksonville, Florida, 32205,
Phone Number: (904) 389-6202
September 5, 12, 19, 26, 2025
25-03411L

--- TAX DEEDS ---

THIRD INSERTION

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

Tax Deed #:2025001021

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-12563 Year of Issuance 2023 Description of Property LOT 12, BLOCK 99, UNIT 11, SECTION 3, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 95, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 03-45-26-11-00099.0120
Names in which assessed:
ASTRID C. JOHNSON, ASTRID JOHNSON, E JOHNSON, EMERY C.W. JOHNSON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
September 5, 12, 19, 26, 2025
25-03358L

THIRD INSERTION

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

Tax Deed #:2025001031

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-02046 Year of Issuance 2023 Description of Property LOTS 30 AND 31, BLOCK 3798, UNIT 52, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGE(S) 49 THROUGH 63, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 04-44-23-C1-03798.0300
Names in which assessed:
1135 NW 20TH PL FAMILY TRUST (DATED DECEMBER 18TH 2007)

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
September 5, 12, 19, 26, 2025
25-03339L

THIRD INSERTION

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

Tax Deed #:2025000973

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-15983 Year of Issuance 2023 Description of Property LOT 17, BLOCK 46, UNIT 12, REPLAT LEHIGH ACRES, SECTION 16, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN PLAT BOOK 15, PAGE 19, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 16-44-27-12-00046.0170
Names in which assessed:
NATIONAL ACREAGE CO INC, NATIONAL ACREAGE COMPANY, INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
September 5, 12, 19, 26, 2025
25-03367L

THIRD INSERTION

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

Tax Deed #:2025000967

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-19659 Year of Issuance 2023 Description of Property LOT 16, BLOCK 35, UNIT 7, SECTION 13, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 18, PAGE 25, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-45-27-07-00035.0160
Names in which assessed:
ROBERTO ALEJANDRO RODRIG SAURE, ROBERTO ALEJANDRO RODRIGUEZ SAURE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
September 5, 12, 19, 26, 2025
25-03373L

THIRD INSERTION

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

Tax Deed #:2025000963

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-12952 Year of Issuance 2023 Description of Property LOT 1, BLOCK 60, UNIT 5, SECTION 11, LEHIGH ACRES, TOWNSHIP 45 SOUTH, RANGE 26 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 97, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 11-45-26-05-00060.0010
Names in which assessed:
AARON BASCHIERI, CAY HOMES INC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
September 5, 12, 19, 26, 2025
25-03359L

THIRD INSERTION

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

Tax Deed #:2025000942

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-09082 Year of Issuance 2023 Description of Property LOT 19, BLOCK 51, UNIT 5, SECTION 1, LEHIGH ACRES, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 58, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 01-44-26-05-00051.0190
Names in which assessed:
CRICKET TECHNOLOGIES LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
September 5, 12, 19, 26, 2025
25-03348L

THIRD INSERTION

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

Tax Deed #:2025001003

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-15252 Year of Issuance 2023 Description of Property LOT 22, BLOCK 13, UNIT 4, SECTION 11, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 13, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 11-44-27-04-00013.0220
Names in which assessed:
LAZARO GUZMAN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
September 5, 12, 19, 26, 2025
25-03363L

THIRD INSERTION

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

Tax Deed #:2025001043

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-15867 Year of Issuance 2023 Description of Property LOT 22, BLOCK 44, UNIT 11, SECTION 15, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 17, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, LESS SUBSURFACE RIGHTS. Strap Number 15-44-27-11-00044.0220
Names in which assessed:
CARO FAMILY INVESTMENTS LLC, ELK MANAGEMENT LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
September 5, 12, 19, 26, 2025
25-03366L

THIRD INSERTION

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

Tax Deed #:2025001055

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-16684 Year of Issuance 2023 Description of Property LOTS 9 AND 10, BLOCK 16, UNIT 4, SECTION 23, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 34, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 23-44-27-04-00016.0090
Names in which assessed:
MARGUERITE JANE GOULDE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
September 5, 12, 19, 26, 2025
25-03370L

THIRD INSERTION

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

Tax Deed #:2025001041

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-19971 Year of Issuance 2023 Description of Property LOT 10, BLOCK 56, UNIT 10, SECTION 14, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 141, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 14-45-27-10-00056.0100
Names in which assessed:
SANTIAGO TORALES

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
September 5, 12, 19, 26, 2025
25-03374L

THIRD INSERTION

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

Tax Deed #:2025000968

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-10285 Year of Issuance 2023 Description of Property LOT 12, BLOCK 37, REPLAT OF TRACT Q-UNIT 4, EAST 1/2 OF SECTION 14, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 26, PAGE 119, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 14-44-26-04-00037.0120
Names in which assessed:
JUAN MENDEZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
September 5, 12, 19, 26, 2025
25-03351L

THIRD INSERTION

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

Tax Deed #:2025001046

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-00467 Year of Issuance 2023 Description of Property LOT 22, BLOCK 44, UNIT 11, SECTION 15, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 17, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, LESS SUBSURFACE RIGHTS. Strap Number 18-43-23-C1-05538.0220
Names in which assessed:
WILLIAM POLLARD

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
September 5, 12, 19, 26, 2025
25-03332L

THIRD INSERTION

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

Tax Deed #:2025001053

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-00508 Year of Issuance 2023 Description of Property LOTS 29 & 30, BLOCK 5510, UNIT 91, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 24, PAGE(S) 88 THROUGH 98, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 18-43-23-C4-05510.0290
Names in which assessed:
SHANNON R DAVIS, SHANNON REA DAVIS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
September 5, 12, 19, 26, 2025
25-03334L

THIRD INSERTION

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

Tax Deed #:2025001059

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-00647 Year of Issuance 2023 Description of Property LOTS 1 & 2, BLOCK 2312, UNIT 36, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 112-130, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 25-43-23-C3-02312.0010
Names in which assessed:
DARLENE T. GOFF, LEWIS J. STEELE, LUKE A. STEELE, LUKE STEELE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
September 5, 12, 19, 26, 2025
25-03335L

THIRD INSERTION

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

Tax Deed #:2025001029

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-01974 Year of Issuance 2023 Description of Property LOTS 34 AND 35, BLOCK 2862, CAPE CORAL UNIT 41, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 17, PAGES 2 THROUGH 14, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 03-44-23-C2-02862.0340
Names in which assessed:
CASS REAL ESTATE PROPERTIES LL, CASS REAL ESTATE PROPERTIES, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
September 5, 12, 19, 26, 2025
25-03338L

THIRD INSERTION

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

Tax Deed #:2025001054

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-04285 Year of Issuance 2023 Description of Property LOTS 5 AND 6, BLOCK 5636, UNIT 85, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 24 AT PAGES 49 THROUGH 58, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 20-43-24-C4-05636.0050
Names in which assessed:
LETICIA S DONA, LETICIA S. DONA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
September 5, 12, 19, 26, 2025
25-03343L

--- TAX DEEDS ---

THIRD INSERTION

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

Tax Deed #:2025000990

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-03471 Year of Issuance 2023 Description of Property LOTS 64 & 65, BLOCK 1882, UNIT 45, PART 1, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGES 135 THRU 150, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 35-44-23-C1-01882.0640

Names in which assessed: CECILIA INFANTADO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03341L

THIRD INSERTION

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

Tax Deed #:2025001008

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-05699 Year of Issuance 2023 Description of Property LOT 1 AND THE EAST 12.5 FEET OF LOT 2, BLOCK 9, STADLER'S CENTRAL HEIGHTS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 4, PAGE 64, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 24-44-24-P1-01109.0010

Names in which assessed: CENTRAL FT. MYERS PORTFOLIO LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03344L

THIRD INSERTION

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

Tax Deed #:2025000958

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-07130 Year of Issuance 2023 Description of Property LOT 13, BLOCK 1, A. GORTON'S SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 5, PAGE(S) 20, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 09-44-25-07-00001.0130

Names in which assessed: MARIA PINEDA RAMIREZ, OLIVIER JIMENEZ MARTINEZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03346L

THIRD INSERTION

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

Tax Deed #:2025000977

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-10429 Year of Issuance 2023 Description of Property LOT 1, BLOCK 33, UNIT 6, LEHIGH ACRES, SECTION 20, TOWNSHIP 44 SOUTH, RANGE 26 EAST, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 26, PAGE 33 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 20-44-26-06-00033.0010

Names in which assessed: HILDA TORRES, RAFAEL CHAVES BUTLER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03353L

THIRD INSERTION

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

Tax Deed #:2025001020

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-17914 Year of Issuance 2023 Description of Property LOT 2, BLOCK 57, UNIT 10, SECTION 1, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 179 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 01-45-27-10-00057.0020

Names in which assessed: RAHEIM JOHNSON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03371L

THIRD INSERTION

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

Tax Deed #:2025000978

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-20431 Year of Issuance 2023 Description of Property LOT 13, BLOCK 7, UNIT 2, SECTION 21, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 18, PAGE 55 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 21-45-27-02-00007.0130

Names in which assessed: MARCIEL DA SILVA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03377L

THIRD INSERTION

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

Tax Deed #:2025000970

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-20096 Year of Issuance 2023 Description of Property LOT 16, BLOCK 36 OF LEHIGH ACRES SUBDIVISION, UNIT 6, SECTION 15, TOWNSHIP 45 SOUTH, RANGE 27 EAST, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 18, PAGE 42, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 15-45-27-06-00036.0160

Names in which assessed: NYDIA JANNETH PARRA, NYDIA JANNETH PARRA ARGUELLO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03375L

THIRD INSERTION

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

Tax Deed #:2025001001

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-22163 Year of Issuance 2023 Description of Property LOT 17, BLOCK 73, UNIT 12, SECTION 36, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 28, PAGE 70, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 36-45-27-12-00073.0170

Names in which assessed: LUCY A LONG, LUCY A. LONG

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03380L

THIRD INSERTION

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

Tax Deed #:2025001006

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-16238 Year of Issuance 2023 Description of Property LOT 9, BLOCK 3, PLAT OF UNIT 1 OF SECTION 19, TOWNSHIP 44 SOUTH, RANGE 27 EAST, A SUBDIVISION OF LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT AS RECORDED IN PLAT BOOK 15, PAGE 26, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 19-44-27-01-00003.0090

Names in which assessed: JOZIEL BARRIOS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03369L

THIRD INSERTION

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

Tax Deed #:2025001040

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-15588 Year of Issuance 2023 Description of Property EAST HALF OF LOT 1, BLOCK 30, UNIT 8, SECTION 13, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 15, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 13-44-27-08-00030.001B

Names in which assessed: CHARLOTTE MATLOCK, N E MATLOCK

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03365L

THIRD INSERTION

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

Tax Deed #:2025001060

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-10993 Year of Issuance 2023 Description of Property LOT 3, BLOCK 37, UNIT 8, SECTION 25 TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 71, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 25-44-26-08-00037.0030

Names in which assessed: MARC GENTHNER, MARC J GENTHNER, MARC J. GENTHNER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03355L

THIRD INSERTION

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

Tax Deed #:2025001030

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-15297 Year of Issuance 2023 Description of Property WEST 1/2 OF LOT 24, BLOCK 30, UNIT 8, SECTION 11, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 13, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 11-44-27-08-00030.024A

Names in which assessed: GIUSEPPE ZANNELLI, MARIA ZANNELLI, ZANNELLI GIUSEPPE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03364L

THIRD INSERTION

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

Tax Deed #:2025000985

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-10977 Year of Issuance 2023 Description of Property LOT 12, BLOCK 44, UNIT 7, SECTION 25, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 71, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-44-26-07-00044.0120

Names in which assessed: HORACIO FERNANDEZ, YUTNARA LABRADA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03354L

THIRD INSERTION

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

Tax Deed #:2025000987

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-11433 Year of Issuance 2023 Description of Property LOT 6, BLOCK 6, UNIT 2, LEHIGH ESTATES, SECTION 31, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 82, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 31-44-26-02-00006.0060

Names in which assessed: DAN COROIU

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03356L

THIRD INSERTION

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

Tax Deed #:2025000996

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-12005 Year of Issuance 2023 Description of Property LOT 8, BLOCK 47, UNIT 6, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 92, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, LESS SUBSURFACE RIGHTS. Strap Number 36-44-26-06-00047.0080

Names in which assessed: PETER FOREMAN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03357L

THIRD INSERTION

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

Tax Deed #:2025000952

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-14307 Year of Issuance 2023 Description of Property LOT 4, BLOCK 170, EAST PART OF UNIT 27 GREENBRIAR, SECTION 5, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 27, PAGE 44 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 05-44-27-08-00170.0040

Names in which assessed: FENIX8 LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03360L

THIRD INSERTION

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

Tax Deed #:2025000953

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-14631 Year of Issuance 2023 Description of Property LOT 6, BLOCK 331, UNIT 57, GREENBRIAR, SECTION 7, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 27, PAGE 80, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 07-44-27-12-00331.0060

Names in which assessed: JUAN SEBASTIAN ARANGO PAREDES

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03361L

THIRD INSERTION

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

Tax Deed #:2025000962

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-15222 Year of Issuance 2023 Description of Property WEST ONE-HALF OF LOT 24, BLOCK 3, UNIT 1, LEHIGH ACRES, A SUBDIVISION, SECTION 11, TOWNSHIP 44 SOUTH, RANGE 27 EAST ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 13, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 11-44-27-01-00003.024B

Names in which assessed: SAN MANNA LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025

25-03362L

--- TAX DEEDS ---

FOURTH INSERTION

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

Tax Deed #:2025000811

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-02984 Year of Issuance 2023 Description of Property LOT 52, BLOCK 3665, AND LOT 57, BLOCK 3666, CAPE CORAL SUBDIVISION UNIT 49, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 17, PAGE (S) 145 THROUGH 154, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 15-44-23-C2-03665.0520

Names in which assessed: JEAN CARLA FABIANA RUIZ ZEBALLOS, SCARLY JUSTINIANO, WALTER JUSTINIANO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03193L

FOURTH INSERTION

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

Tax Deed #:2025000891

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-09344 Year of Issuance 2023 Description of Property LOT 3, BLOCK 74, UNIT 8, SECTION 2, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 59, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 02-44-26-08-00074.0030

Names in which assessed: HIGHLAND PROPERTY SERVICES TRU, HIGHLAND PROPERTY SERVICES TRUST LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03200L

FOURTH INSERTION

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

Tax Deed #:2025000913

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-11821 Year of Issuance 2023 Description of Property LOT 8, BLOCK 29, UNIT 4, SECTION 35, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 91, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 35-44-26-04-00029.0080

Names in which assessed: BELLISSIMO HOLDINGS LLC, BELLISSSIMO HOLDINGS, LLC, WEI SONG REALTY INVESTMENT LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03207L

FOURTH INSERTION

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

Tax Deed #:2025000873

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-11865 Year of Issuance 2023 Description of Property LOT 19, BLOCK 54, UNIT 6, SECTION 35, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 91, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 35-44-26-06-00054.0190

Names in which assessed: LVELASQUES CONSTRUCTION LLC, LVELASQUES CONSTRUCTION, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03208L

FOURTH INSERTION

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

Tax Deed #:2025000813

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-15802 Year of Issuance 2023 Description of Property LOT 2, BLOCK 18, UNIT 5, SECTION 15, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 17, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 15-44-27-05-00018.0020

Names in which assessed: LYNN GREGORIO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03215L

FOURTH INSERTION

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

Tax Deed #:2025000819

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-15951 Year of Issuance 2023 Description of Property LOT 5, BLOCK 33, UNIT 9, SECTION 16, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 18, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 16-44-27-09-00033.0050

Names in which assessed: J MONIAK, JULIUS MONIAK, MARY MONIAK

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03217L

FOURTH INSERTION

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

Tax Deed #:2025000871

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-11773 Year of Issuance 2023 Description of Property LOT 3, BLOCK 92, LEHIGH ACRES UNIT 9, SECTION 34, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 90, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 34-44-26-09-00092.0030

Names in which assessed: CHRISTOS CHRISTODOULOU, U.S. AFFORDABLE HOMES, INC., US AFFORDABLE HOMES INC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03206L

FOURTH INSERTION

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

Tax Deed #:2025000860

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-11142 Year of Issuance 2023 Description of Property LOT 3, BLOCK 28, UNIT 3, SECTION 27, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 77, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 27-44-26-03-00028.0030

Names in which assessed: ESTATE OF GLORIA D. WALKER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03204L

FOURTH INSERTION

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

Tax Deed #:2025000876

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-08801 Year of Issuance 2023 Description of Property LOT 7, NUTTINGLIKIT GROVE HOMES, FIRST ADDITION, AS RECORDED IN PLAT BOOK 13, PAGE 91, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 35-47-25-B1-01200.0070

Names in which assessed: ERIN BARRETT, ERIN C BARRETT, MARGARET E. O'DONNELL REV TRUST UNDER AGMT DTD APRIL 16, 2019, MARGARET E. O'DONNELL REVOCABLE TRUST UNDER AGMT DTD APRIL 16, 2019

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03199L

FOURTH INSERTION

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

Tax Deed #:2025000874

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-11880 Year of Issuance 2023 Description of Property LOT 12, BLOCK 63, UNIT 7, SECTION 35, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 91, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 35-44-26-07-00063.0120

Names in which assessed: AMISPHERE FARM LABOR INC, AMISPHERE FARM LABOR, INC., TSAVO GROUP, INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03209L

FOURTH INSERTION

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

Tax Deed #:2025000806

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-15566 Year of Issuance 2023 Description of Property EAST HALF OF LOT 24, BLOCK 14, UNIT 6, SECTION 13, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 15, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-44-27-06-00014.024B

Names in which assessed: EURO MEVIUS LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03213L

FOURTH INSERTION

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

Tax Deed #:2025000825

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-16358 Year of Issuance 2023 Description of Property LOT 7, BLOCK 4, UNIT 1, SECTION 20, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF FILED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 28, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 20-44-27-01-00004.0070

Names in which assessed: ANNE DZIEWA, THOMAS J DZIEWA, THOMAS J. DZIEWA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03223L

FOURTH INSERTION

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

Tax Deed #:2025000880

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-15989 Year of Issuance 2023 Description of Property LOT 8, BLOCK 12, UNIT 3, SECTION 16, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, AS RECORDED IN PLAT BOOK 15, PAGE 18, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 16-44-27-L3-00012.0080

Names in which assessed: ALFREDO ALMAGUER HERRERA, OQUENDO DALGIS PEREZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03219L

FOURTH INSERTION

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

Tax Deed #:2025000829

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-16527 Year of Issuance 2023 Description of Property LOT 3, BLOCK 33, UNIT 9, SECTION 21, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 30, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 21-44-27-09-00033.0030

Names in which assessed: RICARDO JACKSON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03226L

FOURTH INSERTION

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

Tax Deed #:2025000843

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-16768 Year of Issuance 2023 Description of Property LOT 8, BLOCK 3, UNIT 1, LEHIGH ACRES, SECTION 24, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 35 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 24-44-27-01-00003.0080

Names in which assessed: TSAVO GROUP, INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03230L

FOURTH INSERTION

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

Tax Deed #:2025000845

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-16883 Year of Issuance 2023 Description of Property LOT 23, BLOCK 39, UNIT 10, SECTION 24, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 35, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 24-44-27-10-00039.0230

Names in which assessed: NORTH URBAN GROUP LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03231L

FOURTH INSERTION

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

Tax Deed #:2025000920

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-17825 Year of Issuance 2023 Description of Property LOT 5, BLOCK 25, UNIT 4, SECTION 1, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RECORDED AT PLAT BOOK 15, PAGE 173, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 01-45-27-04-00025.0050

Names in which assessed: YAIR DARSHAN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03238L

FOURTH INSERTION

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

Tax Deed #:2025000884

NOTICE IS HEREBY GIVEN that JAMON BOWEN the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-18829 Year of Issuance 2023 Description of Property LOT 6, BLOCK 1, LEHIGH ACRES, UNIT 1, IN SECTION 10, TOWNSHIP 45 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 18, PAGE 2, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 10-45-27-01-00001.0060

Names in which assessed: MUSIC HOLDINGS LLC, MUSIC HOLDINGS, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03242L

--- TAX DEEDS ---

FOURTH INSERTION

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

Tax Deed #:2025000833

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-16637 Year of Issuance 2023 Description of Property THE WEST HALF OF LOT 13, BLOCK 43, LEHIGH ACRES, UNIT 12, SECTION 22, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 32, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 22-44-27-12-00043.013B

Names in which assessed:
JANICE DEXTRA, YVON DEXTRA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03227L

FOURTH INSERTION

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

Tax Deed #:2025000840

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-16677 Year of Issuance 2023 Description of Property LOT 8, BLOCK 14, UNIT 4, SECTION 23, LEHIGH ACRES, TOWNSHIP 44 RANGE 27, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 34 PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 23-44-27-04-00014.0080

Names in which assessed:
ARTEL P GORDON, ESTATE OF ARTEL P GORDON, JANICE B KYLE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03229L

FOURTH INSERTION

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

Tax Deed #:2025000805

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-19479 Year of Issuance 2023 Description of Property LOT 6, BLOCK 55, UNIT 12, SECTION 12, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 234, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 12-45-27-12-00055.0060

Names in which assessed:
PAMGHI AMERICANA LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03244L

FOURTH INSERTION

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

Tax Deed #:2025000864

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-17262 Year of Issuance 2023 Description of Property LOT 2, BLOCK 33, UNIT 9, SECTION 28, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 42, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 28-44-27-09-00033.0020

Names in which assessed:
RITA GWODZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03235L

FOURTH INSERTION

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

Tax Deed #:2025000847

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-16915 Year of Issuance 2023 Description of Property LOT 19, BLOCK 2, UNIT 1, SECTION 25, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 36, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-44-27-01-00002.0190

Names in which assessed:
HIROSHI SEKIGUCHI

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03232L

FOURTH INSERTION

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

Tax Deed #:2025000834

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-20619 Year of Issuance 2023 Description of Property LOTS 8 AND 9, BLOCK 2, UNIT 1, SECTION 22, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 18, PAGE 71, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 22-45-27-01-00002.0080

Names in which assessed:
MUNIMUL MUNTAKIM

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03254L

FOURTH INSERTION

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

Tax Deed #:2025000889

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-20137 Year of Issuance 2023 Description of Property LOT 16, BLOCK 66, UNIT 10, SECTION 15, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 46, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 15-45-27-10-00066.0160

Names in which assessed:
ONE RDDS DEVELOPERS LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03247L

FOURTH INSERTION

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

Tax Deed #:2025000854

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-17062 Year of Issuance 2023 Description of Property EAST HALF OF LOT 1, BLOCK 14, UNIT 4, SECTION 26, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 38, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 26-44-27-04-00014.001B

Names in which assessed:
GUSTAVO FRISCHEISEN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03233L

FOURTH INSERTION

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

Tax Deed #:2025000841

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-20923 Year of Issuance 2023 Description of Property LOT 6, BLOCK 11, UNIT 5, SECTION 23, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT, AS RECORDED IN PLAT BOOK 20, PAGE 25, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 23-45-27-05-00011.0060

Names in which assessed:
PAMGHI AMERICANA LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03256L

FOURTH INSERTION

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

Tax Deed #:2025000831

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-20597 Year of Issuance 2023 Description of Property LOT 11, BLOCK 99, UNIT 15, SECTION 21, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 68, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 21-45-27-15-00099.0110

Names in which assessed:
ANTON BRANDT, LENORA QUINTERO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03252L

FOURTH INSERTION

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

Tax Deed #:2025000856

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-17100 Year of Issuance 2023 Description of Property LOT 2, BLOCK 43, UNIT 11, SECTION 26, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT RECORDED IN PLAT BOOK 15, PAGE 38, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 26-44-27-11-00043.0020

Names in which assessed:
RICOVAIR LLC, RICOVAIR, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03234L

FOURTH INSERTION

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

Tax Deed #:2025000852

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-21426 Year of Issuance 2023 Description of Property LOT 4, BLOCK 81, UNIT 14, LEHIGH ACRES, SECTION 25, TOWNSHIP 45 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 18, PAGE 120 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-45-27-14-00081.0040

Names in which assessed:
TSAVO GROUP INC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03258L

FOURTH INSERTION

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

Tax Deed #:2025000853

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-21442 Year of Issuance 2023 Description of Property LOTS 6 AND 7, BLOCK 93, UNIT 16, SECTION 25, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 122, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 25-45-27-16-00093.0060

Names in which assessed:
MARTHA GILLETTE, NAOMI (WISEMAN) GILLETTE, NAOMI GILLETTE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03259L

FOURTH INSERTION

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

Tax Deed #:2025000816

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-20161 Year of Issuance 2023 Description of Property LOT 12, BLOCK 83, UNIT 13, SECTION 15, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 18, PAGE 49 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 15-45-27-13-00083.0120

Names in which assessed:
HIGHLAND PROPERTY SERVICES TRU, HIGHLAND PROPERTY SERVICES TRUST LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03248L

FOURTH INSERTION

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

Tax Deed #:2025000869

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-11699 Year of Issuance 2023 Description of Property LOT 13, BLOCK 28, UNIT 4, SECTION 34, LEHIGH ACRES, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 90, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 34-44-26-04-00028.0130

Names in which assessed:
INGEBORG HINTON, INGEBORG J. HINTON, THOMAS E. HINTON, THOMAS HINTON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03205L

FOURTH INSERTION

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

Tax Deed #:2025000815

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-20088 Year of Issuance 2023 Description of Property LOT 12, BLOCK 33, UNIT 5, SECTION 15, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 41, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 15-45-27-05-00033.0120

Names in which assessed:
MOON S YUN, MOON S. YUN, SUE C YUN, SUE C. YUN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03246L

FOURTH INSERTION

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

Tax Deed #:2025000837

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-20719 Year of Issuance 2023 Description of Property LOT 2, BLOCK 36, UNIT 7, SECTION 22, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 77, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 22-45-27-07-00036.0020

Names in which assessed:
LYNN BOLAND, LYNN COCKSEDGE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03255L

FOURTH INSERTION

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

Tax Deed #:2025000895

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-18276 Year of Issuance 2023 Description of Property LOT 26, BLOCK 53, UNIT 12, TWIN LAKE ESTATES, SECTION 3, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 218, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 03-45-27-12-00053.0260

Names in which assessed:
LOIS R HAGAN, LOIS R. HAGAN, R C HAGAN, RICHARD C. HAGAN, RICHARD HAGAN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03239L

--- TAX DEEDS ---

FOURTH INSERTION

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

Tax Deed #:2025000826

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-16361 Year of Issuance 2023 Description of Property LOT 9, BLOCK 5, UNIT 2, SECTION 20, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 28 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 20-44-27-02-00005.0090

Names in which assessed: GUDRUN STANTKE, PETER M STANTKE, PETER M. STANTKE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03224L

FOURTH INSERTION

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

Tax Deed #:2025000839

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-16668 Year of Issuance 2023 Description of Property WEST 1/2 OF LOT 12, BLOCK 11, UNIT 03, SECTION 23, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 34, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 23-44-27-03-00011.012A

Names in which assessed: NINOSKA BENDEK LIANOS, PATRICIA KARINA SULZER CALLAU

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03228L

FOURTH INSERTION

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

Tax Deed #:2025000900

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-18508 Year of Issuance 2023 Description of Property LOT 9, BLOCK 42, SOUTH PART OF UNIT 9, SOUTHWOOD, SECTIONS 7 AND 8, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 26, PAGE 69, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 07-45-27-09-00042.0090

Names in which assessed: EILEEN D. MCARDLE, EILEEN MCARDLE, STEPHEN E. MCARDLE, SUZANNE SHORT, THOMAS G MCARDLE, THOMAS G. MCARDLE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03241L

FOURTH INSERTION

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

Tax Deed #:2025000797

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-19120 Year of Issuance 2023 Description of Property LOTS 9, 10, 11 AND 12, BLOCK 17, UNIT 4, SECTION 11 TOWNSHIP 45 SOUTH, RANGE 27 EAST LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 153, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 11-45-27-04-00017.0090

Names in which assessed: CONCETTA GIAMMARCO, ESTATE OF MARIO B GIAMMARCO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03243L

FOURTH INSERTION

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

Tax Deed #:2025000824

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-20340 Year of Issuance 2023 Description of Property LOT 2, BLOCK 274, UNIT 70, MIRROR LAKES, SECTION 19, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT RECORDED IN PLAT BOOK 27, PAGE 157, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 19-45-27-70-00274.0020

Names in which assessed: J ARMSTRONG, J. ARMSTRONG, M ARMSTRONG, M. ARMSTRONG

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03249L

FOURTH INSERTION

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

Tax Deed #:2025000830

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-20531 Year of Issuance 2023 Description of Property LOT 13, BLOCK 62, UNIT 11, SECTION 21, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 64, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 21-45-27-11-00062.0130

Names in which assessed: ANNA WILLIAMSON, C L WILLIAMSON, CLARA ELLEN TITERA, CLEMENT LEE WILLIAMSON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03250L

FOURTH INSERTION

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

Tax Deed #:2025000857

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-21604 Year of Issuance 2023 Description of Property LOT 5, BLOCK 42, UNIT 12, SECTION 26, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 20, PAGE 49, PUBLIC RECORDS, LEE, COUNTY, FLORIDA. Strap Number 26-45-27-12-00042.0050

Names in which assessed: EVELYN THOMPSON, JOHN H THOMPSON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03260L

FOURTH INSERTION

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

Tax Deed #:2025000878

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-22059 Year of Issuance 2023 Description of Property LOT 20, BLOCK 18, UNIT 4, SECTION 36, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 142, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-45-27-04-00018.0200

Names in which assessed: REALITY LASTER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03261L

FOURTH INSERTION

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

Tax Deed #:2025000792

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-12887 Year of Issuance 2023 Description of Property LOT 1, BLOCK 8, UNIT 1, SECTION 11, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 97, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 11-45-26-01-00008.0010

Names in which assessed: MYRLE C. NECRASON, MYRLE CAFFEE NECRASON DECLARATION OF TRUST DTD THE 2/26/1979, MYRLE NECRASON, SANDRA KELLY

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03210L

FOURTH INSERTION

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

Tax Deed #:2025000812

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-15783 Year of Issuance 2023 Description of Property LOT 5, BLOCK 4, UNIT 1, SECTION 15, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 17, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 15-44-27-01-00004.0050

Names in which assessed: SHIRLEY RAMIREZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03214L

FOURTH INSERTION

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

Tax Deed #:2025000923

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-18472 Year of Issuance 2023 Description of Property LOT 7, BLOCK 23, UNIT 6, SOUTHWOOD, SECTION 7, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 26, PAGE 65, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 07-45-27-06-00023.0070

Names in which assessed: RANDALL F. MARKHAM, RANDALL FRANCIS MARKHAM, RYAN FRANCIS MARKHAM, TODD AARON MARKHAM, TODD MARKHAM

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03240L

THIRD INSERTION

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

Tax Deed #:2025000957

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-07129 Year of Issuance 2023 Description of Property LOT 12, BLOCK 1, A. GORTON'S SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 5, PAGE 20 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 09-44-25-07-00001.0120

Names in which assessed: MARIA PINEDA RAMIREZ, OLIVIER JIMENEZ MARTINEZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025
25-03345L

FOURTH INSERTION

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

Tax Deed #:2025000866

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-17343 Year of Issuance 2023 Description of Property UNIT NUMBER 209 OF PARK PLACE CONDOMINIUM, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 1695, PAGE 2190, AND AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH ALL APPURTENANCES THERETO, INCLUDING AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS OF SAID CONDOMINIUM. Strap Number 29-44-27-13-00000.2090

Names in which assessed: A & R INVESTMENTS INC, A & R INVESTMENTS INC, A&R INVESTMENTS INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03236L

THIRD INSERTION

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

Tax Deed #:2025001058

NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-00240 Year of Issuance 2023 Description of Property LOTS 9 AND 10, BLOCK 5183, CAPE CORAL, UNIT 83, ACCORDING TO THE PLAT ON FILE IN PLAT BOOK 23, PAGES 41 THROUGH 54, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-43-22-C3-05183.0090

Names in which assessed: CABRA BLABA LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/28/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 5, 12, 19, 26, 2025
25-03330L

FOURTH INSERTION

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

Tax Deed #:2025000868

NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-17392 Year of Issuance 2023 Description of Property UNIT NO. 19 PARKWOOD VILLAS II A PARCEL OF LAND LYING IN SECTION 31, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEE COUNTY, FLORIDA MORE PARTICULAR DESCRIBED AS FOLLOWS: FROM THE NORTHWEST CORNER OF SECTION 31 PROCEED SOUTH 00¬∞25'25" EAST ALONG THE WEST SECTION LINE OF SECTION 31 FOR 1,274.01 FEET, THENCE CONTINUE NORTH 88¬∞44'13" EAST FOR 2,106.15 FEET, THENCE NORTH 88¬∞44'13" EAST ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF THE WEDGEWOOD DRAINAGEWAY FOR 558.53 FEET TO A CONCRETE MONUMENT, THENCE IN A SOUTHWESTERLY DIRECTION ALONG THE WESTERLY RIGHT-OF-WAY LINE OF BETH STACEY BOULEVARD ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 1,104.40 FEET, A CENTRAL ANGLE OF 22¬∞38'10", A CHORD BEARING OF SOUTH 15¬∞26'08" WEST, AND A CHORD DISTANCE OF 433.49 FEET, FOR 436.32 FEET TO A POINT OF TANGENCY, THENCE SOUTH 26¬∞44'13" WEST ALONG THE WESTERLY RIGHT-OF-WAY LINE OF BETH STACEY BOULEVARD A DISTANCE OF 259.28 FEET TO A POINT OF CURVATURE, THENCE ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 630.00 FEET, A CENTRAL ANGLE OF 26¬∞23'45", AND A CHORD DISTANCE OF 287.68 FEET, A DISTANCE OF 290.24 FEET, THENCE SOUTH 00¬∞20'28" WEST A DISTANCE OF 63.00 FEET TO A POINT OF CURVATURE, THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 88¬∞53'09", FOR A DISTANCE OF 38.78 FEET TO A POINT OF TANGENCY, THENCE SOUTH 89¬∞13'37" WEST ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF RIDGECREST STREET, A DISTANCE OF 29.26 FEET TO A POINT OF CURVATURE, THENCE ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 670.66 FEET, A CENTRAL ANGLE OF 17¬∞44'36", AND A CHORD DISTANCE OF 206.86 FEET, A DISTANCE OF 207.69 FEET TO A POINT OF TANGENCY, THENCE SOUTH 71¬∞29'01" WEST A DISTANCE OF 135.14 FEET TO A POINT OF INTERSECTION WITH THE EASTERLY RIGHT-OF-WAY LINE OF OAKMONT PARKWAY, THENCE NORTH 00¬∞20'28" EAST ALONG SAID EASTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 168.10 FEET TO A POINT OF CURVATURE, THENCE ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 1,015.38 FEET, A CENTRAL ANGLE OF 10¬∞24'22", AND A CHORD DISTANCE OF 184.16 FEET, A DISTANCE OF 184.41 FEET, THENCE SOUTH 79¬∞15'10" EAST A DISTANCE OF 109.39 FEET, THENCE SOUTH 03¬∞38'29" EAST A DISTANCE OF 23.03 FEET TO THE POINT OF BEGINNING. FROM SAID POINT OF BEGINNING CONTINUE SOUTH 03¬∞38'29" EAST A DISTANCE OF 40.29 FEET, THENCE SOUTH 86¬∞21'31" WEST A DISTANCE OF 8.94 FEET, THENCE SOUTH 03¬∞38'29" EAST A DISTANCE OF 12.00 FEET, THENCE SOUTH 86¬∞21'31" WEST A DISTANCE OF 20.12 FEET, THENCE NORTH 03¬∞38'29" WEST A DISTANCE OF 12.00 FEET, THENCE SOUTH 86¬∞21'31" WEST A DISTANCE OF 12.00 FEET, THENCE NORTH 03¬∞38'29" WEST A DISTANCE OF 40.29, THENCE NORTH 86¬∞21'31" EAST A DISTANCE OF 41.05 FEET TO THE POINT OF BEGINNING. Strap Number 31-44-27-13-00000.0190

Names in which assessed: STEPHEN J HERRERA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/21/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 29; Sept. 5, 12, 19, 2025
25-03237L

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
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