# **Public Notices**



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

## PINELLAS COUNTY LEGAL NOTICES

## --- PUBLIC SALES ---

### FIRST INSERTION

### NOTICE OF PUBLIC SALE

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: Extra Space Storage 8610 66th St N Pinellas Park, FL 33782, on 10/10/2025 @

Cristal Alicea - Bins, toys, heading board for 2 beds

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. 25-04122N September 19, 26, 2025

### FIRST INSERTION

### NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 4319 Duhme Rd. St Petersburg Fl. 33708

Auction date is 10/08/2025 @ 10:30 AM

Monica Wells - Home goods, clothing

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.  $\,$ September 19, 26, 2025

### FIRST INSERTION

## NOTICE OF PUBLIC SALE

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

Extra Space Storage 950 Pasadena Ave S, South Pasadena, FL 33707  $\,$ October 9th, 2025 - 12:30 p.m.

James Stanley Czupryna-Household items, TV's Karen Huff- Furniture, TV, household items

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property September 19, 26, 2025

## FIRST INSERTION

## NOTICE OF PUBLIC SALE

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

Extra Space Storage at 4750 62nd Ave N Pinellas Park, FL 33781 on October 10th, 2025 at 11AM

Allan Lew- oriental rugs and cabinets

Auzy Williams- Furniture, boxes, bags, toys, lamp, rugs, shelf, vacuum, and luggage Erika Ernsberger- Furniture, appliances, boxes, tools, and holiday decorations Rana Jetter- Bins, boxes, shoes, suitcase, purses, and shelves

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

 $September\ 19,\ 26,\ 2025$ 25-04102N

## FIRST INSERTION

## Notice of Limited Liability Company Dissolution

This notice is submitted by the dissolved limited liability company named below for the resolution of payment of unknown claims against this limited liability company as provided in \$605.0712, F.S.

Name of Limited Liability Company: NCT-202215, LLC

The document number of this Limited Liability Company: L22000446791 The date of dissolution: September 10, 2025

Description of information that must be included in a written claim:

- Claimant's name and address • Date of original Claim
- Basis of the claim (contract, invoice, etc.)
- · Written evidence of the claim The amount of the claim
- Mailing address where claims can be sent: NCF Corporation c/o General Counsel

1901 Ulmerton Road, Suite 400

Clearwater, FL 33762 A claim against the above-named limited liability company will be barred unless a proceeding to enforce the claim is commenced within 4 years after filing this notice. September 19, 26, 2025

## NOTICE OF PUBLIC SALE:

Notice is hereby given that on 10/14/2025 at 08:30 AM the following vehicles(s) may be sold at public sale at 1104 35TH ST S, ST PETERSBURG, FL 33711 for the amount owed on each vehicle to satisfy the lien for repairs, services and storage charges and any administrative fees allowed pursuant to Florida Statute 713.585.

 $1C4BJWDG8DL669458\ 2013\ JEEP\ 13529.88$ 

The name, address and telephone number and public sale location of the repair shop claiming the lien for unpaid charges is:

Lienor Name: BERRIOS CUSTOMS LLC Lienor Address: 1104 35TH ST S, ST PETERSBURG, FL 33711 Lienor Telephone #: 727-827-2425

MV License #: MV-110994 Location of Vehicles: [VEHICLE\_LOCATION]

The customer or person claiming an interest, or a lien may redeem the vehicle by satisfying the amount due in cash on or before the sale date and time. The customer

or person claiming an interest in or lien on a vehicle may file a demand for a hearing with the Clerk of Court in the PINELLAS County where the vehicle is held to deter mine whether the vehicle has been wrongfully taken or withheld from him or her. At any time before the date of sale a customer or person of record claiming a lien on the vehicle may post a cash or surety bond in the amount stated on the invoice with the

Clerk of Circuit Court where the disputed transaction occurred. September 19, 2025

#### FIRST INSERTION

## NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 5890 54th Ave. N, Kenneth City, FL 33709 on October 9, 2025 at 11:30 AM

Michelle Nelson - Luggage, totes, personal items

The auction will be listed and advertised on www.storagetreasures.com, Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. September 19, 26, 2025

#### FIRST INSERTION

## NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 930 Pasadena Ave S. South Pasadena FL 33707 on October 8, 2025 at 1:00 PM.

William Coletta - Household items

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

Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal

September 19, 26, 2025

## FIRST INSERTION

## NOTICE OF PUBLIC SALE

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

Extra Space Storage, 9999 Gandy Blvd. N. St. Petersburg, Fl. 33702 on October 08, 2025, at 11:00am.

 $Furniture, Electric \ Keyboard, \ Clothing, \ Boxes, \ Totes, \ Mattress$ Bennie Harris Camping gear, Totes, Shoes, Rakes, Tarps

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 19, 26, 2025

## FIRST INSERTION

## NOTICE OF PUBLIC SALE

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

October 10th, 2025 - 1:00p.m.

Amber Hatfield- Piano, bike, chairs, totes, clothes rack, table Karissa Rodgers- Bedframe, totes, boxes, shoes, TV's, tools, headboard, mini safe, mattresses, bags, wall art

Jacquelyn Nefores- Totes, clothes rack David Segler-personal items

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility to complete the transaction. Extra Space Storage may refuse any bid and may rescind any pur-

chase up until the winning bidder takes possession of the personal property September 19, 26, 2025 25-04082N

## FIRST INSERTION

## Notice of Limited Liability Company Dissolution

This notice is submitted by the dissolved limited liability company named below for the resolution of payment of unknown claims against this limited liability company as provided in \$605.0712, F.S. Name of Limited Liability Company: NCT-202211, LLC

The document number of this Limited Liability Company: L22000446738 The date of dissolution: September 10, 2025

- Description of information that must be included in a written claim: Claimant's name and address
- Date of original Claim
- Basis of the claim (contract, invoice, etc.) Written evidence of the claim
- The amount of the claim Mailing address where claims can be sent:

NCF Corporation c/o General Counsel

1901 Ulmerton Road, Suite 400

Clearwater, FL 33762

A claim against the above-named limited liability company will be barred unless a proceeding to enforce the claim is commenced within 4 years after filing this notice. September 19, 26, 2025

## FIRST INSERTION

press, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 2925 Tyrone Blvd N St Petersburg, FL 33710 on 10/10/2025 @11:30 am Jeff Conley[bicycle, patio furniture, kayaks]

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

September 19, 26, 2025

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

Tallahassee, Florida. Dated this 16th day of September 2025. OWNER: CROWN AUTO DEALERSHIPS, INC.

6001 34TH STREET NORTH SAINT PETERSBURG, FL 33714

September 19, 2025

25-04146N

## FIRST INSERTION

## NOTICE OF PUBLIC SALE

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

Extra Space Storage 4495 49th St N. St. Petersburg FL,33709 on October 9, 2025 at

Lynn Holman-Hadsock - household goods, auto parts

Kaylene Fairchild - Personal items

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. September 19, 26, 2025

### FIRST INSERTION

## NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: Extra Space Storage 1855 32nd St. N St. Petersburg, FL 33713 on October 09, 2025, at 10:30 AM.

David West - Furniture, Clothes Arrol Bethune - Boxes, Clothes, Electronics

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

September 19, 26, 2025 25-04062N

## FIRST INSERTION

## NOTICE OF PUBLIC SALE

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

Extra Space Storage 1159 94th Ave N. St. Petersburg FL, 33702 on October 8, 2025, at 12:30 PM

Milika Thompsonb- Outdoor heater, clothes, boxes James Smith-Salmon- Clothes, totes, boxes Annie Young- Yard tools, clothes, furniture, boxes

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

Sentember 19, 26, 2025 25-04120N

## FIRST INSERTION

## NOTICE OF PUBLIC SALE

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

Pinellas Park, FL 33781 October 8th, 2025 at 12:15pm

- Joseph Lynch: Clothing ,Basket
- Thomas Bridges: Furniture, Boxes, Chair, Dresser, Ladder, Tool Bag
- Roxie Knight: Shelves, Boxes, Medical Chair, Wheel Chair, Bed Frame, Elec-

The auction will be listed and advertised on  $\underline{www.storagetreasures.com}.$  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 19, 26, 2025 25-04060N

## FIRST INSERTION

## Notice of Limited Liability Company Dissolution

This notice is submitted by the dissolved limited liability company named below for the resolution of payment of unknown claims against this limited liability company as provided in \$605.0712. E.S.

Name of Limited Liability Company: Liberty Real Estate Investments, LLC The document number of this Limited Liability Company: L16000214471 The date of dissolution: September 10, 2025

Description of information that must be included in a written claim:

- Claimant's name and address
- · Date of original Claim Basis of the claim (contract, invoice, etc.) • Written evidence of the claim

 The amount of the claim Mailing address where claims can be sent:

NCF Corporation c/o General Counsel 1901 Ulmerton Road, Suite 400

Clearwater, FL 33762 A claim against the above-named limited liability company will be barred unless a proceeding to enforce the claim is commenced within 4 years after filing this notice. September 19, 26, 2025

## FIRST INSERTION

## NOTICE OF PUBLIC SALE

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 10111 Gandy Blvd N St Petersburg FL 33702 on 10/8/2025 @ 11:15am

Pedro Caraballo Clothing, Suitcases, Personal Items

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. September 19, 26, 2025



## NOTICE OF PUBLIC SALE

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of CROWN COLLISION CENTER located at: 5237 34TH STREET NORTH in the city of SAINT PETERSBURG, FL 33714 intends to register the said name with the Division of Corporations of the Florida Department of State,

## --- PUBLIC SALES ---

PINELLAS COUNTY

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

Dated this 17th day of 9, 2025. Zappa-mops, llc

September 19, 2025 25-04154N

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

Dated this 12th day of September, 2025.

TRITRUST LEGACY ENTERPRISES

INC. Charles Scherer

September 19, 2025 25-04092N

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

Dated this 15th day of September, 2025.

Mani from the Island, LLC

September 19, 2025 25-04110N

### 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 STAND 8 located at 7901 4th St N STE 300 in the City of St. Petersburg, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 16th day of September,

TALENT & ACQUISITION LLC

September 19, 2025 25-04129N

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

Dated this 16th day of September,

That Oil Guy LLC

25-04128N September 19, 2025

#### NOTICE UNDER FICTITIOUS NAME LAW ACCORDING TO FLORIDA STATUTE NUMBER 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of MINDCLOUD located at 1444 S. BELCHER RD. STEC #2017 in the City of CLEARWATER, Pinellas County, DE 33764 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.

MINDCLOUD CONNECTIONS, INC.

JAMIE ROYCE

September 19, 2025

## **PUBLISH YOUR LEGAL NOTICE**

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

or email legal@businessobserverfl.com



## **FICTITIOUS** NAME NOTICE

Notice is hereby given that GAIL STEVENS BAPTISTA, OWNER, desiring to engage in business under the fictitious name of GAILWORKS located at 1759 27TH AV N, SAINT PETERSBURG, FLORIDA 33713 intends to register the said name in PINELLAS county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the

25-04054N September 19, 2025

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

NOTICE IS HEREBY GIVEN that TAMPA BAY INTERNATIONAL SCHOOL INC will engage in business under the fictitious name TAMPA BAY INTERNATIONAL SCHOOL, with a physical address 1685 S BELCHER RD CLEARWATER, FL 33764, with a mailing address 1685 S BELCHER RD CLEARWATER, FL 33764, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

## NOTICE UNDER FICTITIOUS NAME LAW ACCORDING TO FLORIDA STATUTE NUMBER

865.09

25-04081N

September 19, 2025

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Aviator Health located at 345 CALI-FORNIA ST. SUITE 600 in the City of SAN FRANCISCO, Pinellas County, CA 94104 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 17th day of September,

AVIATOR MEDICAL GROUP PA September 19, 2025 25-04161N

### 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 Ignite Home Health located at 11400 47th St. N. Unit C in the City of Pinellas Park, Pinellas County, FL 33762 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 11th day of September,

Ignite Home Health-Region 5 LLC 25-04058N September 19, 2025

### NOTICE UNDER FICTITIOUS NAME LAW ACCORDING TO FLORIDA STATUTE NUMBER 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Valor Capital Management located at 400 Cleveland St. in the City of Clearwater, Pinellas County, FL 33755 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 11th day of September, VC Management Florida LLC

September 19, 2025 25-04077N

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

Dated this 16th day of September, Kraig Biocraft Laboratories, Inc.

Jon Rice

September 19, 2025 25-04145N

## 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 THE ROOSEVELT CENTER FOR REHABILITATION AND HEALING located at 10501 ROOSEVELT BLVD N in the City of ST. PETERSBURG, Pinellas County, FL 33716 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.

ROOSEVELT SNF OPERATIONS LLC September 19, 2025

## **FICTITIOUS** NAME NOTICE

Notice is hereby given that 9538-7387 QUEBEC INC, OWNER, desiring to engage in business under the fictitious name of MAPLE MOBILE located at 7901 4TH ST N STE 300, ST. PETERSBURG, FLORIDA 33702 intends to register the said name in PINELLAS county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the

September 19, 2025 25-04106N

### 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 Soteria-360 located at 25 Innsbruck Strasse in the City of Park City, Pinellas County, UT 84098 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.

Scott Rein

September 19, 2025 25-04075N

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

Dated this 11th day of September, 2025.

Hoyes Global Leadership INC Andrew Hoyes

September 19, 2025 25-04056N

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

Dated this 12th day of September, 2025.

Find Your Flair LLC

September 19, 2025

## NOTICE UNDER FICTITIOUS NAME LAW ACCORDING TO

FLORIDA STATUTE NUMBER

865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of TIG Media located at 7901 4th St N STE 300 in the City of St. Petersburg, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of

State, Tallahassee, Florida. Dated this 12th day of September,

THE INVESTIGATION GROUP LLC 25-04078N

September 19, 2025

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of BIN DUMPED, located at 3627 Iris Street, North, in the County of Pinellas, in the City of St. Petersburg, Florida 33704, intends to register the said name with the Division of Corporations, Department of State, Tallahassee, Florida.

Dated at Pinellas County, Florida, this 11th day of September, 2025.

By: RED MAN 67, LLC, Owner September 19, 2025 25-04083N

#### 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 MaxClean Maids located at 7901 4th St N, Ste 300, St. Petersburg, Pinellas County, Florida 33702, intends to register said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Owner: MaxClean Maids LLC, 7901 4th St N, Ste 300, St. Petersburg, FL 33702. Dated: September 19, 2025. /s/ Andrew Wilkins,

Authorized Representative September 19, 2025 25-04076N

## FICTITIOUS NAME NOTICE

Notice is hereby given that Kris Nickerson, Inc, desiring to engage in business under the fictitious name of Cora Press located at 481 Limewood Place, Dunedin, FL 34698 intends to register the said name in Pinellas county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

September 19, 2025 25-04055N

### 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 Capella Nexus located at 2333 Feather Sound Drive, Apt A605, Clearwater, FL 33762, Pinellas County, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Ordered for publication by: JADED VENTURES LLC, a Florida limited liability company DocuSigned by:

Brian Krug, Manager Dated: 9/11/2025 September 19, 2025

25-04080N

## FIRST INSERTION NOTICE

Effective Oct. 1, 2025, Christelle Nguyen, DO, will begin a new role

Patients of Dr. Nguven may continue care at Optum - Tyrone with Michael Angelino, DO.

in our organization.

Patients can obtain copies of their medical records at: Optum -Tyrone 7655 38th Ave N, Suite 101 Saint Petersburg, FL 33710 Phone: 1-727-345-1332 Fax: 1-817-514-7879

Sept. 19, 26; Oct. 3, 10, 2025

## FIRST INSERTION

NOTICE OF PUBLIC SALE U-Stow-N-Go, wishing to avail itself of the provisions of applicable laws of this state, Civil Code Sections 83.801-83.809, hereby gives notice of sale un-

On: 10/7/25, U-Stow-N-Go, located at 1351 Heather Ridge Blvd., Dunedin, Florida, 34698, (727-735-0047), at 2:00 P.M. will conduct a public sale to the highest bidder for cash, of miscellaneous items.

Pamela Arnold Unit # 111

Owner reserves the right to bid, and to refuse or reject any and all bids. The sale is being held to satisfy cost of storage, which has not been paid.

U-STOW-N-GO 1351 HEATHER RIDGE BLVD. DUNEDIN, FL. 34698 727-735-0047 FAX:727-735-0790

September 19, 26, 2025 25-04063N

## NOTICE OF PUBLIC SALE

TRI J CO. TOWING & RECOVERY INC. 125 19TH ST SOUTH ST PETERSBURG, FL 33712 PHONE: 727-822-4649 FAX: 727-822-3043

TRI I CO TOWING & RECOVERY INC GIVES NOTICE THAT ON 10-17- $2025\,\mathrm{AT}\,10{:}00\mathrm{AM}\,\mathrm{THE}\,\mathrm{FOLLOWING}$ VEHICLE (S) MAY BE SOLD BY PUB-LIC SALE FOR CASH AT 125 19TH ST SOUTH ST PETERSBURG, FL 33712 TO SATISFY THE LIEN FOR THE AMOUNT OWED ON EACH VEHICLE FOR ANY RECOVERY, TOWING, OR STORAGE SERVICES, CHARGES, AND ADMINISTRATIVE FEES ALLOWED PURSUANT TO FLORIDA STATUTE 713.78.

19UUA8F50AA013215 2010 ACUR 5UXWX9C36H0W77905 2017 BMW 5GAKRCKD0DJ116641 2013 BUIC 1GCFG25W6W1109127 1998 CHEV 1GCHK23121F208375 2001 CHEVROLET

2A8HR54P08R141688 2008 CHRY 1D7HE48N45S138475 2005 DODG 1FADP3F2XDL288028 2013 FORD 1FADP3K2XGL282899 2016 FORD 1GKKVTKD3EJ277498 2014 GMC 1HGCG66551A061503 2001 HOND 5FNYF4H6XCB015791 2012 HOND 1C4NJPBA9FD156783 2015 JEEP

1C4PJMCB0HW612904 2017 JEEP 1C4RJYB68PC649462 2023 JEEP KNAGD128145350450 2004 KIA 2T2BK1BA2DC178319 2013 LEXS W1N4N4GB5MJ268469 2021 MERZ WDBUF22XX8B305932 2008 MERZ WDDGJ4HB8EG184830 2014 MERZ 5HVBD1427DL123218 2013 PREA

1NXBR12E8YZ318042 2000 TOYT 4T1BF3EK6BU733423 2011 TOYT 5YFEPMAE1MP213084 2021 TOYT JTDP4RCE9LJ007607 2020 TOYT

4S3BMBG60A3226350 2010 SUBA

September 19, 2025 25-04130N

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

Dated this 10th day of September, 2025.

EHRxpert, LLC

October 10, 2025 at 10:30am

September 19, 202525-04057N

#### NOTICE UNDER FICTITIOUS NAME LAW ACCORDING TO FLORIDA STATUTE NUMBER 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Better Call Misa located at 7901 4th St N, STE 300 in the City of St. Petersburg, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee. Florida.

Dated this 16th day of September, 2025.

Mollie Spray

September 19, 2025 25-04144N

## FIRST INSERTION

#### NOTICE OF PUBLIC SALE

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

Senita Robinson - Furniture, clothes, appliances, shoes and etc.

Sheral Redwood-Adams - General Household Goods Rewa Frazier - queen bed, buffet table, entertainment center, couch, clothes

Kevonta Brown - General Household Goods Nicholas Black - Household, Sofa, Dresser James McQuillan - Household Goods

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. September 19, 26, 2025 25-04103N

## NOTICE OF PUBLIC SALE

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

YR MAKE 15 05 WBA5B3C54FD542192 BMWLINCOLN 1LNHM81W35Y654049 JYAVM01EXYA020665 YAMAHA

JOE'S TOWING & RECOVERY INC GIVES NOTICE THAT ON 10-17-2025 AT 11:00AM THE FOLLOWING VEHICLE (S) MAY BE SOLD BY PUBLIC SALE FOR CASH AT 6670 114TH AVE LARGO, FL 33773 TO SATISFY THE LIEN FOR THE AMOUNT OWED ON EACH VEHICLE FOR ANY RECOVERY, TOWING, OR STORAGE SERVICES, CHARGES, AND ADMINISTRATIVE FEES ALLOWED PURSUANT TO FLORIDA STATUTE 713.78.

JOE'S TOWING & RECOVERY, INC. 6670 114TH AVENUE LARGO, FL. 33773 PHONE # 727-541-2695

September 19, 2025

25-04153N

## SECTION 00100 - INVITATION TO BID

WWTP Deep Bed Denitrification Filter Replacement Financial Project #: 522403 Bid #: 25-2536

#### CITY OF DUNEDIN FLORIDA

The work generally consists of the following:

This project is located at the City of Dunedin's Advanced Wastewater Treatment Plant (WWTP), located at 1140 Martin Luther King Jr. Avenue, Dunedin, FL 34698. It consists of replacing the existing filtration system's under-drains, filter media, air laterals, and control valves. It also includes the installation of a magnetic flow meter, con-crete repair, and SCADA system integration.

The Engineer's Estimate for the project is \$2,879,500.00

The time allotted for this project is 365 days for substantial completion.

at 3:00 p.m., at Dunedin City Hall, located at 737 Louden Avenue, Dunedin, FL 34698, in the Caladesi Room (Room #113). All contractor Requests for Information (RFI) must be submitted ten (10)

days before the bid opening. The request should be sent in writing via email to purchasing@dunedin.gov. The City will not respond to RFIs submitted after that date. An addendum posted to https://www.demandstar.com will communicate questions and answers to all respondents. The last addendum will be posted to <a href="https://www.demandstar.com">https://www.demandstar.com</a> five (5) days before the bid due date stated below. The City reserves the right to modify this schedule at any time.

Sealed proposals will be accepted via DemandStar.com until

## 2:30 P.M., Local Time Tuesday, October 28, 2025

All work performed shall be in accordance with the Contract Documents, Plans and specifications can be obtained by going to DemandStar at www.demandstar.com

It is the bidder's responsibility to check www.demandstar.com for final documents and addenda prior to bid submittal.

Submittals shall be clearly marked:

WWTP Deep Bed Denitrification Filter Replacement Financial Project #: 522403 Bid #: 25-2536

In addition, the proposals must be marked with the bidder's name and address. Proposals must be accompanied by a bid bond in an amount not less than five percent (5%) of the total bid as a guarantee that the BIDDER will not with draw from the competition after the opening of the bids and, if written notice is given of such award, enter into a written Contract with the City of Dunedin, Florida, in accordance with the written Proposal. Should the successful BIDDER fail to enter into a Contract, the bid bond shall be forfeited as liquidated damages

No proposal may be withdrawn after the scheduled closing time for the receipt of bids for a period of sixty (60) days without the consent of the City

The successful bidder will be required to furnish and pay for a Certificate of Insurance and a Performance and Payment Bond and meet other requirements, as set forth in the contract.

The City of Dunedin will only accept bids via www.demandstar.com

The City of Dunedin, Florida, reserves the right to reject any and all bids received, waive any irregularities or informalities, re-advertise, and award the Contract in its best interest. Bids that are incomplete or that are not submitted in accordance with the instructions in the invitation may be disqualified.

## END OF SECTION 00100

25-04143N September 19, 2025

# A Non-Mandatory Pre-Bid meeting will be held on Thursday, October 2, 2025,

## --- PUBLIC SALES ---

## FIRST INSERTION

NOTICE OF PUBLIC SALE The following personal property of JOURDAN HARLACKER and DAVID PETERSON, will, on October 1, 2025, at 10:00 a.m., at 1654 Clearwater Largo Road, Lot #135, Clearwater, Pinellas County, Florida 33756; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109: 1959 HOME MOBILE HOME, VIN:

50102680592, TITLE NO.: 0009443105 and all other personal property located therein PREPARED BY:

J. Matthew Bobo Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236 (PO#31021-2830) September 19, 26, 2025 25-04084N

## --- ESTATE ---

## FIRST INSERTION

NOTICE OF TRUST IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA Probate Division

File No. 25-008829-ES IN RE: ESTATE OF NANCY K. MCCOY DECEASED

NANCY K. MCCOY, a resident of Pinellas County, Florida, who died on July 19, 2025, was the grantor of a trust en-

The Nancy K. Mccoy Trust U/A/D August 31, 2022 which is a trust described in Section 733.707(3) of the Florida Probate Code, and is liable for the expenses of the administration of the decedent's estate and enforceable claims of the decedent's creditors to the extent the decedent's estate is insufficient to pay them, as provided in Section 733.607(2) of the Florida Probate Code.

The name and address of the Trustee is set forth below.

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

Signed on this 11th day of September, 2025.

## SHEILA M. MAIER

11133 91st Avenue North Seminole, FL 33772 Copy mailed to Cynthia E. Orozco, Attorney for the Trustee on CLERK OF THE CIRCUIT COURT

September 19, 26, 2025 25-04091N

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-008775-ES IN RE: ESTATE OF ANN-MARIE FRANZEN a.k.a. ANNA MARIE RANZEN, Deceased.

The administration of the estate of SHARON FRIEDMAN, deceased, whose date of death was February 21, 2025, is pending in the Circuit Court for PINELLAS County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are

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

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

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

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

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

## Personal Representative: CHERYL WORTHEY-DUTY

261 Dominica Circle West Niceville, FL 32578 Attorney for Personal Representative: C. Hunter Rawls, Esq BATTAGLIA, ROSS. DICUS & McQUAID, P.A. 5858 Central Avenue St. Petersburg, FL 33701 (727) 381-2300

Primary Email: hrawl@brdwlaw.com Secondary Email: mflah@brdwlaw.com

September 19, 26, 2025 25-04150N

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR PINELLAS COUNTY, FLORIDAPROBATE DIVISION

CASE NO. 25-007671-ES IN RE ESTATE OF JEANNE M. FULLER, Deceased.

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

The administration of the Estate of JEANNE M. FULLER, deceased, whose date of death was NOVEMBER 15, 2023, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Room 106, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF THREE MONTHS AFTER THE TIME OF THE FIRST PUBLICA-TION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE 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 FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREV-ER BARRED.

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

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

## Personal Representative Terence C. Fuller

6823 Greenbrier Drive Seminole, FL 33777

DIANA MANGSEN, ESQUIRE Attorney for Personal Representative Florida Bar No. 22444 1695 E. Bay Dr. Largo, FL 33771 Phone: (727) 888-6282 Fax: (208) 723-9717 diana@mangsenlaw.com September 19, 26, 2025 25-04094N

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-006597-ES Section: 003 IN RE: ESTATE OF RANDALL K. COFFIN,

Deceased. The administration of the estate of RANDALL K. COFFIN, deceased, whose date of death was May 10, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The name and address of the Personal Representative and the Personal Represen-

tative's attorney 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 WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

NOTWITHSTANDING THE TIME 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: /s/ MATTHEW R. COFFIN

5539 Flora Ave. Holiday, FL 34690 Attorney for Personal Representative: /s/ Daniel C. Parri DANIEL C. PARRI, ESQUIRE Attorney for Ancillary Personal Rep. Florida Bar No.: 036325 1217 Ponce de Leon Blvd. Clearwater, FL 33756 Telephone: (727) 586-4224 Fax: (727) 585-4452 E-Mail: dan@parrilaw.com Secondary E-Mail: jill@parrilaw.com September 19, 26, 2025 25-04066N

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION FILE NO: 25-003722-ES DIVISION: PROBATE IN RE: ESTATE OF ROBERT M. BLUHM,

DECEASED

The administration of the estate of Robert M. Bluhm, deceased, whose date of death was January 5, 2025. is pending in the Circuit Court for County, Florida, Probate Division, the address of which is 315 Court St, Room 106, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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 8th day of September 2025.

## Sherrill D. Helms **Personal Representative** 2887 Cooks Meadow Dr NE

Grand Rapids, MI 49525 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 September 19, 26, 2025 25-04064N

## FIRST INSERTION

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

File No. UCN:522025CP008179XXESXX Division 25-008179-ES IN RE: ESTATE OF JUDY K. UMECK, Deceased.

The administration of the estate of JUDY K. UMECK, deceased, whose date of death was July 17, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: September 19, 2025. Signed on this 10th day of September, 2025.

## /s/John W. Hill, Jr. JOHN W. HILL, JR. Personal Representative 7737 Olentangy River Road

Columbus, OH 43235 /s/Danielle McManus Noble Danielle McManus Noble Attorney for Personal Representative Florida Bar No. #119451 McMANUS & McMANUS, P.A. 79 Overbrook Blvd. Largo, Florida 33770-2899 Telephone: (727) 584-2128 Fax: (727) 586-2324 Email: danielle@ mcmanusestateplanning.com Secondary Email: lawoffice@ mcmanusestateplanning.com

September 19, 26, 2025 25-04065N

## --- ESTATE ---FIRST INSERTION

PINELLAS COUNTY

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-008297-ES IN RE: ESTATE OF LORI ANN LARSEN,

Deceased. The administration of the estate of LORI ANN LARSEN, deceased, whose date of death was August 12, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street . Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attornev are set forth below.

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

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

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

BARRED.
NOTWITHSTANDING THE TIME 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 9/17/2025.

#### DocuSigned by: KAREN LARSEN Personal Representative 6431 Garland Court

New Port Richey, FL 34682 /s/ Kole J. Long Kole J. Long, Esq. Attorney for Personal Representative Florida Bar No. 99851 Special Needs Lawyers, PA 901 Chestnut Street, Suite C. Clearwater, FL 33756 Telephone: (727) 443-7898 Email: Kole@specialneedslawyers.com Email: Liz@specialneedslawyers.com September 19, 26, 2025 25-04157N

## FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration)
IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-008431-ES IN RE: ESTATE OF CHRISTOPHER TIMOTHY O'SULLIVAN

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 Christopher Timothy O'Sullivan, deceased, File Number 25-008431-ES, by the Circuit Court for PINELLAS County, Florida, Probate Division, the address of which is 545 1st Avenue North, St. Petersburg, FL 33701; that the decedent's date of death was April 28, 2025; that the total value of the estate is approximately \$50,000 and that the names and addresses of those to whom it has been

assigned by such order are: Address Name Christopher Douglas O'Sullivan 1445 Forest Street Denver, CO 80220 Nicholas John O'Sullivan 6190 Oswego Street Greenwood Village, CO 80111

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.

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

Attorney for Person Giving Notice:

/s/ Amanda O. Singleton

#### **Person Giving Notice:** Christopher Douglas O'Sullivan 1445 Forest Street Denver, Colorado 80220

Amanda O. Singleton Attorney Florida Bar Number: 0015957 SINGLETON LEGAL PLLC 425 22nd Avenue N. Suite D SAINT PETERSBURG, FL 33704 Telephone: (727) 755-4316 Fax: (727) 234-8831 E-Mail: amanda@singletonlegal.com September 19, 26, 2025 25-04148N

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION REF: 25-7991-ES IN RE: ESTATE OF JERRY L. GOETZ A/K/A JERRY LOUIS GOETZ,

Deceased. The administration of the estate of JERRY L. GOETZ A/K/A JERRY LOUIS GOETZ, deceased, whose date of death was July 7, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

## HEATHER Y. GUENTHER Personal Representative

3630 Scarlet Tanager Drive Palm Harbor, FL 34683 JOHN F. FREEBORN, Esquire Attorney for Personal Representative FBN #0520403 SPN#1281225 FREEBORN & FREEBORN 360 Monroe Street Dunedin, FL 34698 Telephone: (727) 733-1900 john@freebornlaw.com September 19, 26, 2025 25-04155N

## FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration)
IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No.: 25-007926-ES-004 IN RE: THE ESTATE OF: JEFFREY L. WILSON, 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 Jeffrey L. Wilson, deceased, File Number 25-007926-ES-004, by the Circuit Court for Pinellas County Florida, Probate Division, the address of which is 315 Court Street Room 106, Clearwater, FL 33756; that the decedent's date of death was July 18, 2025; that the total value of the estate is \$3,050.60 and that the names and addresses of those to whom it has been assigned by such order are:

Address Ryley M. Wilson 2611 Bayshore Boulevard, Unit 402 Tampa, FL 33629 Mackenzie Jared Wilson

403 Pin Oak Road Newport News, VA 23601 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 DA TE OF DEATH IS BARRED.

The date of first publication of this Notice is September 19, 2025. **Person Giving Notice:** 

#### Ryley M. Wilson 2611 Bayshore Boulevard Unit 402

Tampa, Florida 33629 Attorney for Person Giving Notice: Frank J. Rief, III Attorney for Petitioner Florida Bar Number: 120534 Longhouse, Richards, Olsen & Rief, PLLC 202 S. Rome Avenue, Suite 110 Tampa, Florida 33606 Telephone: (813) 223-5351 E-Mail: srief@lrorlaw.com Secondary E-Mail: aferraro@lrorlaw.com September 19, 26, 2025 25-04152N

## FIRST INSERTION

NOTICE TO CREDITORS THE CIRCUIT COURT OF PINELLAS COUNTY FLORIDA PROBATE DIVISION File No. 25-007727-ES UCN#: 522025CP007727XXESPR IN RE: ESTATE OF BARBARA SHEELEY WESSEL

Deceased. The administration of the estate of BARBARA SHEELEY WESSEL, deceased, whose date of death was July 10, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756.The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

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

## Personal Representative: PATRICIA DUFFY DeCESARE

14964 Newport Road Clearwater, FL 33764 (727) 643-1462

Attorney for Personal Representative: ROLFE D. DUGGAR 4699 Central Avenue St. Petersburg, FL 33713 (727) 328-1944 September 19, 26, 2025 25-04067N

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-004538-ES IN RE: ESTATE OF MAUREEN COX, Deceased.

The administration of the estate of Maureen Cox, deceased, whose date of death was November 5, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is Pinellas. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

notice is September 19, 2025. Personal Representative: Beverley Henry 8086 Causeway Blvd. S.

St. Petersburg, FL 33707

The date of first publication of this

Attorney for Personal Representative: Victoria Jones Waller E-Mail Addresses: vwaller@generationsoftrust.com eservice@generationsoftrust.com Florida Bar No. 0052252 Generations of Trust 433 76th Avenue St. Pete Beach, FL 33706 Telephone: 727-367-1976 September 19, 26, 2025 25-04149N

PINELLAS COUNTY

### FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION

File No. 25-007047-ES Division PROBATE IN RE: ESTATE OF PATTI R. HYTNER 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 PATTI R. HYTNER, deceased, File Number 25-007047-ES, by the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court St. Rm. 106, Clearwater, FL 33756; that the decedent's date of death was May 29, 2025; that the total value of the estate is Homestead Real Property with a total value of \$0.00 and tangible personal property with a total value of \$787.03, and that the names and addresses of those to whom it has been assigned by such order are:

Name Address PATTI R. HYTNER TRUST, dated November 20, 2007, Jessica Hytner Johnson, Trustee c/o 164 Lake Shore Dr. E Palm Harbor FL 34684 JESSICA HYTNER JOHNSON 164 Lake Shore Dr. E Palm Harbor FL 34684

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the de-

cedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733,702, ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITH-STANDING ANY OTHER APPLI-CABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED, and a personal representative or curator has no duty to discover whether the Florida Uniform Disposition of Community Property Rights at Death Act apples to the subject property unless a timely written demand is made.

The date of first publication of this

Notice is September 19, 2025. **Person Giving Notice:** PATTI R. HYTNER

164 Lake Shore Dr. E Palm Harbor FL 34684 Attorney for Person Giving Notice: THOMAS O. MICHAELS, ESQ. tomlaw@tampabay.rr.com Florida Bar No. 270830 1370 Pinehurst Rd. Dunedin, FL 34698 September 19, 26, 2025 25-04137N

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-6824-ES Division 04 IN RE: ESTATE OF

BENSON IRA GREEN, Deceased.

The administration of the estate of BENSON IRA GREEN, deceased, whose date of death was April 20, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

GARY JOHN BLANCHARD Personal Representative 657 Green Valley Road, #L3

notice is: September 19, 2025.

Palm Harbor, FL 34683 DAVID F. WILSEY Attorney for Personal Representative Florida Bar No. 0652016 Fisher and Wilsey. P.A. 1000 16th Street North St. Petersburg, FL  $33705\,$ Telephone: 727-898-1181 Email: dwilsey@fisher-wilsey-law.com Secondary Email:

beisencoff@fisher-wilsey-law.com September 19, 26, 2025 25-04117N

PROBATE DIVISION

File No. 25-006849-ES Division Probate IN RE: ESTATE OF

The administration of the estate of LINDA A. HALL, deceased, whose date of death was May 16, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the

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.

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

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

notice is: September 19, 2025. Signed on this 15th day of September,

Personal Representative 1655 S. Highland Avenue, I-286

Clearwater, FL 33756 /s/ Travis D. Finchum TRAVIS D. FINCHUM Special Needs Lawyers, PA 901 Chestnut Street, Ste C Clearwater, FL 33756 Telephone: (727) 443-7898 Email:

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-008502-ES

IN RE: ESTATE OF DONALD OWEN WEIDENKOPF, II, Deceased.

The administration of the estate of DONALD OWEN WEIDENKOPF, II, deceased, whose date of death was June 30, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

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

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

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.

ANTIGUA METZ Personal Representative 2001 74th Avenue North

St. Petersburg, FL 33702 CHASE L. WILSEY Attorney for Personal Representative Florida Bar No. 1035227 Fisher and Wilsey, PA 1000 16th Street North St. Petersburg, FL 33705-1147 Telephone: 727-898-1181 Email: cwilsey@fisher-wilsey-law.com Secondary:

eoldja@fisher-wilsey-Law.com September 19, 26, 2025 25-04159N

### FIRST INSERTION

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

PROBATE DIVISION Case No. 25-008100-ES Section 3 IN RE: ESTATE OF CATHERINE T. TAYLOR Deceased.

The administration of the estate of Catherine T. Taylor, deceased, whose date of death was March 17, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Rm 106, Clearwater, FL 33756 Attn: Probate Division. 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

Personal Representative: Pamela Terilli Akers 9600 NW 8TH Circle Plantation, Florida 33324

Attorney for Personal Representative: /s/ Spiro J. Verras Spiro J. Verras, Esq. Florida Bar Number: 479240 31640 US Highway 19 N, Suite 4 Palm Harbor, Florida 34684 Telephone: (727) 493-2900 Fax: (888) 908-5750 Email: spiro@verras-law.com Secondary Email: contact@verras-law.com

September 19, 26, 2025 25-04134N

## FIRST INSERTION

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

> LINDA A. HALL, Deceased.

personal representative's attorney are set forth below.

All other creditors of the decedent

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

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

The Personal Representative or curais made by a creditor as specified under Florida Statutes Section 732.2211.

The date of first publication of this

WILLIAM R. WERHER

Attorney for Personal Representative Florida Bar No. 75442

Travis@specialneedslawyers.com Secondary Email: Liz@specialneedslawvers.com September 19, 26, 2025 25-04116N

### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION Case No. 25-007670-ES IN RE: ESTATE OF DOUGLAS JAMES COLLIER, Deceased.

The administration of the estate of Douglas James Collier, deceased, whose date of death was November 25, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Divinellas sion, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and oth-

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

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

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

viving 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 Ancillary Personal Representative

Robert Brian Collier 1011 Pelican Dr. S St Petersburg, Florida 33707 Attorney for Ancillary

Attorney Florida Bar Number: 196169 BASKIN EISEL RIGHTMYER 14020 Roosevelt Boulevard Suite 808

Fax: (727) 572-4646 E-Mail: meverist@baskineisel.com jennifer@baskineisel.com

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

MORE AFTER THE DECEDENT'S

A personal representative or curator

has no duty to discover whether any

DATE OF DEATH IS BARRED.

## FIRST INSERTION

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

Probate Division Case No. 25-007983-ES IN RE: ESTATE OF: GAY ROBERTS DUNCAN a/k/a HELEN GAY DUNCAN Deceased.

The administration of the Estate of Gay Roberts Duncan a/k/a Helen Gay Duncan, deceased, whose date of death was April 6, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the co-personal representatives and the copersonal representatives' attorney are set forth below.

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

The personal representative 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,

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

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

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.

NEVA G. TABB a/k/a NEVA DUNCAN-TABB **Co-Personal Representative** 3055 Oak Creek Drive Clearwater, FL 33761 CRAIG K. DUNCAN **Co-Personal Representative** 

3428 Aspen Trail Clearwater, FL 33761 /s/ Andra T. Drevfus ANDRA T. DREYFUS, Esq Attorney for Co-Personal Representatives Florida Bar No. 276286

Dreyfus Law, P.A. 1463 Gulf-to-Bay Boulevard Clearwater, Florida 33755 Tel: 727-442-1144/Fax: 727-446-4407 Email: courtservice.dreyfuslaw@gmail.com

September 19, 26, 2025 25-04147N

FIRST INSERTION NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-008257 ES IN RE: ESTATE OF COLETTE F. TOZLOSKY

Deceased.

The administration of the estate of Colette F. Tozlosky, deceased, whose date of death was April 2, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Room 106, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOR-EVER BARRED.

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

Personal Representative: David J. Tozlosky 16326 Gulf Blvd. Unit 402 Redington Beach, Florida 33708

Florida Bar Number: 133310 GUNSTER, YOAKLEY & STEWART

Secondary E-Mail: jdurant@gunster.com Secondary E-Mail: eservice@gunster.com September 19, 26, 2025 25-04136N

written demand must be filed with

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

Attorney for Personal Representative: LESLIÉ J. BARNETT

401 E. Jackson Street. Suite 1500 Tampa, Florida, 33602 Telephone: (813) 228-9080 Fax: (813) 228-6739 E-Mail: lbarnett@gunster.com

Personal Representative Misa A. Everist, Esq

CLEARWATER, FL 33762 Telephone: (727) 572-4545 Secondary E-Mail:

September 19, 26, 2025 25-04114N

## FIRST INSERTION

BARRED.

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

File No.: 522024CP008141XXESPR IN RE: ESTATE OF INGEBORG HILDEGARD KRENKEL Deceased. The administration of the estate of

Ingeborg Hildegard Krenkel, deceased, whose date of death was February 12, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the physical address and the mailing address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below

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

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

THE TIME PERIODS SET FORTH

TION 733.702 WILL BE FOREVER

FLORIDA STATUTES

property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition

of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211. The date of first publication of this notice is September 19, 2025.

Personal Representative:

Monika Burmeister

Kleiststrasse 17

14513 Teltow, Germany Attorney for Personal Representative: DANA M. APFELBAUM Florida Bar Number: 73947 TYLER G. PUTTICK Florida Bar Number: 111713 Dean, Mead, Minton & Moore 3240 Cardinal Drive, Suite 200 Vero Beach, Florida 32963 Telephone: (772) 234-8344 Facsimile: (772) 234-8339 Primary E-mail: dapfelbaum@deanmead.com Attorney E-mail: tputtick@deanmead.com Secondary E-mail: probate@deanmead.com

September 19, 26, 2025 25-04073N

## **BSCRIBE TO** THE BUSINESS OBSERVER

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



FIRST INSERTION

## --- ESTATE ---

## NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR

PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-005042-ES **Division Probate** IN RE: ESTATE OF JANET LYNN GONZALEZ

**Deceased.**The administration of the estate of Janet Lynn Gonzalez, deceased, whose date of death was December 17, 2024, is pending in the Circuit Court for Pinel-las County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any prop-

erty held at the time of the decedent's death by the decedent or the 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 FOR-EVER BARRED.

NOTWITHSTANDING 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: Wilfredo Gonzalez

1349 Young Avenue Clearwater, Florida 33756 Attorney for Personal Representative: Christina N. Rhaney Christina Rhaney E-mail Addresses: crhaney@kasslaw.com, esmith@kasslaw.com Florida Bar No. 1035269 Kass Shuler, P.A. 1604 N. Marion Street Tampa, Florida 33602 Telephone: (813) 229-0900 September 19, 26, 2025 25-04118N

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

SIXTH JUDICIAL CIRCUIT IN AND

FOR PINELLAS COUNTY, FLORIDA

PROBATE DIVISION

CASE NO. 25-008325-ES

IN RE: THE ESTATE OF

BOBBY LEE BROWN,

**Deceased.**The administration of the Estate of

Bobby Lee Brown, deceased, whose

date of death was January 28, 2025,

File Number 25-008325-ES, is pending

in the Circuit Court for Pinellas County,

Florida, Probate Division; the address

of which is Clerk of the Circuit Court,

Pinellas County, Probate Division, 315

Court Street, Clearwater, FL 33756.

The name and address of the Personal

Representative and the Personal Repre-

er persons having claims or demands

against the decedent's estate, including

unmatured, contingent or unliquidated

claims, on whom a copy of this notice

is required to be served must file their

claims with this court WITHIN THE

LATER OF THREE (3) MONTHS

AFTER THE DATE OF THE FIRST

PUBLICATION OF THIS NOTICE

OR THIRTY (30) DAYS AFTER THE

TIME OF SERVICE OF A COPY OF

All creditors of the decedent and oth-

sentative's attorney are set forth below.

## FIRST INSERTION

NOTICE TO CREDITORS PUBLICATION OF THIS NOTICE. IN THE CIRCUIT COURT FOR THE ALL CLAIMS NOT FILEDWITHIN

THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREV-ER BARRED.

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

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

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

## Personal Representative BRIAN BROWN

Personal Representative 1101 Holt Ave, Apt 111 Clearwater, FL 33755 Attorney for Personal Representative Veronica Kazanowski, Esq. Attorney for Personal Representative Florida Bar Number: 1044673 Victory Law 780 94th Avenue N., Suite 104 St. Petersburg, FL 33702 Office: 727-490-8712 Fax: 727-565-0684

Email: vk@victory-lawvers.com

## FIRST INSERTION

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

File No. 25-006108-ES Division: Probate IN RE: ESTATE OF JANE ROSLYN HARKEY (A/K/A JANE R. HARKEY A/K/A JANE HARKEY) Deceased.

The administration of the estate of Jane Roslyn Harkey (a/k/a Jane R. Harkey a/k/a Jane Harkey), deceased, whose date of death was December 30, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Room 106, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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 WITH-IN 3 MONTHS AFTER THE DATE OF

THE FIRST PUBLICATION OF THIS ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER

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

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

Personal Representative: Dean Andrew Harkey 200 South Neptune Avenue

Clearwater, Florida 33765 Attorney for Personal Representative: Tanya Bell, Esq. Florida Bar Number: 52924 Bell Law Firm, P.A. 2611 Keystone Road,

Suite B-1 Tarpon Springs, Florida 34688 Telephone: (727) 287-6316 Fax: (727) 287-6317 TanvaBell@BellLawFirmFlorida.com Felicia@BellLawFirmFlorida.com September 19, 26, 2025 25-04097N

### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-008865-ES IN RE: ESTATE OF PAUL D. HOFFMAN, Deceased.

The administration of the estate of Paul D. Hoffman, deceased, whose date of death was May 26, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

NOTWITHSTANDING THE TIME 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: Karen Keaton

2816 Beach Blvd. S. Gulfport, Florida 33707 Attorney for Personal Representative: Michael J. Heath, Esquire Attorney

Florida Bar Number: 0010419 167 108th Ave Treasure Island, FL 33706 Telephone: (727) 360-2771 Fax: (727) 475-5323

E-Mail: mike@attorneymic hael heath.comSecondary E-Mail:

Jennifer@attorneymichaelheath.com September 19, 26, 2025 25-04113N

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-008827-ES IN RE: ESTATE OF DEBORAH L. HAGEN

Deceased. The administration of the estate of Deborah L. Hagen, deceased, whose date of death was May 8, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and  $addresses\ of\ the\ personal\ representative$ and the personal representative's attorney are set forth below.

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

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

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 SEC-TION 733.702 WILL BE FOREVER

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOV 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: Karen Keaton

2816 Beach Blvd, S. Gulfport, Florida 33707 Attorney for Personal Representative: Michael J. Heath, Esquire Attorney Florida Bar Number: 0010419 167 108th Ave Treasure Island, FL 33706 Telephone: (727) 360-2771

Fax: (727) 475-5323 E-Mail: mike@attorneymic hael heath.comSecondary E-Mail: Jennifer@attorneymichaelheath.com September 19, 26, 2025 25-04111N

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-002394-ES

IN RE: ESTATE OF LETICIA LAGASCA FORONDA A/K/A LETICIA L. FORONDA, Deceased.

The administration of the estate of Leticia Lagasca Foronda a/k/a Leticia L. Foronda, deceased, whose date of death was July 28, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 545 1st Ave N, St. Petersburg FL 33701. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

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

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

NOTWITHSTANDING THE TIME 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

> Personal Representative: Michelle Foronda Allen 12739 Stone Lined Circle

Woodbridge, VA 22192 Attorney for Personal Representative: Jamy Barreau Esq. E-Mail Addresses jamy@blegalfl.com sarah@blegalfl.com Florida Bar No. 1005169 Barreau Legal, PLLC 1860 SW Fountainview Blvd., Port St. Lucie, FL 34986 Telephone: 772-236-5204 September 19, 26, 2025 25-04156N

### FIRST INSERTION

September 19, 26, 2025 25-04093N

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

CASE NO. 25-008329-ES IN RE: THE ESTATE OF JUDITH A. EREKSON, Deceased

The administration of the estate of JUDITH A. EREKSON, deceased, whose date of death was August 14. 2025, File Number 25-008329-ES, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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 other persons having claims or demands against the estate of the decedent, must file their claims with this Court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED

WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

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

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

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

Casey Wilson Personal Representative 851 37th Avenue NE St. Petersburg, FL 33704 ROBERT C. THOMPSON, JR., Esquire FBN #390089 SPN #02528094

rt@thompsonfernald.com THOMPSON & FERNALD, P.A. 611 Druid Road East, Suite 705 Clearwater, Florida 33756 Tel: (727) 447-2290 Fax: (727) 443-1424 Attorney for Personal Representative September 19, 26, 2025 25-04074N FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION Case Number: :25-006703-ES

IN RE: ESTATE OF SERGIO ZEFELIPPO JR., Deceased

The administration of the estate of SERGIO ZEFELIPPO JR., deceased, whose date of death was March 1, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the Personal Representatives and the Personal Representatives' attorney are set forth be-

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

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

The personal 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 sections 732.216 - 732.228. applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211, Florida Statutes.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS

The date of first publication of this notice is September 19, 2025 Eugene Ralph Zefelippo,

a/k/aEugene R. Zefelippo 606 Oak Shade Avenue Elkins Park, PA 19027 Roxane Henning 1230 Highland Ave Abington, PA 19001 /s/ Christina Green Rankin Christina Green Rankin, Esq. FLA BAR 0651621 Attorney for Personal Representative 1010 Drew Street Clearwater, Florida 33755 Email: cgrankin@greenlawoffices.net September 19, 26, 2025 25-04112N FIRST INSERTION

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

File No. 25-007311-ES IN RE: ESTATE OF SELDEN B. CARTER, JR., Deceased.

The administration of the estate of Selden B. Carter, Jr., deceased, whose date of death was May 30, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and  $addresses\ of\ the\ personal\ representative$ and the personal representative's attorney are set forth below.

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

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

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

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

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

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

Personal Representative: Melanie S. Carter 89 Dewey Road Inverness, IL 60067

Attorney for Personal Representative: Kevin Hernandez, Esquire FBN 0132179 SPN 02602269 The Hernandez Law Firm, P.A. 28059 U.S. Highway 19 N, Suite 101 Clearwater, FL 33761 Telephone: (727) 712-1710 Primary email: eservice1@thehernandezlaw.com Secondary email: david@thehernandezlaw.com Secondary email: hms@thehernandezlaw.com

September 19, 26, 2025 25-04135N

## Are internet-only legal notices sufficient?

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

Newspaper legal notices fulfills all of those standards.



PINELLAS COUNTY

### FIRST INSERTION

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

### File No. 25-007617-ES IN RE: ESTATE OF WILLARD FLOYD TURNER a/k/a WILLARD TURNER,

Deceased.
The administration of the Estate of Willard Floyd Turner a/k/a Willard Turner, deceased, whose date of death was June 3, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 545 1st Avenue N, St. Petersburg, Florida 33701. The names and addresses of the Personal Representative and the Personal Representative's Attorney are set forth below.

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

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

The Personal Representative has no duty to discover whether any property

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

PINELLAS COUNTY, FLORIDA

PROBATE DIVISION

File No. 2025-002943-ES

IN RE: ESTATE OF

SALLY ANN HUGHES,

Deceased.

The administration of the estate of SALLY ANN HUGHES, deceased,

whose date of death was JANUARY 4,

2025, is pending in the Circuit Court

for PINELLAS County, Florida, Probate

set forth below.

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 SEC TION 733.702 WILL BE FOREVER BARRED.

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

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

## Personal Representative: James Turner

2973 Moccasin Drive Dewitt, Michigan 48820 Attorney for Personal Representative: Ashly Mae Guernaccini, Esq. Florida Bar Number: 1022329 At Cause Law Office, PLLC 314 S. Missouri Avenue, Suite 201 Clearwater, Florida 33756

Telephone: (727) 477-2255 Fax: (727) 234-8024 E-Mail: ashly@atcauselaw.com Secondary E-Mail: shelby@atcauselaw.com

September 19, 26, 2025 25-04088N

NOTICE TO CREDITORS

File No. 2025CP005958 IN RE: ESTATE OF Violet K. Chinn a/k/a Violet Katherine Chinn

Division, the address of which is 315 Court Street, Room 106, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are 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

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

THIS NOTICE OR 30 DAYS AFTER

THE DATE OF SERVICE OF A COPY

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

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

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

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

## MICHELLE CARTWRIGHT Personal Representative

182 Hoot Owl Point Kimberling City, MO 65686

MATTHEW MCCONNELL, Esq. Florida Bar No. 126161 Attorney for Personal Representative Dickman Law Firm Post Office Box 111868 Naples, FL 34108 T: 239-434-0840 F: 239-434-0940 matthew@dickmanlawfirm.orgSeptember 19, 26, 2025 25-04127N

## FIRST INSERTION

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION

Deceased. The administration of the estate of Violet K. Chinn a/k/a Violet Katherine Chinn, deceased, whose date of death was March 28, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below. 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 AF-TER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREV-ER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS

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

#### Personal Representative: Sherry Lynn 14368 90th Avenue

Seminole, Florida 33776

Attorney for Personal Representative: Nancy McClain Alfonso, Esquire Florida Bar Number: 845892 ALFONSO HERSCH Post Office Box 4 Dade City, Florida 33526-0004 Telephone: (352) 567-5636 E-Mail: eserve@alfonsohersch.com Secondary: jerrod@alfonsohersch.com

September 19, 26, 2025 25-04095N

### FIRST INSERTION

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

File No. 52-25-CP-6830 IN RE: ESTATE OF RICHARD THOMAS AKA RICHARD BRIAN THOMAS

**Deceased.**The administration of the estate of RICHARD THOMAS aka RICHARD BRIAN THOMAS, deceased, whose date of death was June 12, 2025, is pending in the Circuit Court for PI-NELLAS County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be 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,

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR THE

 $6 {\rm TH} \, {\rm JUDICIAL} \, {\rm CIRCUIT}, {\rm IN} \, {\rm AND}$ 

FOR PINELLAS COUNTY, FLORIDA

PROBATE DIVISION

File No. 25-007752-ES

IN RE: ESTATE OF

GEORGE ORIAN MOULTON JR.,

Deceased.

The administration of the estate of

GEORGE ORIAN MOULTON JR., De-

ceased, whose date of death was March

18, 2025, is pending in the Circuit Court

for Pinellas County, Florida, Probate

Division, the address of which is 501

First Avenue North, St. Petersburg, FL.

33701. The names and addresses of the

personal representative and the per-

sonal representative's attorney are set

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

All other creditors of the decedent

and other persons having claims or de-

mands against decedent's estate must

file their claims with this court WITH-

IN 3 MONTHS AFTER THE DATE OF

THE FIRST PUBLICATION OF THIS

THE TIME PERIODS SET FORTH IN

SECTION 733.702 OF THE FLORIDA

PROBATE CODE WILL BE FOREV-

NOTWITHSTANDING THE TIME

PERIODS SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENT'S

A personal representative or curator

has no duty to discover whether any

property held at the time of the dece-

dent's death by the decedent or the de-

cedent's surviving spouse is property to which the Florida Uniform Disposition

of Community Property Rights at Death

Act as described in sections 732.216-

732.228, applies, or may apply, unless a

written demand is made by a creditor as

BRIAN CATALANO,

Personal Representative

Attorney for Personal Representative:

specified under section 732.2211. The date of first publication of this

notice is September 19, 2025.

Scott R. Bugay, Esquire

Florida Bar No. 5207

2501 Hollywood Blvd.

Hollywood, FL 33020

Fax: (305) 945-2905

Scott@srblawvers.com

Jennifer@srblawyers.com

September 19, 26, 2025 25-04119N

Primary Email:

Secondary Email:

Telephone: (305) 956-9040

Suite 206

DATE OF DEATH IS BARRED.

ALL CLAIMS NOT FILED WITHIN

THIS NOTICE ON THEM.

forth below.

NOTICE.

ER BARRED.

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

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

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

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

The date of first publication of this

## notice is September 19,2025. Personal Representative: MARY L. ANDERSEN

7345 CEDAR POINT DRIVE NEW PORT RICHEY, FL 34653 Attorney for Personal Representative: /s/ N. Michael Kouskoutis N. Michael Kouskoutis, Esq. FBN: 883591.

623 E. Tarpon Avenue, Suite A

Tarpon Springs, FL 34689 Telephone: 727/942-3631 Facsimile: 727/937-5453 Email: nmk@nmklaw.com Secondary Email: transcribe123@gmail.com

September 19, 26, 2025 25-04086N

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE SIXTH JUDICIAL CIRCUIT

PINELLAS COUNTY, FLORIDA PROBATE DIVISION PROBATE DIVISION File No. 25-006831-ES **Division Probate** 

IN RE: ESTATE OF ROBERT BERNARD BROWN,

Deceased. The administration of the estate of Robert Bernard Brown, deceased, whose date of death was January 1, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 545 First Ave N, St. Petersburg, FL 33701. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

## Personal Representative: Christopher Brown

Attorney for Personal Representative: John R. Cappa II E-Mail Addresses: jrc@cappalaw.com hollv@mckvtonlaw.com Florida Bar No. 56227 John R. Cappa P.A. 1229 Central Avenue St. Petersburg, FL 33705 Telephone: 727-894-3159 September 19, 26, 2025 25-04099N

## FIRST INSERTION

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

#### PROBATE DIVISION FILE NO. 25-008783-ES IN RE: ESTATE OF PATRICIA F. UBER, DECEASED.

The administration of the estate of PATRICIA F. UBER, deceased, whose date of death was August 18, 2025 is pending in the Circuit Court for PINELLAS County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The name and address of the personal representative and the representative's attorney are set forth below.

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

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

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

PINELLAS COUNTY, FLORIDA

PROBATE DIVISION

File No. 25-008777-ES

IN RE: ESTATE OF

PAUL HENRY ALBERTY

Deceased.

The administration of the estate of Paul

Henry Alberty, deceased, whose date of

death was July 25, 2025, is pending in

the Circuit Court for Pinellas County,

Florida, Probate Division, the address

of which is 315 Court St Ste 300, Clear-

water, FL, FL 33756. The names and

addresses of the personal representative

and the personal representative's attor-

All creditors of the decedent and oth-

er persons having claims or demands

against decedent's estate on whom a

copy of this notice is required to be

served must file their claims with this

court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME

OF THE FIRST PUBLICATION OF

THIS NOTICE OR 30 DAYS AFTER

THE DATE OF SERVICE OF A COPY

The personal representative has no

duty to discover whether any property

held at the time of the decedent's death

by the decedent or the decedent's sur-

viving spouse is property to which the

Florida Uniform Disposition of Com-

munity Property Rights at Death Act

as described in ss. 732.216-732.228,

Florida Statutes, applies, or may apply,

unless a written demand is made by a

creditor as specified under s. 732.2211,

Florida Statutes. The written demand

and other persons having claims or demands against decedent's estate must

file their claims with this court WITH-

IN 3 MONTHS AFTER THE DATE OF

THE FIRST PUBLICATION OF THIS

ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-

TION 733.702 WILL BE FOREVER

NOTWITHSTANDING THE TIME

PERIODS SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S

The date of first publication of this

Personal Representative:

Maria S. Alberty

12320 Sun Vista Ct. W.

Treasure Island, Florida 33706

Attorney for Personal Representative:

DATE OF DEATH IS BARRED.

notice is September 19, 2025.

Florida Bar Number: 0010419

Mike@attorneymichaelheath.com

Jennifer@AttorneyMichaelHeath.com

September 19, 26, 2025 25-04096N

Treasure Island, FL 33706

Telephone: (727) 360-2771

Fax: (727) 475-5323

Michael J. Heath, Esq.

Attorney

167 108th Ave

All other creditors of the decedent

must be filed with the clerk.

NOTICE.

OF THIS NOTICE ON THEM.

ney are set forth below.

demand is made by a creditor as specified under s. 732.2211.

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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: Sheryl Lenn Sweigart c/o BATTAGLIA, ROSS, DICUS & McQUAID, PA

5858 Central Ave St. Petersburg, FL 33707 Attorney for Personal Representative: C. Hunter Rawls, Esq. BATTAGLIA, ROSS DICUS & McQUAID, P.A. 5858 Central Ave., St. Petersburg, FL  $33707\,$ (727) 381-2300 FBN: 59432 Primary Email: hrawl@brdwlaw.com Secondary Email: bandr@brdwlaw.com September 19, 26, 2025 25-04087N

## FIRST INSERTION

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

File No. 25-008900-ES IN RE: ESTATE OF JAMES R. ZOFFINGER Deceased.

The administration of the estate of James R. Zoffinger, deceased, whose date of death was August 15, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court St Ste 300, Clearwater, FL, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth on the next page.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, 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 FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED.

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

notice is September 19, 2025.

Personal Representative: Jeremy S. Zoffinger 8448 78th Ter Largo, Florida 33777

Attorney for Personal Representative: Michael J. Heath, Esq Florida Bar Number: 0010419 167 108th Ave Treasure Island, FL 33706 Telephone: (727) 360-2771 Fax: (727) 475-5323 Mike@attorneymichaelheath.com September 19, 26, 2025 25-04133N

**Email your Legal Notice** legal@businessobserverfl.com

Deadline Wednesday at noon Friday Publication

SARASOTA • MANATEE • HILLSBOROUGH PASCO • PINELLAS • POLK • LEE COLLIER • CHARLOTTE



NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

PINELLAS COUNTY, FLORIDA

PROBATE DIVISION

UCN: 522025CP008326XXESPR

FILE NO: 25-008326-ES

IN RE: ESTATE OF

HARRY C. McCREARY, JR.,

Deceased.

The administration of the estate of

HARRY C. McCREARY, JR., Deceased,

whose date of death was April 25, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate

Division, File No. 25-008326-ES, the

address of which is: 315 Court Street,

Clearwater, Florida 33756. The names

and addresses of the Personal Representative and the Personal Representa-

All creditors of the decedent and oth-

tive's attorney are set forth below.

## --- ESTATE ---

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY. FLORIDA

PROBATE DIVISION File No.: 25-008406-ES Division: 003 IN RE: ESTATE OF STEVEN P. ETHERIDGE, Deceased.

The administration of the estate of Steven P. Etheridge, deceased, whose date of death was August 14, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

G. Kirkland, H. deceased, File Number

25-008145-ES, by the Circuit Court

for Pinellas County, Florida, Probate

Division, the address of which is 315

Court Street #300, Clearwater, Florida

33756; that the decedent's date of death

was June 12, 2024; that the total value

of the estate is \$35,000.00 and that the

names and addresses of those to whom

it has been assigned by such order are:

DAWSON DAVISON KIRKLAND

Bradenton, Florida 34205 ANDERS ALDRICH KIRKLAND

ALL INTERESTED PERSONS ARE

All creditors of the estate of the de-

cedent and persons having claims or demands against the estate of the dece-

dent other than those for whom provi-

sion 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

Name Address

c/o Jenna Kyle Meltzer

802 11th Street West

c/o Jenna Kyle Meltzer

802 11th Street West

NOTIFIED THAT:

Bradenton, Florida 34205

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

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

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

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

> Personal Representative: Lane T. Etheridge 3579 Creswick Circle Orlando, FL 32829

Attorney for Personal Representative: Jeffrey P. Coleman, Esquire Florida Bar Number: 503614 581 South Duncan Avenue Clearwater, FL 33756 Tel. 727-461-7474; Fax: 727-461-7476 E-Mail: jeff@colemanlaw.com Secondary E-Mail: emily@colemanlaw.com; joanne@colemanlaw.com September 19, 26, 2025 25-04085N

## FIRST INSERTION

SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR WILL BE FOREVER BARRED. NOT-WITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY PINELLAS COUNTY, FLORIDA PROBATE DIVISION CLAIM FILED TWO (2) YEARS OR File No. 25-008145-ES Division Probate

IN RE: ESTATE OF ROBERT G. KIRKLAND, II 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 Robert as described in ss. 732.216-732.228,

> creditor as specified under s. 732.2211, Florida Statutes. The date of first publication of this Notice is September 19, 2025.

Florida Statutes, applies, or may apply, unless a written demand is made by a

Persons Giving Notice: Dawson Davison Kirklan c/o Jenna Kyle Meltzer 802 11th Street West Bradenton, Florida 34205 Anders Aldrich Kirkland c/o Jenna Kyle Meltzer 802 11th Street West

JENNA KYLE MELTZER Attorney Florida Bar Number: 1028517 Blalock Walters, P.A. 802 11th Street West Bradenton, Florida 34205-7734 Telephone: (941) 748-0100 Secondary E-Mail: jschembri@blalockwalters.com Alternate Secondary E-Mail:

### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-007459-ES IN RE: ESTATE OF LARRY E. WILLIAMS a/k/a LARRY EDWARD WILLIAMS,

Deceased.

The administration of the estate of LARRY E. WILLIAMS a/k/a LARRY EDWARD WILLIAMS, deceased, whose date of death was July 2, 2025, pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Colorado Springs, CO 80924 CHRISTOPHER H. NORMAN Florida Bar No. 821462 MORGAN A. ROBINSON Florida Bar No. 1038923 Attorneys for Petitioner Hines Norman Hines, P.L. 315 S. Hyde Park Ave. Tampa, FL 33606 Telephone: 813-251-8659 Email: mrobinson@hnh-law.com Secondary Email: lmartinez@hnh-law.com September 19, 26, 2025 25-04100N

as described in ss. 732.216-732.228,

applies, or may apply, unless a written

demand is made by a creditor as speci-

fied under s. 732.2211, Florida Statutes

The written demand must be filed with

ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH

IN FLORIDA STATUTES SEC-

TION 733.702 WILL BE FOREVER

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

MORE AFTER THE DECEDENT'S

JAMES M. MAZUREK

Saint Petersburg, FL 33702

Personal Representative

Attorneys for Personal Representative

P.O. Address: 8475-17th Street North,

The date of first publication of this

DATE OF DEATH IS BARRED.

notice is September 19, 2025

jcorrealaw@tampabay.rr.com

Correa Legal Services, PLLC

275 96TH AVENUE NORTH

ST. PETERSBURG, FL 33702

Telephone: (727) 577-9876

Florida Bar No. 330061

Email Addresses:

SPN 002142

SUITE 6

NOTWITHSTANDING THE TIME

BARRED.

## DATE OF DEATH IS BARRED. The date of first publication of this

er persons, who have claims or demands against decedent's estate, including unnotice is September 19, 2025 SEAN M. WILLIAMS matured, contingent, or unliquidated **Personal Representative** 5758 Adkisson Place claims, and who have been served a copy of this notice, must file their claims with this Court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICA-TION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE ON THEM. All other creditors of the decedent

and other persons having claims or demands against the decedent's estate, including unmatured, contingent, or unliquidated claims, must file their claims with this Court WITHIN THREE (3) MONTHS AFTER THE DATE OF

FIRST INSERTION

THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED

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

A PERSONAL REPRESENTATIVE OR CURATOR HAS NO DUTY TO DISCOVER WHETHER ANY PROP-ERTY HELD AT THE TIME OF THE DECEDENT'S DEATH BY THE DE-CEDENT OR THE DECEDENT'S SURVIVING SPOUSE IS PROPERTY TO WHICH THE FLORIDA UNI-FORM DISPOSITION OF COM-MUNITY PROPERTY RIGHTS AT DEATH ACT AS DESCRIBED IN SS. 732.216-732.228, APPLIES, OR MAY APPLY, UNLESS A WRITTEN DE-MAND IS MADE BY A CREDITOR AS SPECIFIED UNDER S. 732.2211.

THE DATE OF FIRST PUBLICA-TION OF THIS NOTICE IS: September 19, 2025

> Personal Representative: JOAN W. McCREARY

180 Beach Drive Northeast Unit 1702 St. Petersburg, Florida 33701

Attorney for Personal Representative: DAVID W. FOSTER, ESQUIRE 2111 Dr. Martin Luther King Jr. Street North St. Petersburg, Florida 33704 Telephone: (727) 822-2013 September 19, 26, 2025 25-04098N

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-007104-ES

Division PROBATE IN RE: ESTATE OF STEVEN BERNARD CHESTER A/K/A STEVEN B. CHESTER Deceased.

The administration of the estate of STEVEN BERNARD CHESTER A/K/A STEVEN B. CHESTER, deceased, whose date of death was June 25, 2025, is pending in the Circuit Court for PI-NELLAS County, Florida, Probate Division, the address of which is 315 Court Street, Probate Court Records, Room 106, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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:** ALEXANDER ROSS CHESTER

953 W Spring Creek Pkwy Plano, Texas 75023 Attorney for Personal Representative: Adam T. Rauman Attorney Florida Bar Number: 85296 PRESERVATION LAW FIRM 1920 East Bay Dr Largo, FL 33771 Telephone: (727) 250-0432 Fax: (727) 250-0006

eservice@preservationlawfirm.com September 19, 26, 2025 25-04160N

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

Bradenton, Florida 34205

Attorney for Persons Giving Notice E-Mail: imeltzer@blalockwalters.com mchapman@blalockwalters.com September 19, 26, 2025 25-04158N

#### duty to discover whether any property NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR held at the time of the decedent's death PINELLAS COUNTY, FLORIDA by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Com-munity Property Rights at Death Act

FIRST INSERTION

PROBATE DIVISION File No. 25-008348-ES IN RE: ESTATE OF TAKAKO N. BRADLEY, a/k/a TAKAKO NISHAMOTO BRADLEY Deceased.

The administration of the estate of TAKAKO N. BRADLEY, also known as TAKAKO NISHAMOTO BRADLEY, deceased, whose date of death was July 16, 2025, is pending in the Circuit Court for PINELLAS County, Florida, Probate Division, the address of which is 545 First Avenue North, St. Petersburg, FL 33701. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no

## September 19, 26, 2025 25-04115N

## --- ACTIONS / SALES ---

## FIRST INSERTION

#### NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL ACTION

CASE NO.: 23-005302-CI WELLS FARGO BANK, N.A., Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, REBECCA LIPPINCOTT AKA REBECCA G. LIPPINCOTT AKA REBECCA C. LIPPINCOTT, DECEASED, et al, Defendant(s)

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated August 13, 2025, and entered in Case No. 23-005302-CI of the Circuit Court of the Sixth Judicial Circuit in and for Pinellas County, Florida in which Wells Fargo Bank, N.A., is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or other Claimants claiming by, through, under, or against, Rebecca Lippincott aka Rebecca G. Lippincott aka Rebecca C. Lippincott, Deceased, Central Florida Holdings Group, Inc, FL Tax Deeds, LLC (3rd Party Purchaser), Katherine L. McHugh, Peter Lippincott, Derrell E. Perry, Erin Lambert-Sehulster, Derrel Adam Perry aka Adam Perry, Alan Perry aka Allen Lee Perry, are defendants, the Pinellas County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online www.pinellas.realforeclose.com, Pinellas County, Florida at 10:00 am on the October 14, 2025 the following

Final Judgment of Foreclosure: THE EAST 20 FEET OF LOT 5 AND THE WEST 40 FEET OF LOT 6, BLOCK 8, DISS-

described property as set forth in said

TON HILLS SECTION "B", ACCORDING TO THE MAP OR PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 8, PAGE 40. OF THE PUBLIC RE-CORDS OF PINELLAS COUN-TY, FLORIDA. A/K/A 4954 OXFORD AVE N

ST PETERSBURG FL 33710 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim before the

Clerk reports the surplus as unclaimed. If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please

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

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

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

Dated this 15th day of September,

ALBERTELLI LAW P.O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 eService: servealaw@albertellilaw.com By: /s/Silver Jade Bohn FBN:95948 IN/22-007954 September 19, 26, 2025 25-04124N

## FIRST INSERTION

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

CASE NO. 24-003444-CI DIVISION: 11 LEGACY MORTGAGE ASSET TRUST 2017-RPL2,

Plaintiff, vs. UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER UNKNOWN PERSONS OR SPOUSES CLAIMING BY, THROUGH, UNDER, OR AGAINST THE ESTAT WILLIAM RAY HADLEY, DECEASED: DAWN ANN DALY: UNKNOWN TENANT #1; UNKNOWN TENANT #2; ALL OTHER UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAME UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR

Defendant(s). NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment entered on September 5, 2025 in the Circuit Court of the Sixth Judicial Circuit in and for Pinellas County, Florida, Ken Burke, CPA, the Clerk of Court will on OCTOBER 22, 2025 at 10:00 a.m., offer for sale and sell at public outcry to the highest and best bidder for cash at www.pinellas.realforeclose.com (Public computer terminals may be available for use during sales in the Clerk's

OTHER CLAIMANTS

Offices located in the back of the Official Records Department of the Clearwater Courthouse at 315 Court St, Room 163, and at the Judicial Building in St. Petersburg at 545 1st Ave. North) the following described property situated in Pinellas County, Florida:

LOT 8. FRUIT HAVEN ANNEX. ACCORDING TO THE MAP OR PER PLAT THEREOF RECORD-ED IN PLAT BOOK 12, PAGE 29, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA. Property Address: 5424 35TH WAY N., ST. PETERSBURG, FL 33714

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

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

impaired, call 711." Dated: September 9, 2025 /s/ Annalise Hayes DeLuca Annalise Hayes DeLuca, Esq. Florida Bar No. 116897 MCMICHAEL TAYLOR GRAY, LLC 3550 Engineering Drive, Suite 260 Peachtree Corners, GA 30092 Phone: (404) 474-7149 Email: adeluca@mtglaw.com E-Service: servicefl@mtglaw.com September 19, 26, 2025 25-04069N

## FIRST INSERTION

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

Case No. 25-001281-CI U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE CIM TRUST 2023-NR1 MORTGAGE-BACKED NOTES, SERIES 2023-NR1 Plaintiff vs.

ELIZABETH WOODBY; and all unknown parties claiming by, through, under and against the above named Defendant who are unknown to be dead or alive whether said unknown are persons, heirs, devisees, grantees, or other claimants; UNKNOWN SPOUSE OF ELIZABETH WOODBY; DONALD WOODBY; UNKNOWN SPOUSE OF DONALD WOODBY: TENANT I/UNKNOWN TENANT; TENANT II/UNKNOWN TENANT; TENANT HI/UNKNOWN TENANT AND TENANT IV/UNKNOWN TENANT, in possession of the subject real property, Defendants

Notice is hereby given pursuant to the final judgment/order entered in the above noted case, that the Clerk of Court of Pinellas County, Florida will sell the following property situated in Pinellas County, Florida described as:

LOT 9, BLOCK 13, INTER-BAY SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 4, PAGE 58, PUBLIC RECORDS PINELLAS COUNTY,

FLORIDA

at public sale, to the highest and best bidder for cash, in an online sale at: www.pinellas.realforeclose.com beginning at 10:00 a.m. on October 9, 2025. The highest bidder shall immediately post with the Clerk, a deposit equal to five percent (5%) of the final bid. The deposit must be cash or cashier's check payable to the Clerk of the Court. Final payment must be made on or before 5:00 P.M. on the date

of the sale by cash or cashier's check. 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.

"If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711." LAW OFFICE OF GARY GASSEL, P.A.

2191 Ringling Boulevard Sarasota, Florida 34237 (941) 952-9322 Attorney for Plaintiff By WILLIAM NUSSBAUM III, ESQUIRE Florida Bar No. 066479 September 19, 26, 2025 25-04068N

View all legal notices online at **Businessobserverfl.com** 

#### FIRST INSERTION

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

Case No. 25-004735-CI 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 Daniel M. Teixeira a/k/a Daniel Mark Teixeira a/k/a Daniel Teixeira, Deceased:et al Defendants.

TO: The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate Daniel M. Teixeira a/k/a

Last Known Address: Unknown YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Pinellas County,

eira, Deceased

Daniel Mark Teixeira a/k/a Daniel Teix-

LOT 13, BLOCK D, GULF BREEZE ACRES REPLAT, ACCORDING TO THE MAP OR PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 39, PAGE(S) 32. OF THE PUB-LIC RECORDS OF PINELLAS

COUNTY, FLORIDA. has been filed against you and you are

NOTICE OF FORECLOSURE SALE.

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT IN AND

FOR PINELLAS COUNTY, FLORIDA

CASE NO.: 24-002748-CI

ROCKET MORTGAGE, LLC F/K/A

CONDOMINIUM I ASSOCIATION,

SUCCESSOR TRUSTEE OF THE

LIVING REVOCABLE TRUST

OF LEILA HARRIET JAFFE;

INTERESTS BY, THROUGH,

ADRIAN SANCHEZ; RUSSELL

JAFFE: COMMERCE BANK: ALL

UNKNOWN PARTIES CLAIMING

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; UNKNOWN

NOTICE IS HEREBY GIVEN pursuant

to an Order dated August 8, 2025

entered in Civil Case No. 24-002748-

CI in the Circuit Court of the 6th Judicial Circuit in and for Pinellas

County, Florida, wherein ROCKET

MORTGAGE, LLC F/K/A QUICKEN

LOANS, LLC F/K/A QUICKEN LOANS INC., Plaintiff and STUART

JAFFE; VILLAGE ON THE GREEN

CONDOMINIUM I ASSOCIATION,

INC.; STUART JAFFE AS SUCCESSOR TRUSTEE OF THE LIVING REVOCABLE TRUST OF

LEILA HARRIET JAFFE; RUSSELL

JAFFE; COMMERCE BANK are

defendants, Ken Burke, Clerk of Court,

will sell the property at public sale

beginning at 10:00 AM on October 17,

2025 the following described property

as set forth in said Final Judgment, to-

THAT CERTAIN CONDOMIN-

IUM PARCEL COMPOSED

OF UNIT 8-B, AND THE UN-

DIVIDED PERCENTAGE OF

INTEREST OR SHARE IN

THE COMMON ELEMENTS

APPURTENANT

www.pinellas.realforeclose.com

JAFFE

STUART

TENANT #1; UNKNOWN TENANT

QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC.,

STUART JAFFE; UNKNOWN

SPOUSE OF STUART JAFFE:

VILLAGE ON THE GREEN

INC.: STUART JAFFE AS

required to serve a copy of your written defenses, if any, to it on Julie York, 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 on or before 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.

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

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

DATED on 9-15-2025.

Ken Burke As Clerk of the Court By /s/ Thomas Smith As Deputy Clerk

Julie York, Esquire Brock & Scott, PLLC., 4919 Memorial Hwy, Suite 135, Tampa, FL 33634 File # 25-F01765

FIRST INSERTION

September 19, 26, 2025 25-04123N

IN ACCORDANCE WITH

AND SUBJECT TO THE COV-

ENANTS, CONDITIONS, RE-

STRICTIONS, EASEMENTS, TERMS AND OTHER PROVISION OF THE DECLARA-

TION OF CONDOMINIUM OF VILLAGE ON THE GREEN

CONDOMINIUM I, AS RE-

CORDED IN O.R. BOOK 4736

AT PAGES 1320 THRU 1373, AND THE PLAT THEREOF

RECORDED IN CONDOMINI-

UM PLAT BOOK 29 AT PAGES

97 THROUGH 102, BOTH OF

THE PUBLIC RECORDS OF

PINELLAS COUNTY, FLORI-

Property Address: 2530 Lau-

relwood Dr #8B, Clearwater, FL

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

MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED

TIME OF SALE SHALL BE PUB-

"If you are a person with a disability

who needs any accommodation in order

to participate in this proceeding, you

are entitled, at no cost to you, to the provision of certain assistance. Please

contact the Human Rights Office, 400

S. Ft. Harrison Ave., Ste. 300, Clearwa-

ter, FL 33756, (727) 464-4062 (V/TDD)

at least 7 days before your scheduled

court appearance, or immediately upon

receiving this notification if the time

before the scheduled appearance is less

than 7 days; if you are hearing or voice

impaired, call 711."

Kelley Kronenberg

10360 West State Road 84

Fort Lauderdale, FL 33324

ftlreal prop@kelleykronenberg.com

September 19, 26, 2025 25-04151N

Phone: (954) 370-9970

Fax: (954) 252-4571

s/ Taji S. Foreman

Taji S. Foreman, Esq.

File No: 5299.000035

FBN: 0058606

LISHED AS PROVIDED HEREIN.

THE COURT, IN ITS DISCRETION.

UNCLAIMED.

### FIRST INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA GENERAL JURISDICTION DIVISION Case No. 25-004407-CI

Wells Fargo Bank, N.A. 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 James W. Crump a/k/a James Willie Crump, Deceased; Stacey Dionne Crump a/k/a Stacey D. Crump a/k/a Stacey Crump

Defendants. TO: The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of James W. Crump a/k/a James Willie Crump, Deceased

Last Known Address: Unknown YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Pinellas County,

LOT 38, LINCOLN HIGH-LANDS REPLAT, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 57, PAGE 36, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORI-

has been filed against you and you are

required to serve a copy of your written defenses, if any to it on Julie York, 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 on or before 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.

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

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

DATED on September 10, 2025.

Ken Burke As Clerk of the Court By /s/ Thomas Smith As Deputy Clerk

Julie York, Esquire Brock & Scott, PLLC., 4919 Memorial Hwy, Suite 135, Tampa, FL 33634 File # 25-F01707 September 19, 26, 2025 25-04072N

## FIRST INSERTION NOTICE OF SALE

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

Case No. 24-005071-CI Division 15 TVC FUNDING IV, LLC Plaintiff, vs. RAD DIVERSIFIED REIT, INC.,

BRANDON MENDENHALL, JORGE GONZALEZ, SNELL ISLE PROPERTY OWNERS ASSOCIATION, INC., AND UNKNOWN TENANTS/OWNERS, Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on September 15, 2025, in the Circuit Court of Pinellas County, Florida, Ken Burke, Clerk of the Circuit Court, will sell the property situated in Pinellas County, Florida described as:

LOT 506, LESS THAT PART DESCRIBED AS FOLLOWS: FROM THE MOST WEST-ERLY CORNER OF SAID LOT 506 RUN SOUTHEASTERLY ALONG THE FRONT OF SOUTHWESTERLY BOUND-ARY OF SAID LOT 19 FEET; THENCE NORTHEASTERLY IN A STRAIGHT LINE TO THE NORTHWESTERLY NER OF SAID LOT; THENCE SOUTHWESTERLY ALONG THE NORTHWESTERLY BOUNDARY OF SAID LOT 506 TO THE POINT OF BE-GINNING. AND THAT PART OF LOT 507 DESCRIBED AS FOLLOWS: FROM THE MOST WESTERLY CORNER OF SAID LOT 507 RUN SOUTHEAST-ERLY ALONG THE FRONT OF SOUTHWESTERLY BOUND-ARY OF SAID LOT 29.90 FEET; THENCE NORTHEAST-ERLY IN A STRAIGHT LINE TO A POINT IN THE REAR OF NORTHEASTERLY BOUND-ARY OF SAID LOT, SAID POINT BEING SOUTHEAST-ERLY 1.38 FEET ALONG SAID REAR BOUNDARY FROM THE MOST NORTHERLY CORNER OF SAID LOT 507; THENCE NORTHWESTERLY

ALONG SAID REAR BOUND-ARY 1.38 FEET TO THE MOST NORTHWESTERLY CORNER OF SAID LOT 507, THENCE SOUTHWESTERLY ALONG THE BOUNDARY LINE DI-VIDING LOTS 506 AND 507 TO THE POINT OF BEGIN-NING, ALL IN "BRIGHTBAY" UNIT THREE OF SNELL ISLE. ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 20, PAGE 28, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORI-DA: TOGETHER WITH 1/2 OF THE VACATED ALLEY LYING NORTHERLY OF THE ABOVE DESCRIBED PROPERTY.

and commonly known as: 1614 BRIGHTWATERS BOULEVARD NE, ST PETERSBURG, FL 33704; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, at the Pinellas County auction website at www.pinellas.realforeclose. com, on October 23, 2025 at 10:00

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

"If you are a person with a disability who needs any accommodation in order to participate in this proceeding, vou are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711." Dated: September 16, 2025

By: /s/ Ryan P. Sutton Rvan P. Sutton Attorney for Plaintiff Kass Shuler, P.A. 1604 N. Marion St. Tampa, FL 33602 ForeclosureService@kasslaw.com 327499/2427491/wll September 19, 26, 2025 25-04140N

## FIRST INSERTION

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

CASE NO.: 22-004331-CI NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, v. KIMBERLY GOETZ; UNKNOWN

SPOUSE OF KIMBERLY GOETZ; NORTHFIELD AT LANSBROOK HOMEOWNERS ASSOCIATION. INC.: LANSBROOK MASTER ASSOCIATION, INC.; 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: UNKNOWN TENANT #1; UNKNOWN TENANT

## Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment dated September 4, 2025 entered in Civil Case No. 22-004331-CI in the Circuit Court of the 6th Judicial Circuit in and for Pinellas County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff and KIMBERLY GOETZ: UNKNOWN SPOUSE OF KIMBERLY GOETZ N/K/A LAURENCE GOETZ; NORTHFIELD AT LANSBROOK HOMEOWNERS ASSOCIATION, INC.; LANSBROOK MASTER ASSOCIATION, INC. are defendants. Ken Burke, Clerk of Court. will sell the property at public sale www.pinellas.real foreclose.combeginning at 10:00 AM on October 9, 2025 the following described property as set forth in said Final Judgment, to-wit:. LOT 34, NORTHFIELD, AC-CORDING TO THE MAP

OR PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 122. PAGES 30 THROUGH INCLUSIVE OF THE PUB-LIC RECORDS OF PINELLAS COUNTY, FLORIDA.

Property Address: 3028 Northfield Dr, Tarpon Springs, Florida

34688 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.

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

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

Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Phone: (954) 370-9970 Fax: (954) 252-4571 Service E-mail:  ${\it ftlreal prop@kelleykronenberg.com}$ /s/ Jordan Wainstein Jordan Wainstein, Esq. FBN: 1039538 File No: M22317-JMV

September 19, 26, 2025 25-04125N

## FIRST INSERTION

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

Case #: 23-009333-CI DIVISION: 7 U.S. Bank National Association, as Trustee for SASCO Mortgage Loan Trust 2007-WF2 Plaintiff, -vs.-

Elain Kay Eikle Tracy a/k/a Kay E. Tracy a/k/a Kay E. Eikel a/k/a Eliane Kay Eikle Tracy; Unknown Spouse of Elain Kay Eikle Tracy a/k/a Kay E. Tracy a/k/a Kay E. Eikel a/k/a Eliane Kay Eikle Tracy; Pinellas County, Florida Acting Through the Board of County Commissioners: 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. 23-009333-CI of the Circuit Court of the 6th Judicial Circuit in and for Pinellas County, Florida, wherein U.S. Bank National Association, as Trustee for SASCO Mortgage Loan Trust 2007-WF2. Plaintiff and Elain Kay Eikle Tracy a/k/a Kay E. Tracy a/k/a Kay E. Eikel a/k/a Eliane Kay Eikle Tracy are defendant(s), I, Clerk of Court, Ken Burke, will sell to the highest and best bidder for cash at www.pinellas. realforeclose.com, at 10:00 A.M. on November 11, 2025, the following described property as set forth in said Final Judgment, to-wit:

LOTS 16 AND 17, SUTHER-LAND HEIGHTS SUBDIVI-SION, ACCORDING TO THE THEREOF AS RE-CORDED IN PLAT BOOK 28, PAGE 53. OF THE PUBLIC RE-CORDS OF PINELLAS COUN-

TY, FLORIDA.

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

\*Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as:  $FLe Service@logs.com^*\\$ 

Pursuant to the Fair Debt Collection Practices Act, you are advised that this office may be deemed a debt collector and any information obtained may be used for that purpose.

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

Human Rights Office 400 S. Ft. Harrison Ave., Ste. 500 Clearwater, FL 33756 Phone: 727.464.4062 V/TDD

Or 711 for the hearing impaired Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

LOGS LEGAL GROUP LLP Attorneys for Plaintiff 750 Park of Commerce Blvd., Suite 130

Boca Raton, Florida 33487 Telephone: (561) 998-6700 Ext. 55139 Fax: (561) 998-6707 For Email Service Only: FLeService@logs.com For all other inquiries: mtebbi@logs.comBy: /s/ Amanda Friedlander, Esq. Amanda Friedlander, Esq. FL Bar # 72876

23-330105 FC01 WNI September 19, 26, 2025 25-04071N

# **SAVE TIME EMAIL YOUR LEGAL NOTICES**

Sarasota County • Manatee County • Hillsborough County • Charlotte County Pinellas County • Pasco County • Polk County • Lee County **Collier County • Orange County** 

legal@businessobserverfl.com

PINELLAS COUNTY

### FIRST INSERTION

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

CASE NO. 24-000926-CI MIDFIRST BANK Plaintiff, v. DWIGHT K. MOODY A/K/A DWIGHT MOODY; UNKNOWN SPOUSE OF DWIGHT K. MOODY A/K/A DWIGHT MOODY; UNKNOWN TENANT 1; UNKNOWN TENANT 2; UNITED STATES OF AMERICA, DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on July 18, 2024, in this cause, in the Circuit Court of Pinellas County, Florida, the office of Ken Burke, Clerk of the Circuit Court, shall sell the property situated in Pinellas County, Florida, described as:

LOT 74, DRUID HILLS, AC-CORDING TO THE MAP OR PLAT THEREOF AS RECORD-ED IN PLAT BOOK 10, PAGE 52, PUBLIC RECORDS OF PI-NELLAS COUNTY, FLORIDA.

a/k/a 617 S GLENWOOD AVE, CLEARWATER, FL 33756-6109

at public sale, to the highest and best bidder, for cash, online at www.pinellas. realforeclose.com, on October 07, 2025 beginning at 10:00 AM.

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

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Human Rights Office, 400 S.

Ft. Harrison Ave., Ste. 500, Clearwater, FL 33756, Phone: 727.464.4062 V/ TDD Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

Dated at St. Petersburg, Florida this 8 day of September, 2025. eXL Legal, PLLC Designated Email Address: efiling@exllegal.com 12425 28th Street North, St. Petersburg, FL 33716 Telephone No. (727) 536-4911

Attorney for the Plaintiff /s/ Peter E. Lanning Peter E. Lanning FL Bar: 562221 1000009946

September 19, 26, 2025 25-04070N

## FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, INTERESTS BY. FLORIDA. CIVIL DIVISION CASE NO. 2025CA000184XXCICI U.S. BANK TRUST NATIONAL THE PROPERTY

ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS OWNER TRUSTEE FOR CITIGROUP MORTGAGE LOAN TRUST 2023-A, Plaintiff, vs. PAULA A. MORLACK A/K/A PAULA ANN MORLACK; ASBURY ARMS OWNERS ASSOCIATION, INC.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2;

and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY. THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure dated August 13, 2025, and entered in Case No. 2025CA000184XXCICI of the Circuit Court in and for Pinellas County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS OWNER TRUSTEE CITIGROUP MORTGAGE LOAN TRUST 2023-A is Plaintiff and PAULA A. MORLACK A/K/A PAULA ANN MORLACK; ASBURY

Prepared By and Return to:

5950 Hazeltine National Drive,

having a 174,000/163,951,000 undi-

vided tenant-in-common fee simple

interest in real property commonly

known as Units Numbered 871, 872,

 $874,\,876,\,877,\,878,\,879,\,880,\,881,\,882,$ 

883 of CLEARWATER BEACH RE-

SORT VO CONDOMINIUM ("CON-

DOMINIUM") a/n ANNUAL/allocated

174,000 Points at the time of purchase

as defined in such Timeshare Declara-

tion for use in EACH year(s), as further

described in the mortgage referenced

SARAH JANE GAAL, Notice of De-

fault and Intent to Foreclose sent via

Certified/ Registered Mail/ publica-

tion to: 117 1/2 4TH AV, HINTON, WV

25951; Mortgage recorded on January

30, 2024; O.R. Book 22691 at Page

416 Public Records of Pinellas County,

FL. Total Due: \$72048.72 as of April

1, 2025, interest \$25.483 per diem;

described as: One (1) Standard Vaca-

tion Ownership Interest ("VOI") having

a 1,225,000/158,536,000 undivided

Tara Early, Esq.

Orlando, FL 32822

Suite 650

OWNERS ASSOCIATION. ARMS INC.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING THROUGH. UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST DESCRIBED, are Defendants, KEN BURKE, the Clerk of the Circuit, Court, will sell to the highest and best bidder for cash online at www.pinellas. realforeclose.com, at 10:00 a.m., on October 14, 2025, the following described property as set forth in said Order or Final Judgment, to-wit:

CONDOMINIUM UNIT NO.  $313\,\mathrm{OF\,ASBURY\,ARMS}, A\,\mathrm{CON}\text{-}$ DOMINIUM SECTION ONE. AS EVIDENCED BY DECLA-RATION OF CONDOMINIUM THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 4937, PAGE 2149, ET SEQ., AND AS RECORDED IN CON-DOMINIUM PLAT BOOK 37, PAGES 96 THROUGH 99, ALL BEING RECORDED AMONG THE PUBLIC RECORDS OF PINELLAS COUNTY, FLOR-IDA, TOGETHER WITH AN UNDIVIDED SHARE IN THE COMMON ELEMENTS AND LIMITED COMMON ELE-MENTS 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 BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DESCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.

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

DATED September 8, 2025. By: /s/ Lisa A. Woodburn Lisa A Woodburn Florida Bar No.: 11003 Roy Diaz, Attorney of Record Florida Bar No. 767700 Diaz Anselmo & Associates, P.A. Attorneys for Plaintiff 499 NW 70th Ave., Suite 309 Fort Lauderdale, FL 33317 Telephone: (954) 564-0071 Facsimile: (954) 564-9252 Service E-mail: answers@dallegal.com 1491-210785 / TM1 September 19, 26, 2025 25-04126N

## FIRST INSERTION

tenant-in-common fee simple interest in real property commonly known as Units Numbered 1471, 1474, 1476, 1477, 1480, 1482, 1483 of CLEARWA-TER BEACH RESORT VO CONDO-MINIUM ("CONDOMINIUM") a/n (407) 423-5203 NOTICE OF TRUSTEE'S SALE ANNUAL/allocated 1,225,000 Points at the time of purchase as defined in NOTICE IS HEREBY GIVEN, such Timeshare Declaration for use in that Early Law, P.A., 5950 Hazeltine EACH year(s), as further described in

the mortgage referenced above.
MARSHA KAY HARRELL, Notice National Drive, Suite 650, Orlando, FL 32822, as Trustee as set forth in the recorded Appointment of Trustee, of Default and Intent to Foreclose sent pursuant to Florida Statute §721.856, via Certified/ Registered Mail/ publicawill sell at public Auction to the highest tion to: 1939 MEADOW POND WAY, ORLANDO, FL 32824; Mortgage bidder of U.S. funds, in cash or certified funds only, on October 14, 2025, recorded on November 4, 2021; O.R. at 10:00am EST (Eastern Standard Book 21792 at Page 1522 Public Re-Time), at early-law.com/fc, all right, cords of Pinellas County, FL. Total Due: title and interest in the properties listed \$7098.32 as of April 1, 2025, interest below in Pinellas County, Florida for \$2.851 per diem; described as: One (1) continuing nonpayment of the periodic Standard Vacation Ownership Interest payments due under the mortgages de "VOI") having a 84,000/327,902,000 scribed below, as follows:

JORGE DAVID MORALES and undivided tenant-in-common fee simple interest in real property com-monly known as Units Numbered ROSA ELENA MORALES, Notice of Default and Intent to Foreclose sent via S1071, S1072, S1074, S1076, S1077, Certified/ Registered Mail/ publication S1078, S1079, S1080, S1081, S1082, to: 8527 PLUMERIA AVE, ORLAN-S1083, S1171, S1172, S1174, S1176, S1177, DO, FL 32825; Mortgage recorded on S1178, S1179, S1180, S1181, S1182, S1183 February 10, 2022; O.R. Book 21928 of CLEARWATER BEACH RESORT VO CONDOMINIUM ("CONDO-MINIUM") a/n ANNUAL/allocated at Page 970 Public Records of Pinellas County, FL. Total Due: \$25499.08 as of April 1, 2025, interest \$10.078 per 84,000 Points at the time of purchase diem; described as: One (1) Standard as defined in such Timeshare Declara-Vacation Ownership Interest ("VOI") tion for use in EACH year(s), as further

> MICHEL O VARGAS, Notice of Default and Intent to Foreclose sent via Certified/ Registered Mail/ publication to: 2701 SE GRAND DR, PORT ST LU-CIE, FL 34952; Mortgage recorded on February 14, 2022; O.R. Book 21932 at Page 854 Public Records of Pinellas County, FL. Total Due: \$37490.61 as of April 1, 2025, interest \$13.101 per diem; described as: One (1) Standard Vacation Ownership Interest ("VOI") having a 210,000/327,902,000 undivided tenant-in-common fee simple interest in real property commonly known as Units Numbered S1071, S1072, S1074, S1076, S1077, S1078, S1079, S1080, S1081, S1082, S1083, S1171, S1172, S1174, S1176, S1177, S1178, S1179, S1180, S1181, S1182, S1183 of CLEARWA-TER BEACH RESORT VO CONDO-MINIUM ("CONDOMINIUM") a/n ANNUAL/allocated 210,000 Points

> at the time of purchase as defined in

described in the mortgage referenced

such Timeshare Declaration for use in EACH year(s), as further described in the mortgage referenced above.

CARY BLAKE SAVAGE, Notice of Default and Intent to Foreclose sent via Certified/ Registered Mail/ publication to: P.O. BOX 5227, CLEARWATER, FL 33758; Mortgage recorded on October 3, 2023; O.R. Book 22584 at Page 324 Public Records of Pinellas County, FL. Total Due: \$118,380.36 as of April 1, 2025, interest \$42.072 per diem; described as: One (1) Standard Vacation Ownership Interest ("VOI") having 630,000/327,902,000 undivided tenant-in-common fee simple interest in real property commonly known as Units Numbered S1071, S1072, S1074, S1076, S1077, S1078, S1079, S1080, S1081, S1082, S1083, S1171, S1172, S1174, S1176, S1177, S1178, S1179, S1180,S1181, S1182, S1183 of CLEARWA-MINIUM ("CONDOMINIUM") a/n ANNUAL/allocated 630,000 Points at the time of purchase as defined in such Timeshare Declaration for use in EACH year(s), as further described in the mortgage referenced above.

Obligors shall have the right to cure the default and any junior lienholder shall have the right to redeem its interest up to the date the trustee issues the Certificate of Sale by paying the amounts due as outlined in the preceding paragraphs.

If you experience any issues or have any questions, please contact us via email at tsf@gse-law.com.

Dated: Sept 9, 2025 By: /s/ Tara C. Early. Authorized Agent

#### STATE OF FLORIDA COUNTY OF ORANGE

The foregoing instrument was acknowledged before me by means of [X] physical presence, this 9TH day of SEPT, 2025, by Tara C. Early, the Authorized Agent of Early Law, P.A., who is personally known to me. (SEAL) NOTARY PUBLIC STATE OF FLORIDA LORI ALISON RAFFE MY COMMISSION # HH 406668 EXPIRES: June 19, 2027

Print Name: Lori Alison Raffe NOTARY PUBLIC Serial number, if any: HH406668 1347.CBRNJNOS1025 September 19, 26, 2025 25-04089N

## FIRST INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA CASE NO: 2025CA003876

Onslow Bay Financial, LLC, Plaintiff, -vs-Jhonny Herrera, Jacqueline Diana Herrera, Unknown Occupant 1 and Unknown Occupant 2, Defendant(s)

TO: JACQUELINE DIANA HER-RERA Last Known Address: 124 Maplewood Avenue Clearwater FL 33765

JHONNY HERRERA Last Known Address: 124 Maplewood Avenue Clearwater, FL 33765

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

LOT 28, BLOCK B, EAST-WOOD TERRACE, ACCORD-ING TO THE PLAT THEREOF, RECODED IN PLAT BOOK 45, PAGE(S) 3, OF THE PUB-LIC RECORDS OF PINELLAS COUNTY, FLORIDA.

Property Address: 124 Maplewood Avenue, Clearwater, FL 33765

The action was instituted in the Circuit Court, Sixth Judicial Circuit in and for Pinellas, County, Florida; Case No. 2025CA003876; and is styled Onslow Bay Financial, LLC vs. Jhonny Herrera. You are required to serve a copy of your written defenses, if any, to the action

on Mehwish Yousuf, Esq., Quintairos, Prieto, Wood & Boyer, P.A., the Plaintiff's Attorney, whose address is 2400 E. Commercial Blvd., Ste. 520, Ft. Lauderdale, FL 33308, within Thirty (30) days of the first date of publication on or before, 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.

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

Dated the day of 09/16/2025 KEN BURKE, CLERK CIRCUIT COURT 315 Court Street Clearwater, Pinellas County, FL 33756-5165 KEN BURKE, CPA Clerk of the Circuit Court and Comptroller By: Stevie Avars As Deputy Clerk

Mehwish Yousuf, Esq., Quintairos, Prieto, Wood & Boyer, P.A., 2400 E. Commercial Blvd., Ste. 520, Ft. Lauderdale, FL 33308 Matter No.: FL-009485-25 September 19, 26, 2025 25-04131N

### FIRST INSERTION

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

FLORIDA CIVIL DIVISION Case No.: 24-003282-CO ST. ANDREWS COVE I CONDOMINIUM ASSOCIATION. INC.,

Plaintiff, vs. ERICA J. SCOTT, RODERICK SHACKELFORD, and COLLEEN SMITH,

Defendants.

Notice is hereby given that pursuant to Paragraph 5 of the Final Judgment of Foreclosure entered in the case pending in the County Court of the Sixth Judicial Circuit in and for Pinellas County, Florida, Case No. 24-003282-CO the Clerk of the Court, Pinellas County, shall sell the property situated in said county, described as:

Unit P-8, St. Andrews Cove I, a Condominium according to the Declaration of Condominium thereof recorded in Official Records Book 4493, Page 1882, and according to Condominium Plat Book 23, Page 83, of the Public Records of Pinellas County, Florida, and all amendments thereto. together with its undivided share in the common elements. PARCEL ID NO.: 12-29-15-77871-016-1608 ("Property")

Property Address: 607 N Keene Road, Unit P-8, Clearwater, Florida 33755

at public sale, to the highest and best bidder for cash at 10:00 a.m. on October 9, 2025. The sale shall be conducted online at http://www. pinellas.realforeclose.com. Any person claiming an interest in the surplus proceeds from the sale, if any, other than the property owner as of the date of the notice, must file a claim within 60 days after the sale.

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 South Fort Harrison Avenue, Suite 500, Clearwater, Florida 33756, (727)464-4062 V/TDD or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

Dated this 12th day of September 2025.

RABIN PARKER GURLEY, P.A. 2653 McCormick Drive Clearwater, Florida 33759 Telephone: (727)475-5535 Facsimile: (727)723-1131 For Electronic Service: Pleadings@rpglaw.com Counsel for Plaintiff By: /s/ Nicholaos T. Pizanias Monique E. Parker, Florida Bar No. 0669210 Bennett L. Rabin. Florida Bar No. 0394580 Adam C. Gurley, Florida Bar No. 0112519 Nicholaos T. Pizanias, Florida Bar No. 118857 10325-043

September 19, 26, 2025 25-04090N

## FIRST INSERTION

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

CASE NO.: 23-009578-CI PHH MORTGAGE CORPORATION, Plaintiff, VS. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF JOAN L. FLATHMANN A/K/A JOAN FLATHMANN, DECEASED,;

et al., Defendant(s). TO: Michael Zolezzi Last Known Residence: 90 S High-

land Avenue # 105 Tarpon Springs, FL 34689 YOU ARE NOTIFIED that an action

to foreclose a mortgage on the following property in PINELLAS County,

UNIT NO. 105, LAKE TAR-PON SAIL AND TENNIS CLUB III, A CONDOMINIUM, PHASE I, TOGETHER WITH AN UNDIVIDED SHARE IN THE COMMON ELEMENTS APPURTENANT THERE-TO, ACCORDING TO PLAT THEREOF RECORDED IN CONDOMINIUM PLAT BOOK 70, PAGES 107 THROUGH 113, INCLUSIVE, AND BEING FURTHER DESCRIBED IN THAT CERTAIN DECLARA-TION OF CONDOMINIUM RECORDED IN O.R. BOOK 5598, PAGES 830 THROUGH

911, INCLUSIVE. PUBLIC RE-CORDS OF PINELLAS COUN-TY, FLORIDA, TOGETHER WITH ANY AND ALL AMEND-MENTS MADE THERETO.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 401 W. Linton Blvd. Suite 202-B Delray Beach, FL 33444, on or before 30 Days after 1st publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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

Dated on 09/16/2025.

As Clerk of the Court By: Stevie Ayars As Deputy Clerk KEN BURKE, CLERK CIRCUIT COURT 315 Court Street Clearwater, Pinellas County, FL 33756-5165

ALDRIDGE PITE, LLP, Plaintiff's attorney, 401 W. Linton Blvd. Suite 202-B Delray Beach, FL 33444 1395-988B Ref# 12375

September 19, 26, 2025 25-04132N

## FIRST INSERTION

NOTICE OF SHERIFF'S SALE NOTICE IS HEREBY GIVEN That Pursuant to an Execution as to Personal Property issued in the County Court of Pinellas County, Florida, on the 6th day of August A.D., 2025 in the cause wherein VELOCITY INVESTMENTS. LLC, was plaintiff(s), and JULIE PERROTT was defendant(s), being Case No. 21-004423-CO in the said Court, I, Bob Gualtieri as Sheriff of Pinellas County, Florida have levied upon all right, title and interest of the above named defendant, JULIE PERROTT a/k/a JULIE PERROTT, in and to the following described property to wit:

BLUE 2018 JEEP GRAND CHEROKEE 4 DR WAGON SPORT UTILITY

VIN# 1C4RJEAGXJC339054, TAG NO: T70EV

and on the 22nd day of October A.D., 2025 at 1955 Carroll St., in the city of Clearwater, Pinellas County, Florida, at the hour of 10:00 a.m., or as soon thereafter as possible, I will offer for sale "AS IS" "WHERE IS" all of the said defendant's right, title and interest in the aforesaid property at public outcry and will sell the same subject to all prior liens, encumbrances and judgments, if any, as provided by law, to the highest and best bidder or bidders for CASH, the proceeds to be applied as far as may be to the payment of costs and the satisfaction of the described Execution.

BOB GUALTIERI, Sheriff Pinellas County, Florida By Marvin Mitchell Jr, Sergeant D.S. Court Processing

Marcadis Singer PA 5104 South Westshore Blvd Tampa, FL 33611 Sept. 19, 26; Oct. 3, 10, 2025

25-04138N

## FIRST INSERTION

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

Case No: 25-002920-CI

JB PENNINGTON PROPERTIES LLC,

The Estate of DONNIE McKEE BURNS, SR., DONNIE McKEE BURNS, JR., JENNIFER TOWLE and SARA ALLEN and any unknown heirs and or beneficiaries of the Estate of DONNIE McKEE BURNS,

Respondents TO: DONNIE McKEE BURNS, JR. last known address

3016 Hoylake Court Moraine OH 45439

YOU ARE NOTIFIED that a Complaint for Declaratory Relief Quieting Title has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on D. SCOTT McLANE, whose address is 275 Clearwater Largo Road North, Largo Florida 33770 on or before 28 Days after 1st Publication, and file the original with the clerk of this Court at Pinellas County Courthouse, 315 Court Street, Clearwater Florida 33756, before ser-

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.

vice on D. Scott McLane, Esquire or

immediately thereafter. If you fail to do

so, a default may be entered against you

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office. 400 S. Ft. Harrison Ave., Ste. 300 Clearwater, FL 33756, (727) 464-4880(V) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711.

Dated: 9-16-2025.

CLERK OF THE CIRCUIT COURT KEN BURKE Clerk of the Circuit Court and Comptroller 315 Court Street Clearwater, Pinellas County, FL 33756-5165 By: /s/ Thomas Smith Deputy Clerk

Sept. 19, 26; Oct. 3, 10, 2025 25-04139N

**HOW TO PUBLISH YOUR LEGAL NOTICE** 

## IN THE BUSINESS OBSERVER CALL 941-906-9386

and select the appropriate County name from the menu option

OR E-MAIL: legal@businessobserverfl.com

## SUBSEQUENT INSERTIONS

## --- PUBLIC SALES ---

### SECOND INSERTION

#### NOTICE OF PUBLIC SALE

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 10700 US Highway 19 N, Pinellas Park, FL 33782 on  $10/1/2025\ @$  11am.

Brittany Peryer - Furniture tools and boxes Sue Foster - household goods, collectables,

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

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 14433 62nd St. N., Clearwater, FL 33760, 09/17/2025 at 12:00pm

Kelly Matheney

Household goods

2021 Forest River Wildwood 26DBUD

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

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

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

1675 Starkey Road, Largo, FL  $33771\,10.3.25$  at  $1:00\,\mathrm{Pm}$ 

Vicki Wilson Wooden Doll Bed, Wall Art, Boxes, Totes

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. September 12, 19, 2025

### SECOND INSERTION

#### NOTICE OF PUBLIC SALE

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

1426 McMullen Booth Rd N, Clearwater, FL 33759, Friday October 3rd, 2025, at 10:30AM

Christopher DiBiase Valerie Smith Kenyette Godhigh-bell

Hshld Gds/Furn twin bed-2 and boxes-20-30

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

September 12, 19, 2025 25-03939N

## SECOND INSERTION

## NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Notice is hereby given that US Storage Centers - Clearwater, phone (727) 605-5905, located at 1000 South Myrtle Avenue , Clearwater, FL, 33756 will hold a Public Sale, to satisfy the lien of the owner. This notice is given in accordance with the provisions of The Florida Self Storage Facility Act Statutes (Section 83.801-83.809). Units will be sold via online auction, at www.StorageTreasures.com. Auction will close on or after Monday September 29, 2025 at 10:00 am. The personal goods stored therein by the following may include, but are not limited to household goods, furniture, tools, equipment, toys, boxes, clothes and misc items. Owner reserves the right to bid and the right to refuse bids. Cleanup deposit is required. Sale is subject to cancellation. The contents of the rental storage units belonging to the following persons will be

3242 - Louis Johnson, Misc. Items

2384 - Charles Chatman, Misc. Items 3189 - Ebony Major, Misc. Items

September 12, 19, 2025

## SECOND INSERTION

#### STORAGE TREASURES AUCTION ONE FACILITY - MULTIPLE UNITS

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

1016 N Belcher Rd Clearwater FL, 33765, 09/19/2025 @ 1:30pm

Khiara Beasley

ehold Goods / Furniture

Wanda DeJesus 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

### SECOND INSERTION

#### NOTICE OF PUBLIC SALE

TROPICANA MINI STORAGE - LARGO, located at 220 Belcher Rd., Largo, FL 33771, gives notice that the following units will be advertised and sold by com-

petitive bidding on www.storagetreasures.com to satisfy the owner's lien.

B009 - Jessica Christie, B022 - Douglas G Betts, C002 - Leonidas Pietris,

E012 - Joshua M Floyd, E040 - Shari Fowler, G322 - Bret Dethlefsen, H237 -Hunter L Lane, 1046 - Charlie Godwin, 1047 - Tammy Wright The bidding will CONCLUDE, and the Lien sale will be deemed Complete

upon the owner's acceptance of a bid on September 29th, 2025 at 11AM. Purchases must be made with cash only and paid at the above referenced facility to finalize the transaction. Tropicana Mini Storage - Largo may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

## SECOND INSERTION

### NOTICE OF PUBLIC SALE

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 9125 Ulmerton Rd Largo, FL 33771 10/1/2025 at 12:30pm

Furniture, Household Goods, Sporting Equipment Beatrice Butler Furniture, Household Goods

Sebastian Rodriguez Furniture, Household Goods

The auction will be listed and advertised on <a href="https://www.storagetreasures.com">www.storagetreasures.com</a>. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. September 12, 19, 2025

### SECOND INSERTION

### NOTICE OF PUBLIC SALE

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 1844 N Belcher Rd. Clearwater, FL 33765, 10/2/25 @11:30am

Robert Burke

Clothing and personal belongings

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 25-03940N

## SECOND INSERTION

#### NOTICE OF PUBLIC SALE

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 10833 Seminole Blvd. Seminole, FL 33778 10 / 2 / 25 at 12:30pm

Maxwell Adamski Lillian Beynon

Furniture, Totes, Boxes, Bags Shoes, Totes, Boxes, Bags Tools, Landscaping tools, Surfboard, Bicycles, Bike parts

Jamie Pierce

Heather French Furniture, Totes, Boxes, Bag

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 25-04007N

## SECOND INSERTION

## STORAGE TREASURES AUCTION

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 404 Seminole Blvd. Largo, FL 33770 October 3rd, 2025 @ 11:00AM

Luke Lauritsen: Household Goods/Furniture Shannon Magee: Household Goods/Furniture Yun Bai: Household Goods/Furniture Roncia St.Clair: Boxes, Furniture Gregory Van Patten: 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 purchas e up until the winning bidder takes possession of the personal property. September 12, 19, 2025

## SECOND INSERTION

#### STORAGE TREASURES AUCTION ONE FACILITY - MULTIPLE UNITS

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

2180 Drew St Clearwater FL 33765, 10/03/2025 at 11:00am est

Jacquel Dorn

Tamara Kay Farr Household Goods

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

## SECOND INSERTION

### NOTICE OF PUBLIC SALE

Notice is hereby given that on 09/26/25 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1964 SKYL mobile home bearing the vehicle identification number F51X2591, and all personal items located inside the mobile home. Last Tenant: Mary C. Whiting and Harriet Johnson. Sale to be held at: Sunshine MHC, 7403 46th Avenue North, St. Petersburg, Florida 33709 (727) 541-1079.

September 12, 19, 2025

## SECOND INSERTION

### NOTICE OF PUBLIC SALE

TROPICANA STORAGE - CLEARWATER, located at 29712 US HWY 19 N, Clearwater, FL 33761, gives notice that the following units will be advertised and sold by competitive bidding on www.storagetreasures.com to satisfy the owner's lien. #0853 Robert Bache, #0638 Jordan Clark, #0688 Jordan Jarvis, #2109 Robert Kaintz II, #U031 Paul Stewart, #0573 Cedrick Vaughn

The bidding will CONCLUDE, and the Lien sale will be deemed Complete upon the owner's acceptance of a bid on Monday, September 29th, 2025@ 11:00am  $\,$ Purchases must be made with cash only and paid at the storage facility to finalize the transaction. Tropicana Storage - CLW may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal

September 12, 19, 2025

25-04031N

### SECOND INSERTION

### STORAGE TREASURES AUCTION

## ONE FACILITY - MULTIPLE UNITS

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 18524 US Hwy 19 N Clearwater Florida 33764 on 10-02-2025 at 11:00 AM

Chevon Wallace Boxes, Totes, Storage Bags Beverly Sydow

Household, Home Decor, TV, Wall art, Totes

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. September 12, 19, 2025

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

Extra Space Storage will hold a public auction to sell personal property, described below, belonging to those individuals listed below, at the location indicated: 1850 N. Hercules Avenue. Clearwater Florida, 33765 October 3rd 2025 at 12:30 pm

Nick Hasan.....furniture

Shakisha Nance......furniture, matress, boxes, small electronics

The auction will be listed and advertised on <a href="https://www.storagetreasures.com">www.storagetreasures.com</a> Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the property. September 12, 19, 2025 25-03941N

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 10501 S Belcher Rd Largo, FL 33777

Date and Time of Sale: 10/01/25 10:30AM Tenant Name: James Anderson General Description of Property: Household Tenant Name: Anna Flanders General Description of Property: Household

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. September 12, 19, 2025

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 111 N. Myrtle Ave, Clearwater, FL 33755, October 3rd, 2025 @ 12PM EST

Robert Rivera-

Bags, clothes, shoes, suitcase, towels, cane Samantha Mercado-

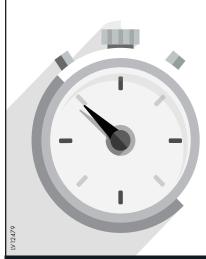
Bags, boxes, clothes, suitcase, bucket James Day-

Bags, tool box, tools, wooden step Natasha Camacho-

Coffee table washer

Mark Cook-Computer, TV, bags, books, totes, cellphone case, cooler, camping chairs, laptops, digital scale, cotton candy maker

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



# **SAVE TIME EMAIL YOUR LEGAL NOTICES**

Sarasota County • Manatee County • Hillsborough County • Charlotte County Pinellas County • Pasco County • Polk County • Lee County Collier County • Orange County

legal@businessobserverfl.com



## SECOND INSERTION

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-003269-ES IN RE: ESTATE OF ODIS JAMES MOORE JR. Deceased

The administration of the estate of Odis James Moore Jr., a/k/a Otis James Moore, Jr., deceased, whose date of death was October 17, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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,

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

PINELLAS COUNTY, FLORIDA

PROBATE DIVISION

File No. 24-000323-ES

**Division Probate** 

IN RE: ESTATE OF

WANDA BONNEY

Deceased.

The administration of the estate of

Wanda Bonney, deceased, whose date

of death was May 26, 2023, is pend-

ing in the Circuit Court for Pinellas

County, Florida, Probate Division, the

address of which is Pinellas County

Clerk of Court, Probate Department,

545 1st Avenue North, St. Petersburg,

Florida 33701. The names and ad-

dresses of the personal representative

and the personal representative's attor-

ney 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 PUBLICA-

TION OF THIS NOTICE OR 30 DAYS

AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON

THEM. All other creditors of the dece-

dent and other persons having claims or

demands against decedent's estate must

file their claims with this court WITH-

IN 3 MONTHS AFTER THE DATE

OF THE FIRST PUBLICATION OF

THIS NOTICE. The personal represen-

tative has no duty to discover whether

any property held at the time of the

decedent's death by the decedent or the

Florida Statutes. The written demand must be filed with the clerk.

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

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

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

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

> Personal Representative: /s/Genesis Moore **Genesis Moore**

2452 Jefferson Terrace East Point, Georgia 30344

Attorney for Personal Representative: /s/Tiffani K. Thornton Tiffani K. Thornton, Esq. FBN: 1007807 THE LAW OFFICE OF TIFFANI K. THORNTON 653 W. Lumsden Rd. Brandon, FL 33511 Telephone: 813-337-7349 Primary email: tiffani@tktlaw.org Counsel for Personal Representative September 12, 19, 2025 25-03989N

decedent's surviving spouse is property

to which the Florida Uniform Disposi-

tion of Community Property Rights at

Death Act as described in ss. 732.216-

732.228, applies, or may apply, unless

a written demand is made by a 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 FOREV-

ER BARRED. NOTWITHSTANDING

THE TIME PERIOD SET FORTH

ABOVE, ANY CLAIM FILED TWO

(2) YEARS OR MORE AFTER THE

DECEDENT'S DATE OF DEATH IS

BARRED. The date of first publication

Personal Representative:

Signature: Jason Kral

(Sep 3, 2025 09:57:02 EDT)

Email: jkral@mattweidnerlaw.com

Jason Kral

856 2nd Avenue North

St. Petersburg, FL 33701

Attorney for Personal Representative:

Email: weidner@mattweidnerlaw.com

Signature: matthew weidner

(Sep 3, 2025 13:38:04 EDT)

service@mattweidnerlaw.com

julia@mattweidnerlaw.com

Florida Bar No. 0185957

856 2nd Avenue North

St. Petersburg, FL 33701

Telephone: 727-954-8752

Matthew D. Weidner

E-Mail Addresses:

Weidner Law

of this notice is September 12, 2025.

### SECOND INSERTION

PINELLAS COUNTY

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-8498-ES **Division Probate** 

IN RE: ESTATE OF TIMOTHY WOLFE, Deceased.

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

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

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

The 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

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 12, 2025.

> Personal Representative: Max Wolfe (Aug 15, 2025 08:31:18 EDT)

8722 Baker Road New Port Richey, FL 34653

Attorney for Personal Representative: Matthew D. Weidner matthew weidner (Aug 17, 2025 09:11:53 EDT) E-Mail Addresses: service@mattweidnerlaw.com crystal@mattweidnerlaw.com Florida Bar No. 0185957 Weidner Law 856 2nd Avenue North St. Petersburg, FL 33701Telephone: 727-954-8752

September 12, 19, 2025 25-03986N

## SECOND INSERTION

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

PROBATE DIVISION File No. 25-005557-ES Division: Probate IN RE: ESTATE OF

DOLORES JOAN RUSSO, Deceased.

The administration of the estate of DOLORES JOAN RUSSO, deceased, whose date of death was December 10, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, #106, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative or curator has no duty to discover whether any

property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.211 of the Florida Statutes.

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

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

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

> ROSALIE ANNE BARBA-KLONSKY Personal Representative 130 Essex Road, Hollywood, FL 33024

STEPHEN J. PUTNOKI-HIGGINS Attorney for Personal Representative E-mail: stephen.higgins@stinson.com Secondary e-mail: kcm.LSSTeam2@stinson.com Fla. Bar No. 0121646 STINSON LLP 100 S. Ashley Dr., Ste. 500, Tampa, FL 33602 Telephone: (813) 534-7551

Facsimile: (813) 534-7338 September 12, 19, 2025 25-03967N

## --- PUBLIC SALES ---

## SECOND INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that the un-dersigned intends to sell the personal property described below to enforce a lien imposed on said property under the Florida Self Storage Act Statues (Section 83.801.83.809).

The auction date is October 9 at 11:00 am at Super Storage II. Address-641554th Ave. N. St. Petersburg, FL 33709.

> Dominic Yost B208 Furniture

Oriana Butler C316 Household Items

Maurice Sutton C463 Household Items

Braulia Rios D674 Household Items

Casey Carter D613 Car and Household Items

Scott Van Tassell RV20 Car

Jeremy Evans D714 **Business Inventory** 

Larry Newson C357 Business Inventory

Marsha Morrison D615 Furniture and Household Items

September 12, 19, 2025 25-04044N

## SECOND INSERTION

NOTICE OF PUBLIC SALE UNDER THE PROVISION OF SEC 328.17, UNLESS CLAIMED BY THE LEGAL OR REGISTERED OWNER OF RECORD, THE FOLLOWING VESSEL WILL BE SOLD AT AUC-TION TO THE HIGHEST BIDDER AT PUBLIC SALE ON 10/07/2025 AT 08:15AM AT BELLE HARBOR MARINA 307 ANCLOTE ROAD. TARPON SPRINGS, FL 34689 (727) 943-8489 TO SATISFY LIENS FOR STORAGE CHARGES THE SALE OR OTHER DISPOSITION SHALL TAKE PLACE NO SOONER THAN 15 DAYS AFTER THE FIRST PUBLICATION. MINIMUM BID STARTS AT 50 PERCENT TO THE FAIR MARKET VALUE OF SAID VESSEL. PROPERTY IS SOLD AS IS, WHERE IS, WITH NO GUAR-ANTEE/ WARRANTY EXPRESSED OR IMPLIED AS TO CONDITION OR CLAIMS MADE FROM PRIOR OWNERS ARISING FROM SALE.

AUCTION DATE 10/07/2025

2000 RNK VIN# RNK62752F900 FBGLASS INBOARD

SARKIS PROPERTY INVESTMENT, LLC 1111 MARINA DR TARPON SPRINGS, FL 34689-6713

CLAUDE & ELIZABETH SARKIS 1111 MARINA DRIVE TARPON SPRINGS, FL 34689

September 12, 19, 2025 25-03930N

## SECOND INSERTION

#### NOTICE OF PUBLIC SALE

Notice is hereby given that on 09/26/25 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1982 PALM mobile home bearing the vehicle identification numbers 17692A and 17692B, and all personal items located inside the mobile home. Last Tenant: Estate of Dalt Leroy Cornelison, All Unknown Beneficiaries, Heirs, Successors, and Assigns of Dalt Leroy Cornelison, Estate of Ruth Ann Erickson, All Unknown Beneficiaries, Heirs, Successors, and Assigns of Ruth Ann Erickson and Unknown Party or Parties in Possession. Sale to be held at: Sunshine MHC, 7403 46th Avenue North, St. Petersburg, Florida 33709 (727) 541-1079. September 12, 19, 2025 25-04046N

## SECOND INSERTION

#### NOTICE OF PUBLIC SALE

The following personal property of DAVID ALLEN TAYLOR will, on September 24, 2025, at 10:00 a.m., at 2463 Gulf to Bay Blvd., Lot #117, Clearwater, Pinellas County, Florida 33765; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

1970 FREMO MOBILE HOME, VIN: B0F31390, TITLE NO.: 0004280218 and all other personal property located therein

PREPARED BY: J. Matthew Bobo Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236 (PO#31021-1131) September 12, 19, 2025 25-03931N

## SECOND INSERTION NOTICE OF

## PUBLIC SALE

The following personal property of FRANCISCA MELENDEZ RIVERA and WANDA LOPEZ will, on September 24, 2025, at 10:00 a.m., at 12100 Seminole Blvd, Lot #397, Largo, Pinellas County, Florida 33778; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

1986 PALM MOBILE HOME, VIN: PH09375A, TITLE NO.: 0044367764, and VIN: PH09375B, TITLE NO.: 0044354426 and all other personal property located therein

PREPARED BY: J. Matthew Bobo Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236 (PO#11096-3707) September 12, 19, 2025 25-04029N

## SECOND INSERTION

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

PROBATE DIVISION UCN: 522025CP007621XXESPR REF NO: 25-007621-ES IN RE: ESTATE OF ROBERT A. ROMIG, Deceased.

The administration of the Estate of ROBERT A. ROMIG, deceased, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The file number for the estate is 25-007621-ES. The estate is testate and the date of the decedent's Last Will and Testament is April 18, 2024.

The name and address of the Personal Representative and the Personal Representative's attorney is set forth below. The fiduciary lawyer-client privilege in Section 90.5021, Florida Statutes, applies with respect to the Personal Representative and any attorneys employed by the Personal Representative.

Any interested person on whom a copy of the Notice of Administration is served must file with the Court, on or before the date that is three (3) months after the date of service of a copy of the Notice of Administration on that person, any objection that challenges the validity of the will or any codicils, venue, or jurisdiction of the Court. The three (3) month time period may only be extended for estoppel based upon a misstatement by the Personal Representative regarding the time period within which an objection must be filed. The time period may not be extended for any other reason, including affirmative representation, failure to disclose information, or misconduct by the Personal Representative or any other person. Unless sooner barred by Section 733.212(3), Florida Statutes, all objections to the validity of a will or any codicils, venue or the jurisdiction of the Court must be filed no later than the earlier of the entry of any order of final discharge of the Personal Representative or one (1) year after service of the Notice of Administration. Persons who may be entitled to ex-

September 12, 19, 2025 25-04034N

empt property under Section 732.402, Florida Statutes, will be deemed to have waived their rights to claim that property as exempt property unless a Petition for Determination of Exempt Property is filed by such persons or on their behalf on or before the later of the date that is four (4) months after the date of service of a copy of the Notice of Administration on such persons or the date that is 40 days after the date of termination of any proceedings involving the construction, admission to probate. or validity of the will or involving any other matter affecting any part of the

exempt property. An election to take an elective share must be filed on or before the earlier of the date that is six (6) months after the date of service of a copy of the Notice of Administration on the surviving spouse, an agent under Chapter 709, Florida Statutes, or a guardian of the property of the surviving spouse; or the date that is two (2) years after the date of the decedent's death

## Personal Representative: Donna M. Romig

7028 64th Street North Pinellas Park, Florida 33781 Attorney for Personal Representative: Katie Jackson, Esq. GROWNEY, MCKEOWN & BARBER, P.A.  $3116~66 \mathrm{th}~\mathrm{Street}~\mathrm{North}$ St. Petersburg, Florida 33710 Telephone: (727) 384-3800 Fax: (727) 343-1685 Service E-Mail: kjackson@barber-law.com Florida Bar No.: 0100158 September 12, 19, 2025 25-03942N

#### NOTICE OF ADMINISTRATION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND

SECOND INSERTION

FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION

UCN: 522025CP007624XXESPR REF NO: 25-007624-ES IN RE: ESTATE OF JACK KASPER, Deceased.

The administration of the Estate of JACK KASPER, deceased, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The file number for the estate is 25-007624-ES. The estate is testate and the date of the decedent's Last Will and Testament is June 21,

The name and address of the Personal Representative and the Personal Representative's attorney is set forth below. The fiduciary lawyer-client privilege in Section 90.5021, Florida Statutes, applies with respect to the Personal Repesentative and any attorneys employed by the Personal Representative.

Any interested person on whom a copy of the Notice of Administration is served must file with the Court, on or before the date that is three (3) months after the date of service of a copy of the Notice of Administration on that person, any objection that challenges the validity of the will or any codicils, venue, or jurisdiction of the Court. The three (3) month time period may only be extended for estoppel based upon a misstatement by the Personal Representative regarding the time period within which an objection must be filed. The time period may not be extended for any other reason, including affirmative representation, failure to disclose information, or misconduct by the Personal Representative or any other person. Unless sooner barred by Section 733.212(3), Florida Statutes, all objections to the validity of a will or any codicils, venue or the jurisdiction of the Court must be filed no later than the earlier of the entry of any order of final discharge of the Personal Representative or one (1) year after service of the Notice of Administration.

Persons who may be entitled to exempt property under Section 732.402, Florida Statutes, will be deemed to have waived their rights to claim that property as exempt property unless a Petition for Determination of Exempt Property is filed by such persons or on their behalf on or before the later of the date that is four (4) months after the date of service of a copy of the Notice of Administration on such persons or the date that is 40 days after the date of termination of any proceedings involving the construction, admission to probate, or validity of the will or involving any other matter affecting any part of the exempt property.

An election to take an elective share must be filed on or before the earlier of the date that is six (6) months after the date of service of a copy of the Notice of Administration on the surviving spouse, an agent under Chapter 709, Florida Statutes, or a guardian of the property of the surviving spouse; or the date that is two (2) years after the date of the decedent's death

Personal Representative: Jean Kasper 380 Riverway, #1 Boston, MA 02115

Attorney for Personal Representative: Katie Jackson, Esq. GROWNEY, MCKEOWN & BARBER, P.A. 3116 66th Street North St. Petersburg, Florida 33710 Telephone: (727) 384-3800 Fax: (727) 343-1685 Service E-Mail: kjackson@barber-law.com Florida Bar No.: 0100158 September 12, 19, 2025 25-03944N

## 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.

VIEW NOTICES ONLINE AT Legals.BusinessObserverFL.com

To publish your legal notice call: 941-906-9386

PINELLAS COUNTY

AMENDED

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

PINELLAS COUNTY, FLORIDA

PROBATE DIVISION

File No. 25-7304-ES

Division 003 IN RE: ESTATE OF

RONALD E. FOLLADORI

Deceased.

The administration of the estate of

Ronald E. Folladori, deceased, whose

date of death was June 3, 2025, is pending in the Circuit Court for Pinellas

County, Florida, Probate Division, the

address of which is 315 Court Street, Clearwater, Florida 33756. The names

and addresses of the personal represen-

tative and the personal representative's

er persons having claims or demands

against decedent's estate on whom a

copy of this notice is required to be

served must file their claims with this court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME

OF THE FIRST PUBLICATION OF

THIS NOTICE OR 30 DAYS AFTER

THE DATE OF SERVICE OF A COPY

The personal representative has no

duty to discover whether any property

held at the time of the decedent's death

by the decedent or the decedent's sur-

OF THIS NOTICE ON THEM.

All creditors of the decedent and oth-

attorney are set forth below.

#### SECOND INSERTION

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

File No. 25-007894-ES Division 003 IN RE: ESTATE OF TRACI ELLEN PARKER, A/K/A TRACI E. PARKER Deceased.

The administration of the estate of Traci Ellen Parker, a/k/a Traci E. Parker, deceased, whose date of death was June 26, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

> Personal Representative: /s/Gail E. Parker Gail E. Parker

 $3607\,\mathrm{Whispering}$ Oaks Lane #404 Palm Harbor, Florida 34684 Attorney for Personal Representative: /s/Richard A. Venditti Richard A. Venditti Florida Bar Number: 280550 500 East Tarpon Avenue Tarpon Springs, FL 34689 Telephone: (727) 937-3111 Fax: (727) 938-9575 E-Mail: richard@tarponlaw.com Secondary E-Mail:

viving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, September 12, 19, 2025 25-03995N Florida Statutes, applies, or may apply,

SECOND INSERTION

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

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

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

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

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

Personal Representative: /s/Richard A. Venditti Richard A. Venditti 500 E Tarpon Ave

Tarpon Springs, Florida 34689 Attorney for Personal Representative: /s/Richard A. Venditti Richard A. Venditti Florida Bar Number: 280550 500 East Tarpon Avenue Tarpon Springs, FL 34689 Telephone: (727) 937-3111 Fax: (727) 938-9575 E-Mail: richard@tarponlaw.com Secondary E-Mail: adrian@tarponlaw.com

September 12, 19, 2025 25-04006N

## SECOND INSERTION

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

> File No. 25-008178-ES **Division Probate** IN RE: ESTATE OF ROBIN L. BRASSINE Deceased.

The administration of the estate of Robin L. Brassine, deceased, whose date of death was July 4, 2025, is pending in the Circuit Court for PINELLAS County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the personal representative the personal representative's attorney are set forth below.

All creditors of the decedent and oth-

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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: Michael A. Lane

3130 70th Street North St. Petersburg, Florida 33710 Attorney for Personal Representative: Morgan M. McQueen Attorney Florida Bar Number: 1026045

LEGACY PROTECTION LAWYERS, LLP 100 Second Avenue South, Suite 900 St. Petersburg, FL 33701 Telephone: (727) 471-5868

morgan@legacyprotectionlawyers.com Secondary E-Mail: karen@legacyprotectionlawyers.com

September 12, 19, 2025 25-04013N

## SECOND INSERTION

NOTICE TO CREDITORS (summary administration) IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION

File No. UCN:522025CP007464XXESXX Division 25-007464-ES IN RE: ESTATE OF JAMES GORDON PENDLEY, 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 JAMES GOR-DON PENDLEY, deceased, File Number UCN:522025CP007464XXESXX: by the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756; that the decedent's date of death was January 15, 2025; that the total value of the estate is Homestead Real Property and o Non-Exempt Assets, approximate amount of \$0.00 and that the names and addresses of those to whom it has been assigned by such

Beneficiaries: Address KRISTEN PENDLEY FRACK 2242 Bascom Way Clearwater, FL 33764 DEBRA DENISE BROWN 11713 Little River Way Parrish, FL 34219 JAMES THOMAS PENDLEY 3937 Regent Street Madison, WI 53705

ALL INTERESTED PERSONS ARE

adrian@tarponlaw.com

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.

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

**Person Giving Notice:** /s/Debra Denise Brown DEBRA DENISE BROWN 11713 Little River Way

Parrish, FL 34219 Attorney for Person Giving Notice: /s/Danielle McManus Noble Danielle McManus Noble Attorney for Petitioners Florida Bar No. #119451  ${\bf McMANUS~\&~McMANUS,~P.A.}$ 79 Overbrook Blvd. Largo, Florida 33770-2899 Telephone: (727) 584-2128 Fax: (727) 586-2324 Email: danielle@ mcmanuse state planning.comLawOffice@ McManusEstatePlanning.com September 12, 19, 2025 25-03994N

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-005231-ES IN RE: ESTATE OF MARGARET ANN DABDOUB a/k/a MARGARET A. DABDOUB a/k/a MARGARET DABDOUB

Deceased. The administration of the Estate of Margaret Ann Dabdoub a/k/a Margaret A. Dabdoub a/k/a Margaret Dabdoub, deceased, whose date of death was August 7, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 545 1st Avenue N., St. Petersburg, Florida 33701. The names and addresses of the Personal Representative and the Personal Representative's Attorney are

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 AF-TER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

The Personal Representative has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

Personal Representative: **George J. Dabdoub** 17940 Gulf Boulevard Apt. 11E

Redington Shores, Florida 33708 Attorney for Personal Representative: Ashly Mae Guernaccini, Esq. Florida Bar Number: 1022329 At Cause Law Office, PLLC 314 S. Missouri Avenue, Suite 201 Clearwater, Florida 33756 Telephone: (727) 477-2255 Fax: (727) 234-8024 E-Mail: ashly@atcauselaw.com Secondary E-Mail: shelby@atcauselaw.com September 12, 19, 2025 25-04004N

### SECOND INSERTION

NOTICE TO CREDITORS IN THE SIXTH JUDICAL CIRCUIT COURT IN AND FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION Case No. 25-006978-ES

Section: 3 IN RE: ESTATE OF BRIAN A VIRE Deceased.

The administration of the estate of Brian A Vire, deceased, whose date of death was May 3, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Rm 106, Clearwater, FL 33756 Attn: Probate Division. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and oth-

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER

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

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

Personal Representative: Cassandra Howard

1790 E. Orangeside Road Palm Harbor, Florida 34683 Attorney for Personal Representative: /s/ Spiro J. Verras Spiro J. Verras, Esq. Florida Bar Number: 479240 31640 US Highway 19 N,

Palm Harbor, Florida 34684 Telephone: (727) 493-2900 Fax: (888) 908-5750 Email: spiro@verras-law.com Secondary Email: contact@verras-law.com September 12, 19, 2025 25-04022N

## SECOND INSERTION

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

File No. 25-007182-ES Division: Probate IN RE: ESTATE OF EDWARD JULIAN HUGHSON A/K/A JULIAN HUGHSON Deceased.

The administration of the estate of ison a/k/a Hughson, deceased, whose date of death was February 22, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is Pinellas County Clerk of the Circuit Court Pinellas County Justice Center, 14250 49th St N, Clearwater, FL 33762. 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS ALL CLAIMS NOT FILED WITHIN

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

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

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

Personal Representative: Faye Hughson c/o Amy Lin, BMO Private Wealth / **BMO Trust Company** 1600 Carling Ave. Suite 410 Ottawa, Ontario K1Z 1B4

Attorney for Personal Representative: Ellie K. Harris, Esq. Florida Bar Number: 0021671 Elise V. Bouchard, Esq. Florida Bar Number: 0109033 Schwarz & Harris, P.A. 17841 Murdock Circle Port Charlotte, Florida 33948 Telephone: (941) 625-4158 Fax: (941) 625-5460 E-Mail: e-service@schwarzlaw.net Secondary E-Mail: mackenzie@schwarzlaw.net September 12, 19, 2025 25-03954N

## FOURTH INSERTION

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

JUVENILE DIVISION

24-00008DP-2 FSFN: 103209455 In the Interest of: D.L., DOB: 01/06/2024 PID 312283314

TO: Jessica Harford Transient

A Child.

You are hereby notified that a Petition under oath has been filed in the above-styled Court for the termination of your parental rights of D.L., a male child, born on 01/06/2024, in St. Petersburg, Pinellas County, Florida, to the mother, Jessica Harford, and commitment of this child to the State of Florida Department of Children and Families for subsequent adoption. You are hereby noticed and commanded to be and appear before the Honorable  $Kimberly\,Campbell, Judge\,of\,the\,Circuit$ Court, at the Pinellas County Justice Center, 14250 49th Street North, Annex Courtroom C, Clearwater, Pinellas County, Florida, 33762, on October 21, 2025, at 10:00 a.m.

FAILURE TO PERSONALLY AP-PEAR AT THIS ADVISORY HEAR-ING CONSTITUTES CONSENT TO THE TERMINATION OF PARENTAL RIGHTS OF THIS CHILD. IF YOU FAIL TO PERSONALLY APPEAR ON THE DATE AND TIME SPECIFIED YOU MAY LOSE ALL YOUR LEGAL RIGHTS AS A PARENT TO THIS CHILD NAMED IN THE PETITION. AN ATTORNEY CANNOT APPEAR

YOU HAVE THE RIGHT TO BE REPRESENTED BY A LAWYER. IF YOU CANNOT AFFORD ONE, THE COURT WILL APPOINT ONE FOR

PURSUANT TO SECTIONS 39.802 (4) (d) AND 63.082 (6) (g) , FLORIDA STATUTES, YOU ARE HEREBY IN-FORMED OF THE AVAILABILITY OF PRIVATE PLACEMENT WITH AN ADOPTION ENTITY, AS DEFINED SECTION 63.032(3), FLORIDA STATUTES.

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

Witnessed my hand and seal of this Court at Clearwater, Pinellas County, Florida on this 22nd day of August,

> (SEAL) CIRCUIT COURT PINELLAS COUNTY, FLORIDA CLERK OF COURT DEPUTY CLERK

BRUCE BARTLETT, State Attorney Sixth Judicial Circuit of Florida P.O. Box 17500 Clearwater, Florida 33762 727-464-6221 AC|0814gn1

Aug. 29; Sept. 5, 12, 19, 2025

## FOURTH INSERTION

NOTICE OF ACTION ON PETITION TO TERMINATE PARENTAL RIGHTS PENDING ADOPTION AND NOTICE OF FINAL HEARING

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

CASE NO.: 24-004170-FD IN THE MATTER OF THE TERMINATION OF PARENTAL RIGHTS FOR THE PROPOSED ADOPTION OF A MINOR CHILD REGHAN MAE-LYNN YOUNG D/O/B: FEBRUARY 11, 2017

TO: REGINALD DENARD YOUNG PHYSICAL DESCRIPTION: African American, 5'10", DOB 12/29/1972, brown eyes, black and gray hair, dark complexion

LAST KNOWN ADDRESS: HOME-YOU ARE HEREBY NOTIFIED

that a Petition for Voluntary Termination of Parental Rights has been filed with the Clerk of Court, and you have an interest in this matter as an alleged biological father of a child which is subject matter of this case, born on February 11, 2017 at Prince George's Hospital Center, Cheverly, Prince George County, Maryland. You are required to serve a copy of your written defenses, if any, to said action on Daniel M. Hartzog, Jr., Esquire, 1405 Oakfield Drive, Brandon, Florida 33511, and to file the original with the Clerk of this Court at 315 Court Street, Clearwater, Florida 33756, on or before thirty (30) days from the first date of publication, otherwise a default will be entered against you for the relief demanded in this Notice of Intended Adoption Plan. There will be

a hearing on the petition to terminate parental rights pending adoption on October 6, 2025 at 2:00 p.m. in Courtroom J3.240, Pinellas County Courthouse Annex, 14250 49th Street North, Clearwater, Florida 33762, before the Honorable Patrice Moore.

UNDER SECTION 63.089, FLORI-DA STATUTES, FAILURE TO TIME-LY FILE A WRITTEN RESPONSE TO THIS NOTICE AND THE PETITION AND PEAR AT THIS HEARING CONSTI-TUTES GROUNDS UPON WHICH THE COURT SHALL END ANY PA-RENTAL RIGHTS YOU MAY HAVE OR ASSERT REGARDING THE MI-NOR CHILD.

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEED-ING. YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. WITHIN TWO (2) WORKING DAYS OF YOUR RECEIPT OF THIS SUMMONS, PLEASE CONTACT THE HUMAN RIGHTS OFFICE. 813-276-8110(V/

Dated this 08/21/2025 day of August, 2025.

KEN BURKE, CPA CLERK OF CIRCUIT COURT BY: Stevie Avars As Deputy Člerk KEN BURKE. CLERK CIRCUIT COURT 315 Court Street Clearwater, Pinellas County, FL 33756-5165

Prepared by Daniel M. Hartzog, Jr., Esquire Aug. 29; Sept. 5, 12, 19, 2025

## Subscribe to the Business Observer today! Visit Businessobserverfl.com

SECOND INSERTION

PINELLAS COUNTY

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND

FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File Number: 25-007052-ES IN RE: THE ESTATE OF ROBERT SEGARRA

## Deceased.

The administration of the estate of Robert Segarra, deceased, whose date of death was June 16, 2025, is pending

in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court St Ste 300, Clearwater, FL 33756. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-

TION 733.702 WILL BE FOREVER

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

The date of first publication of this

2232 Sunset Circle

Attorney for Personal Representative: Hollyn J. Foster, Esq. Florida Bar Number: 0020883 Bowers & Foster Elder Law, P. A. 6789 Southpoint Parkway, Suite 300 Jacksonville, FL 32216 Telephone: (904) 998-0724 Fax: (904) 998-0732 E-Mail: hfoster@bowersfoster.com Secondary E-Mail: mford@bowersfoster.com

### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-006121-ED IN RE: ESTATE OF PATRICIA ANN GERHARD, a/k/a Patricia Gerhard, a/k/a Patti Gerhard,

**Deceased.**The administration of the Estate of Patricia Ann Gerhard, a/k/a Patricia Gerhard, a/k/a Patti Gerhard, deceased, whose date of death was March 1, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Room 106, Clearwater, FL 33756. The names and addresses of the Personal Representative and the Personal Representative's attorney are

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.

set forth below.

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

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

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

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

#### Personal Representative: Jay Schrader

9349 90th Terrace Seminole, Florida 33777 Attorney for Personal Representative: Cyrus Malhotra, Esq., Attorney Florida Bar Number: 0022751 THE MALHOTRA LAW FIRM, P.A. 3903Northdale Blvd., Suite  $100\mathrm{E}$ Tampa, FL 33624 Telephone: (813) 902-2119 Fax: (727) 290-4044 E-Mail:

filings@FL probate solutions.comSecondary E-Mail: cortney@flprobatesolutions.com September 12, 19, 2025 25-03957N

## SECOND INSERTION

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

PROBATE DIVISION File No. 2025-007963-ES **Division Probate** IN RE: ESTATE OF AMBER NICOLE SHONK-TUCKER

Deceased. The administration of the estate of Amber Nicole Shonk-Tucker, deceased, whose date of death was May 29, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Street, Clearwater, Florida Court 33756. The names and addresses of the personal representative and the personal representative's attorney are

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

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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:** 4015 North Highland Drive

Hillsdale, Michigan 49242 Attorney for Personal Representative: /s/ Nicole Bell Cleland Nicole Bell Cleland, Esq. Attorney for Personal Representative Florida Bar Number: 124934 LEGACY PROTECTION LAWYERS, LLP

100 Second Avenue South, Suite 900 St. Petersburg, Florida 33701 Telephone: 727.471.5868 E-Mail: nbell@legacyprotectionlawvers.com

Secondary E-Mail: karen@legacyprotection lawyers.com

September 12, 19, 2025 25-03981N BARRED.

DATE OF DEATH IS BARRED.

notice is September 12, 2025. Personal Representative:

Robert Segarra, II Largo, FL 33770

September 12, 19, 2025 25-04016N

## SECOND INSERTION

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

File No. 25-008078-ES IN RE: ESTATE OF CORLISS R. SKEPPER, Deceased.

The administration of the Estate of CORLISS R. SKEPPER, Deceased, whose date of death was June 19, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the Personal Representative and the Personal Representative's Attorney are set forth below.

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

The Personal Representative has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

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

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

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

Personal Representative: PATRICIA A. KIDDOO 2229 Americus Blvd. W.

Clearwater, FL 33763 Attorney for Personal Representative: RANDALL D. BASKIN, ESQUIRE FBN 118082

BASKIN EISEL RIGHTMYER, Attorneys at Law 14020 Roosevelt Boulevard, Suite 808 Clearwater, FL 33762 Telephone: 727-572-4545 Facsimile: 727-572-4646 Primary Email: rbaskin@baskineisel.com Secondary Email: brittany@baskineisel.com Secondary Email: eservice@baskineisel.com September 12, 19, 2025 25-03948N

## SECOND INSERTION

NOTICE TO CREDITORS (summary administration) IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA

PROBATE DIVISION UCN:522025CP004126XXESXX File # 25-004126-ES IN RE: ESTATE OF ROBERT ELLSWORTH BABCOCK, aka ROBERT E. BABCOCK

Deceased. TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST ABOVE ESTATE:

You are hereby notified that an Order of Summary Administra-tion has been entered in the estate of ROBERT ELLSWORTH BAB-COCK, also known as ROBERT E. BABCOCK, deceased, File Number UCN:522025CP004126XXESXX; by the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756; that the decedent's date of death was June 11, 2024; that the total value of the estate is Non-Exempt Property in the amount of \$105.00 and that the names and addresses of those to whom it has been assigned by such order are:

Beneficiaries: DANIEL W. BABCOCK 19137 E Raven Dr. Queen Creek, AZ 85142 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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.

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

#### Person Giving Notice: /s/Daniel W. Babcock DANIEL W. BABCOCK 19137 E Raven Dr.

Queen Creek, AZ 85142 Attorney for Person Giving Notice: /s/Danielle McManus Noble Danielle McManus Noble Attorney for Petitioner Florida Bar No. #119451 McMANUS & McMANUS, P.A. 79 Overbrook Blvd. Largo, Florida 33770-2899 Telephone: (727) 584-2128 Fax: (727) 586-2324 Email: danielle@ mcmanusestateplanning.com Secondary Email: lawoffice@ mcmanuse state planning.comSeptember 12, 19, 2025 25-03946N

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-006322-ES

IN RE: ESTATE OF RONALD CLARENCE MOYER Deceased.

The administration of the estate of Ronald Clarence Moyer, deceased, who died on May 30, 2025, is pending in the Circuit Court for PINELLAS County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

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

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

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

Leanne Haselden 145 Wildwood Lane SE St. Petersburg, FL 33705Attorney for Personal Representative: /s/ Edward C. Castagna, Jr. Edward C. Castagna, Jr. Attorney Florida Bar Number: 0198102 611 Druid Rd. E, Suite 717 Clearwater, FL 33756 Telephone: (727) 446-6699 Fax: (727) 446-3388 E-Mail: eservice.castagna@gmail.com September 12, 19, 2025 25-03947N

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No.: 25-008051-ES-003

Division: 003 IN RE: ESTATE OF AKEMI BERLAND, Deceased.

The administration of the estate of Akemi Berland, deceased, whose date of death was January 30, 2025; social security number xxx xx 6602, 25-008051-ES-003, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The 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, pursuant to F.S. §732.216-§732.228, applies or may apply, unless a written demand is made by the creditor as specified under F.S.§732.2211.

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

## MONA T. BERLAND Personal Representative

11012 Bermuda Dunes NE Albuquerque, New Mexico 87111 GREGORY A. FOX Attorney for Personal Representative

Florida Bar No. 382302 FOX & FOX, P.A. 2515 Countryside Blvd. Ste G Clearwater, Florida 33763 Telephone: 727-796-4556 E-mail: greg@foxlawpa.com September 12, 19, 2025 25-03970N

## SECOND INSERTION

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

File No. 25-006834-ES IN RE: ESTATE OF BETTY CROWE Deceased.

The administration of the estate of Betty Crowe, deceased, whose date of death was January 20, 2025, is pending in the Circuit Court for PINELLAS County, Florida, Probate Division, the address of which is 545 1st Ave. N., St. Petersburg, FL 33701. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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 SEC-TION 733.702 WILL BE FOREVER BARRED.

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

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

#### Personal Representative: Judy Lynn Stephens 1099 40th Ave. NE

St. Petersburg, Florida 33703 Attorney for Personal Representative: /S/ AMANDA O. SINGLETON AMANDA O. SINGLETON Attorney

425 22nd Avenue N. Suite D SAINT PETERSBURG, FL 33704 Telephone: (727) 755-4316 Fax: (727) 234-8831 E-Mail: amanda@singletonlegal.com

September 12, 19, 2025 25-03972N

Florida Bar Number: 0015957

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-003511-ES **Division Probate** IN RE: ESTATE OF MARK PRESTON HUNTER,

Deceased. administration of of MARK PRESTON HUNTER, deceased, whose date of death was July 24, 2024, is pending in the Circuit Court for PINELLAS County, Florida, Probate Division, the address of which is 315 Court St. Clearwater. FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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 12, 2025. Personal Representative: PAUL E. CAPUTO

765 Crestridge Drive Tarpon Springs, FL 34688 Attorney for Personal Representative: M. Donald Reddish E-Mail Addresses: donald@reddishlawfirm.com Linda@reddishlawfirm.com Florida Bar No. 0165565 Reddish Law Firm 28050 U.S. Hwy. 19 North., Suite 208 Clearwater, FL 33761 Telephone: 727-723-0004 September 12, 19, 2025 25-04041N

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-005855-ES **Division Probate** IN RE: ESTATE OF ROBERT R. CULPEPPER

Deceased. The administration of the estate of Robert R. Culpepper, deceased, whose date of death was November 13, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Room 106, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are

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

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

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

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

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

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

## Personal Representative: Peter B. Hamarich

175 1st Street S., #2003 St. Petersburg, Florida 33701 Attorney for Personal Representative: Edward John Welch, Esq. Attorney for Personal Representative Florida Bar Number: 685089 Welch Law, PLLC 641 University Blvd, Ste. 108 Jupiter, Florida 33458 Telephone: 561) 413-9536 E-Mail: ew@welch.law September 12, 19, 2025 25-03951N SECOND INSERTION

PINELLAS COUNTY

NOTICE TO CREDITORS IN THE SIXTH JUDICIAL CIRCUIT COURT IN AND FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-007455-ES Section: 003 IN RE: ESTATE OF MYRNA MARIE HAMILTON,

Judith Santore AKA Judy Santore, de-

ceased, whose date of death was March

29, 2025, is pending in the Circuit Court for Pinellas County, Florida, Pro-

bate Division, the address of which is

315 Court St, Clearwater, FL 33756. The

names and addresses of the personal

representative and the personal repre-

All creditors of the decedent and oth-

er persons having claims or demands

against decedent's estate on whom a

copy of this notice is required to be

served must file their claims with this court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME

OF THE FIRST PUBLICATION OF

THIS NOTICE OR 30 DAYS AFTER

THE DATE OF SERVICE OF A COPY

The personal representative has no

duty to discover whether any property

held at the time of the decedent's death

by the decedent or the decedent's sur-

viving spouse is property to which the

Florida Uniform Disposition of Com-

munity Property Rights at Death Act as described in ss. 732.216-732.228,

Florida Statutes, applies, or may apply,

OF THIS NOTICE ON THEM.

sentative's attorney are set forth below.

Deceased. The administration of the Estate of

Myrna Marie Hamilton, Deceased, whose date of death was September 9 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are

> 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

PROBATE DIVISION

File No. 25-004089-ES

IN RE: ESTATE OF

A/K/A DRAKE SWEET

Deceased.

The administration of the Estate of

Drake B. Sweet a/k/a Drake Bernard

Sweet a/k/a Drake Sweet, deceased, whose date of death was March 13, 2025,

is pending in the Circuit Court for Pinel-

las County, Florida, Probate Division,

the address of which is 545 1st Avenue

N, St. Petersburg, Florida 33701. The

names and addresses of the Personal

Representative and the Personal Repre-

sentative's Attorney are set forth below.

other persons having claims or de-mands against Decedent's Estate on

whom a copy of this Notice is required to be served must file their claims with

this Court ON OR BEFORE THE

LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION

OF THIS NOTICE OR 30 DAYS AF-

TER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

and other persons having claims or de-

mands against Decedent's Estate must

file their claims with this Court WITH-

IN 3 MONTHS AFTER THE DATE OF

THE FIRST PUBLICATION OF THIS

The Personal Representative has no

All other creditors of the Decedent

All creditors of the Decedent and

file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702, FLORIDA STATUES, 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 September 12, 2025.

Sherry L. O'Dell Personal Representative 2255 Starkey Road #8 Largo, Florida 33771

McFARLAND, GOULD, LYONS, SULLIVAN & HOGAN, P.A.

Gary W. Lyons Gary W. Lyons, Esq. Attorney for Petitioner Florida Bar No. 268186 1659 Achieva Way, Suite 128 Dunedin, Florida 34698 Telephone: (727) 461-1111 glyons@mglegalteam.com probateteam@mglegalteam.com September 12, 19, 2025 25-04005N

## SECOND INSERTION

NOTICE TO CREDITORS unless a written demand is made by a IN THE CIRCUIT COURT FOR creditor as specified under s. 732.2211. PINELLAS COUNTY, FLORIDA Florida Statutes. The written demand PROBATE DIVISION must be filed with the clerk. File No. 25-006967-ES

All other creditors of the decedent **Division Probate** and other persons having claims or de-IN RE: ESTATE OF JUDITH SANTORE mands against decedent's estate must file their claims with this court WITH-AKA JUDY SANTORE IN 3 MONTHS AFTER THE DATE OF **Deceased.**The administration of the estate of THE FIRST PUBLICATION OF THIS NOTICE.

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

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

DATE OF DEATH IS BARRED. The date of first publication of this notice is September 12, 2025.

Personal Representative: Monica T. Gonzalez

41 Water Ln N Levittown, New York 11756 Attorney for Personal Representative: Rachel M. Wagoner Attorney Florida Bar Number: 736066 COLEN & WAGONER, P.A. 1756 N. Belcher Road Clearwater, Florida 33765 Telephone: (727) 545-8114 Fax: (727) 545-8227 E-Mail: rachel@colenwagoner.com Secondary E-Mail: probate@colenwagoner.com September 12, 19, 2025 25-03971N

### SECOND INSERTION

duty to discover whether any property held at the time of the Decedent's death NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA by the Decedent or the Decedent's sur-Florida Uniform Disposition of Com-DRAKE B. SWEET A/K/A DRAKE BERNARD SWEET

> must be filed with the Clerk. ALL CLAIMS NOT FILED WITHIN FLORIDA STATUTES SEC-

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.

Notice is September 12, 2025. Personal Representative:

501 Orangeview Avenue Clearwater, Florida 33755 Ashly Mae Guernaccini, Esq. 314 S. Missouri Avenue, Suite 201 Clearwater, Florida 33756 Telephone: (727) 477-2255 Fax: (727) 234-8024 E-Mail: ashly@atcauselaw.com Secondary E-Mail:

viving spouse is property to which the munity Property Rights at Death Act as described in Ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under S. 732.2211, Florida Statutes. The written demand

THE TIME PERIODS SET FORTH TION 733.702 WILL BE FOREVER

The date of first publication of this

Kathleen S. Sweet

Attorney for Personal Representatives Florida Bar Number: 1022329 At Cause Law Office, PLLC shelby@atcauselaw.com September 12, 19, 2025 25-03982N

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-006975ES

IN RE: ESTATE OF PAUL L. SVEC A/K/A PAUL LOUIS SVEC Deceased.

The administration of the estate of PAUL L. SVEC A/K/A PAUL LOUIS SVEC, deceased, whose date of death was June 7, 2025, is pending in the Circuit Court for PINELLAS County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

DATE OF DEATH IS BARRED. The date of first publication of this

notice is: September 12, 2025. Personal Representative: MEGAN K. SVEC 11330 - 110th Terrace

Largo, Florida 33778 Attorney for Personal Representative: Michael D. Cavonis Attorney Florida Bar Number: 1038725 DeLoach, Hofstra & Cavonis, P.A. 8640 Seminole Boulevard Seminole, FL 33772

Fax: (727) 3935418

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-007101-ES IN RE: ESTATE OF JERRY WADE SEABORN

Deceased. The administration of the estate of Jerry Wade Seaborn, deceased, whose date of death was December 8, 2023, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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 SEC-TION 733.702 WILL BE FOREVER

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

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

Personal Representative: Michael O. Taylor 109 Morning Star Cay Naples, Florida 34114

Attorney for Personal Representative: Mark G. Turner, Esquire Florida Bar Number: 794929 Straughn & Turner, P.A. Post Office Box 2295 Winter Haven, Florida 33883-2295 Telephone: (863) 293-1184 Fax: (863) 293-3051 E-Mail: mturner@straughnturner.com Secondary E-Mail: ahall@straughnturner.com September 12, 19, 2025 25-04023N SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-006494-ES IN RE: ESTATE OF ALMOR P. FAVARO Deceased.

The administration of the estate of Almor P. Favaro, deceased, who was found deceased on May 24, 2025, is pending in the Circuit Court for PINELLAS County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN

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

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: Elliott Favaro 11 Standish Rd. Norfolk, VA 02056

Attorney for Personal Representative: /s/ Edward C. Castagna, Jr. Edward C. Castagna, Jr. Florida Bar Number: 0198102 611 Druid Rd. E, Suite 717 Clearwater, FL 33756 Telephone: (727) 446-6699 Fax: (727) 446-3388 E-Mail: eservice.castagna@gmail.com September 12, 19, 2025 25-03953N

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

PROBATE DIVISION CASE NO. 25-008166-ES IN RE: THE ESTATE OF BARBARA J. KENTNER, Deceased

The administration of the estate of BARBARA J. KENTNER, deceased, whose date of death was June 16, 2025, File Number 25-0081662-ES, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attor-

ney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is served must file their claims with this Court 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 other persons having claims or demands against the estate of the decedent, must file their claims with this Court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

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

Personal Representative 1725 Hollander Avenue Clearwater, FL 33756 ROBERT C. THOMPSON, JR., Esquire FBN #390089 SPN #02528094 rt@thompsonfernald.com THOMPSON & FERNALD, P.A. 611 Druid Road East, Suite 705 Clearwater, Florida 33756 Tel: (727) 447-2290 Fax: (727) 443-1424

Attorney for Personal Representative

September 12, 19, 2025 25-03952N

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

PROBATE DIVISION File No. 25-7772-ES IN RE: ESTATE OF HERBERT MIDDLETON CONNER, JR., aka HERBERT M. CONNER, JR. Deceased.

The administration of the estate of HERBERT MIDDLETON CONNER, JR., also known as HERBERT M. CONNER, JR., deceased, whose date of death was June 24, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is: September 12, 2025. JOANNE L. CONNER

Personal Representative 9606 62nd Avenue North St. Petersburg, FL 33708 Robert D. Hines, Esq. Attorney for Personal Representative

Florida Bar No. 0413550 Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: jrivera@hnh-law.com

September 12, 19, 2025 25-03966N

SECOND INSERTION NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-008263-ES Division 4 IN RE: ESTATE OF JOHN MATTHEWS SMITH Deceased.

The administration of the estate of JOHN MATTHEWS SMITH, deceased, whose date of death was June 26, 2025, is pending in the Circuit Court for PINELLAS County, Florida, Probate Division, the address of which is 315 Court Street, Room 106, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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

Personal Representative: JACOB J. SMITH

 $8400\,49\mathrm{TH}$  ST, APT NO 318PINELLAS PARK, Florida 33714 Attorney for Personal Representative: FRANCIS M. LEE, Attorney Florida Bar Number: 0642215 4551 MAINLANDS BLVD W, STE F PINELLAS PARK, FL 33782 Telephone: (727) 576-1203 Fax: (727) 576-2161 E-Mail: patricia@frankleelaw.com Secondary E-Mail: frank@frankleelaw.com September 12, 19, 2025 25-04035N

Telephone: (727) 397-5571 E-Mail: mcavonis@dhclaw.com Secondary E-Mail: rbrandt@dhclaw.com September 12, 19, 2025 25-03987N

SECOND INSERTION

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-007187-ES IN RE: ESTATE OF

NOTICE TO CREDITORS

MICHAEL J. WHITE Deceased. The administration of the estate of MICHAEL J. WHITE, deceased, whose date of death was June 21, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the

address of which is 315 Court Street,

Clearwater, FL 33756. The names and

addresses of the personal representative

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

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

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

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

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

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

PATRICK W. WHITE Personal Representative 4941 NW 76th Place Pompano Beach, FL 33073 G. BARRY WILKINSON

Attorney for Personal Representative Florida Bar No. 0749230: SPN: 00864019 G. Barry Wilkinson, P.A. P. O. Box 41441 St. Petersburg, FL 33743-1441 Telephone: (727) 823-1514; Fax: (727) 823-0328 Email: gbarryw@tampabay.rr.comSecondary Email: alkuhn@tampabay.rr.com

September 12, 19, 2025 25-04021N

## SECOND INSERTION

NOTICE TO CREDITORS  $({\bf Summary\,Administration})$ IN THE SIXTH JUDICAL CIRCUIT COURT IN AND FOR PINELLAS COUNTY, FLORIDA PROBATE File No. 25-008176-ES Division 3

IN RE: ESTATE OF KENNETH EUGENE WEIDNER SR. 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 Kenneth Eugene Weidner Sr., deceased, File Number 25-008176-ES, by the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 2375 Gun Flint Trail, Palm Harbor, FL 34683; that the decedent's date of death was October 19, 2024; that the total value of the estate is \$219,354.00 Exempt and \$1969.44 Non-Exempt and that the names and addresses of those to whom it has been assigned by such order are:

Name Address Ken E. Weidner II 280 Hemingway Dr Oldsmar, FL 34677

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.

The date of first publication of this

Notice is: September 12, 2025 /s/Carol A. Lawson Carol A. Lawson Attorney for Ken E. Weidner Jr. Florida Bar Number: 132675 P.O. Box 2381 Dunedin, FL 34697 Telephone: (727) 410-2705 E-Mail: calh@gate.net September 12, 19, 2025 25-03996N

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No.: 25-008208-ES Division: 003 IN RE: ESTATE OF CHRISTINE R. THOMAS,

Deceased. The administration of the estate of CHRISTINE R. THOMAS, deceased, whose date of death was July 31, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME 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: GINGER UDEN 703 - 22nd Street SW

Largo, FL 33770

THEODORE R. SCHOFNER, ESQUIRE Attorney for Personal Representative Florida Bar No. 381357 / SPN: 01243397

Attorney for Personal Representative:

2117 Indian Rocks Road Largo, Florida 33774 Telephone: (727) 588-0290 Fax: (727) 584-0932 E-Mail: info@elderlawattorney.com September 12, 19, 2025 25-04028N

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION Ref # 25-008037-ES In re: Estate of BEVERLY A. BAUGHMAN

Deceased. The name of the decedent, the designation of the court in which the administration of this estate is pending, and the file number are indicated above. The address of the court is Pinellas County Courthouse, 315 Court Street, Clearwater, Florida 33756. The name and address of the personal representative and the personal representative's attorney are indicated below.

If you have been served with a copy of this notice and you have any claim or demand against the decedent's estate, even if that claim is unmatured, contingent or unliquidated, you must file your claim with the court ON OR BEFORE THE LATER OF A DATE THAT IS 3MONTHS AFTER THE FIRST PUB-LICATION OF THIS NOTICE OR 30 DAYS AFTER YOU RECEIVE A COPY OF THIS NOTICE.

All other creditors of the decedent and other persons who have claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with the court ON OR BEFORE THE DATE THAT IS 3 MONTHS AF-TER THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

EVEN IF A CLAIM IS NOT BARRED BY THE LIMITATIONS DESCRIBED ABOVE, ALL CLAIMS WHICH HAVE NOT BEEN FILED WILL BE BARRED TWO YEARS AF-TER DECEDENT'S DEATH.

The date of death of the decedent is July 7, 2025

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

## Personal Representative: JACKEE LYNN LALLY

2 Muriel Pl, Greenwich, CT 06831 Attorney for Personal Representative: NICOLAS S. ROBINSON, ESQ. NICOLAS S. ROBINSON, P.A. 6677 - 13th Ave N, St. Petersburg, FL 33710

Email: nick@nickrobinsonlaw.com T: (727) 490-8611 F: (855) 448-9843 Fla. Bar # 88797 September 12, 19, 2025 25-03950N

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

PROBATE DIVISION UCN: 522025CP007621XXESPR REF NO: 25-007621-ES IN RE: ESTATE OF ROBERT A. ROMIG, Deceased.

The administration of the Estate of ROBERT A. ROMIG, deceased, whose date of death was April 24, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

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

## Personal Representative: Donna M. Romig

7028 64th Street North Pinellas Park, Florida 33781

Attorney for Personal Representative: Katie Jackson GROWNEY, MCKEOWN & BARBER, P.A.  $3116~66 \mathrm{th}~\mathrm{Street}~\mathrm{North}$ St. Petersburg, Florida 33710 Telephone: (727) 384-3800 Fax: (727) 343-1685 Service E-Mail: kjackson@barber-law.com Florida Bar No.: 0100158 September 12, 19, 2025 25-03943N

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION Ref # 25-007173-ES In re: Estate of LOLITA MURTI SGROMO

Deceased. The name of the decedent, the designation of the court in which the administration of this estate is pending, and the file number are indicated above. The address of the court is Pinellas County Courthouse, 315 Court Street, Clearwater, Florida 33756. The name and address of the personal representative and the personal representative's attorney are indicated below.

If you have been served with a copy of this notice and you have any claim or demand against the decedent's estate. even if that claim is unmatured, contingent or unliquidated, you must file your claim with the court ON OR BEFORE THE LATER OF A DATE THAT IS 3 MONTHS AFTER THE FIRST PUB-LICATION OF THIS NOTICE OR 30 DAYS AFTER YOU RECEIVE A COPY OF THIS NOTICE.

All other creditors of the decedent and other persons who have claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with the court ON OR BEFORE THE DATE THAT IS 3 MONTHS AF-TER THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

EVEN IF A CLAIM IS NOT BARRED BY THE LIMITATIONS DESCRIBED ABOVE, ALL CLAIMS WHICH HAVE NOT BEEN FILED WILL BE BARRED TWO YEARS AF-TER DECEDENT'S DEATH.

The date of death of the decedent is November 24, 2024.

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

## Personal Representative: MIRANDA R. COLAVITO

11601 4th St N Apt No. 4517 St. Petersburg, FL 33716 Attorney for Personal Representative: NICOLAS S. ROBINSON, ESQ. NICOLAS S. ROBINSON, P.A. 6677 - 13th Ave N, Ste 3A St. Petersburg, FL 33710 Email: nick@nickrobinsonlaw.com T: (727) 490-8611 F: (855) 448-9843 Fla. Bar # 88797 September 12, 19, 2025 25-03955N

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY. FLORIDA

PROBATE DIVISION UCN: 522025CP007624XXESPR REF NO: 25-007624-ES

## IN RE: ESTATE OF JACK KASPER, Deceased.

The administration of the Estate of JACK KASPER, deceased, whose date of death was July 5, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the Personal Representative and the Personal Representative's attornev are set forth below.

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

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

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

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

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

## Personal Representative: Jean Kasper

Attorney for Personal Representative:

380 Riverway, #1 Boston, MA 02115

Katie Jackson GROWNEY, MCKEOWN & BARBER, P.A. 3116 66th Street North St. Petersburg, Florida 33710 Telephone: (727) 384-3800 Fax: (727) 343-1685 Service E-Mail: kjackson@barber-law.com Florida Bar No.: 0100158 September 12, 19, 2025 25-03945N

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR PINELLAS COUNTY. STATE OF FLORIDA, PROBATE DIVISION Case No: 25-007986 ES IN RE: ESTATE OF SHIRLEY J. CASSIDY

Deceased The administration of the estate of SHIRLEY J. CASSIDY, deceased, whose date of death was on May 31, 2018, is pending in the Circuit Court for Pinellas County, Florida, Probate Department, 315 Court Street, Clearwater FL 33756. The name and address of the Personal Representative and the Personal Representative's Attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against the decedent's curatorship / estate, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICES OF A COPY OF THIS NO-TICE ON THEM.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

NOTWITHSTANDING 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 12, 2025 Personal Representative: John Wheeler

c/o McLane McLane & McLane 275 Clearwater-Largo Road North

Largo, FL 33770 Attorney for Personal Representative: Sara Evelyn McLane, Esquire 275 Clearwater-Largo Road North Largo, FL 33770-2300 (727) 584-2110 Florida Bar #0845930

## September 12, 19, 2025 25-03956N SECOND INSERTION

E-mail: McLane@McLane-Law.com

NOTICE TO CREDITORS  $(summary\ administration)$ IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA

#### PROBATE DIVISION File No. 522025CP008148XXESPR IN RE: ESTATE OF ELIZABETH GARFIELD,

## 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 ELIZABETH GARFIELD, deceased, File Number 522025CP008148XXESPR; by the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756; that the decedent's date of death was June 24, 2025; that the total value of the estate is \$39,017.55 consisting of intangible personal property (bank account) and that the names and addresses of those to whom it has been assigned by such order are:

Beneficiary: ELIZABETH GARFIELD REVOCABLE TRUST, dated May 6,

16 West 16th Street, Apt. 14 DS New York, New York 10011 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.

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

#### Person Giving Notice: MAX GARFIELD

16 West 16th Street, Apt. 14 DS New York, New York 10011

Attorney for Person Giving Notice: JAMIL G. DAOUD, ESQ. Florida Bar No. 25862 Foley & Lardner LLP 100 N. Tampa Street, Suite 2700 Tampa, Florida 33602 Telephone: (813) 229-2300 Email: jdaoud@foley.com September 12, 19, 2025 25-03997N

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY FLORIDA, PROBATE DIVISION File No.: 25-007790-ES

Division: Probate IN RE: ESTATE OF JOSEPH M. PUGLIANO Deceased. The administration of the estate of JOSEPH M. PUGLIANO, deceased,

whose date of death was March 9, 2025, and whose social security number is xxx-xx-3803, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court St., Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

All other creditors of the decedent

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

NOTICE. 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 9/12/2025.

Personal Representative: JOHN A. PUGLIANO 14644 S. Alpine View Dr., Herriman, UT 84096 Attorney for Personal Representative: Alan S. Gassman

E-Mail Address: alan@gassmanpa.com E-Mail Address: brock@gassmanpa.com Florida Bar No.: 371750 Gassman, Denicolo & Ketron, P.A. 1245 Court Street Clearwater, Florida 33756 Telephone: (727) 442-1200 September 12, 19, 2025 25-04040N

### FOURTH INSERTION

### NOTICE OF ACTION FOR TERMINATION OF PARENTAL RIGHTS

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

FLORIDA Case No.: 17-003944-FD SECTION: 23

### IN RE: **Voluntary Termination of Parental** Rights

TO: {name of Respondent} Heather Ann Halifax {Respondent's last known address} 3381 Dunemoor Ct

Palm Harbor, FL 34585 YOU ARE NOTIFIED that a Petition for Termination of Parental Rights has

{name of Petitioner} Kevin M. Halifax whose address is 19651 Gulf Boulevard Unit A11 Indian Shores, FL 33785 on or before {date} 28 Days After 1st publication and file the original with the clerk of this Court at {clerk's address} 315 Court St. Clearwater, FL 33756, Service on Petitioner or imme-

diately thereafter The minor child(ren) are identified as

follows: Name: Date of Birth, Place of Birth  $R.H.H\ 10/09/2015 \quad St\ Petersburg, FL$ Physical Description of Petitioner: Name: Kevin M. Halifax Age: 50 Race: White

Hair Color: Brown Eye Color: Green Approximate Height: 5'10" Approximate Weight: 190lbs Reason For Termination Request: Petitioner will show a history of Malicious Parent Syndrome by Respondent leading to Petitioner being Alienated from Child and unable to form a relationship or bond with child. This is detrimental to the child's psychological and emotional well-being and development, leading to anxiety, confusion, and difficulty forming relationships for the child. The Respondent has habitually used the Pinellas Family Court System to inflict threats, harassment, emotional distress, and continual conflict towards the Petitioner. When those means have proven to be ineffective the minor child is used to continue these behaviors at the detriment to the child. This request is made by the Petitoner under his own free will, is VOLUN-TARY and not the result of coercion. The Petitioner acknowledges the termination is final and irreveocable, and Petitioner will no longer have the right

to custody, guardianship, or control of

the child. Witness # 1: /s/ Date: 8/1/2025 Witness # 2: /s/ Date: 8/1/25

I certify that a copy of this document was \_x\_ e-mailed \_\_ mailed \_\_ faxed and mailed \_\_\_\_ hand-delivered to the person(s) listed below on {date} \_\_\_\_

Other party or his/her attorney: Name: Patrick F. Gaffney, Esq. Address: 2348 Sunset Point Rd. Suite E

City, State, Zip: Clearwater, FL 33765 Fax Number: N/A
Designated E-mail Address: patrick@pgdlaw.net

denise@pgdlaw.net /s/

Signature of Petitioner STATE OF FLORIDA COUNTY OF Sarasota Sworn to or affirmed and signed before me on August 1st, 2025 by Kevin Mat-

thew Halifax NOTARY PUBLIC or DEPUTY CLERK Ana Reinoso [Print, type, or stamp commissioned name of

notary or clerk.] ANA REINOSO Notary Public State of Florida Comm# HH676058 Expires 5/12/2029 FLORIDA NOTARY ASSOCIATION

**SINCE 1978** Personally known

\_x\_ Produced identification Type of identification produced FL DL H234-519-10-200-0

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

impaired, call 711." KEN BURKE Clerk of the Circuit Court and Comptroller 315 Court Street Clearwater, Pinellas County, FL 33756-5165 /s/ Thomas Smith Deputy Clerk Clerk of Court 8/20/2025

Date Aug. 29; Sept. 5, 12, 19, 2025 25-03679N

## **HOW TO PUBLISH** YOUR LEGAL NOTICE INTHE

## BUSINESS OBSERVER Notice to creditors / Notice of administration / Miscellaneous / Public Announcement - Fax, Mail or e-mail your notice to the Business Observer office in the required county for

publication. Notice of actions / Notice of sales / DOM / Name Change/

Adoption, etc. When submitting a notice directly to the courthouse, please indicate your preference to publish with the Business

On the date of the first published insertion, a preliminary proof of publication/invoice will be mailed to you for proofing and payment. An actual copy of the published notice will be

Upon completion of insertion dates, your affidavit will be delivered promptly to the appropriate court

· A file copy of your delivered affidavit will be sent to you.



PINELLAS COUNTY

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION REF: 25-004422-ES IN RE: ESTATE OF CHARLES MARVIN KESTED, Deceased.

The administration of the estate of CHARLES MARVIN KESTED a/k/a CHARLES M. KESTED, deceased, whose date of death was September 26, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division; File No. 25-004422-ES, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth

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

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

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

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

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

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

#### Personal Representative: JOY ELIZABETH OARE

Attorney for Personal Representative: Stacy Strohauer Son, Esquire STROHAUER MANNION SON 1150 Cleveland Street, Suite 300 Clearwater, FL 33755 stacy@smslaw.net Tel: 727-461-6100 Fax: 727-447-6899 September 12, 19, 2025 25-04027N

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE SIXTH CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-006742-ES IN RE: ESTATE OF ROGER M. SHORTILL, Deceased.

The administration of the estate of Roger M. Shortill, deceased, whose date of death was April 7, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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

#### Personal Representative: Sandra K.C. Sebes 10278 Oasis Palm Drive

Tampa, FL 33615 Attorney for Personal Representative: Kevin Hernandez, Esquire FBN 0132179 SPN 02602269 The Hernandez Law Firm, P.A. 28059 U.S. Highway 19 N, Suite 101 Clearwater, FL 33761 Telephone: (727) 712-1710 Primary email: eservice 1 @ the hern and ez law.comSecondary email: victoria@thehernandezlaw.com

September 12, 19, 2025 25-04015N

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-007786-ES IN RE: ESTATE OF GRETA M. VINCENT, Deceased.

The administration of the estate of Greta M. Vincent, deceased, whose date of death was July 14, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is Probate Division, 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

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

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 12, 2025.

#### **Personal Representative:** Gaute Halvorsen

6206 Lake Arago Avenue San Diego, CA 92119 Attorney for Personal Representative: /s/ Nicholas J. Roefaro E-Mail Addresses: Nick@roefarolaw.com Christina@roefarolaw.comFlorida Bar No. 89217 ROEFARO LAW 1700 N. McMullen Booth Rd., Ste. A-6 Clearwater, FL 33759 Telephone: (727) 796-9191 September 12, 19, 2025 25-03988N

### SECOND INSERTION

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

PROBATE DIVISION Case No. 25-005762-ES IN RE: THE ESTATE OF MARC ALAN HILL,

**Deceased.**The administration of the estate of Marc Alan Hill, deceased, whose date of death was April 23, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

IN FLORIDA STATUTES 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.

#### notice is September 12, 2025. Personal Representative: April Benton

5232 Distant Breeze Road Brooksville, FL 34604 Attorney for Personal Representative: Mark Hanks FBN: 0727342 9600 Koger Blvd North, Suite 104 St. Petersburg, FL 33702 Telephone: (727) 578-8529

Primary: mhanks@attorneyhanks.comSecondary: kschupp@attorneyhanks.com

September 12, 19, 2025 25-03980N

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-006205-ES IN RE: ESTATE OF HOWARD IVAN FREEMAN Deceased.

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

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

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

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

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

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

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

## Personal Representative: /s/ Hal Freeman Hal Freeman

2940 Cathedral Lane Charleston, South Carolina 29414 Attorney for Personal Representative: /s/ Bradley J Busbin Bradley J. Busbin E-mail Addresses: brad@busbinlaw.com Florida Bar No. 127504 Busbin Law Firm, P.A. 2295 S. Hiawassee Rd., Suite 207 Orlando, Florida 32835 Telephone: (407) 955-4595 September 12, 19, 2025 25-03949N

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-007110-ES Division 004 IN RE: ESTATE OF KURT HEINE Deceased.

The administration of the estate of Kurt Heine, deceased, whose date of death was April 17, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street. Clearwater. FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

The date of first publication of this notice is September 12, 2025. Attorney for Personal Representative: Samantha Chechele Attorney Florida Bar Number: 0775592

7127 First Avenue South SAINT PETERSBURG, FL 33707 Telephone: (727) 381-6001 Fax: (727) 381-7900  $\hbox{E-Mail: samantha@chechelelaw.com}$ September 12, 19, 2025 25-04014N

## --- ACTIONS / SALES ---

## SECOND INSERTION

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

CIVIL DIVISION: CASE NO.: 25-002706-CI NATIONSTAR MORTGAGE LLC, Plaintiff, vs. PEGGY ANNE WILKINS A/K/A PEGGY ANNE HIGGINS; MIDLAND FUNDING LLC; OAKHURST GARDEN APARTMENTS CONDOMINIUM

ASSOCIATION INC.; TONYA

HIGGINS; UNKNOWN HEIRS.

R. GENTRY A/K/A TONYA

HIGGINS AKA TONYA R.

BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF LARRY O. HIGGINS A/K/A LARRY OMAN HIGGINS; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KEN BURKE as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.pinellas.

realforeclose.com at, 10:00 AM on the 07 day of October, 2025, the following described property as set forth in said Final Judgment, to wit:

UNIT NO. 224, OF OAKHURST GARDEN APARTMENTS, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM AS RECORD-ED IN O.R. BOOK 53, PAGE 31, TOGETHER WITH AN UNDI-VIDED INTEREST OR SHARE IN THE COMMON ELEMENTS APPURTENANT THERETO, OF THE PUBLIC RECORDS OF PI-NELLAS COUNTY, FLORIDA. PROPERTY ADDRESS: 12300 PARK BOULEVARD 224, SEMI-

NOLE, FL 33772 IF YOU ARE A PERSON CLAIM-ING A RIGHT TO FUNDS REMAIN-ING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN 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 LINCLAIMED ONLY THE OWNER OF RECORD AS OF

MAY CLAIM THE SURPLUS. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you

THE DATE OF THE LIS PENDENS

are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office. 400 S. Ft. Harrison Ave., Ste. 500 Clearwater, FL 33756, (727) 464-4062 V/TDD; or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 08 day of September 2025. By: /s/ Lindsay Maisonet Lindsay Maisonet, Esq. Bar Number: 93156 Submitted by: De Cubas & Lewis, P.A. PO Box 5026

Fort Lauderdale, FL 33310 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R IIID ADMIN 2 516 eservice@decubaslewis.com

September 12, 19, 2025 25-04045N

## SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CASE NO.: 25-004474-CI

CARRINGTON MORTGAGE SERVICES LLC. Plaintiff. vs. UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS CREDITORS TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF EUGENE S. CREAGER A/K/A EUGENE STEPHEN CREAGER A/K/A EUGENE CREAGER, DECEASED: UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY

Defendant(s). TO: Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming an interest by, through, under or against the Estate of Eugene S. Creager a/k/a Eugene Stephen Creager a/k/a

OF HOUSING AND URBAN

DEVELOPMENT,

Eugene Creager, deceased 10414 Blossom Lake Drive Seminole, Florida 33772

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

LOT 4, BLOCK 3, BLOSSOM LAKE VILLAGE, SECTION 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 46, PAGE(S) 74-75 OF THE PUBLIC RECORDS PINELLAS COUNTY, FLORIDA.

Street Address: 10414 Blossom Lake Drive, Seminole, Florida

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

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

Dated on 09/03/2025, 2025.

File#:25-400293

Ken Burke, CPA Clerk of said Court By: Stevie Ayars As Deputy Clerk KEN BURKE, CLERK CIRCUIT COURT 315 Court Street Clearwater. Pinellas County, FL 33756-5165 McCabe, Weisberg & Conway, LLC 3222 Commerce Place, Suite A West Palm Beach, FL 33407 Telephone: (561) 713-1400 FLpleadings@MWC-law.com

September 12, 19, 2025 25-03978N

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR PINELLAS COUNTY Case No.:

52-2025-CA000661XXCICI Division: Civil JUANITA ORTIZ,

Plaintiff, vs.

Defendants.

THOMAS DWYER; ELLINGTON MANAGEMENT GROUP, LLC, a Delaware Limited Liability Company; and ANY AND ALL UNKNOWN SUCCESSORS AND/ OR ASSIGNS OF NEW CENTURY MORTGAGE CORPORATION, a suspended California Corporation,

TO: ANY AND ALL UNKNOWN SUCCESSORS AND/OR ASSIGNS OF NEW CENTURY MORTGAGE COR-PORATION, a suspended California Corporation, whose last known address is: 11155 Shadow Court, Alburn, CA 95602

YOU ARE NOTIFIED that an action to quiet title to the following property, commonly known as: 1525 41st South, St. Petersburg, FL 33711, located in Pasco County, Florida, and more particularly described as follows:

FOURTH INSERTION

LOT 100, W.E. RICHARDSON SUBDIVISION, according to the map or plat thereof, as recorded in Plat Book 1, at Page 6, of the Public Records of Pinellas County, Florida.

has been filed against you and you are required to serve a copy of your written defenses, if any, to CEDRIC P. HAY, ESQ., the Plaintiff's attorney, whose address is Beil & Hay, P.A., 12300 U.S. Highway 19, Hudson, FL 34667, on or before thirty (30) days from the date of the 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; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

"If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400

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

WITNESS my hand and the seal of said Court on this 20th day of August,

KEN BURKE Clerk of the Circuit Court and Comptroller 315 Court Street Clearwater, Pinellas County, FL 33756-5165 By: /s/ Thomas Smith Deputy Clerk

CEDRIC P. HAY, ESQ./ FBN: 0722510 Beil & Hay, P.A. 12300 U.S. Highway 19 Hudson, FL 34667 Telephone:(727)868-2306 / Facsimile: (727) 863-1287 Email:cphay@beilandhay.com Aug. 29; Sept. 5, 12, 19, 2025 25-03676N

Subscribe to the Business Observer today! Visit Businessobserverfl.com

PINELLAS COUNTY

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT OF

 ${\rm FLORIDA, IN\,AND\,FOR}$ 

PINELLAS COUNTY

GENERAL CIVIL DIVISION

HOMEOWNERS ASSOCIATION,

CLEARWATER CASCADE

INC., a Florida not-for-profit

ESTATE OF JAMES MURRAY,

MURRAY, THE UNKNOWN

CLAIMANTS CLAIMING BY.

AGAINST JAMES MURRAY,

AND UNKNOWN TENANT(S)

NOTICE IS HEREBY GIVEN pur-

suant to an Amended Uniform Fi-

nal Judgment of Foreclosure dated

June 23, 2025 entered in Case No.

24-002919-CI of the Circuit Court

of the Sixth Judicial Circuit in and

for Pinellas County, Florida, wherein

CLEARWATER CASCADE HOME-

OWNERS ASSOCIATION, INC., is

the Plaintiff, and ESTATE OF JAMES

MURRAY, UNKNOWN SPOUSE OF

JAMES MURRAY, THE UNKNOWN

HEIRS, DEVISEES, GRANTEES, AS-

SIGNEES, LIENORS, CLAIMANTS

CLAIMING BY, THROUGH, UNDER

OR AGAINST JAMES MURRAY, AND

NOTICE OF SALE

PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT IN AND

FOR PINELLAS COUNTY, FLORIDA.

CIVIL DIVISION

CASE NO. 23-007651-CI

NOTICE IS HEREBY GIVEN pursuant

to an Amended Consent Final

Judgment of Foreclosure (Amended

as to Sale Date) dated August 27, 2025, and entered in Case No. 23-

007651-CI of the Circuit Court in and

for Pinellas County, Florida, wherein ELIZON MASTER PARTICIPATION

I, US BANK

NATIONAL ASSOCIATION, AS OWNER TRUSTEE is Plaintiff and

LAWRENCE CROW, TRUSTEE OF

THE CROW FAMILY TRUST DATED

JULY 30, 2021; SYLVIA CROW A/K/A

SYLVIA C. CROW A/K/A SYLVIA

CATRON CROW N/K/A SYLVIA

ELAINE CATRON; UNITED STATES

OF AMERICA, DEPARTMENT OF THE TREASURY, INTERNAL

REVENUE SERVICE; UNKNOWN

SPOUSE OF LAWRENCE CROW

A/K/A LAWRENCE DAVID CROW;

FLORIDA CAPITAL BANK, N.A.;

BENEFICIARIES

A/K/A LAWRENCE D.

UNKNOWN

ELIZON MASTER

TRUSTEE.

Plaintiff, vs.

Defendant(s).

PARTICIPATION TRUST I.

US BANK TRUST, NATIONAL

ASSOCIATION, AS OWNER

LAWRENCE CROW, ET AL,

ASSIGNEES, LIENORS,

THROUGH, UNDER OR

IN POSSESSION.

Defendants.

UNKNOWN SPOUSE OF JAMES

HEIRS, DEVISEES, GRANTEES,

corporation, Plaintiff, vs.

CASE NO.: 24-002919-CI

#### SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT CIVIL COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA. IN AND FOR PINELLAS COUNTY CIVIL DIVISION Case No. 23-007545-CI

Division 20 NAVY FEDERAL CREDIT UNION Plaintiff, vs JOSE RIVERA, UNKNOWN

SPOUSE OF JOSE RIVERA, AND UNKNOWN TENANTS/OWNERS, Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on March 25, 2024, in the Circuit Court of Pinellas County, Florida, Ken Burke, Clerk of the Circuit Court, will sell the property situated in Pinellas County, Florida described as:

LOT 3, BLOCK 6, BARCELO PARK, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 25, PAGE 1, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORI-DA.

and commonly known as: 4930 72ND ST N, SAINT PETERSBURG, FL 33709; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, at the Pinellas County auction website at www.pinellas.realforeclose.com, on September 30, 2025 at 10:00 A.M..

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

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

Dated this September 3, 2025 By:/s/ Jennifer M. Scott Jennifer M. Scott Attorney for Plaintiff 110650/2322645/CMP September 12, 19, 2025 25-03962N

## SECOND INSERTION

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

CASE NO. 24-005321-CI PROVIDENT FUNDING ASSOCIATES, L.P. Plaintiff, vs. RICK P. KNAPIK, et. al.,

Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 24-005321-CI of the Circuit Court of the 6th Judicial Circuit in and for Pinellas County, Florida, wherein, PROVIDENT FUNDING ASSOCIATES, L.P., Plaintiff, and RICK P. KNAPIK, et. al., are Defendants, Clerk of Circuit Court. Ken Burke will sell to the highest bidder for cash at www.pinellas.realforeclose.com, OCTOBER 9, 2025 at 10:00 AM, the following described property:

LOT 15, BLOCK "B", KELL-HURST SUBN REPLAT, AC-CORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 10, PAGE 53, PUB-LIC RECORDS OF PINELLAS 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.

## IMPORTANT

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please

Human Rights Office  $400~\mathrm{S.}$  Ft. Harrison Ave., Ste. 500Clearwater, FL 33756 Phone: 727.464.4062 V/TDD

Or 711 for the hearing impaired Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less

than seven days. DATED this 3rd day of September,

2025. GREENSPOON MARDER, LLP 100 W. Cypress Creek Road, Suite 700 Fort Lauderdale, FL 33309 Telephone: (954) 491-1120 Hearing Line: (888) 491-1120 Facsimile: (954) 343-6982 Email: gmforeclosure@gmlaw.com Karissa.Chin-Duncan@gmlaw.com By: Karissa Chin-Duncan, Esq.

Florida Bar No. 98472  $24\text{-}002695\text{-}01 \: / \: 41176.0189 \: / \: Jean$ Schwartz BIDDER #10250 September 12, 19, 2025 25-03963N

## SECOND INSERTION

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

COUNTY, FLORIDA CASE NO: 24-11048-CO SANTA MARIA CONDOMINIUM ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. MARK A. MUSSER and ANY

UNKNOWN OCCUPANTS IN POSSESSION. Defendants.

NOTICE IS HEREBY GIVEN that, pursuant to the Summary Final Judgment in this cause, in the County Court of Pinellas County, Florida, the Clerk of Court will sell all the property situated in Pinellas County, Florida described as:

Unit 306, of SANTA MARIA (SAILBOAT KEY - GROUP II), a Condominium according to the Declaration of Condominium thereof, recorded in Official Records Book 5262, Page 1872, of the Public Records of Pinellas County, Florida, and any amendments thereto, together with its undivided share in the common elements.

Property Address: 7871 Sailboat Key Blvd. S., #306, South Pasadena, Florida, 33707.

at public sale, to the highest and best bidder, for cash, at www.pinellas. realforeclose.com, at 10:00 Å.M. on October 9, 2025.

Any person claiming an interest in the surplus from the sale, if any, must file a claim with the Clerk no later than the date that the Clerk reports the funds as unclaimed.

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

Dated this 4th day of September, 2025. s/ Stephan C. Nikoloff Stephan C. Nikoloff (Steve@associationlawfl.com) Bar Number 56592 Attorney for Plaintiff 1964 Bayshore Boulevard, Suite A Dunedin, Florida 34698 Telephone: (727) 738-1100

September 12, 19, 2025 25-03979N

### SECOND INSERTION

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

Case No. 25-002668-CO LA PUERTA DEL SOL CONDOMINIUM ASSOCIATION, INC.. Plaintiff, vs.

THERESA J. CULOTTA, and UNKNOWN TENANT(S). Defendants.

Notice is hereby given that pursuant to Paragraph 5 of the Final Judgment of Foreclosure entered in the case pending in the County Court of the Sixth Judicial Circuit in and for Pinellas County Florida, Case No. 25-002668-CO the Clerk of the Court, Pinellas County, shall sell the property situated in said county, described as: Unit 412, Phase 2, of LA PUER-

TA DEL SOL, a Condominium, according to the Declaration of Condominium thereof recorded in Condominium Plat Book 28. Page 1through 47, inclusive and recorded in Official Records Book 4670, Page 1457 through 1593, inclusive, all of the Public Records of Pinellas County, Florida, and any amendments thereto, together with its undivided share in the common elements. PARCEL ID NO.: 08-32-16-50067-002-4120 ("Property")

Property Address: 5541 La Puerta Del Sol Boulevard South, Unit 412, St. Petersburg, FL 33715 at public sale, to the highest and best bidder for cash at 10:00 a.m. on October 9, 2025. The sale shall

be conducted online at http://www. pinellas.realforeclose.com. Any person claiming an interest in the surplus proceeds from the sale, if any, other than the property owner as of the date of the notice, must file a claim within 60 days after the sale.

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 South Fort Harrison Avenue, Suite 500, Clearwater, Florida 33756, (727)464-4062 V/TDD or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

Dated this 3rd day of September

RABIN PARKER GURLEY, P.A. 2653 McCormick Drive Clearwater, Florida 33759 Telephone: (727)475-5535 Facsimile: (727)723-1131 For Electronic Service: Pleadings@rpglaw.com Counsel for Plaintiff By: /s/ Nicholaos T. Pizanias Monique E. Parker, Florida Bar No. 0669210 Bennett L. Rabin. Florida Bar No. 0394580 Adam C. Gurley, Florida Bar No. 0112519 Nicholaos T. Pizanias, Florida Bar No. 118857 10063-074 September 12, 19, 2025 25-03965N

## SECOND INSERTION

AMENDED NOTICE OF SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION

Case No. 25-000563-CI SECURITY STORAGE LIMITED PARTNERSHIP. Plaintiff, v. SUNKISSED ENTERPRISES, INCORPORATED, ROBERT A. PARKS, ROSEMARY PARKS, UNITED STATES OF AMERICA, DEPARTMENT OF TREASURY, BRODER BROS., CO., D/B/A ALPHABRODER.

Defendants.
PLEASE TAKE NOTICE that pursuant to the Consent Uniform Final Judgment of Foreclosure entered on August 26, 2025 (Doc. No. 29, docketed September 3, 2025) and the subsequent order Resetting Foreclosure Sale Date entered on September 9, 2025 in this cause, in the Circuit Court of the Sixth Judicial Circuit in and for Pinellas County, Florida, the office of Ken Burke, Clerk of the Circuit Court, shall sell the following property situated in Pinellas County Florida described as:

Commencing at the Southwest Corner of Northeast 1/4 of Section 12, Township 29 South, Range 15 East, Pinellas County Florida; thence North 0 degrees 16 minutes 54 seconds East, along North and South 1/4 line 981.11 feet to the Point of Beginning; thence South 89 degrees 19 minutes 40 seconds East, 250.00 feet; thence South 0 degrees 16 minutes 54 seconds West, 56.00 feet; thence South 89 degrees 19 minutes 40 seconds East, 10.00 feet; thence South 0 degrees 16 minutes 59 seconds West, 99.00 feet; thence North 89 degrees 19 minutes 40 seconds West, 260.00 feet to North and South 1/4 line of Section 12, Township 29 South, Range 15 East; thence North 0 degrees 16 minutes 59 seconds East, 155.0 feet to Point

of Beginning; Less West 50.00 feet. Parcel ID Numbers: 12-29-15-00000-130-0700 12-29-15-00000-130-0700

Street Address: 1223 North Hercules Avenue, Clearwater, FL 33765

At a public sale, to the highest and best bidder, for cash, online at www.pinellas. realforeclose.com, on October 9, 2025 beginning at 10:00am.

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 report the surplus as unclaimed.

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS AN AC-COMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEED-ING, YOU ARE ENTITLED. AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT:

HUMAN RIGHTS OFFICE 400 S. FT. HARRISON AVE., STE. 500 CLEARWATER, FL 33756 PHONE: 727.464.4062 V/TDD OR 711 FOR THE HEARING IMPAIRED

CONTACT SHOULD BE INITIATED AT LEAST SEVEN DAYS BEFORE THE SCHEDULED COURT APPEAR-ANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHED-ULED APPEARANCE IS LESS THAN SEVEN DAYS.

Dated: September 9, 2025 /s/ George A.D. Thurlow George A.D. Thurlow, Esquire FBN 1019960 Rahdert & Mortimer, PLLC 535 Central Avenue, Suite 200 St. Petersburg, FL 33701 Phone: (727)823-4191 Email: gthurlow@rahdertlaw.com tmccreary@rahdertlaw.com Attorney for Plaintiff September 12, 19, 2025 25-04032N

## SECOND INSERTION

UNKNOWN TENANT(S) IN POSSES-SION, are the Defendants, Ken Burke, Clerk of Court of Pinellas County, will sell to the highest and best bidder for cash online via the internet at http:// www.pinellas.realforeclose.com 10:00 AM, on the 28th day of October, 2025 the following described property as set forth in said Final Judgment:

Unit/Lot No. 162 of Clearwater Cascade Homeowners Association, Inc., a Florida not-forprofit corporation, according to Exhibit "B" (the "Plot Plan") of the Declaration of Master Form Occupancy Agreement recorded in O.R. Book 8736, Page 1265 and as amended in O.R. Book 9080, Page 2030, O.R. Book 9667, Page 597, and O.R. Book 10419, Page 785, all of the Public Records of Pinellas County, Florida, commonly known as 9790 66th Street N., Lot# 162, Pinellas Park, FL 33782, for a term of years as set forth in the Master Form Occupancy Agreement and in consideration of the mutual covenants contained in the said Master Form Occupancy Agreement, which form of Agreement and all amendments thereto are incorporated herein by reference, the originals of which are maintained in the office of the Association at 9790 66th Street N., Pinellas Park, FL 33782. Parcel Number: 19-30-1616438-000-1620 a/k/a 9790 66th St. N. #162 Pinellas Park, FL 33782

Together with the mobile home situated thereon. Please note that it is believed that the mobile home is not habitable and/or requires extensive repairs.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the notice must file a claim within sixty (60)days after the sale.

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 South Fort Harrison Avenue, Suite 500, Clearwater, Florida 33756, (727)464-4062 V/TDD or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

Bidder #46285 Dated: September 3, 2025 s/ Marielle Westerman, Esq. Florida Bar No. 13244 Westerman Law, PLLC 360 Central Ave., Ste. 800 St. Petersburg, FL 33701 mwesterman@westerman.lawSeptember 12, 19, 2025 25-03961N

## SECOND INSERTION

OF THE CROW FAMILY TRUST DATED JULY 30, 2021; GOTHAM COLLECTION SERVICES CORP.; FLORIDA RECOVERY, CORP.; LAWRENCE CROW A/K/A LAWRENCE D. CROW A/K/A LAWRENCE DAVID CROW; K. DEAN KANTARAS, P.A.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, KEN BURKE, Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at www. pinellas.realforeclose.com, 10:00 a.m., on September 24, 2025, the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 10, BLOCK D, INDIAN BLUFF ISLAND, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 41, PAGE 50, PUB-LIC RECORDS OF PINELLAS COUNTY, FLORIDA.

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

AS UNCLAIMED. THE COURT, IN ITS DESCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/ TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711 DATED 9/3/2025.

By: /s/ Nazish Z. Shah Nazish Z. Shah Florida Bar No.: 92172 Roy Diaz, Attorney of Record Florida Bar No. 767700 Diaz Anselmo & Associates, P.A. Attorneys for Plaintiff 499 NW 70th Ave., Suite 309 Fort Lauderdale, FL 33317 Telephone: (954) 564-0071 Facsimile: (954) 564-9252 Service E-mail: answers@dallegal.com 1422-190643 / BJB September 12, 19, 2025 25-03964N

## SECOND INSERTION

## NOTICE OF DEFAULT AND INTENT TO FORECLOSE

Early Law, P.A f/k/a Gasdick Stanton Early, P.A. has been appointed as Trustee by WYNDHAM VACATION RESORTS, INC., A DELAWARE CORPORATION for the purposes of instituting a Trustee Foreclosure and Sale under Fla. Stat. §721.856. The following owners are hereby notified that you are in default of the note and mortgage for the following properties located in Pinellas County, Florida:

Contract Number: 192101607 - JORAL A MAUCK, 2417 JANE ST, PITTSBURGH, PA 15203; Principal Balance: \$31,041.97; Interest: \$3,837.29; Late Charges: \$45.00; TOTAL: \$34,924.26 through May 8, 2025 (per diem: \$12.749/day thereafter) for the following Property: One (1) Standard Vacation Ownership Interest ("VOI") having a 255,000/158,162,000 undivided tenantin-common fee simple interest in real property commonly known as Units Numbered 571, 572, 574, 576, 577, 578, 579, 580, 581, 582, 583; ANNUAL/allocated 255,000 Points at the time of purchase as defined in such Timeshare Declaration for use in EACH year(s).

Contract Number: 641903978 - TERRI ANNE EDMONDS , 141 RIGGS PL, SAINT CHARLES, MO 63301; Principal Balance: \$10,163.88; Interest: \$1,444.50; Late Charges: \$55.00; TOTAL: \$11,663.38 through May 8, 2025 (per diem: \$4.035/day thereafter) for the following Property: One (1) Standard Vacation Ownership Interest ("VOI") having a 84,000/158,162,000 undivided tenant-in-common fee simple interest in real property commonly known as Units Numbered 571, 572, 574, 576, 577, 578, 579, 580, 581, 582, 583; ANNUAL/allocated 84,000 Points at the time of purchase as defined in such Timeshare Declaration for use in EACH year(s).

 $Contract \ Number: 2972200065 - PHILIP \ THEODORE \ HUNDEMANN \ and \ SUE\ WRAY\ PHILLIPS, 13754\ POWDER\ KEGNER \ AND \ AND$ CT, HUDSON, FL 34667; Principal Balance: \$26,874.60; Interest: \$3,261.83; Late Charges: \$35.00; TOTAL: \$30,171.43 through May 8, 2025 (per diem: \$10.669/day thereafter) for the following Property: One (1) Standard Vacation Ownership Interest ("VOI") having a 492,000/163,951,000 undivided tenant-in-common fee simple interest in real property commonly known as Units Numbered 871, 872, 874, 876, 877, 878, 879, 880, 881, 882, 883; ANNUAL/allocated 492,000 Points at the time of purchase as defined in such Timeshare Declaration for use in EACH year(s).

Contract Number: 641909697 - JORGE DAVID MORALES and ROSA ELENA MORALES, 8527 PLUMERIA AVE, OR-LANDO, FL 32825; Principal Balance: \$41,891.72; Interest: \$7,138.72; Late Charges: \$60.00; TOTAL: \$49,090.44 through May 8, 2025 (per diem: \$18.639/day thereafter) for the following Property: One (1) Standard Vacation Ownership Interest ("VOI") having a 326,000/322,487,000 undivided tenant-in-common fee simple interest in real property commonly known as Units Numbered 971, 972, 974, 976, 977, 978, 979, 980, 981, 982, 983, 1271, 1274, 1276, 1277, 1280, 1282, 1283; ANNUAL/allocated 326,000 Points at the time of purchase as defined in such Timeshare Declaration for use in EACH year(s).

ALL within CLEARWATER BEACH RESORT VO CONDOMINIUM ("CONDOMINIUM"), together with all appurtenances thereto, according and subject to the Declaration of Condominium of Clearwater Beach Resort VO Condominium ("Condominium Declaration"), as recorded on February 2, 2017 in Official Records Book 19507, Page 176 et seq., public records of Pinellas County, Florida, together with any and all appurtenances thereto; and the Declaration of Vacation Plan for Clearwater Beach Resort Vacation Ownership Plan ("Timeshare Declaration"), as recorded in Official Records Book 19519, Page 2693 et seq., public records of Pinellas County, Florida together with any and all amendments and supplements thereto; and Master Declaration of Covenants, Conditions and Restriction of Clearwater Beach Resort (("MASTER DECLARATION"), as recorded on February 2, 2017 in Official Records book 19507, Page 20 et seq., public records of Pinellas County, Florida, together with any and all appurtenances thereto; the said Condominium Declaration, Master Declaration and Timeshare Declaration being hereinafter collectively referred to as the "Declarations".

The owners must pay the TOTAL listed above plus the per diem and a \$ 340.00 fee for trustee foreclosure sale plus costs as they accrue, if any. Failure to cure the default set forth herein or take other appropriate action regarding this matter will result in the loss of ownership of the timeshare through the trustee foreclosure procedure set forth in F.S.721.856. You have the right to submit an objection form, exercising your right to object to the use of the trustee foreclosure procedure. If the objection is filed this matter shall be subject to the judicial foreclosure procedure only. The default may be cured any time before the trustee's sale of your timeshare interest. If you do not object to the trustee foreclosure procedure, you will not be subject to a deficiency judgment even if the proceeds from the sale of your timeshare interest are insufficient to offset the amounts secured

Pursuant to the Fair Debt Collection Practices Act, it is required that we state the following to you: THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. By: Early Law, P.A f/k/a Gasdick Stanton Early, P.A., 5950 Hazeltine National Drive, Suite 650, Orlando. FL 32822 1347.CBRNJNOA0925

September 12, 19, 2025 25-04024N

#### SECOND INSERTION

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

CASE NO.: 25002372CI NATIONSTAR MORTGAGE LLC, Plaintiff, vs. CHRISTOPHER JOSEPH NELSON,

## Defendants.

CHRISTOPHER JOSEPH NELSON 9003 WATERASH LN NORTH. PINELLAS PARK, FL 33782

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

LOT 1, BAYOU CLUB ESTATES REPLAT PHASE 1, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 105, PAGE 74, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is PO BOX 5026, FORT LAUDERDALE, FL 33310 on or before , a date at least thirty (30) days after the first publication of this Notice in the (Please publish in BUSINESS OB-SERVER) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately

thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office. 400 S. Ft. Harrison Ave., Ste. 500 Clearwater, FL 33756, (727) 464-4062 V/TDD; or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

WITNESS my hand and the seal of this Court this 3rd day of September,

KEN BURKE As Clerk of the Court By /s/ Thomas Smith As Deputy Clerk

De Cubas & Lewis, P.A., Attorney for Plaintiff, FORT LAUDERDALE, FL 33310

September 12, 19, 2025 25-03958N

## SECOND INSERTION

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

CASE NO: 24-7238-CO LAKE TARPON SAIL AND TENNIS CLUB III CONDOMINIUM ASSOCIATION, INC. a Florida not-for-profit corporation, Plaintiff, vs. ESTATE OF JOAN L. FLATHMANN, ANY AND ALL UNKNOWN HEIRS and ANY UNKNOWN OCCUPANTS IN

POSSESSION, Defendants. NOTICE IS HEREBY GIVEN that, pursuant to the Summary Final Judgment in this cause, in the County Court of Pinellas County, Florida, the Clerk of Court will sell all the property situated in Pinellas County, Florida

Unit No. 105, LAKE TARPON SAIL & TENNIS CLUB III, a Condominium, Phase I, together with an undivided share in the common elements appurtenant thereto, according to the plat thereof recorded in Condominium Plat Book 70, Pages 107-113, inclusive, and being further described in that certain Declaration of Condominium recorded in O.R. Book 5598, Pages 830-911, inclusive, of the Public Records of Pinellas County, Florida, together with any and all amendments made thereto. Property Address: 90 S. Highland Ave., #105, Tarpon Springs, Florida, 34689

at public sale, to the highest and best bidder, for cash, at www.pinellas. realforeclose.com, at 10:00 A.M. on October 23, 2025.

Any person claiming an interest in the surplus from the sale, if any, must file a claim with the Clerk no later than the date that the Clerk reports the funds as unclaimed.

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

Dated this 8th day of September, 2025. s/ Stephan C. Nikoloff

Stephan C. Nikoloff (Steve@associationlawfl.com) Bar Number 56592 Attorney for Plaintiff 1964 Bayshore Boulevard, Suite A Dunedin, Florida 34698 Telephone: (727) 738-1100 September 12, 19, 2025 25-04033N

## SECOND INSERTION

AMENDED NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE  $6\mathrm{TH}$  JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA

CIVIL DIVISION: CASE NO · 25000356CI DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR HARBORVIEW MORTGAGE LOAN TRUST 2004-8 MORTGAGE LOAN PASS-THROUGH CERTIFICATES, SERIES 2004-8, Plaintiff, vs.

CHRISTINA TAYLOR; MANTIS FUNDING LLC: PINELLAS COUNTY, FLORIDA; PINELLAS COUNTY, FLORIDA CLERK OF COURT: RED HAWK, LLC: STATE OF FLORIDA; STATE OF FLORIDA DEPARTMENT OF REVENUE; JASON P RESNICK; DEBRA ALCOCER; LORI A. HILTON; FRANCESCO M. PROVENZANO, JR.: UNKNOWN SPOUSE OF FRANCESCO M. PROVENZANO, JR.; UNKNOWN SPOUSE OF CHRISTINA TAYLOR; RONDA WHALEY; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,

Defendants. NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KEN BURKE as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.pinellas. realforeclose.com at, 10:00 AM on the 08 day of January 2026 the following described property as set forth in said Final Judgment, to wit:

LOT 7, BLOCK K, THIRD AD-DITION TO OZONA SHORES ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORD-ED IN PLAT BOOK 43, PAGES 66-67, OF THE PUBLIC RE-CORDS OF PINELLAS COUNTY, FLORIDA.

PROPERTY ADDRESS: 303 LA-GOON DRIVE, PALM HARBOR, IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAIN-ING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED, IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office. 400 S. Ft. Harrison Ave., Ste. 500 Clearwater, FL 33756, (727) 464-4062 V/TDD; or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 03 day of September

2025. By: /s/ Lindsay Maisonet Lindsay Maisonet, Esq. Bar Number: 93156 Submitted by: De Cubas & Lewis, P.A. PO Box 5026 Fort Lauderdale, FL 33310 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 24-00111 -Provide Bidder Number: 11951 September 12, 19, 2025 25-03960N

## SECOND INSERTION

PINELLAS COUNTY

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT

IN AND FOR PINELLAS COUNTY, FLORIDA GENERAL JURISDICTION

DIVISION

Case No. 25-000627-CI Freedom Mortgage Corporation

William P. Harbig, Jr.; Unknown Spouse of William P. Harbig, Jr.; Joanne E. Delvin a/k/a Joanne E. **Devlin: Arbor Grove Condominium** Association, Inc. Defendants.

TO: William P. Harbig, Jr. and Unknown Spouse of William P. Harbig, Jr. Last Known Address: 3001 58th Ave S Apt 514, Saint Petersburg, FL 33712

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

UNIT 514, BUILDING NO. 5 OF ARBOR HEIGHTS, A CON-DOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 14909, PAGE 1389, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, AND ALL AMENDMENTS THERETO, TOGETHER WITH ITS UNDI-VIDED SHARE IN THE COM-MON ELEMENTS.

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 on or before, 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.

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

"If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwa- $\mathrm{ter}, \mathrm{FL}\,33756, (727)\,464\text{-}4062\,(\mathrm{V/TDD})$ at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

DATED on September 8, 2025.

Ken Burke As Clerk of the Court By /s/ Thomas Smith As Deputy Clerk Amanda Driscole, Esquire,

Brock & Scott, PLLC., 4919 Memorial Hwy, Suite 135, Tampa, FL 33634 File # 23-F00498

September 12, 19, 2025 25-04018N

## SECOND INSERTION

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

PINELLAS COUNTY CIVIL DIVISION Case No. 25-002432-CI RBC BANK (GEORGIA) N.A.

Plaintiff, vs. 997028 ONTARIO, INC., et al. Defendants.

ALLISON MATTEIS BELIEVED TO BE AVOIDING SER-VICE OF PROCESS AT THE AD-DRESS OF:

22334 CHARING CROSS ROAD CHATHAM, ON N7M5H

You are notified that an action to foreclose a mortgage on the following property in Pinellas County, Florida:

LOT 9, COLLEGE LANDINGS REPLAT AS RECORDED IN PLAT BOOK 134, PAGE 80-86, INCLUSIVE, OF THE PUB-LIC RECORDS OF PINELLAS COUNTY, FLORIDA, BEING THE SAME AS DESCRIBED BY METES AND BOUNDS IN THAT CERTAIN LEASEHOLD WARRANTY DEED RECORD-ED IN OFFICIAL RECORDS BOOK 8959, PAGE 68, OF THE PUBLIC RECORDS OF PINEL-LAS COUNTY, FLORIDA.

commonly known as 18 CRESCENT PLACE S, ST PETERSBURG, FL 33711 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on David R. Byars of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa,

Florida 33601, (813) 229-0900, on or before , (or 30 days from the first date of publication, whichever is later) 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. AMERICANS WITH DISABILI-

TIES ACT If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office. 400 S. Ft. Harrison Ave. Ste. 500 Clearwater, FL 33756, (727) 464-4062 V/TDD; or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated: September 8th, 2025. CLERK OF THE COURT Honorable Ken Burke 315 Court Street Clearwater, Florida 33756 (COURT SEAL) By: /s/ Thomas Smith Deputy Clerk

327486/2529754/MTS September 12, 19, 2025 25-04017N

## THIRD INSERTION

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

Case No.: 25-002399-CI OXFORD FINANCE LLC,

NESIAN J. MAKESH a/k/a NESIAN JEAN MAKESH, and SAPNA DHAWAN,

Defendants. TO: SAPNA DHAWAN LAST KNOWN ADDRESSES 1560 GULF BLVD., UNIT 1705 CLEARWATER, FL 33767

YOU ARE NOTIFIED that an action for the avoidance and recovery of a fraudulent transfer pursuant to the Uniform Fraudulent Transfer Act (Fla. Stat. §§ 726.101-201) in connection with the following real property in Pinellas County, Florida:

UNIT 1705 AND GARAGE UNIT G-167 OF ULTIMAR THREE, A CONDOMINIUM ACCORDING TO THE DECLA-RATION OF CONDOMINIUM THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 9089, PAGE 2157, OF THE PUBLIC RECORDS OF PINEL-LAS COUNTY, FLORIDA, AND ANY AMENDMENTS THERE-OF, TOGETHER WITH ITS UNDIVIED SHARE IN THE COMMON ELEMENTS.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Michael R. Esposito, Esq., Blank Rome LLP, the Plaintiff's attorney, whose address is

100 S. Ashley Drive, Suite 600, Tampa, Florida 33602, on or before October 8, 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.

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

DATED on 09/02/2025

KEN BURKE, CPA AS CLERK OF THE CIRCUIT COURT & COMPTROLLER, PINELLAS COUNTY, FL By: STEVIE AYARS As Deputy Clerk KEN BURKE, CLERK CIRCUIT

315 Court Street Clearwater, Pinellas County, FL 33756-5165 Michael R. Esposito, Esq., Blank Rome LLP 100 S. Ashlev Drive, Suite 600 Tampa, Florida 33602 Telephone: (813) 255-2324 Attorney for Plaintiff 156282.01405/155327645v.1 Sept. 5, 12, 19, 26, 2025

25-03910N

## --- PUBLIC NOTICES / TAX DEEDS ---

## THIRD INSERTION

## NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that GRIFFIN HARE CAPITAL LLC GRIFFIN HARE CAPITAL LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was as-

sessed are as follows: Certificate Number: 00954 Year of Issuance: 2022

Said certificate embraces the following described property in the County of Pinellas, State of Florida: BEG SW COR OF SE 1/4 OF

SE 1/4 TH N 82 FT TH E 300 FT TO POB TH N 107 FT TH E  $20~\mathrm{FT}~\mathrm{TH}~\mathrm{N}~270~\mathrm{FT}~\mathrm{TH}~\mathrm{E}~85\mathrm{FT}$ TH N 135FT TH E 190 FT TH N  $135~\mathrm{FT}~\mathrm{TH}~\mathrm{E}~740~\mathrm{FT}~\mathrm{TH}~\mathrm{S}~650$ FT TH W 1036.90 FT TO POB CONT 13.15 AC (C)

PARCEL: 36-28-15-00000-440-

Name in which assessed: TERESA Y SANFORD

## THIRD INSERTION NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that JAMES VERNON HUTFLESS TOP FLYTE LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 09310 Year of Issuance: 2023 Said certificate embraces the following described property in the County of Pi-

nellas, State of Florida: CATALINA GARDENS LOT 23 PARCEL: 12-32-16-14292-000-0230

Name in which assessed: WILLIE M WARREN

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03823N

## THIRD INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that NANCY HUTFLESS, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 05409

Year of Issuance: 2023 Said certificate embraces the following described property in the County of Pinellas, State of Florida:

PINELLAS GROVES NW 1/4. SEC 30-29-16 PART OF LOT 22 DESC BEG INT OF S R/W LINE OF KERSEY RD & W LINE OF SD LOT 22 TH S89D36'33"E 109.5FT FOR POB TH CONT S89D36'33"E 96.33FT TH S00D04'52"W 162FT TH N89D36'33"W 102.64FT TH  ${\rm N}02{\rm D}18'47"{\rm E}\,162.09{\rm FT}\,{\rm TO}\,{\rm POB}$ PARCEL: 30-29-16-70326-200-2201

Name in which assessed:

BAO TRAN

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M., A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste. 300, Clearwater, FL  $33756 \ (727) \ 464\text{-}4062 \ (\text{V/TDD})$ 

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03812N

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2) .

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03801N

## THIRD INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that KINGS RIGHT, LLC FIRSTRUST BANK AGT FBO KINGS RIGHT, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was as-

sessed are as follows: Certificate Number: 03779 Year of Issuance: 2023

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

GULF SHORES 6TH ADD RE-PLAT BLK W 1, LOT 9 PARCEL: 10-31-15-34452-231-

Name in which assessed: AURORA INVESTMENT GROUP LLC

REM CAPITAL GROUP LLC Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste. 300, Clearwater, FL  $33756 \ (727) \ 464\text{-}4062 \ (\text{V/TDD})$ 

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03807N

## THIRD INSERTION

## NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that MERCURY FUNDING LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 07067

Year of Issuance: 2023 Said certificate embraces the following described property in the County of Pi nellas, State of Florida:

F/K/A MAYFAIR CONDO IN PARK WEST APT 105 N/K/A MAYFAIR CONDO IN PARK WEST APT 105 TOGETHER WITH THE USE OF CAR-PORTS 105 & 105 PARCEL: 10-31-16-56421-000-

Name in which assessed:

LYNDA L GLASSMAN

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M., A. nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste. 300, Clearwater, FL  $33756 \ (727) \ 464\text{-}4062 \ (\text{V/TDD})$ 

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida  $Sept.\ 5, 12, 19, 26, 2025 \quad \ \ 25\text{--}03813N$ 

## --- TAX DEEDS ---

PINELLAS COUNTY

#### THIRD INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that KINGS RIGHT LLC FIRSTRUST BANK AGT FBO KINGS RIGHT, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 03989 Year of Issuance: 2023

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

CAROL APARTMENTS CONDO APT 10 PARCEL: 36-31-15-13560-000-0100

Name in which assessed: STEVEN D LOWER

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03808N

### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that KINGS RIGHT, LLC FIRSTRUST BANK AGT FBO KINGS RIGHT, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 05283 Year of Issuance: 2023 Said certificate embraces the following described property in the County of Pinellas. State of Florida:

IMPERIAL COURT APT CONDO 4 BLDG F, UNIT 8 PARCEL: 19-29-16-41928-000-0080

Name in which assessed:

RICHARD FITZGERALD Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2) .

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03810N

## THIRD INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that KINGS RIGHT, LLC FIRSTRUST BANK AGT FBO KINGS RIGHT, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 05284 Year of Issuance: 2023 Said certificate embraces the following described property in the County of Pinellas, State of Florida:

IMPERIAL COURT APT CONDO 4 BLDG F, UNIT 13 PARCEL: 19-29-16-41928-000-

0130 Name in which assessed:

MICHAEL FRISOLI Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2) .

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03811N

## THIRD INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MERCURY FUNDING LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was as-

sessed are as follows: Certificate Number: 07203 Year of Issuance: 2023

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

TOWNSEND'S SUB LOT 65 PARCEL: 12-31-16-91566-000-

Name in which assessed: D&D CONSTRUCTION MGMT SERVICES LLC TRE

3110 21ST N FL LAND TRUST Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2) .

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL  $33756 \ (727) \ 464\text{-}4062 \ (\text{V/TDD})$ 

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03814N

## THIRD INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MERCURY FUNDING LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was as-

sessed are as follows: Certificate Number: 01939

Year of Issuance: 2023 Said certificate embraces the following described property in the County of Pinellas, State of Florida:

LAKEVIEW HEIGHTS BLK G, LOT 3 PARCEL: 22-29-15-48978-007-

Name in which assessed: AMINTA GOYNES

0030

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2) .

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03805N

## THIRD INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MERCURY FUNDING LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 04544 Year of Issuance: 2023 Said certificate embraces the following described property in the County of Pi-

nellas, State of Florida: BLUE JAY MOBILE HOME ESTATES CONDO LOT 221 PARCEL: 17-28-16-09419-000-

TIMOTHY WEBER

Unless such certificate must be deposited prior to sale and in accordance with F.S. 197.542(2)

Sept. 5, 12, 19, 26, 2025 25-03809N

## THIRD INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that KINGS RIGHT, LLC FIRSTRUST BANK AGT FBO KINGS RIGHT, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 08780

Year of Issuance: 2023 Said certificate embraces the following described property in the County of Pinellas, State of Florida:

SHORE CREST BUILDING TOWN APTS SO NO. 105 CON-DO UNIT 412

PARCEL: 30-31-16-81777-000-4120

Name in which assessed:

TERENCE E O'CONNELL Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in

accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste. 300, Clearwater, FL  $33756 \ (727) \ 464\text{-}4062 \ (\text{V/TDD})$ 

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03822N

## THIRD INSERTION NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that
KINGS RIGHT, LLC FIRSTRUST BANK AGT FBO KINGS RIGHT, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 08661

Year of Issuance: 2023 Said certificate embraces the following described property in the County of Pinellas, State of Florida:

ROGER'S SUB, J. H. LOTS 3 AND 4

PARCEL: 28-31-16-76374-000-

Name in which assessed: SOUTHSIDE CAPITAL PARTNERS LLC

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19 , 26, 2025 25-03821N

## THIRD INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that VINMAS HOLDINGS, LLC VINMAS HOLDINGS, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as

Certificate Number: 01152 Year of Issuance: 2021 Said certificate embraces the following

described property in the County of Pinellas, State of Florida: AVONDALE BLK B, LOT 25 PARCEL: 03-29-15-01926-002-0250

Name in which assessed: NASTASSIA FLOYD TAMI ROBINSON

PORTER FLOYD Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19 26, 2025 25-03799N

## THIRD INSERTION

### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MERCURY FUNDING LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 10064 Year of Issuance: 2023

Said certificate embraces the following described property in the County of Pinellas. State of Florida:

MADISON AT ST PETE, THE CONDO UNIT 130 TOGETH-ER WITH USE OF PARKING SPACES 19 & 101

PARCEL: 19-31-17-54354-000-1300

Name in which assessed: DEBORAH H HODGES

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19 , 26, 2025 25-03825N

## THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MERCURY FUNDING LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 07640

Year of Issuance: 2023 Said certificate embraces the following described property in the County of Pinellas, State of Florida:

CENTRAL PARK REV BLK 8, LOTS 5 AND 6 PARCEL: 21-31-16-14562-008-0050

Name in which assessed: 4740 1ST AVE N LAND TRUST AZZAM PROPERTIES CORPORATION TRE

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03815N

## 2210

Name in which assessed:

shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater,

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

> KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida

## THIRD INSERTION

## NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that
KINGS RIGHT, LLC FIRSTRUST BANK AGT FBO KINGS RIGHT, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 07830

Year of Issuance: 2023 Said certificate embraces the following described property in the County of Pinellas, State of Florida:

COLONIAL PLACE REV BLK 11, LOT 2 PARCEL: 23-31-16-17442-011-

0020 Name in which assessed: SOUTHSIDE CAPITAL PARTNERS LLC

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19. 26, 2025 25-03816N

## --- ACTIONS / SALES ---

## NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDAFAMILY LAW DIVISION UCN: 52-2025-DR-004659-XX-FD-FD

CASE NO. 25-004659-FD-24

been filed against you and that you are

required to serve a copy of your written

defenses, if any, to it on Garth R. Good-

man, P.A., 146 Second Street No., Suite

IN RE: THE MARRIAGE OF:

MAROUANE ELASRI, Petitioner/Husband, MERYEM KADIRI,

Respondent/Wife, TO: Meryem Kadiri 2 Rue Melouiya Agdal Rabat, 10000 Morocco YOU ARE NOTIFIED that an action for Dissolution of Marriage has

310, St. Petersburg, Florida 33701, on or before 30 Days after 1st publication, and file the original with the clerk of this Court at 545 1st Avenue North, St. Petersburg, Florida 33701 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.

FOURTH INSERTION

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

"If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clear-water, FL 33756, (727) 464-4062 (V/ TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711." Dated: 8/19/2025.

KEN BURKE Clerk of the Circuit Court and Comptroller 315 Court Street Clearwater, Pinellas County, FL 33756-5165 CLERK OF THE CIRCUIT COURT By: /s/ Thomas Smith Deputy Clerk Aug. 29; Sept. 5, 12, 19, 2025

25-03678N

## NOTICE OF ACTION

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

CASE NO. 23-001801-CO

CLASSIC CONSTRUCTION LTD. CO., Plaintiff, v JEFFERY P. CURTIN and CHRISTINE CURTIN, Defendants.

TO: JEFFERY P. CURTIN and CHRISTINE CURTIN 2929 Cypress Rdg. Palm Harbor, FL 34684

YOU ARE NOTIFIED that an action has been filed against you in the above-styled court regarding a dispute involving construction services, and you are required to serve a copy of

## FOURTH INSERTION

your written defenses, if any, to it on:

Celeste O. Murphy-Gerling, Esq. Williams Chartered, P.A. 222 Pasadena Place Orlando, FL 32803 Attorney for Plaintiff

within 28 days after the first publication of this Notice and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

"If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before

vour 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 day of 08/25/2025, 2025. KEN BURKE, CPA

> Clerk of the Circuit Court Pinellas County, Florida 315 Court Street 08/25/2025 Clearwater, FL 33756 By: STEVIE AYARS Deputy Clerk Publish in: Business Observer KEN BURKE, CLERK CIRCUIT COURT 315 Court Street Clearwater. Pinellas County, FL 33756-5165

Aug. 29; Sept. 5, 12, 19, 2025

## THE BUSINESS OBSERVER Call: (941) 362-4848 or go to: www.businessobserverfl.com



PINELLAS COUNTY

#### THIRD INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MERCURY FUNDING LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 08295 Year of Issuance: 2023

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

GRAND CENTRAL SUB NO 1 ADD BLK 10, LOT 18 PARCEL: 26-31-16-32760-010-0180

Name in which assessed: KAMINIE TAJESHWAR

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03819N

## THIRD INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MERCURY FUNDING LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 08645 Year of Issuance: 2023

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

GARDENS PASADENA GULFVIEW SEC BLK 29, LOT

PARCEL: 28-31-16-67338-029-0030

Name in which assessed: FRANK D ZAIC

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste. 300, Clearwater, FL  $33756\,(727)\,464\text{-}4062\,(\text{V/TDD})$ 

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03820N

#### THIRD INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MERCURY FUNDING LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 08153 Year of Issuance: 2023 Said certificate embraces the following described property in the County of Pi-

nellas, State of Florida: ORANGEWOOD LOT 14 PARCEL: 25-31-16-64728-000-

Name in which assessed: SOUTHSIDE CAPITAL

PARTNERS LLC Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater,

must be deposited prior to sale and in

accordance with F.S. 197.542(2). If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL

 $33756 \, (727) \, 464\text{-}4062 \, (\text{V/TDD})$ KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03818N

THIRD INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that

VINMAS HOLDINGS, LLC VINMAS

HOLDINGS, LLC, the holder(s) of the

following certificate has/have filed for

a tax deed to be issued thereon. The

certificate number, year of issuance,

property description, and the names in

which the property was assessed are as

Said certificate embraces the following

described property in the County of Pi

PARCEL: 36-30-16-91514-015-

Unless such certificate shall be

 $redeemed\ according\ to\ law,\ the\ property$ 

described in such certificate will be

sold to the highest bidder at www.

pinellas.realtaxdeed.com on the 15th

day of October, 2025 at 11:00 A.M.. A

nonrefundable deposit of \$200.00 or

5% of the high bid, whichever is greater,

must be deposited prior to sale and in

who needs accommodation in order

to participate in this proceeding, you

provision of certain assistance. Within

two (2) working days of the publication

of this NOTICE OF APPLICATION

FOR TAX DEED please contact the Human Rights Office, 400 S Ft.

Harrison Ave., Ste . 300, Clearwater, FL

Sept. 5, 12, 19, 26, 2025 25-03802N

KEN BURKE

Clerk of the Circuit Court

and Comptroller Pinellas County, Florida

33756 (727) 464-4062 (V/TDD)

are entitled, at no cost to you, to

If you are a person with a disability

accordance with F.S. 197.542(2).

nellas, State of Florida: TOWN APTS NO 17 CONDO

OASIS BLDG, UNIT 214

Name in which assessed:

PATRICIA W PETRO

Certificate Number: 06029

Year of Issuance: 2022

follows:

2140

USA HOUSING & URBAN DEV Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

THIRD INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that

MERCURY FUNDING LLC, the

holder(s) of the following certificate

has/have filed for a tax deed to be issued

thereon. The certificate number, year of

issuance, property description, and the

names in which the property was as-

Said certificate embraces the following

described property in the County of Pi-

GLENWOOD HEIGHTS LOT

PARCEL: 25-31-16-31248-000-

Certificate Number: 08057

Year of Issuance: 2023

sessed are as follows:

nellas, State of Florida:

Name in which assessed:

0150

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03817N

#### NOTICE OF APPLICATION FOR TAX DEED

THIRD INSERTION

NOTICE IS HEREBY GIVEN that VINMAS HOLDINGS, LLC VINMAS HOLDINGS, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 07876 Year of Issuance: 2022 Said certificate embraces the following described property in the County of Pi-

nellas, State of Florida: WILDWOOD SUB LOT 43 PARCEL: 26-31-16-97560-000-

0430 Name in which assessed: JOSEPH ELIAS

DELORIS F ELIAS Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in

accordance with F.S. 197.542(2). If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03803N

## THIRD INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MERCURY FUNDING LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 01583 Year of Issuance: 2021

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

KNOLLWOOD REPLAT BLK 3. LOT 3 LESS S 10FT PARCEL: 14-29-15-47016-003-0030

Name in which assessed:

JME TRUST Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste. 300, Clearwater, FL

 $33756\,(727)\,464\text{-}4062\,(\text{V/TDD})$ KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03800N

THIRD INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

NOTICE IS HEREBY GIVEN that KINGS RIGHT, LLC FIRSTRUST BANK AGT FBO KINGS RIGHT, LLC,

the holder(s) of the following certificate

has/have filed for a tax deed to be issued

thereon. The certificate number, year of

issuance, property description, and the

names in which the property was as-

Said certificate embraces the following

described property in the County of Pi-

BAYPOINTE PRESERVE CON-

PARCEL: 07-30-17-04425-003-

Unless such certificate shall be

redeemed according to law, the property

described in such certificate will be

sold to the highest bidder at www.

pinellas.realtaxdeed.com on the 15th

day of October, 2025 at 11:00 A.M.. A

nonrefundable deposit of \$200.00 or

5% of the high bid, whichever is greater,

must be deposited prior to sale and in

who needs accommodation in order

to participate in this proceeding, you

provision of certain assistance. Within

two (2) working days of the publication

of this NOTICE OF APPLICATION

FOR TAX DEED please contact the Human Rights Office, 400 S Ft.

Harrison Ave., Ste . 300, Clearwater, FL

Sept. 5, 12, 19, 26, 2025 25-03824N

KEN BURKE

Clerk of the Circuit Court

and Comptroller Pinellas County, Florida

 $33756\,(727)\,464\text{-}4062\,(\text{V/TDD})$ 

are entitled, at no cost to you, to

If you are a person with a disability

accordance with F.S. 197.542(2).

DO BLDG 300, UNIT 3101

B BROTHERS HOMES INC

Certificate Number: 09418

Year of Issuance: 2023

sessed are as follows:

nellas, State of Florida:

Name in which assessed:

3101

#### THIRD INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that IAMES VERNON HITTELESS TOP FLYTE LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 10426

Year of Issuance: 2023 Said certificate embraces the following described property in the County of Pinellas, State of Florida:

LUANNE SUB BLK 3, S 60FT OF LOT 3 & N 16FT OF LOT 4 PARCEL: 07-32-17-53118-003-0030

Name in which assessed:

FREDERICK HARVEY EST Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03827N

## THIRD INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that NANCY HUTFLESS, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 00825 Year of Issuance: 2023 Said certificate embraces the following described property in the County of Pi-

nellas, State of Florida: DUNEDIN ISLES NO. 1 BLK 46, LOT 1 PARCEL: 22-28-15-23310-046-

Name in which assessed: EVA POVELKO

0010

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in

accordance with F.S. 197.542(2). If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03804N

#### THIRD INSERTION THIRD INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that MERCURY FUNDING LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 10359 Year of Issuance: 2023

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

GRAND VIEW TERRACE BLK B, LOT 14 PARCEL: 06-32-17-32868-002-

0140 Name in which assessed: SOUTHERN SUPPORTIVE SERVICES INC

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL  $33756\,(727)\,464\text{-}4062\,(\text{V/TDD})$ KEN BURKE

Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03826N

## NOTICE OF APPLICATION

## FOR TAX DEED

NOTICE IS HEREBY GIVEN that MERCURY FUNDING LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 10429 Year of Issuance: 2023

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

VELVET CLOAKE CONDO NORTH BLDG, UNIT 110 PARCEL: 18-32-17-93839-001-1100 Name in which assessed:

G ARTHUR LEONARD PATRICIA J SCHAPER

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www. pinellas.realtaxdeed.com on the 15th day of October, 2025 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Sept. 5, 12, 19, 26, 2025 25-03828N

## --- ACTIONS / SALES ---THIRD INSERTION

## NOTICE OF

SHERIFF'S SALE
NOTICE IS HEREBY GIVEN That pursuant to a Final Judgment of Possession, and Foreclosure of Landlord's Lien issued in the County Court of Pinellas County, Florida, on the 31st day of July A.D., 2025, in the cause wherein Westgate Park Corp, a Florida corporation dba Westgate Community, was plaintiff(s), and Edward Brinton

Van Voorhis, and all other unknown occupants of the mobile home, jointly and severally, were defendant(s), being Case No. 25-004793-CO-41 in the said Court, I, Bob Gualtieri as Sheriff of Pinellas County, Florida, have levied upon all right, title and interest of the above named defendant(s), Edward Brinton Van Voorhis, and all other unknown occupants of the mobile home, jointly and severally in and to the

following described property, to-wit:

1974 WRANG mobile home with identification no. F3601600 and title no. 6224119 and all furniture, furnishings, fixtures, attachments, appurtenances or personal property of any kind whatsoever, located inside the mobile home or on the mobile home lot and owned by the Defendant(s), Edward Brinton Van Voorhis, located at 14099 South Belcher Road, Lot 1219. Largo, Pinellas County, Florida.

and on the 9th day of October A.D., 2025, at 14099 South Belcher Road, Lot 1219, in the city of Largo, Pinellas County, Florida, at the hour of 11:00 a.m., or as soon thereafter as possible, I will offer for sale "AS IS" "WHERE IS" all of the said defendant's right, title and interest in the aforesaid property at public outcry and will sell the same subject to all prior liens, encumbrances and judgments, if any, as provided by law to the highest and best bidder or bidders for CASH, the proceeds to be applied as far as may be to the payment of costs and the satisfaction of the described Final Judgment of Possession, and Foreclosure of Landlord's Lien.

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

3233 East Bay Drive Suite 103 Largo FL 33771-1900  $Sept.\ 5, 12, 19, 26, 2025$ 

25-03836N

## FOURTH INSERTION

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

CIRCUIT CIVIL DIVISION CASE NO.: 25-003494-CI UNITED WHOLESALE MORTGAGE, LLC Plaintiff(s), vs. EMIL OMANOVIC, IF LIVING, BUT IF DECEASED, THE IINKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNS, CREDITORS, LIENORS, AND TRUSTEES OF EMIL OMANOVIC AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER, AND AGAINST THE NAMED

## DEFENDANTS; EASTWOOD PINES ASSOCIATION, INC.; THE UNKNOWN SPOUSE OF EMIL OMANOVIC; THE UNKNOWN TENANT IN POSSESSION.

Defendant(s).
TO: EMIL OMANOVIC, IF LIV-ING, BUT IF DECEASED, THE UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, AS-SIGNS, CREDITORS, LIENORS, AND TRUSTEES OF EMIL OMANOVIC AND ALL OTHER PERSONS CLAIM-ING BY, THROUGH, UNDER, AND AGAINST THE NAMED DEFEN-DANTS

LAST KNOWN ADDRESS: UNKNOWN CURRENT ADDRESS: UNKNOWN

TO: THE UNKNOWN SPOUSE OF EMIL OMANOVIC LAST KNOWN ADDRESS: 1825

BOUGH AVENUE, UNIT 4, CLEAR-WATER, FL 33760 CURRENT ADDRESS: UNKNOWN

YOU ARE HEREBY NOTIFIED that a civil action has been filed against you in the Circuit Court of Pinellas County, Florida, to foreclose certain real property described as fol-

Unit No. 4, Building 1, of Eastwood Pines - Phase I, f/k/a Pinellas Pines - Phase I, a Condominium, according to the Declaration of Condominium recorded in Official Records Book 4066, Page(s) 1720, and Amendment adding Phase I recorded in Official Records Book 4546, Page 1550 and all subsequent amendments thereto, together with its undivided share in the common elements, in the Public Records of Pinellas County, Florida.

Property address: 1825 Bough Avenue, Unit 4, Clearwater, FL 33760

You are required to file a written response with the Court and serve a copy of your written defenses, if any, to it on Padgett Law Group, whose address is 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312, at least thirty

(30) days from the date of first publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint.

"If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/ TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance

is less than 7 days; if you are hearing or voice impaired, call 711." DATED this the day of 08/26/2025.

CLERK OF THE CIRCUIT COURT As Clerk of the Court BY: JESSICA ZOVICH Deputy Clerk KEN BURKE, CLERK CIRCUIT COURT

315 Court Street Clearwater,

Pinellas County, FL 33756-5165 Plaintiff Atty: Padgett Law Group 6267 Old Water Oak Road,

Tallahassee, FL 32312 attorney@padgettlawgroup.com TDP File No. 25-006080-1

Aug. 29; Sept. 5, 12, 19, 2025 25-03767N