

COLLIER COUNTY LEGAL NOTICES

--- PUBLIC SALES / ESTATE ---

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:

10550 Goodlette-Frank Rd. Naples FL 34109 on 11/06/2025 at 11:30AM

Joan Kermode - Household items, boxes, totes

The auction will be listed and advertised on [www.storagetreasures.com](http://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.

Sept. 26; Oct. 3, 2025 25-01407C

FIRST INSERTION

**NOTICE UNDER FICTITIOUS NAME LAW Pursuant to F.S. §865.09**

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Charlie's Emergency Tire Repair, located at 2310 Pine woods Circle, in the City of Naples, County of Collier, State of FL, 34105, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 22 September, 2025.

Charles Edward Shookman  
2310 Pine woods Circle  
Naples, FL 34105  
September 26, 2025 25-01406C

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: 10550 Goodlette-Frank Rd Naples, FL 34109 on 10/16/2025 at 11:30am

Customer Name: Susan Kahn  
Description of items: Small Sofa, living room chair, 2 end tables

The auction will be listed and advertised on [www.storagetreasures.com](http://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.

Sept. 26; Oct. 3, 2025 25-01408C

FIRST INSERTION

**NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY**

Please take notice SmartStop Self Storage located at 275 Goodlette Frank Road, Naples, FL 34102 intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via [www.selfstorageauction.com](http://www.selfstorageauction.com) on 10/16/2025 at 2:30pm. Contents include personal property along with the described belongings to those individuals listed below.

03078 Rebeca Utra Gordon  
luggage, box,

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (239) 241-3897.

Sept. 26; Oct. 3, 2025 25-01413C

FIRST INSERTION

**NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY**

Please take notice SmartStop Self Storage located at 7755 Preserve Ln, Naples, FL 34119 intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via [www.selfstorageauction.com](http://www.selfstorageauction.com) on 10/16/2025 at 2:30pm. Contents include personal property along with the described belongings to those individuals listed below.

3315 Foster, Brian  
boxes, household items, etc.  
3317 William Hufsey  
boxes, household items, etc

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (239) 300-5534.

Sept. 26; Oct. 3, 2025 25-01414C

FIRST INSERTION

**Notice of Self Storage Sale**

Please take notice Midgard Self Storage - Naples 1 located at 6810 Collier Blvd Naples FL 34114 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants who are in default at an Auction. The sale will occur as an online auction via [www.storageauctions.com](http://www.storageauctions.com) on 10/17/2025 at 1:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Dorothy Brown unit #B010; Meghan Fadden unit #B087. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

Sept. 26; Oct. 3, 2025 25-01410C

FIRST INSERTION

**Notice Under Fictitious Name Law According to Florida Statute Number 865.09**

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Chick-fil-A located at 1874 Tamiami Trl N SPC FC-7 in the City of Naples, Collier County, FL 34102 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 23rd day of September, 2025.

Mapteah Gannah Enterprises, LLC  
September 26, 2025 25-01411C

FIRST INSERTION

**NOTICE OF PUBLIC SALE:**

NOTICE IS HEREBY GIVEN THAT ON 10/19/2025 AT 08:00 AM THE FOLLOWING VEHICLES(S) MAY BE SOLD AT PUBLIC SALE PURSUANT TO FLORIDA STATUTE 713.585. NAME: ONE STOP SHOP 239 LIMITED LIABILITY COMPANY 1FACP40M9PF151189 1993 FORD 8491.10 TEL:813-697-1791 MV: MV108771 LOCATION: 420 ALACHUA STREET IMMOKALEE, FL 34142/

September 26, 2025 25-01412C

FIRST INSERTION

**Notice of Self Storage Sale**

Please take notice Midgard Self Storage - Naples located at 5725 Collier Blvd Naples FL 34114 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants who are in default at an Auction. The sale will occur as an online auction via [www.storageauctions.com](http://www.storageauctions.com) on 10/17/2025 at 1:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Nikita Plaatjies unit #1159; Brittany Wood unit #P06; Danielle Oconner unit #P42. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

Sept. 26; Oct. 3, 2025 25-01409C

FIRST INSERTION

**FICTITIOUS NAME NOTICE**

Notice is hereby given that LOGSDON CONTRACTING LLC, OWNER, desiring to engage in business under the fictitious name of 239WINDOW.COM located at 104 QUEEN PALM DR, NAPLES, FLORIDA 34114 intends to register the said name in COLLIER county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

September 26, 2025 25-01432C

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:

3697 Kramer Dr Naples, FL 34109 on Thursday, October 16, 2025 at 11:15 AM

William Vincent  
1 Chair, laundry basket, bags, boxes, clothes, totes, toys.  
Alec Vyverberg  
Fishing poles, hand cart, compressor, cooler.

The auction will be listed and advertised on [www.storagetreasures.com](http://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.

Sept. 26; Oct. 3, 2025 25-01429C

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: 840 E Elkcarn Cir Marco Island FL 34145 Phone: 239-674-0999 Auction Date: 10/16/2025 @11:15 AM

Tony Kinert  
Fishing Poles, Power Tools, Lamps

The auction will be listed and advertised on [www.storagetreasures.com](http://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 may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

Sept. 26; Oct. 3, 2025 25-01416C

FIRST INSERTION

**Notice Under Fictitious Name Law According to Florida Statute Number 865.09**

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Coastal Visuals located at 2095 Harbor LN in the City of Naples, Collier County, FL 34104 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 18th day of September, 2025.

Christopher T. Morrison  
September 26, 2025 25-01417C

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Brandon Took This Photo located at 5931 Sea Grass Ln, in the County of Collier, in the City of Naples, Florida 34116 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Naples, Florida, this 18th day of 09, 2025.

A SHORE THING MEDIA LLC  
September 26, 2025 25-01418C

FIRST INSERTION

**NOTICE OF PUBLIC SALE**

Extra Space Storage will hold a public auction to sell personal property belonging to those individuals listed below at the location 11201 Tamiami Trail E, Naples FL 34113. Phone 239-303-8458. Auction date 10/16/2025 at 10:15am.

Karen Kelly- TV, bike, boxes, totes

The auction will be listed and advertised on [www.storagetreasures.com](http://www.storagetreasures.com). Purchase 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.

Sept. 26; Oct. 3, 2025 25-01430C

FIRST INSERTION

**Notice Under Fictitious Name Law According to Florida Statute Number 865.09**

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Discover Strength Naples located at 2160 Airport Rd N., Suite 107 in the City of Naples, Collier County, FL 34105 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 23rd day of September, 2025.

MIG Vesuvius, LLC  
Steven E. Mueller  
September 26, 2025 25-01436C

FIRST INSERTION

**Notice Under Fictitious Name Law According to Florida Statute Number 865.09**

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Gulf Softwash located at 2352 Orchard St in the City of Naples, Collier County, FL 34120 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 23rd day of September, 2025.

Ripoll Services, LLC  
September 26, 2025 25-01440C

FIRST INSERTION

**NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-2461 Division Probate IN RE: ESTATE OF MICHAEL EMMET GORMAN Deceased.**

The administration of the estate of Michael Emmet Gorman, deceased, whose date of death was August 19, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Naples, FL 34112. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property

FIRST INSERTION

**NOTICE TO CREDITORS**

CIRCUIT COURT - 20TH JUDICIAL CIRCUIT - COLLIER COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 25-CP-2399  
IN RE: ESTATE OF HARRY H. FARR, Deceased.

The administration of the estate of Harry H. Farr, deceased, whose date of death was August 6, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Naples, FL 34112. 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 Act as described in ss. 732.216-732.228, Florida

FIRST INSERTION

**NOTICE TO CREDITORS**

IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 25-CP-2037  
Division Probate  
IN RE: ESTATE OF MARTIN JAY CRAIG Deceased.

The administration of the estate of MARTIN JAY CRAIG, deceased, whose date of death was May 24, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail E., Naples, FL 34112. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no

FIRST INSERTION

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

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

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

The date of first publication of this notice is September 26, 2025.

**Personal Representative:**  
**Mary E. Adamowicz**  
28057 Kerry Ct.  
Bonita Springs, Florida 34135  
Attorney for Personal Representative: Christina B. Davidow, Attorney  
Florida Bar Number: 66356  
Willis & Davidow,  
Attorneys at Law, LLC  
9015 Strada Stell Ct., Suite 106  
Naples, FL 34109  
Telephone: (239) 465-0531  
Fax: (888) 435-0911  
E-Mail: [cdavidow@willisdavidow.com](mailto:cdavidow@willisdavidow.com)  
E-Mail: [crinaldi@willisdavidow.com](mailto:crinaldi@willisdavidow.com)  
Sept. 26; Oct. 3, 2025 25-01402C

FIRST INSERTION

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

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

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

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

The date of first publication of this notice is September 26, 2025.

**Personal Representative:**  
**Michael K. Farr**  
265 Mermaids Bight  
Naples, FL 34103  
Attorney for Personal Representative: William M. Burke  
E-mail: [wburke@cyklawfirm.com](mailto:wburke@cyklawfirm.com)  
Florida Bar Number: 0967394  
Coleman, Yovanovich & Koester, P.A.  
4001 Tamiami Trail, Suite 300  
Naples, FL 34103  
Telephone: (239) 435-3535  
Fax: (239) 435-1218  
Sept. 26; Oct. 3, 2025 25-01403C

FIRST INSERTION

duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, 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 26, 2025

**Personal Representative:**  
**Brooke Pierce**  
580 Old Indian Mound Trail  
Sun Prairie, WI 53590  
Attorney for Personal Representative: /s/ Nikki A. Uri  
NIKKI A. URI, Esq., Attorney  
Florida Bar Number: 0670367  
P.O. Box 110145  
Naples, FL 34108  
Telephone: (239) 287-1753  
E-Mail: [nikkiauri@yahoo.com](mailto:nikkiauri@yahoo.com)  
Secondary E-Mail: [meka@nikkiurilaw.com](mailto:meka@nikkiurilaw.com)  
Sept. 26; Oct. 3, 2025 25-01425C

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: 8471 Davis Blvd. Naples, FL34104 on: 10/16/2025 at 10:45am.

Tenant Name: Mitzi Strike  
General Description of Property: Misc. Personal Items  
Tenant Name: Elizabeth Milanes  
General Description of Property: Misc. Personal Items  
Tenant Name: Yvonne Puente  
General Description of Property: Misc. Personal Items  
Tenant Name: Miguel Bey  
General Description of Property: Misc. Personal Items

Personal Items The auction will be listed and advertised on [www.storagetreasures.com](http://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 until the winning bidder takes possession of the personal property.

Sept. 26; Oct. 3, 2025 25-01431C

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: 571 Airport Pulling Rd N Naples, FL 34104 Auction Date: 10/16/2025 Time: 10:15 am

Bill Manning  
Wall Art, Boxes, Safe, Tables  
Sabine Sabine  
TV,PC,Totes Luggage, Household Items  
Brandon Mahunik  
Wicker Furniture, Dresser, Sofa, Totes  
Eduar Silva  
Vehicle (NOT FOR SALE), Tools, Jack Stand.  
Darrell Hills  
Vehicle (NOT FOR SALE)  
Amanda Frassica  
Washer Dryer, Chairs, Bed Frame, Box Spring  
Dainka Joseph

Appliances, Wall Art, Household Items

The auction will be listed and advertised on [www.storagetreasures.com](http://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.

Sept. 26; Oct. 3, 2025 25-01415C

**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](mailto:legal@businessobserverfl.com)

**Business Observer**

lv10161







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PUBLIC SALES / ESTATE / ACTIONS ---

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FIRST INSERTION					
<p><b>NOTICE TO CREDITORS (Summary Administration)</b> IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION <b>File No. 2025-CP-002381</b> <b>Division Probate</b> <b>IN RE: ESTATE OF JOHN J SEXTON, JR</b> <b>Deceased.</b></p> <p>TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:</p> <p>You are hereby notified that an Order of Summary Administration has been entered in the estate of John J Sexton, Jr, deceased, File Number 2025-CP-002381 by the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Ste 102, Naples, FL 34112, that the decedent's date of death was April 21, 2025; that the total value of the estate is \$64,000.00 and that the names and addresses of those to whom it has been assigned by such order are:</p> <table><tr><th>Name</th><th>Address</th></tr><tr><td>Joseph T. Sexton, Trustee of the John J. Sexton, Jr Declaration of Trust Agreement dated January 10, 2018</td><td>2201 Village Lane #305, Bloomington, MN 55431</td></tr></table> <p>ALL INTERESTED PERSONS ARE NOTIFIED THAT:</p>		Name	Address	Joseph T. Sexton, Trustee of the John J. Sexton, Jr Declaration of Trust Agreement dated January 10, 2018	2201 Village Lane #305, Bloomington, MN 55431
Name	Address				
Joseph T. Sexton, Trustee of the John J. Sexton, Jr Declaration of Trust Agreement dated January 10, 2018	2201 Village Lane #305, Bloomington, MN 55431				

FIRST INSERTION	
<p><b>NOTICE TO CREDITORS</b> IN THE TWENTIETH JUDICIAL CIRCUIT COURT IN AND FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION <b>File No. 2025-CP-2494</b> <b>IN RE: ESTATE OF RAYMOND LEE YOUNG,</b> <b>Deceased.</b></p> <p>The administration of the estate of Raymond Lee Young, deceased, whose date of death was July 14, 2025, File Number 2025-CP-2494, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 East Tamiami Trail, Naples, Florida 34112. The names and addresses of the Personal Representative and the Personal Representative's Attorney are set forth below.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice has been served must file their claims within this court ON OR BEFORE THE LATER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</p> <p>ALL CLAIMS NOT SO FILED</p>	

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.	
A personal representative or curator has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Florida Statute § 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under Florida Statute § 732.221.	
The date of first publication of this notice is September 26, 2025.	
<b>Personal Representative:</b> <b>Duane Lee Young</b> 147 Winward Cay Naples, Florida 34114 Attorney for Personal Representative: Anthony J. Dimora, Esquire Florida Bar Number: 0092347 WOODWARD, PIRES & LOMBARDO, P.A. 606 Bald Eagle Drive, Suite #500 Marco Island, Florida 34146 Telephone Number: (239) 394-5161 Primary E-Mail: adimora@wpl-legal.com Secondary E-Mail: aelbe@wpl-legal.com Sept. 26; Oct. 3, 2025	25-01426C

FIRST INSERTION			
<p><b>NOTICE OF ACTION: FORECLOSURE OF LIEN</b> IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR COLLIER COUNTY, FLORIDA <b>CIVIL DIVISION</b> <b>Case No.: 25-CC-1351</b> <b>The Roman Plaza Condominium Association, Inc. 886 Park Avenue Marco Island, FL 34145</b> <b>Plaintiff, -vs-</b> <b>Slobodan Robert Kondic, Defendant.</b></p> <p>TO: Slobodan Robert Kondic 886 Park Avenue, Unit 502 Marco Island, FL 34145</p> <p>YOU ARE NOTIFIED that an action to foreclose a Claim of Lien regarding the following property in Collier County, Florida:</p> <p>Unit 502, The Roman Plaza, a Condominium according to The Declaration of Condominium recorded in Official Records Book 3564, Pages 1920, as amended, Public Records of Collier County, Florida, Parcel ID No. 70960000280,</p> <p>has been filed against you and you are required to serve a copy of your written defenses to it, if any, to the Plaintiff's attorney at the address listed below within thirty (30) days after the first publication of this Notice in the Business Observer, Collier County, Florida, 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.</p> <p>Plaintiff's attorney's service address is:</p> <table><tr><td>William G. Morris, Esq. Florida Bar No: 321613 LAW OFFICES OF WILLIAM G. MORRIS, P.A. 247 North Collier Blvd., Suite 202 Marco Island, FL 34145 Tel.: (239) 642-6020 Fax: (239) 642-0722 Email: e-service@wgmorrislaw.com</td><td>25-01422C</td></tr></table>		William G. Morris, Esq. Florida Bar No: 321613 LAW OFFICES OF WILLIAM G. MORRIS, P.A. 247 North Collier Blvd., Suite 202 Marco Island, FL 34145 Tel.: (239) 642-6020 Fax: (239) 642-0722 Email: e-service@wgmorrislaw.com	25-01422C
William G. Morris, Esq. Florida Bar No: 321613 LAW OFFICES OF WILLIAM G. MORRIS, P.A. 247 North Collier Blvd., Suite 202 Marco Island, FL 34145 Tel.: (239) 642-6020 Fax: (239) 642-0722 Email: e-service@wgmorrislaw.com	25-01422C		

FIRST INSERTION	
<p><b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION <b>File No.</b> <b>11-2025-CP-002409-0001-01</b> <b>IN RE: ESTATE OF VALERIE HAYRI</b> <b>Deceased.</b></p> <p>The administration of the estate of Valerie Hayri, deceased, whose date of death was August 15, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Ste. 102, Naples, FL 34112-5324. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</p> <p>The personal representative has no duty to discover whether any property</p>	

held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes. The written demand must be filed with the clerk.	
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 26, 2025.	
<b>Personal Representative:</b> <b>Paul Charles Koleszar</b> 32169 Deerwood Lane Lewes, Delaware 19958 Attorney for Personal Representative: /s/ Wess M. Jacobs Wess M. Jacobs, Attorney Florida Bar Number: 932655 Osterhout & McKinney, P.A. 3783 Seago Lane Fort Myers, FL 33901 Telephone: (239) 939-4888 Fax: (239) 277-0601 E-Mail: wessj@omplaw.com Secondary E-Mail: hillaryh@omplaw.com Sept. 26; Oct. 3, 2025	25-01404C

FIRST INSERTION	
<p><b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION <b>File No.</b> <b>11-2025-CP-002341-0001-01</b> <b>IN RE: ESTATE OF ANTHONY TURRO A/K/A ANTHONY F. TURRO</b> <b>Deceased.</b></p> <p>The administration of the estate of Anthony Turro a/k/a Anthony F. Turro, deceased, whose date of death was June 11, 2025 is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail, E, Naples, FL 34112, is pending in the Circuit Court for Collier County, Florida, Probate Division, The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>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</p>	

THE FIRST PUBLICATION OF THIS NOTICE.	
The Personal Representative or Curator has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes.	
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.	
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.	
The date of first publication of this notice is September 26, 2025.	
<b>Personal Representatives:</b> <b>Raymond Turro</b> 24 Patricia Court Ridgewood, NJ 07450 Attorney for Personal Representatives: Frank A. Barbieri, Jr., Attorney Florida Bar Number: 561320 SACHS SAX CAPLAN PL 6111 Broken Sound Parkway, Suite 200 Boca Raton, FL 33487 Telephone: (561) 994-4499 Fax: (561) 994-4985 E-Mail: fbarbieri@ssclawfirm.com Secondary E-Mail: martascos@ssclawfirm.com Sept. 26; Oct. 3, 2025	25-01441C

FIRST INSERTION	
<p><b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION <b>File No. 25-CP-2445</b> <b>IN RE: ESTATE OF JOSEPH N. DAHL</b> <b>Deceased.</b></p> <p>The administration of the estate of Joseph N. Dahl, deceased, whose date of death was June 26, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East Suite 102, Naples, Florida 34112. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a</p>	

creditor as specified under s. 732.221, Florida Statutes. The written demand must be filed with the clerk.	
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.	
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.	
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.	
The date of first publication of this notice is September 26, 2025.	
<b>Personal Representative:</b> <b>Ryan J. Beadle, Esq.</b> 5692 Strand Court, Suite 1 Naples, FL 34110 Attorney for Personal Representative: Maritrini Crampton, Esq. Florida Bar Number: 1015647 Lindsay & Allen, PLLC 5692 Strand Court, Suite 1 Naples, FL 34110 Telephone: (239) 593-7900 Fax: (239) 593-7909 E-Mail: ryan@naples.law Secondary E-Mail: camden@naples.law Tertiary E-Mail: service@naples.law Sept. 26; Oct. 3, 2025	25-01433C

FIRST INSERTION	
<p><b>Notice to Creditors</b> IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA <b>File No. 2025-CP-2506</b> <b>Probate Division</b> <b>IN RE: ESTATE OF LUDIVICO “CHARLES” SPIGNESI, Deceased.</b></p> <p>The administration of the estate of LUDIVICO “CHARLES” SPIGNESI, deceased, whose date of death was August 20, 2025, is pending in the Clerk of Courts - Probate, the address of which is 3315 Tamiami Trail East, Naples, FL 34112. The names and addresses of the personal representative and of the personal representative's attorney are set forth below.</p> <p>All creditors of the Decedent and other persons having claims or demands against decedent's estate on whom a copy of this Notice is required to be served must file their claims with this Court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>All other creditors of the decedent and other persons having claims or de-</p>	

mands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.	
ALL CLAIMS NOT SO FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.	
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.	
The date of first publication of this Notice is September 26, 2025.	
<b>Ann Cece,</b> <b>Personal Representative</b> 7834 Stratford Drive Naples, FL 34104 /s/ John T. Cardillo John Thomas Cardillo, Esq. Florida Bar #: 0649457 CARDILLO LAW, PLLC PO Box 808 Naples, FL 34106 Phone: (239) 774-2229 Fax: (239) 774-2494 JT@CardilloLawNaples.com SJ@CardilloLawNaples.com Attorney for Personal Representative Sept. 26; Oct. 3, 2025	25-01434C

FIRST INSERTION	
<p><b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION <b>File No. 25-CP-1771</b> <b>Division: Probate</b> <b>IN RE: ESTATE OF GERTRUDE M. AMES A/K/A GERTRUDE AMES</b> <b>Deceased.</b></p> <p>The administration of the estate of Gertrude M. Ames a/k/a Gertrude Ames, deceased, whose date of death was March 20, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Naples, FL 34112-5324. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228,</p>	

Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes. The written demand must be filed with the clerk.	
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.	
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.	
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.	
The date of first publication of this notice is September 26, 2025.	
<b>Personal Representative:</b> <b>Stephen J. Ames</b> 121 Pine Street Weymouth, Massachusetts 02190 Attorney for Personal Representative: Laura Brown, Attorney Florida Bar Number: 016327 SNYDER & SNYDER, P.A. 7931 Orange Drive DAVIE, FL 33328 Telephone: (954) 475-1139 Fax: (954) 475-2634 E-Mail: laura@snyderlawpa.com Secondary E-Mail: eservice@snyderlawpa.com Sept. 26; Oct. 3, 2025	25-01419C

STATEMENT OF OWNERSHIP, MANAGEMENT AND CIRCULATION, 1. Publication Title: Business Observer. 2. Publication No.: 2325-8195. 3. Filing Date: 9/26/25. 4. Issue Frequency: Weekly. 5. Number of Issues Published Annually: 52. 6. Annual Subscription Price: \$75, includes sales tax. 7. Complete Mailing Address of Known Office of Publication (Not printer): 1970 Main Street, Floor 3, Sarasota, FL 34236. Contact Person: Kristen Boothroyd; Telephone: (941)906-9386 x323. 8. Complete Mailing Address of Headquarters or General Business Office of Publisher (Not Printer): 1970 Main Street, 3rd Floor, Sarasota, FL 34236. 9. Full Names and Complete Mailing Addresses of Publisher, Editor, and Managing Editor: (Publisher) Emily Walsh, 1970 Main Street, 3rd Floor, Sarasota, FL 34236. (Editor) Kat Wingert, 1970 Main Street 3rd Floor, Sarasota FL 34236. (Managing Editor) Mark Gordon, 1970 Main St. 3rd Floor, Sarasota, FL 34236. 10. Owner (If the publication is owned by a corporation, give the name and address of the corporation immediately followed by the names and addresses of all stockholders owning or holding 1 percent or more of the total amount of stock. If not owned by a corporation, give the names and addresses of the individual owners. If owned by a partnership or other unincorporated firm, give its name and address, as well as those of each individual owner. If the publication is published by a nonprofit organization, give its name and address.) Gulf Coast Review, Inc., DBA/Business Observer, 1970 Main Street, 3rd Floor, Sarasota, FL 34236. 11. Known Bondholders, Mortgagees, and Other Security Holders Owning or Holding 1 Percent or More of Total Amount of Bonds, Mortgages or Other Securities. (If there are none, so state): None. 12.Tax Status (For completion by nonprofit organizations authorized to mail at nonprofit rates) (Check one) n/a

The purpose, function, and nonprofit status of this organization and the exempt status for federal income tax purposes: Has Not Changed During Preceding 12 Months

Has Changed During Preceding 12 Months (Publisher must submit explanation of change with this statement) 13. Publication Title: Business Observer. 14. Issue Date for Circulation Data Below: 08/29/25. 15. Extent and Nature of Circulation: Average No. Copies Each Issue During Preceding 12 Months. Actual No. Copies of Single Issue Published Nearest to Filing Date. 15A. Total No. of Copies (Net Press Run): 5766 (average), 5457 (actual). 15B. Paid and/or Requested Distribution: (1) Outside County Paid/Requested Mail Subscriptions Stated on Form 354 1. (Include advertiser's proof and exchange copies): 4596(average), 4357(actual). (2) In-County Paid/Requested Mail Subscriptions Stated on Form 3541 (Include advertiser's proof and exchange copies): 0 (average), 0 (actual). (3) Sales Through Dealers and Carriers, Street Vendors, Counter Sales, and Other Non-USPS Paid Distribution: 0 (average), 0(actual). (4) Distributed by Other Mail Classes Through the USPS: 0 (average), 0 (actual). C. Total Paid and/or Requested Circulation [Sum of 15B (1), (2), (3), and (4)]: 4596 (average), 4357(actual). D. Non-Requested Distribution (by Mail and Outside the Mail): (1) Outside County Free Copies Stated on PS Form 3541: 827 (average), 768 (actual). (2) In-County Free Copies Stated on PS Form 3541: 0 (average), 0 (actual). (3) Non Requested Distribution by Other Mail Classes Through the USPS): 0 (average), 0(actual). (4) Non Requested Distributed Outside the Mail: 20 (average), 25(actual). E. Total Nonrequested Distribution [Sum of 15D (1), (2), (3), and (4)]: 847 (average), 793 (actual). F. Total Distribution (Sum of 15C and 15E): 5443 (average), 5150 (actual). G. Copies Not Distributed: 323(average), 307 (actual). H. Total (Sum of 15F and 15G): 5766 (average), 5457 (actual). I. Percent Paid and/or Requested Circulation (15C divided by 15F times 100): 84.44% (average), 84.60% (actual). 16. Electronic Copy Circulation: (a) Paid 0 (average) 0 (actual) No. copies of Single issue Published Nearest to filing Date: 0. B. Total Print Copies + Paid Electronic Copies: 4596 (average), 4357 (actual). Total Requested Copy Distribution + Paid Electronic Copies: 5443 (average), 5150 (actual). Percent Paid and/or Requested Circulation (Both Print and Electronic Copies) 84.44% (average), 84.60% (actual). 17. Publication of Statement of Ownership: 09/26/25. 18. Signature and Title of Editor, Publisher, Business Manager, or Owner. /s/ Emily Walsh, Publisher. Date 09/24/25.





## Q 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.

## Q Are internet-only legal notices sufficient?

A No. While the internet is clearly a useful resource, websites should not be used as the sole source of a legal notice.

Websites, whether controlled by a government body or a private firm, are not independent, archived, readily available or independently verified.

Newspaper legal notices fulfills all of those standards.

## Q Are there different types of legal notices?

A Simply put, there are two basic types - Warning Notices and Accountability Notices.

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

Accountability notices are designed to make sure citizens know details about their government. These notices generally are published one time, and are archived for everyone to see. Accountability is key to efficiency in government.

## Q Who benefits from legal notices?

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

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

## Q How much do legal notices cost?

A The price for notices in the printed newspaper must include all costs for publishing the ad in print, on the newspaper's website and to [www.floridapublicnotices.com](http://www.floridapublicnotices.com).

The public is well-served by notices published in a community newspaper.

VIEW NOTICES ONLINE AT [Legals.BusinessObserverFL.com](http://Legals.BusinessObserverFL.com)  
To publish your legal notice email: [legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)

### --- SALES ---

#### FIRST INSERTION

**RE-NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR COLLIER COUNTY, FLORIDA  
**CASE NO.**  
**11-2024-CA-000508-0001-01**  
**FLAGSTAR BANK, N.A., Plaintiff, vs.**  
**MARK LOUIS SELL; STEVEN SELL; AVE MARIA MASTER ASSOCIATION, INC.; UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; DEL WEBB NAPLES COMMUNITY ASSOCIATION, INC.; Defendants**

NOTICE IS HEREBY GIVEN pursuant to an Order Rescheduling the Foreclosure Sale dated August 14, 2025, and entered in Case No. 11-2024-CA-000508-0001-01, of the Circuit Court of the Twentieth Judicial Circuit in and for COLLIER County, Florida. FLAGSTAR BANK, N.A. (hereafter "Plaintiff"), is Plaintiff and MARK LOUIS SELL; STEVEN SELL; AVE MARIA MASTER ASSOCIATION, INC.; UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; DEL WEBB NAPLES COMMUNITY ASSOCIATION, INC., are defendants. Crystal K. Kinzel, Clerk of the Circuit Court for COLLIER, County Florida will sell to the highest and best bidder for cash in the Main Courthouse, 3315 Tamiami Trail East, Naples, Florida 34112, in the annex side of the building: 1st Floor Customer Service Department - Multipurpose Room, at 11:00 a.m., on the 16TH day of OCTOBER, 2025, the following described property as set forth in said Final Judgment, to wit:

LOT 21, DEL WEBB NAPLES PARCEL 213, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 62, PAGE 23, PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA.

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

Services Manager Phone no. 239-252-8800, Fax no. 239-252-8272, via Email : [charlesr@ca.cjis20.org](mailto:charlesr@ca.cjis20.org) 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.

Si usted es una persona minusválida que necesita algún acomodamiento para poder participar en este procedimiento, usted tiene derecho, sin tener gastos propios, a que se le provea cierta ayuda. Tenga la amabilidad de ponerse en contacto con Charles Rice, Administrative Services Manager Phone no. 239-252-8800, Fax no. 239-252-8272, via Email : [charlesr@ca.cjis20.org](mailto:charlesr@ca.cjis20.org) por lo menos 7 días antes de la cita fijada para su comparecencia en los tribunales, o inmediatamente después de recibir esta notificación si el tiempo antes de la comparecencia que se ha programado es menos de 7 días; si usted tiene discapacidad del oído o de la voz, llame al 711.

Si ou se yon moun ki andikape ou enfim ki bezwen akomodasyon pou w ka patisipe nan pwosedri sa, ou kalifye san ou pa gen okenn lajan pou w peye, gen pwovizyon pou jwen kèk ed. Tanpri kontakte Charles Rice, Administrative Services Manager Phoneno. 239-252-8800, Faxno. 239-252-8272, via Email: [charlesr@ca.cjis20.org](mailto:charlesr@ca.cjis20.org) nan 7 jou anvan dat ou gen randevou pou parèt nan tribinal la, oubyen imedyatman apre ou fin resevwa konvokasyon an si lè ou gen pou w parèt nan tribinal la mwens ke 7 jou; si ou gen pwoblèm pou w tande oubyen pale, rele 711.

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.

VAN NESS LAW FIRM, PLC  
1239 E. Newport Center Drive,  
Suite 110  
Deerfield Beach, Florida 33442  
Ph: (954) 571-2031  
PRIMARY EMAIL:  
[Pleadings@vanlawfl.com](mailto:Pleadings@vanlawfl.com)  
/s/ Mark Elia  
Mark C. Elia, Esq.  
Bar Number: 695734  
NS19622-24/sap  
Sept. 26; Oct. 3, 2025 25-01400C

#### FIRST INSERTION

**NOTICE OF ACTION BY PUBLICATION**  
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA  
DIVISION: CIVIL  
**CASE NO.**  
**11-2025-CC-002143-0001-01**  
**THE CHARTER CLUB OF MARCO BEACH CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs.**

**DANIEL G. MACERO, DANIEL S. MACERO, MARK MACERO, LISA ANN PEASE, TRACIE L. BANNON A/K/A TRACIE L. CHAPDELAINE AND THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST DANIEL G. MACERO, Defendants.**

TO: DANIEL G. MACERO, DANIEL S. MACERO, THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST DANIEL G. MACERO  
LAST KNOWN ADDRESS: 87 STONEY HILL RD., HAMPDEN, MA 01036

YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property

located in COLLIER County, Florida: Unit Week No. 44 in Condominium Parcel 602 of THE CHARTER CLUB OF MARCO BEACH, a Condominium according to the Declaration of Condominium thereof, recorded in Official Records Book 982, at Pages 1900 through 1979 in the Public Records of Collier County, Florida, and all Amendments thereto, if any.

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Plaintiff's Complaint.

WITNESS my hand and seal of this Court on this 09/22/2025 day of 2025.

CRYSTAL K. KINZEL,  
CLERK OF COURTS  
(SEAL) By: Elizabeth Ramirez  
Deputy Clerk

Michael J. Belle, Esq.,  
Michael J. Belle, P.A.,  
Attorney for Plaintiff,  
2364 Fruitville Road,  
Sarasota, Florida 34237  
49909  
Sept. 26; Oct. 3, 2025 25-01423C

# SAVE TIME



Email your Legal Notice  
[legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)

Deadline Wednesday at noon • Friday Publication

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

FLORIDA'S NEWSPAPER FOR THE C-SUITE  
**Business Observer**



FIRST INSERTION		FIRST INSERTION	
<b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR COLLIER COUNTY, FLORIDA CIVIL DIVISION Case No. 2019-CA-3759 <b>ESTATE OF EDWARD GUTH, Plaintiff, vs. THOMAS EDWARD GUTH; BRANCH BANKING AND TRUST COMPANY; WINDSOR AT KINGS LAKE CONDOMINIUM ASSOCIATION, INC.; UNKNOWN PARTIES claiming to have right, title or interest in the property herein described; UNKNOWN SPOUSE of Thomas Edward Guth; UNKNOWN TENANT #1; and UNKNOWN TENANT #2, Defendants.</b> Notice is hereby given pursuant to a Final Judgment of Mortgage Foreclo- sure filed the 30th day of August 2025, in the Circuit Court of the Twenti- eth Judicial Circuit in and for Collier County, Florida, wherein the ESTATE OF EDWARD GUTH is the Plaintiff and THOMAS EDWARD GUTH is the Defendant. That the Clerk of the Circuit Court of Collier County, Florida will sell to the highest and best bidder for cash beginning at 11:00 am on October 9, 2025 in the lobby on the 1st floor of the Courthouse Annex, 3315 Tamiami Trail East, Naples, FL 34112 in accordance with Chapter 45, Florida Statutes, the following de- scribed property as set forth in said Final Judgment of Mortgage Foreclo- sure, to-wit: Unit No. 3000 of Windsor at Kings Lake Condominium, a Condominium, according to The Declaration of Condomini- um recorded in O.R. Book 946, Page 907 through 960, and	all exhibits and amendments thereof, and recorded in Con- dominium Plat Book 21, Page 32 through 36, Public Records of Collier County, Florida. Parcel ID Number: 82691840008 Property Address: 3000 Kings Lake Blvd., Naples, FL 34112 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within 60 days after the sale in accordance with Section 45.031, Florida Statutes, before the Clerk re- ports the surplus as unclaimed. IMPORTANT If you are a person with a disabil- ity who needs any accommodation in order to participate in this pro- ceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Adminis- trative Services Manager for Collier County, whose office is located at 3315 Tamiami Trail East, Building L, Naples, Florida 34112, and whose telephone number is (239) 252-8800, at least 7 days before the scheduled proceeding or court activity, or im- mediately upon receiving this noti- fication if the time before the scheduled proceeding or court activity is less than 7 days. If you are hearing or voice im- paired, call 711. Dated September 17, 2025. EDWARD L. LARSEN, ESQ., P.A. By: /s/ Edward L. Larsen Edward L. Larsen, Esq. Counsel for Plaintiff Florida Bar No.: 16700 The Chamber Building 2390 Tamiami Trail N., Suite 202 Naples, Florida 34103 (239) 643-0100 Ed@EdwardLarsenEsq.com Sept. 26; Oct. 3, 202525-01399C	<b>NOTICE OF SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA Case Number: 2025-CA-001010 <b>RBI CAPITAL FUND LLC, and/or assigns, Plaintiff, v. SUNSHINE HOMES NAPLES, LLC, LAZARO CABRERA, JOHN DOE and JANE DOE, as UNKNOWN TENANTS; and any unknown heirs, devises, grantees, creditors, and other unknown persons, unknown</b> entities, unknown parties or unknown spouses claiming by, through or under any of the above-named Defendants, Defendants. NOTICE IS HEREBY GIVEN that pur- suant to a Final Summary Judgment of Foreclosure entered on September 17, 2025 in the above-entitled cause in the Circuit Court of Collier County, Florida, the Clerk of this Court will sell the prop- erty situated in Collier County, Florida, with the property address 1086 Michi- gan Avenue, Naples, Florida 34103 (the "Property"), situate and being in Collier County, Florida as more fully described below: Lots 9 and 10, Block C, BAD AXE SUBDIVISION, according to the map or plat thereof, as recorded in Plat Book 4, Page(s) 10, of the Public Records of Col- lier County, Florida. at public sale, to the highest bidder for cash, in the Collier County Courthouse located at 3315 Tamiami Trail East, Naples, FL 34112, 1st Floor-Multipur- pose Room at 11:00 AM on October 30, 2025. Dated: September 18, 2025. Any Person claiming an interest in	the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within 60 days after the sale. /s/ Josh W. Osborn Joshua Osborn, Esq. Counsel for Plaintiff Rosenberg & Cummings PLLC 802 NE 20th Avenue, Fort Lauderdale, FL 33304 (954) 769-1344 josh@RosenbergCummings.com; roberta@rosenbergcumings.com Florida Bar Number: 1040437 Sept. 26; Oct. 3, 202525-01401C

described; UNKNOWN SPOUSE of Thomas Edward Guth; UNKNOWN TENANT #1; and UNKNOWN TENANT #2, Defendants.		IMPORTANT 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 Administrative Services Manager for Collier County, whose office is located at 3315 Tamiami Trail East, Building L, Naples, Florida 34112, and whose telephone number is (239) 252-8800, at least 7 days before the scheduled proceeding or court activity, or immediately upon receiving this notification if the time before the scheduled proceeding or court activity is less than 7 days. If you are hearing or voice impaired, call 711. Dated September 17, 2025. EDWARD L. LARSEN, ESQ., P.A. By: /s/ Edward L. Larsen Edward L. Larsen, Esq. Counsel for Plaintiff Florida Bar No.: 17600 The Chamber Building 2390 Tamiami Trail N., Suite 202 Naples, Florida 34103 (239) 643-0100 Ed@EdwardLarsenEsq.com Sept. 26; Oct. 3, 2025 25-01399C		SUBSEQUENT INSERTIONS	
Notice is hereby given pursuant to a Final Judgment of Mortgage Foreclosure filed the 30th day of August 2025, in the Circuit Court of the Twentieth Judicial Circuit in and for Collier County, Florida, wherein the ESTATE OF EDWARD GUTH is the Plaintiff and THOMAS EDWARD GUTH is the Defendant. That the Clerk of the Circuit Court of Collier County, Florida will sell to the highest and best bidder for cash beginning at 11:00 am on October 9, 2025 in the lobby on the 1st floor of the Courthouse Annex, 3315 Tamiami Trail East, Naples, FL 34112 in accordance with Chapter 45, Florida Statutes, the following described property as set forth in said Final Judgment of Mortgage Foreclosure, to-wit: Unit No. 3000 of Windsor at Kings Lake Condominium, a Condominium, according to The Declaration of Condominium recorded in O.R. Book 946, Page 907 through 960, and		--- ESTATE ---			
SECOND INSERTION		SECOND INSERTION			
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No. 11-2024-CP-003570-0001-01 IN RE: ESTATE OF JOHN R. SCHAEFER Deceased. The administration of the estate of JOHN R. SCHAEFER, deceased, whose date of death was October 13, 2024, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Ste. 102, Naples, FL 34112. 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		NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA File No. 2025-CP-2349 Division: Probate IN RE: ESTATE OF STANLEY JOHN GRODECKI a/k/a STANLEY J. GRODECKI Deceased. The administration of the estate of Stanley John Grodecki a/k/a Stanley J. Grodecki, deceased, whose date of death was July 25, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Ste. 102, Naples, FL 34112. The names and addresses of the personal representatives 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			
file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA STATUTES WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The first publication date of this notice is September 19, 2025. Patricia Lee Beisner Co-Personal Representative 934 Featherstone St Gaithersburg, MD 20878 Jennifer Ann Manion Co-Personal Representative 214 Bellgate Ct Walkersville, MD 21793 Jennifer M. Tenney, Esq. Attorney for Personal Representative Fla Bar No. 0816191 Tenney Law, PLLC 1770 San Marco Rd., Suite 201 Marco Island, FL 34145 (239)610-1101 jtenney@tenneylawmarco.com September 19, 26, 2025 25-01365C		OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is: September 19, 2025 DONNA E. OLSON Personal Representative ADAM M. GROSS Florida Bar No. 114922 E-mail: agross@crewlawfl.com Attorney for Personal Representative CREW LAW, P.A. 1333 3rd Ave. S., Suite 505 Naples, FL 34102 Telephone: 239-790-8133 Facsimile: 239-230-2078 September 19, 26, 2025 25-01395C			
--- PUBLIC SALES / ACTIONS ---					

<div>SECOND INSERTION</div>		<div>SECOND INSERTION</div>	
<div><div>Public Notice</div><div>FLORIDA SOUTHWESTERN STATE COLLEGE (FSW) Request for Qualifications (RFQ) 25-09 Project Name: College Wide General Contractor Prequalification pursuant to State Requirements for Educational Facilities (SREF) section 14. Prequalification Effective Date: January 1, 2026 through December 31, 2026 Interested Applicants must possess a minimum of \$1M in current bonding capacity and \$1M in general liability and property damage policy. Interested Applicants may obtain more information and submit the Application electronically for RFQ 25-09 at <a href="https://www.bidnetdirect.com/florida/floridasouthwestern">https://www.bidnetdirect.com/florida/floridasouthwestern</a>. RFQ Timeline: RFQ Issued September 15, 2025; Deadline for Applicants to Submit written questions September 29, 2025 2:00pm ET; Applications due through <a href="https://www.bidnetdirect.com/florida/floridasouthwestern">https://www.bidnetdirect.com/florida/floridasouthwestern</a> October 10, 2025 at 2:00pm ET; Intent to award to be posted on or about October 16, 2025. Sept. 19, 26; Oct. 3, 2025</div><div>25-01370C</div></div>		<div><div>NOTICE OF PUBLIC SALE</div><div>Notice is hereby given that on 10/03/2025 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 2005 HORA Travel Trailer bearing vehicle identification numbers 1KB331R265E153867 and all personal items located inside the travel trailer. Last Tenant: Scott Ridpath, Sadie Lovell and Robert Lee Bowman, as Record Titleowner. Sale to be held at: Club Naples RV Resort, 3180 Beck Boulevard, Naples, Florida 34114, 239-455-7275. September 19, 26, 2025    25-01378C</div></div>	
<div>SECOND INSERTION</div>		<div>SECOND INSERTION</div>	
<div><div>NOTICE OF PUBLIC SALE</div><div>Pursuant to the Florida Self Storage Lien Act, the owner of a self-storage facility has a lien upon all personal property located at the self-service stor-</div></div>		<div><div>NOTICE TO CREDITORS</div><div>IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-002214 IN RE: ESTATE OF MONICA FISH, Deceased. The administration of the estate of MONICA FISH, deceased, whose date of death was May 19, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East Suite 102 Naples FL 34112. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no</div></div>	
<div>SECOND INSERTION</div>		<div>SECOND INSERTION</div>	
<div><div>NOTICE TO CREDITORS</div><div>IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-2203 IN RE: ESTATE OF ANDREA LYNN MCCURDY, Deceased. The administration of the estate of ANDREA LYNN MCCURDY, deceased, whose date of death was July 27, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Naples, FL 34112. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div></div>		<div><div>NOTICE TO CREDITORS</div><div>IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-2203 IN RE: ESTATE OF ANDREA LYNN MCCURDY, Deceased. The administration of the estate of ANDREA LYNN MCCURDY, deceased, whose date of death was July 27, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Naples, FL 34112. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</div></div>	
<div>SECOND INSERTION</div>		<div>SECOND INSERTION</div>	

<p>age facility for rent or other charges incurred for the storage of the personal property. Due to the failure to pay the rent, the owner is enforcing its lien and intends to sell or otherwise dispose of the personal property located in the rented spaces listed in this notice. THIS NOTICE IS BEING PROVIDED PURSUANT TO Florida STATE LAW BEFORE the sale, the tenants listed may pay the amount necessary to satisfy the lien and the reasonable expenses incurred to redeem the personal property. ADVERTISEMENT OF SALE: Notice is hereby given that the personal property located in the following storage units will be sold by competitive bidding.</p> <p>Facility Name: iStorage - 7004 - Naples Facility Address: 1597 Pine Ridge Rd., Naples, FL 34109 US Facility Phone: 1+ (239) 597-3262</p> <p>Description: Entire contents of unit consisting of, but not limited to: Luis Hernandez 01247- Cabinets, Vacuum, Wet Vac, Hot water Tank, Mop, Broom, Household goods. Richard Bradley 02208- Portable A/C, Bins, cooler, buckets, mirror, Stable washer and dryer, Fridge. Richard Bradley 03321- Love seat, dresser, trash bins, Chairs, Radio. Richard Bradley 04444- Camping tent, Saw, tools, drums, air compressor, Household goods. Bidding: All bidding will take place online at StorageTreasures.com on October 9, 2025, at 11:00am. Property will be sold to the highest bidder.</p> <p>September 19, 26, 2025 25-01388C</p>	<p>YOU ARE HEREBY NOTIFIED THAT Declaratory Judgment action regarding that certain Mobile Home, VIN# 3352538566A/B; Title #0011595240 &amp; #0011595241, located at 3272 Karen Dr., Naples, FL 34112 in Collier County, Florida, has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Christian Savio, Esq., Law Offices of Manganello, Leider &amp; Savio, P.A., Plaintiff's attorney, whose address is 1900 NW Corporate Blvd., Ste. 200W, Boca Raton, FL 33431 and whose email address is: service@mls-pa.com, on or before (which is a date not less than 28 nor more than 60 days after the first publication day of this Notice of Action) 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.</p> <p>WITNESS my hand and the seal of said Court this day of 09/04, 2025.</p> <p>CRYSTAL K. KINZEL Clerk of the Court (SEAL) BY: Zoraya Diaz Deputy Clerk</p> <p>Christian Savio, Esq., Law Offices of Manganello, Leider &amp; Savio, P.A., Plaintiff's attorney, 1900 NW Corporate Blvd., Ste. 200W, Boca Raton, FL 33431 service@mls-pa.com Sept. 12, 19, 26; Oct. 3, 2025</p> <p>25-01334C</p>	<p><b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No. 11-2025-CP-2280-0001-01 <b>Division Probate</b> <b>IN RE: ESTATE OF</b> <b>CARL G. MONK</b> <b>Deceased.</b></p> <p>The administration of the estate of Carl G. Monk, deceased, whose date of death was July 15, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 2335 Orange Blossom Drive, Naples, Florida 34109. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228,</p>	<p>Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.</p> <p>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</p> <p>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</p> <p>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</p> <p>The date of first publication of this notice is September 19, 2025.</p> <p><b>Personal Representative:</b> <b>Tony Moe</b> 95 East Avenue Naples, Florida 34108 Attorney for Personal Representative: T. Thomas Shirley, Attorney Florida Bar Number: 154581 Dunkin &amp; Shirley, P.A. 170 West Dearborn Street Teglewood, Florida 34223 Telephone: (941) 474-7753 Fax: (941) 475-1954 E-Mail: tom@dunkinshirley.com September 19, 26, 2025 25-01375C</p>	<p><b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-2430 <b>IN RE: ESTATE OF</b> <b>ANTHONY L. VALEK,</b> <b>Deceased.</b></p> <p>The administration of the estate of Anthony L. Valek, deceased, whose date of death was July 8, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Naples, FL 34112. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</p> <p>The personal representative has no</p>	<p>duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.</p> <p>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</p> <p>NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</p> <p>The date of first publication of this notice is September 19, 2025.</p> <p><b>Personal Representative:</b> <b>/s/ Linda M. Rymsha</b> <b>LINDA M. RYMSZA</b> 400 Cowles Avenue Joliet, IL 60435 Attorney for Personal Representative: /s/ Enita Kushi Enita Kushi, Esq. Florida Bar Number: 76534 Kushi Law Firm, P.A. 5687 Naples Blvd. Naples, Florida 34109 Telephone: (239) 529-8731 Email: enita@kushilawfirm.com Secondary: yenifer@kushilawfirm.com September 19, 26, 2025 25-01390C</p>
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<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-2280-0001-01 Division Probate IN RE: ESTATE OF CARL G. MONK Deceased. The administration of the estate of Carl G. Monk, deceased, whose date of death was July 15, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 2335 Orange Blossom Drive, Naples, Florida 34109. 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 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 SER- VICE OF A COPY OF THIS NOTICE ON THEM. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's sur- viving spouse is property to which the Florida Uniform Disposition of Commu- nity Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as spec- ified 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: Tony Moe 95 East Avenue Naples, Florida 34108 Attorney for Personal Representative: T. Thomas Shirley, Attorney Florida Bar Number: 154581 Dunkin & Shirley, P.A 170 West Dearborn Street Englewood, Florida 34223 Telephone: (941) 474-7753 Fax: (941) 475-1954 E-Mail: tom@dunkinshirley.com September 19, 26, 202525-01375C		<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA File No. 2025-CP-2430 IN RE: ESTATE OF ANTHONY L. VALEK, Deceased. The administration of the estate of Anthony L. Valek, deceased, whose date of death was July 8, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Naples, FL 34112. 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 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 DATE OF SER- VICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or de- mands against decedent's estate must file their claims with this court WITH- IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's sur- viving spouse is property to which the Florida Uniform Disposition of Commu- nity Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as spec- ified 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: /s/ Linda M. Rymsza LINDA M. RYMSZA 400 Cowles Avenue Joliet, IL 60435 Attorney for Personal Representative: /s/ Enita Kushi Enita Kushi, Esq. Florida Bar Number: 76534 Kushi Law Firm, P.A. 5687 Naples Blvd. Naples, Florida 34109 Telephone: (239) 529-8731 Email: enita@kushilawfirm.com Secondary:yenifer@kushilawfirm.com September 19, 26, 202525-01390C
SECOND INSERTION		



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ESTATE / ACTIONS / SALES ---

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SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA  
PROBATE ACTION 1  
**Case No.:**  
**11-2025-CP-002354-0001-01**  
**IN RE: ESTATE OF: RICHARD ANTHONY CHIMERA Deceased**

The administration of the estate of RICHARD ANTHONY CHIMERA, deceased, is pending in the CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA, Probate Division, the address of which is: 3315 Tamiami Trail East, Ste. 102, Naples, FL 34112-5324. The file number for the estate is 11-2025-CP-002354-0001-01. The estate is testate and the decedent's will and codicils if any, which has been admitted to probate, are/is dated December 3, 2014.

All creditors of the decedent and other persons having claims or demands against the decedent's estate, including unmatured, contingent, or unliquidated claims, on whom a copy of this notice is served must file their claims with

the court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

/s/ Kory Sgrignoli, Jr., Esq.  
Kory K. Sgrignoli, Jr., Esq., Attorney  
Florida Bar Number: 124242  
The Law for All, P.A.  
1 E Broward Blvd., Ste 700  
Fort Lauderdale, FL 33301  
Telephone: (754) 300-7149  
Fax: (800) 918-1984  
E-Mail: Service@FLLawForAll.com  
Alternate E-Mail #1:  
Kory@FLLawForAll.com  
September 19, 26, 2025 25-01373C

SECOND INSERTION

**NOTICE OF ACTION; CONSTRUCTIVE SERVICE - PROPERTY**  
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR COLLIER COUNTY, CIVIL DIVISION  
**CASE NO.: 112025CA001605000101**  
**AMERIHOME MORTGAGE COMPANY, LLC,**  
**Plaintiff, vs.**  
**MARLON J. BANEGAS; FIORELLA BANEGAS; AVE MARIA MASTER ASSOCIATION, INC.; MAPLE RIDGE AT AVE MARIA HOMEOWNERS ASSOCIATION, INC.,**  
**Defendants.**  
TO: FIORELLA BANEGAS;  
4744 NW 114TH AVE, UNIT 201 DORAL, FL 33178

YOU ARE NOTIFIED that an action to foreclose to the following property in Collier County, Florida:

LOT 69, COQUINA AT MAPLE RIDGE, PHASE 3, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 62, PAGE 99,

IN THE PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA.  
Also known as 5364 CAMERON DR, AVE MARIA, FL 34142

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Sokolof Remtulla, LLP, the plaintiff's attorney, whose address is 6801 Lake Worth Road, Suite 100E, Greenacres, FL 33467, on or before 11/1, 2025, and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

DATED ON 09/09/2025.

CRYSTAL K. KINZEL  
CLERK OF THE CIRCUIT COURT (SEAL) By: Bianca Fernandez DEPUTY CLERK

SOKOLOF REMTULLA, LLP  
6801 Lake Worth Road, Suite 100E  
Greenacres, FL 33467  
Telephone: 561-507-5252  
Facsimile: 561-342-4842  
E-mail: pleadings@sokrem.com  
Counsel for Plaintiff  
September 19, 26, 2025 25-01380C

SECOND INSERTION

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR COLLIER COUNTY, FLORIDA - CIVIL ACTION  
**CASE NO: 25-CA-1025**  
**THE BEACHMOOR CONDOMINIUM OWNERS ASSOCIATION, INC., a Florida Corporation not-for-profit, Plaintiff, v.**  
**BRADLEY BARGES, UNKNOWN SPOUSE OF BRADLEY BARGES and BMO HARRIS BANK, N.A. Defendants.**

Notice is hereby given that the undersigned Crystal K. Kinzel, Clerk of the Circuit Court of Collier County, Florida, will on October 30, 2025 at eleven o'clock a.m. held in the first floor of the Courthouse Annex, Collier County Courthouse, 3315 Tamiami Trail East, Naples, Florida, offer for sale and sell at public outcry to the highest bidder for cash, the following described property situated in Collier County, Florida, to-wit:

Unit No. 602, of Beachmoor, a Condominium, according to the Declaration of Condominium recorded in O.R. Book 882, Pages 377 and all exhibits and amendments thereof, Public Records of Collier County, Florida

pursuant to the order or final judgment entered in the above captioned case pending in said Court.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale.

Dated: September 16, 2025

/s/ Alfred F. Gal, Jr.  
ALFRED F. GAL, JR.  
SAMOUCÉ & Gal, P.A.  
3060 Tamiami Trail, Suite 202  
Naples, Florida 34103  
alfredgal@sandglawfirm.com  
(239) 596-9522  
September 19, 26, 2025 25-01394C

SECOND INSERTION

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR COLLIER COUNTY GENERAL JURISDICTION DIVISION  
**CASE NO.**  
**11-2025-CA-000924-0001-01**  
**NAVY FEDERAL CREDIT UNION, Plaintiff, vs.**  
**NORA DOMINGUEZ, et al., Defendant.**

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered August 25, 2025 in Civil Case No. 11-2025-CA-000924-0001-01 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Collier County, Naples, Florida, wherein in NAVY FEDERAL CREDIT UNION is Plaintiff and Nora Dominguez, et al., are Defendants, the Clerk of Court, CRYSTAL K. KINZEL, will sell to the highest and best bidder for cash on the 1st Floor of the Courthouse Annex in the Multipurpose Room in Customer Service, Collier County Courthouse, 3315 Tamiami Trail East, Naples, FL 34112 in accordance with Chapter 45, Florida Statutes on the 9th day of October, 2025 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

LOT 1, BLOCK 100, MARCO BEACH UNIT 3, ACCORDING

TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 6, PAGES 17 THROUGH 24, INCLUSIVE, OF THE PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Administrative Services Manager, whose office is located at 3301 East Tamiami Trail, Building L, Naples, Florida 34112, and whose telephone number is (239) 252-8800, within two working days of your receipt of this notice if you are hearing or voice impaired, call 711.

/s/ Robyn Katz  
Robyn Katz, Esq.  
McCalla Raymer Leibert Pierce, LLP  
Attorney for Plaintiff  
225 East Robinson Street, Suite 155  
Orlando, FL 32801  
Phone: (407) 674-1850  
Fax: (321) 248-0420  
Email: MRService@mccalla.com  
Fla. Bar No.: 146803  
24-09743FL  
September 19, 26, 2025 25-01367C

SECOND INSERTION

**AMENDED NOTICE OF SALE**  
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR COLLIER COUNTY, FLORIDA  
**CASE NO.:**  
**11-2025-CA-000357-0001-01**  
**TVC FUNDING IV, LLC,**  
**Plaintiff, vs.**  
**LISA B CRAYTON 3 LLC, A FLORIDA LIMITED LIABILITY COMPANY, Defendants.**

NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure entered on August 29, 2025, in the above-styled cause, Crystal K. Kinzel, Collier County Clerk of Court, shall sell to the highest and best bidder for cash on October 16, 2025, at 11:00 A.M., in the lobby of the first floor of the courthouse annex, multi-purpose room, Collier County Courthouse, 3315 Tamiami Trail, East, Naples, FL 34112, the following described property:

LOT 1, BLOCK 9, PARK SHORE UNIT NO. 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 8, PAGES 43 AND 44, OF THE PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA.  
Property Address: 3800 Crayton Rd, Naples, FL 34103-3529

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.

AMERICANS WITH DISABILITIES ACT

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator in the Collier County Courthouse, 3315 Tamiami Trail, East, Naples, FL 34112; (239) 252-2646; within 2 working days of receipt of this (describe notice); if you are hearing or voice impaired, call 711.

Dated: 9/2/2025

/s/ Michelle DeLeon  
Michelle DeLeon, Esq.  
Hill Wallack, LLP  
Attorneys for Plaintiff  
300 S Orange Ave., Suite 1000  
Orlando, FL 32801  
Telephone: (561) 858-2662  
Fax: (609) 452-1888  
Email: mdeleon@hillwallack.com  
FL Bar #68587  
September 19, 26, 2025 25-01363C

SECOND INSERTION

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA  
**CASE NO.**  
**11-2024-CA-000910-0001-01**  
**UNITED WHOLESALE MORTGAGE, LLC,**  
**Plaintiff, vs.**  
**CRYSTAL LYNN DASHER A/K/A CRYSTAL L. DASHER AND CHRISTOPHER DASHER, et al. Defendant(s).**

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 25, 2025, and entered in 11-2024-CA-000910-0001-XX of the Circuit Court of the TWENTIETH Judicial Circuit in and for Collier County, Florida, wherein UNITED WHOLESALE MORTGAGE, LLC is the Plaintiff and CRYSTAL LYNN DASHER A/K/A CRYSTAL L. DASHER; CHRISTOPHER DASHER are the Defendant(s). Crystal K. Kinzel as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at in the 1st floor of the Courthouse Annex in the Multipurpose Room in Customer Service, 3315 Tamiami Trail East, Naples, FL 34112, at 11:00 AM, on October 16, 2025, the following described property as set forth in said Final Judgment, to wit:

THE NORTH 142.5 FEET OF THE EAST 330 FEET OF TRACT 57, GOLDEN GATE ESTATES, UNIT NO. 5, AS RECORDED IN PLAT BOOK 4, PAGES 91 AND 92, PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA.  
Property Address: 424 29TH ST SW, NAPLES, FL 34117

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the

lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

IMPORTANT

AMERICANS WITH DISABILITIES ACT. If you are an individual with a disability who needs an accommodation in order to participate in a court proceeding or other court service, program, or activity, you are entitled, at no cost to you, to the provision of certain assistance. Requests for accommodations may be presented on this form, in another written format, or orally. Please complete the attached form (see website) and return it to crice@ca.cjis20.org as far in advance as possible, but preferably at least seven (7) days before your scheduled court appearance or other court activity. Upon request by a qualified individual with a disability, this document will be made available in an alternate format. If you need assistance in completing this form due to your disability, or to request this document in an alternate format, please contact Charles Rice, Administrative Court Services Manager,, (239) 252-8800, e-mail crice@ca.cjis20.org

Dated this 16 day of September, 2025.

ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC  
Attorney for Plaintiff  
6409 Congress Ave., Suite 100  
Boca Raton, FL 33487  
Telephone: 561-241-6901  
Facsimile: 561-997-6909  
Service Email: flmail@raslg.com  
By: /s/Danielle Salem  
Danielle Salem, Esquire  
Florida Bar No. 0058248  
Communication Email: dsalem@raslg.com  
24-193258 - MiM  
September 19, 26, 2025 25-01393C

SECOND INSERTION

**NOTICE OF FORECLOSURE SALE**  
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA  
CIVIL ACTION  
**CASE NO.: 25-CC-1220**  
**FOXFIRE COMMUNITY ASSOCIATION OF COLLIER COUNTY, INC. a Florida corporation not for profit, Plaintiff, vs.**  
**MARGARET M. THOMAS A/K/A VIRGINIA THOMAS; and LESLIE ANN THOMAS, AS A TENANT Defendants.**

NOTICE IS GIVEN that pursuant to the Final Judgment of Foreclosure entered on September 10, 2025, in Civil Action No. 25-CC-1220, of the County Court of the Twentieth Judicial Circuit in and for Collier County, Florida, in which MARGARET M. THOMAS A/K/A VIRGINIA THOMAS AS is the Defendant, and FOXFIRE COMMUNITY ASSOCIATION OF COLLIER COUNTY, INC., a Florida corporation not for profit, is the Plaintiff, will sell to the highest and best bidder for cash at the third floor lobby of the Courthouse Annex, 3315 Tamiami Trail East, Naples, Florida 34112, at 11:00 a.m. on October 9, 2025, the following described real property set forth in the Final Judgment of Foreclosure in Collier County, Florida:

That certain condominium parcel composed of Unit 307, Foxmoor of Foxfire Condominium IV, a condominium, and an undivided share in the common elements appurtenant thereto in accordance with and subject to the covenants, restrictions, terms, and other provisions

of the Declaration thereof recorded in Official Record Book 1101, pages 881 through 959, inclusive of the Public Records of Collier County, Florida, and subsequent amendments thereto.

Also described as 1075 Foxfire Lane, Unit 307, Naples, Florida 34104.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER 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 Court Operations Manager whose office is located in Collier County Courthouse, 3315 E. Tamiami Trail, Building L, Naples, Florida 34112, and whose telephone number is (239) 252-8800, within two working days of your receipt of this notice of sale; if you are hearing or voice impaired, call 1-800-955-8771.

Dated this 15th day of September, 2025.

FALK LAW FIRM, P.A.  
7400 Trail Blvd., Suite 103  
Naples, FL 34108  
Telephone: (239) 596-8400  
Facsimile: (239) 596-8401  
Counsel for Plaintiff  
By: s/ Steven M. Falk  
Steven M. Falk, Esquire  
Florida Bar No. 930570  
pleadings@falklawpa.com  
4922-2404-2088, v.1  
September 19, 26, 2025 25-01379C

SECOND INSERTION

**NOTICE OF SALE**  
IN THE CIRCUIT CIVIL COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR COLLIER COUNTY CIVIL DIVISION  
**Case No.**  
**11-2024-CA-001391-0001-01**  
**US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST Plaintiff, vs.**  
**DANIEL THAYER, UNKNOWN SPOUSE OF DANIEL THAYER, UNKNOWN SPOUSE OF SHANNON THAYER, MV REALTY PBC, LLC , AND UNKNOWN TENANTS/OWNERS, Defendants.**

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on September 4, 2025, in the Circuit Court of Collier County, Florida, Crystal K. Kinzel, Clerk of the Circuit Court, will sell the property situated in Collier County, Florida described as:

LOT 19, BLOCK 222, GOLDEN GATE, UNIT NO. 6, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT

BOOK 5, AT PAGE(S) 124 THROUGH 134, OF THE PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA.

and commonly known as: 5449 27TH AVE SW, NAPLES, FL 34116; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, in the lobby on the third floor of the Courthouse Annex, Collier County Courthouse, 3315 Tamiami Trail East, Naples, FL 34112., on December 4, 2025 at 11:00 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.

Dated : September 16, 2025

By: /s/ Donna Glick  
Donna Glick  
Attorney for Plaintiff  
Invoice to:  
Kass Shuler, P.A.  
1604 N. Marion St.  
Tampa, FL 33602  
ForeclosureService@kasslaw.com  
11-2024-CA-001391-0001-01  
328202/2426211/wll  
September 19, 26, 2025 25-01392C

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2025-CP-002393**  
**Division Probate**  
**IN RE: ESTATE OF MARY ANN CHRISTINE MUENICH Deceased.**

The administration of the estate of Mary Ann Christine Muenich, deceased, whose date of death was August 9, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trl E, Ste 102, Naples, FL 34112. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

NOTICE.

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

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

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

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

**Personal Representative:**  
**Matthew F. Muenich**  
1579 SW Albatross Way  
Palm City, FL 34990

Attorney for Personal Representative: Josiah H. Elsaghir  
E-mail Addresses: jelsaghir@bsk.com, eserviceff@bsk.com  
Florida Bar No. 1057846  
Bond, Schoeneck & King, PLLC  
4001 Tamiami Trl N, Ste 105  
Naples, FL 34109  
Telephone: 239-659-3818  
September 19, 26, 2025 25-01398C

SECOND INSERTION

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR COLLIER COUNTY, FLORIDA  
CIVIL DIVISION  
**CASE NO.**  
**11-2024-CA-001048-0001-XX**  
**U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCAF ACQUISITION TRUST, Plaintiff, vs.**  
**LAUREN J. DAVIS; UNKNOWN SPOUSE OF LAUREN J. DAVIS; BANYAN WOODS MASTER ASSOCIATION, INC.; THE RESERVE AT BANYAN WOODS CONDOMINIUM ASSOCIATION, INC.; PORTFOLIO RECOVERY ASSOCIATES, LLC; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY, Defendant(s)**

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure filed June 30, 2025 and entered in Case No. 11-2024-CA-001048-0001-XX, of the Circuit Court of the 20th Judicial Circuit in and for COLLIER County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCAF ACQUISITION TRUST is Plaintiff and LAUREN J. DAVIS; UNKNOWN SPOUSE OF LAUREN J. DAVIS; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; BANYAN WOODS MASTER ASSOCIATION, INC.; THE RESERVE AT BANYAN WOODS CONDOMINIUM ASSOCIATION, INC.; PORTFOLIO RECOVERY ASSOCIATES, LLC; are defendants. CRYSTAL K. KINZEL, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash ON THE FIRST FLOOR LOBBY OF THE COURTHOUSE ANNEX, at STE 102, 3315 TAMIAMI TRAIL EAST, NAPLES IN COLLIER County, FLORIDA 34112, at 11:00 A.M., on October 9, 2025, the following described property as set forth in said Final Judgment, to

wit:

BUILDING 8, UNIT 202, OF THE RESERVE AT BANYAN WOODS, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 2982, PAGE 2437, ET SEQ. OF THE PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA, AND ALL SUBSEQUENT AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS.

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

This notice is provided pursuant to Administrative Order No.2.065.

In accordance with the Americans with Disabilities Act, if you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Charles Rice, Administrative Services Manager, whose office is located at 3315 East Tamiami Trail, Suite 501, Naples, Florida 34112, and whose telephone number is (239) 252-8800, 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 10th day of September 2025.

Marc Granger, Esq.  
Bar No.: 146870  
Kahane & Associates, P.A.  
1619 NW 136th Avenue, Suite D-220  
Sunrise, Florida 33323  
Telephone: (954) 382-3486  
Telefacsimile: (954) 382-5380  
Designated service email:  
notice@kahaneandassociates.com  
File No.: 24-00559 SF  
V6.20190626  
September 19, 26, 2025 25-01364C



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ESTATE

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SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
COLLIER COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 25-CP-002338**  
**IN RE: ESTATE OF**  
**PEDRO E. WASMER, A/K/A**  
**PEDRO ENRIQUE WASMER,**  
**Deceased.**

The administration of the estate of Pedro E. Wasmer, deceased, whose date of death was July 6, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Ste. 102, Naples, FL 34112-5324. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no

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

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

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

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

**Personal Representative:**  
**Peter E. Wasmer**  
139 5th Street S.  
Naples, FL 34102  
Attorney for Personal Representative:  
Jonas B. Weatherbie  
E-Mail Addresses:  
jweatherbie@gwtrust.law  
jjavor@gwtrust.law  
Florida Bar No. 87968  
Galbraith Weatherbie Law  
999 Vanderbilt Beach Road,  
Suite 509  
Naples, FL 34108  
Telephone: (239) 325-1983  
September 19, 26, 2025 25-01387C

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
COLLIER COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2025-CP-002459**  
**Division Probate**  
**IN RE: ESTATE OF**  
**LOIS WAGNER**  
**(a/k/a LOIS ANN WAGNER),**  
**Deceased.**

The administration of the estate of Lois Wagner (a/k/a Lois Ann Wagner), deceased, whose date of death was May 15, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Ste. 102, Naples, Florida 34112. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.

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

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

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

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

**Personal Representative:**  
**Andrea Karshuk**  
3735 Greenwood Drive  
Pepper Pike, OH 44124  
Attorneys for Personal Representative:  
DUNWODY WHITE & LANDON PA  
Denise B. Cazobon, Esq.  
Florida Bar Number: 71616  
4001 Tamiami Trail North,  
Suite 200  
Naples, FL 34103  
Telephone: (239) 263-5885  
Fax: (239) 262-1442  
September 19, 26, 2025 25-01397C

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
COLLIER COUNTY, FLORIDA  
PROBATE DIVISION  
**File No.**  
**11-2025-CP-002088-0001-01**  
**Division: Probate**  
**IN RE: ESTATE OF**  
**RONALD BARRY JEROME**  
**Deceased.**

The administration of the Estate of Ronald Barry Jerome, deceased, whose date of death was August 4, 2024, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is Collier Government Complex, 3315 Tamiami Trail East, Naples, FL 34112. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.

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

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

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

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

**Personal Representative:**  
**Michael John Jerome**  
575 Deerhurst Drive  
Burlington, ON L7L5W2  
Canada  
Attorney for Personal Representative:  
/s/ Steven Z. Garellek  
Steven Z. Garellek, Esq.  
Florida Bar Number: 0962480  
Steinberg | Garellek  
200 East Palmetto Park Road,  
Suite 103  
Boca Raton, FL 33432  
Telephone: (561) 910-7860  
Fax: (561) 391-3326  
E-Mail: szg@steingarlaw.com  
Secondary E-Mail:  
je@steingarlaw.com  
00221211.1  
September 19, 26, 2025 25-01385C

SECOND INSERTION

**NOTICE OF ACTION FOR  
DISSOLUTION OF MARRIAGE**  
IN THE CIRCUIT COURT OF THE  
TWENTIETH JUDICIAL CIRCUIT,  
IN AND FOR COLLIER COUNTY,  
FLORIDA  
DOMESTIC RELATIONS  
**Case No. 24-DR-2216**  
**IN RE: The Marriage of:**  
**JOSEPHINE DUPITON**  
**Petitioner/Wife, And**  
**DUPERARD ESTIL,**  
**Respondent/Husband,**  
TO: {name of Respondent} DUPE-  
RARD ESTIL  
{Respondent's last known address}  
5585 Shirley St., Suite 29,  
Naples, FL 34109  
YOU ARE NOTIFIED that an ac-  
tion for dissolution of marriage has  
been filed against you and that you  
are required to serve a copy of your  
written defenses, if any, to it on JOSE-  
PHINE DUPITON, whose address is  
7210 Bergamo Way #201, Fort Myers,  
FL 33966 or her attorney of record,  
Albert L. Alguadich, Jr., Esq., whose  
mailing address is 12651 McGregor  
Blvd. Bldg. 3-302, Fort Myers, Flori-  
da 33919 and whose email address is  
service@albertmatthewslaw.com on or  
before September 18, 2025 and file  
the original with Crystal K Kinzel,  
Clerk of the Circuit Court Collier  
County Clerk; 3315 Tamiami Trail  
E Suite 102, Naples, Florida 334112  
before service on Petitioner or imme-

diately thereafter. If you fail to do  
so, a default may be entered against  
you for the relief demanded in the  
petition.

The action is asking the court to de-  
cide how the following real or personal  
property should be divided: None.

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

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

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

Dated: 08/21/2025  
CLERK OF THE CIRCUIT COURT  
(SEAL) By: Beata Gruca  
Deputy  
25-01389C

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
COLLIER COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 25-CP-1342**  
**Division PROBATE**  
**IN RE: ESTATE OF**  
**CHRISTINE A. WILLIAMS**  
**Deceased.**

The administration of the estate of CHRISTINE A. WILLIAMS, deceased, whose date of death was March 11, 2024, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Unit 102, Naples, Florida, 34112. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

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

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

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

**Personal Representative:**  
**JEFFREY L. WILLIAMS**  
7115 Marconi Court  
Naples, Florida 34114  
Attorney for Personal Representative:  
Conrad Willkomm, Esq.  
Bar Number: 697338  
Law Office of Conrad Willkomm, P.A.  
3201 Tamiami Trail North,  
Second Floor  
Naples, Florida 34103  
Telephone: (239) 262-5303  
Fax: (239) 262-6030  
E-Mail: conrad@swfloridalaw.com  
Secondary E-Mail:  
kara@swfloridalaw.com  
September 19, 26, 2025 25-01386C

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
COLLIER COUNTY, FLORIDA  
PROBATE DIVISION  
**File No.**  
**11-2025-CP-001402-0001-01**  
**IN RE: ESTATE OF**  
**C. MICHAEL O'NEIL**  
**Deceased.**

The administration of the estate of C. Michael O'Neil A/K/A Michael C. O'Neil, A/K/A Carrigan Michael O'Neil, deceased, whose date of death was March 19, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East Naples, FL 34112. 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,

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

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

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

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

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

**Personal Representative:**  
**Kelly A. Fish**  
3 Spring Hill Road  
Greenland, New Hampshire 03840  
Attorney for Personal Representative:  
Heidi M. Brown, Attorney  
Florida Bar Number: 48692  
Osterhout & McKinney, P.A.  
3783 Seago Lane  
Fort Myers, FL 33901  
Telephone: (239) 939-4888  
Fax: (239) 277-0601  
E-Mail: heidib@omplaw.com  
Secondary E-Mail:  
hillaryh@omplaw.com  
September 19, 26, 2025 25-01382C

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
COLLIER COUNTY FLORIDA  
PROBATE DIVISION  
**File No. 25-CP-002155**  
**IN RE: ESTATE OF**  
**DONNA BRIAND-RYAN**  
**F/K/A DONNA RYAN**  
**Deceased.**

The administration of the estate of Donna Briand-Ryan f/k/a Donna Ryan, deceased, whose date of death was September 26, 2024, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Ste. 102, Naples, Florida 34112-5324. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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

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

**Personal Representative:**  
**Kenneth L. Briand**  
96 Elm Avenue  
Sharon, Pennsylvania 16146  
Attorney for Personal Representative:  
THOMAS F. LATORRE, ESQ.  
Attorney  
Florida Bar Number: 1044329  
SAFE HARBOR LAW FIRM  
27821 S. Tamiami Trail,  
Suite 2  
Bonita Springs, Florida 34134  
Telephone: (239) 317-3116  
E-Mail: tom@safeharborlawfirm.com  
September 19, 26, 2025 25-01366C

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE  
TWENTIETH JUDICIAL CIRCUIT  
IN AND FOR COLLIER COUNTY,  
FLORIDA  
PROBATE DIVISION  
**FILE NO.**  
**11-2025-CP-002115-0001-01**  
**IN RE: ESTATE OF**  
**JOSEPH A. SZYMANSKI,**  
**Deceased.**

The administration of the Estate of Joseph A. Szymanski, deceased, whose date of death was June 24, 2025 is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Naples, FL 34112. The names and addresses of the personal representative's and the personal representative's attorney are set forth below.

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

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

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

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

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

**Personal Representative:**  
**Karen K. Szymanski**  
7900 Arlington Circle, Unit 508  
Naples, FL 34113  
Attorney for Personal Representative:  
Seth S. Diamond, Esquire  
Florida Bar Number: 55714  
Sloto & Diamond, PLLC  
9100 S. Dadeland Boulevard,  
Suite 1607  
Miami, Florida 33156  
Telephone: (305) 379-1792  
Fax: (305) 379-2328  
E-Mail: eservice@slotolaw.com  
September 19, 26, 2025 25-01381C

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
COLLIER COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2025-CP-002297-0001-01**  
**IN RE: ESTATE OF**  
**GILDA D. FURIA,**  
**Deceased.**

The administration of the estate of GILDA D. FURIA, deceased, whose date of death was April 17, 2024; is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Naples, FL 34112. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

**Carolyn Iuliano**  
**Personal Representative**  
28 Huntington Drive  
Churchville, PA 18966  
**Thomas R. Furia, Jr.**  
**Personal Representative**  
49 Walnut Street  
Haddonfield, NJ 08083  
KATHLEEN A.  
KADYSZEWSKI, ESQ.  
Florida Bar No. 682322  
Murphy Reid, LLP  
11300 U.S. Highway One,  
Suite 401  
Palm Beach Gardens, FL 33408  
Telephone: 561-355-8800  
kak@murphyreid.com  
eservice@murphyreid.com  
September 19, 26, 2025 25-01383C

HOW TO  
PUBLISH  
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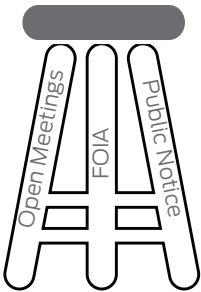
LEGAL NOTICE  
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CALL 941-906-9386  
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Business  
Observer

# Why Public Notice Should Remain in Newspapers

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



This is not about “newspapers vs the internet”.

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

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



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

**prevent government officials from hiding information**

they would prefer the public not to see

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

**essential elements of public notice:**



**Accessibility**



**Independence**



**Verifiability**



**Archivability**









**Publishing notices on the internet is neither cheap nor free**







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

## Types Of Public Notices






### Citizen Participation Notices

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

### Commercial Notices

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

### Court Notices

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

### Stay Informed, It’s Your Right to Know.

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To publish your legal notice call: 941-906-9386 or [Legal@BusinessObserverFL.com](mailto:Legal@BusinessObserverFL.com)