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PUBLIC NOTICES

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VOLUSIA COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
VOLUSIA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025 12729 PRDL
IN RE: ESTATE OF
JAMES BERTIS WADE, A/K/A JAMES
B. WADE,
Deceased.

The administration of the estate of JAMES BERTIS WADE, A/K/A JAMES B. WADE, deceased, whose date of death was June 20, 2025, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 North Alabama Avenue, Deland, Florida 32724. 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.

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

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 October 9, 2025.

Signed on this 18 day of August, 2025.

MICHAEL WADE,
Personal Representative
304 Smokerise Boulevard
Longwood, Florida 32779

ALYSON C. KENDUST
Florida Bar No. 1026403

JULIA L. FREY
Florida Bar No. 350486
Attorney for Personal Representative
Lowndes Drosdick Doster
Kantor & Reed, P.A.
215 N. Eola Drive
Orlando, FL 32801
Telephone: 407-843-4600
Email:
alyson.hoffman@lowndes-law.com
Email: julia.frey@lowndes-law.com
Secondary Email:
probate@lowndes-law.com

October 9, 16, 202525-004771

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 HUGE US located at 500 W Madison, Suite 850, Chicago, IL 60661 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Volusia County Florida, this 1st day of October 2025
Hero Digital, LLC
October 9, 2025

25-004781

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
SEVENTH JUDICIAL CIRCUIT OF
FLORIDA IN AND FOR VOLUSIA
COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 2025 11993 CIDL
ROCKET MORTGAGE, LLC F/K/A
QUICKEN LOANS, LLC,
Plaintiff, vs.
BRIAN MOZZILLO, et al.,
Defendant.

To the following Defendant(s):
ANY AND ALL UNKNOWN PARTIES
CLAIMING BY, THROUGH, UNDER,
AND AGAINST ESTATE OF IRENE M
MOZZILLO A/K/A IRENE MOZZILLO,
WHETHER SAID UNKNOWN PARTIES
MAY CLAIM AN INTEREST AS SPOUS-
ES, HEIRS, DEVISEES, GRANTEES OR
OTHER CLAIMANTS
ADDRESS: UNKNOWN
YOU ARE NOTIFIED that an action for
Foreclosure of Mortgage on the following
described property:
LOT 19, OLIVER SUBDIVISION,
ACCORDING TO MAP RECORD-
ED IN MAP BOOK 8, PAGE 245,
PUBLIC RECORDS OF VOLUSIA

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
SEVENTH JUDICIAL CIRCUIT
IN AND FOR VOLUSIA COUNTY,
FLORIDA
CASE NO.: 2025 12410 CICI
SANDPOINT CONDOMINIUM
MANAGEMENT ASSOCIATION, INC.,
a Florida not-for-profit corporation,
Plaintiff, vs.
DONNA DILLON, individually;
SHIRLEY M. DILLON, individually;
UNKNOWN SPOUSE OF DONNA
DILLON; UNKNOWN SPOUSE OF
SHIRLEY M. DILLON; GEORGE
HERNANDEZ; PECK & ASSOCIATES
CONSTRUCTION, INC; ADS
CONSTRUCTION SERVICES; A.F
HAGER DBA FH&A CONSTRUCTION
INC; JOHN FARRELL; and ALL
UNKNOWN TENANTS/OWNERS,
Defendants.

NOTICE is hereby given pursuant to
a Final Judgment of Foreclosure and
Award of Attorneys Fees and Costs, dated
September 25, 2025, and entered in Case
Number: 2025 12410 CICI, of the Circuit
Court in and for Volusia County, Florida,
wherein SANDPOINT CONDOMINIUM
MANAGEMENT ASSOCIATION,
INC. is the Plaintiff, DONNA DILLON,
individually; SHIRLEY M. DILLON,
individually; UNKNOWN SPOUSE
OF DONNA DILLON; UNKNOWN
SPOUSE OF SHIRLEY M. DILLON;
GEORGE HERNANDEZ; PECK &
ASSOCIATES CONSTRUCTION, INC; ADS
CONSTRUCTION SERVICES; A.F
HAGER DBA FH&A CONSTRUCTION
INC; JOHN FARRELL; and ALL
UNKNOWN TENANTS/OWNERS, are
the Defendants, the Volusia County Clerk
of the Court will sell to the highest and best
bidder for cash, by electronic sale on-line at
www.volusia.realforeclose.com, beginning
at 11:00 o'clock A.M. on the 24th day of
October, 2025 the following described
property as set forth in said Final Judgment
of Foreclosure and Award of Attorneys Fees
and Costs, to-wit:
Property Address: 2615 S. Atlantic
Avenue #3C, Daytona Beach Shores,
Florida 32118
Property Description:
Unit 3C, Sandpoint, A Condomini-

um, according to the Declaration of
Condominium, recorded in Official
Records Book 2625, page 158, Public
Records of Volusia County, Florida;
together with an undivided 1/70th
interest in the common element set
forth in the Exhibits to the Declara-
tion of Condominium as recorded, ex-
emplified, referred to and set forth in
said Declaration of Condominium and
Exhibits thereto; together with the ex-
clusive use of parking space number
3 a/k/a 2615 S. Atlantic Avenue, Unit
3C, Daytona Beach Shores, FL 32118.

If you are a person with a disability who
needs an accommodation in order to ac-
cess court facilities or participate in a court
proceeding, you are entitled, at no cost to
you, to the provision of certain assistance.
Please contact Court Administration, 125
E. Orange Avenue, Suite 300, Daytona
Beach, Florida 32114; (386) 257-6096
at least 7 days before your scheduled court
appearance, or immediately upon receiv-
ing this notification if the time before the
scheduled appearance is less than 7 days; if
you are hearing impaired call 711.

/s/ Helena G. Malchow
John L. Di Masi
Florida Bar No.: 0915602
Patrick J. Burton
Florida Bar No.: 0098460
Brian S. Hess
Florida Bar No.: 0725072
Helena G. Malchow
Florida Bar No.: 0968323
Eryn M. McConnell
Florida Bar No.: 0018858
Rebecca Blechman
Florida Bar No.: 0121474
Shelby Pfannerstill
Florida Bar No.: 1058704
Nelson Crespo
Florida Bar No.: 0121499
Arthur Barksdale
Florida Bar No.: 0040628
Toby Snively
Florida Bar No.: 0125998
DI MASI I BURTON, P.A.
801 N. Orange Avenue, Suite 500
Orlando, Florida 32801
Ph. (407) 839-3383 Fx. (407) 839-3384
Service E-Mail: jdlaw@orlando-law.com
Attorney for Plaintiff, Association
October 9, 16, 202525-004801

COUNTY, FLORIDA.

has been filed against you and you are
required to serve a copy of you written
defenses, if any, to it, on McCalla Raymer
Leibert Pierce, LLP, Sara Collins, Attorney
for Plaintiff, whose address is 225 East
Robinson Street, Suite 155, Orlando, FL
32801 on or before NOV 3 2025, a date
which is within thirty (30) days after the
first publication of this Notice in and file
the original with the Clerk of this Court ei-
ther before service on Plaintiff's attorney or
immediately thereafter; otherwise a default
will be entered against you for the relief de-
mand in the complaint.

WITNESS my hand and seal of this
Court this 3rd day of Oct, 2025.

LAURA E. ROTH
CLERK OF COURT OF
VOLUSIA COUNTY
(SEAL) By /s/ Shawnee S. Smith
As Deputy Clerk

MCCALLA RAYMER
LEIBERT PIERCE, LLP
225 East Robinson Street, Suite 155
Orlando, FL 32801
Phone: (407) 674-1850
Email: AccountsPayable@mccalla.com
25-11917FL
October 9, 16, 202525-004901

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
SEVENTH JUDICIAL CIRCUIT OF
FLORIDA IN AND FOR VOLUSIA
COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 2023 32171 CICI
WINTRUST MORTGAGE, A DIVISION
OF BARRINGTON BANK & TRUST
CO., N.A.,
Plaintiff, vs.
TERRI BARBRE, et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to
a Summary Final Judgment of Foreclosure
entered September 10, 2025 in Civil Case
No. 2023 32171 CICI of the Circuit Court
of the SEVENTH JUDICIAL CIRCUIT in
and for Volusia County, Deland, Florida,
wherein WINTRUST MORTGAGE, A
DIVISION OF BARRINGTON BANK
& TRUST CO., N.A. is Plaintiff and Terri
Barbre, et al., are Defendants, the Clerk
of Court, LAURA E. ROTH, ESQ., will
sell to the highest and best bidder for cash
electronically at www.volusia.realforeclose.
com in accordance with Chapter 45, Florida
Statutes on the 29th day of October, 2025
at 11:00 AM on the following described
property as set forth in said Summary Final
Judgment, to-wit:
THE NORTHERLY 100 FEET OF
THE SOUTHERLY 265 FEET OF
THE WESTERLY 105 FEET, EX-
CEPT THE WESTERLY 30 FEET
THEREOF, LOT 13, BLOCK 35,
MARY C. FLEMING SUBDIVI-
SION, ACCORDING TO THE MAP
OR PLAT THEREOF, AS RECORD-
ED IN MAP BOOK 1, PAGE 1, OF
THE PUBLIC RECORDS OF VOLU-
SIA 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 undivided.

If you are a person with a disability who
needs an accommodation in order to ac-
cess court facilities or participate in a court
proceeding, you are entitled, at no cost to
you, to the provision of certain assistance.
To request such an accommodation, please
contact Court Administration in advance of
the date the service is needed: Court Ad-
ministration, 125 E. Orange Ave., Ste. 300,
Daytona Beach, FL 32114; (386) 257-6096.
Hearing or voice impaired, please call 1
(800) 955-8770.
/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
23-07258FL
October 9, 16, 202525-004851

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
EXTENDED STAY AMERICA PREMIER
STE, located at 275 Interchange Blvd., in
the City of Ormond Beach, Volusia County,
FL 32780 intends to register the said name
with the Division of Corporations of the
Department of State, Tallahassee, Florida.
Dated this 25th day of August, 2025.
ESA C2 P PORTFOLIO OPERATING
LESSEE LLC
Oct. 925-00101V

FIRST INSERTION

NOTICE OF SALE PURSUANT TO
CHAPTER 45, FLORIDA STATUTES
IN THE CIRCUIT COURT OF THE
SEVENTH JUDICIAL CIRCUIT, IN AND
FOR VOLUSIA COUNTY, FLORIDA
CASE NO.: 2025 10858 CIDL
LANDINGS AT SUGAR MILL
HOMEOWNERS ASSOCIATION, INC.,
Plaintiff, vs.
RANDOLPH A. MUELLER, et al.,
Defendant.

Notice is given that pursuant to the Final
Judgment of Foreclosure dated 9/25/2025,
in Case No.: 2025 10858 CIDL of the
Circuit Court in and for Volusia County,
Florida, wherein LANDINGS AT SUGAR
MILL HOMEOWNERS ASSOCIATION,
INC., is the Plaintiff and RANDOLPH A.
MUELLER, et al., is/are the Defendant.
Laura E. Roth, the Clerk of Court for
Volusia County, Florida will sell to the
highest and best bidder for cash at 11:00
a.m., at https://www.volusia.realforeclose.
com, in accordance with Section 45.031,
Florida Statutes, on 11/13/2025, the
following described property set forth in
the Final Judgment of Foreclosure:
Lot 3, Block D, Landings at Sugar
Mill, according to the map or plat
thereof, as recorded in Map Book 54,
Page 50 through 54, inclusive, of the
Public Records of Volusia 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 undivided.

IF YOU ARE A PERSON WITH A DIS-
ABILITY WHO NEEDS AN ACCOMMO-
DATION IN ORDER TO ACCESS COURT
FACILITIES OR PARTICIPATE IN A
COURT PROCEEDING, YOU ARE EN-
TITLED, AT NO COST TO YOU, TO THE
PROVISION OF CERTAIN ASSISTANCE.
TO REQUEST SUCH AN ACCOMMO-
DATION, PLEASE CONTACT COURT
ADMINISTRATION IN ADVANCE OF
THE DATE THE SERVICE IS NEEDED:
COURT ADMINISTRATION, 101 N. ALA-
BAMA AVE., STE. D-305, DELAND, FL
32724; (386) 257-6096. HEARING OR
VOICE IMPAIRED, CALL 711.

DATED: October 3, 2025
By: /s/Jennifer Sinclair
Jennifer Sinclair, Esquire
Florida Bar No.: 29559
ARIAS BOSINGER, PLLC
2800 W. Canton Avenue, Suite 330
Winter Park, Florida 32789
(407) 636-2549
October 9, 16, 202525-004841

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
Cornerstone Insurance Partners, located
at 3762 Roscommon Dr Unit 120, in the
City of Ormond Beach, Volusia County,
FL 32174 intends to register the said name
with the Division of Corporations of the
Department of State, Tallahassee, Florida.
Dated this 5th day of October, 2025.
Harris Risk Management Solutions, LLC
Oct. 925-00102V

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
SEVENTH JUDICIAL CIRCUIT OF
FLORIDA IN AND FOR VOLUSIA
COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 2025 10752 CICI
TRUIST BANK,
Plaintiff, vs.
BETTY VEATCH A/K/A BETTY J.
VEATCH, et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to
a Summary Final Judgment of Foreclosure
entered September 10, 2025 in Civil Case
No. 2025 10752 CICI of the Circuit Court
of the SEVENTH JUDICIAL CIRCUIT in
and for Volusia County, Deland, Florida,
wherein TRUIST BANK is Plaintiff and
Betty Veatch a/k/a Betty J. Veatch, et al., are
Defendants, the Clerk of Court, LAURA E.
ROTH, ESQ., will sell to the highest and
best bidder for cash electronically at www.
volusia.realforeclose.com in accordance
with Chapter 45, Florida Statutes on the
29th day of October, 2025 at 11:00 AM
on the following described property as set
forth in said Summary Final Judgment,
to-wit:
Unit 314, THE ORMOND HERI-
TAGE, a condominium, according to
the Declaration of Condominium
thereof, as recorded in Official Re-
cords Book 4045, page 4588, of the
Public Records of Volusia County,
Florida, together with an undivided
percentage interest in the common
elements set forth in the exhibits to
the Declaration of Condominium, ex-
emplified, referred to and set forth in
said Declaration of Condominium and
exhibits thereto.

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

If you are a person with a disability who
needs an accommodation in order to ac-
cess court facilities or participate in a court
proceeding, you are entitled, at no cost to
you, to the provision of certain assistance.
To request such an accommodation, please
contact Court Administration in advance of
the date the service is needed: Court Ad-
ministration, 125 E. Orange Ave., Ste. 300,
Daytona Beach, FL 32114; (386) 257-6096.
Hearing or voice impaired, please call 1
(800) 955-8770.
/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
24-09884FL
October 9, 16, 202525-004861

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the
undersigned, desiring to engage in
business under the fictitious name of
HUGE US located at 500 W Madison,
Suite 850, Chicago, IL 60661 intends to
register the said name with the Division of
Corporations of the Florida Department of
State, Tallahassee, Florida.

Dated at Volusia County Florida, this 1st
day of October 2025
Hero Digital, LLC
October 9, 2025

25-004781

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
SEVENTH JUDICIAL CIRCUIT OF
FLORIDA IN AND FOR VOLUSIA
COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 2025 10752 CICI
TRUIST BANK,
Plaintiff, vs.
BETTY VEATCH A/K/A BETTY J.
VEATCH, et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to
a Summary Final Judgment of Foreclosure
entered September 10, 2025 in Civil Case
No. 2025 10752 CICI of the Circuit Court
of the SEVENTH JUDICIAL CIRCUIT in
and for Volusia County, Deland, Florida,
wherein TRUIST BANK is Plaintiff and
Betty Veatch a/k/a Betty J. Veatch, et al., are
Defendants, the Clerk of Court, LAURA E.
ROTH, ESQ., will sell to the highest and
best bidder for cash electronically at www.
volusia.realforeclose.com in accordance
with Chapter 45, Florida Statutes on the
29th day of October, 2025 at 11:00 AM
on the following described property as set
forth in said Summary Final Judgment,
to-wit:
Unit 314, THE ORMOND HERI-
TAGE, a condominium, according to
the Declaration of Condominium
thereof, as recorded in Official Re-
cords Book 4045, page 4588, of the
Public Records of Volusia County,
Florida, together with an undivided
percentage interest in the common
elements set forth in the exhibits to
the Declaration of Condominium, ex-
emplified, referred to and set forth in
said Declaration of Condominium and
exhibits thereto.

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

If you are a person with a disability who
needs an accommodation in order to ac-
cess court facilities or participate in a court
proceeding, you are entitled, at no cost to
you, to the provision of certain assistance.
To request such an accommodation, please
contact Court Administration in advance of
the date the service is needed: Court Ad-
ministration, 125 E. Orange Ave., Ste. 300,
Daytona Beach, FL 32114; (386) 257-6096.
Hearing or voice impaired, please call 1
(800) 955-8770.
/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
24-09884FL
October 9, 16, 202525-004861


FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the
undersigned, desiring to engage in
business under the fictitious name of
HUGE US located at 500 W Madison,
Suite 850, Chicago, IL 60661 intends to
register the said name with the Division of
Corporations of the Florida Department of
State, Tallahassee, Florida.

Dated at Volusia County Florida, this 1st
day of October 2025
Hero Digital, LLC
October 9, 2025

25-004781




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FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 2023 12192 CIDL
MORTGAGE RESEARCH CENTER, LLC D/B/A VETERANS UNITED HOME LOANS, A MISSOURI LIMITED LIABILITY COMPANY, Plaintiff, vs. DANNY SKAGGS; JACKLYN SKAGGS; QUAIL HOLLOW ON THE RIVER HOMEOWNERS' ASSOCIATION, INC.; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY, Defendant(s)
NOTICE IS HEREBY GIVEN pursuant to an Order rescheduling Foreclosure Sale filed September 8, 2025 and entered in Case No. 2023 12192 CIDL, of the Circuit Court of the 7th Judicial Circuit in and for VOLUSIA County, Florida, wherein MORTGAGE RESEARCH CENTER, LLC D/B/A VETERANS UNITED HOME LOANS, A MISSOURI LIMITED LIABILITY COMPANY is Plaintiff and DANNY SKAGGS; JACKLYN SKAGGS; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; QUAIL HOLLOW ON THE RIVER HOMEOWNERS' ASSOCIATION, INC.; are defendants. LAURA E. ROTH, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.VOLUSIA.REALFORECLOSE.COM, at 11:00 A.M., on November 4, 2025, the following described property as set forth in said Final Judgment, to wit:
LOT 10, BLOCK A, TOGETHER WITH AN UNDIVIDED 1/22 INTEREST IN AND TO RED WING VILLAGE, QUAIL HOLLOW ON THE RIVER, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN MAP BOOK 32, PAGE 88 THROUGH 91, INCLUSIVE, OF THE PUBLIC RECORDS OF VOLUSIA 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.
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 provisions of certain assistance. Please contact the Court Administrator at Suite 300, Courthouse Annex, 125 E. Orange Ave., Daytona Beach, FL 32114; call (386)257-6096 within two (2) working days of your receipt of this notice or pleading; if you are hearing impaired, call 1-800-955-8771 (TDD); THIS IS NOT A COURT INFORMATION LINE; if you are voice impaired, call 1-800-995-8770 (V) (Via Florida Relay Services).
Dated this 3rd day of October 2025
/s/ Marc Granger
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.: 23-00961 NML
V6.20190626
October 9, 16, 202525-004831

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA
CASE NO.: 2025 12001 CICI
SANDPOINT CONDOMINIUM MANAGEMENT ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. DONNA DILLON, individually; UNKNOWN SPOUSE OF DONNA DILLON; and ALL UNKNOWN TENANTS/OWNERS,, Defendants.
NOTICE is hereby given pursuant to a Final Judgment of Foreclosure and Award of Attorneys Fees and Costs, dated September 25, 2025, and entered in Case Number: 2025 12001 CICI, of the Circuit Court in and for Volusia County, Florida, wherein SANDPOINT CONDOMINIUM MANAGEMENT ASSOCIATION, INC. is the Plaintiff, DONNA DILLON, individually; UNKNOWN SPOUSE OF DONNA DILLON; and ALL UNKNOWN TENANTS/OWNERS, are the Defendants, the Volusia County Clerk of the Court will sell to the highest and best bidder for cash, by electronic sale on-line at www.volusia.realforeclose.com, beginning at 11:00 o'clock A.M. on the 24th day of October, 2025 the following described property as set forth in said Final Judgment of Foreclosure and Award of Attorneys Fees and Costs, to-wit:
Property Address:
2615 S. Atlantic Avenue, Unit 3A,
Daytona Beach Shores, Florida 32118
Property Description:
Unit A-3, Sandpoint Condominium, together with an undivided interest in the common elements, according to the Declaration of Condominium thereof recorded per Official Records Book 2625, Page 158, Official Records Book 3605, Page 0830, per Official Records Book 6373, Page 4560, per Official Records Book 6611, Page 4736, as amended from time to time, of the Official Records of Volusia County, Florida.
If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration, 125 E. Orange Avenue, Suite 300, Daytona Beach, Florida 32114; (386) 257-6096 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711.
/s/ Helena G. Malchow
John L. Di Masi
Florida Bar No.: 0915602
Patrick J. Burton
Florida Bar No.: 0098460
Brian S. Hess
Florida Bar No.: 0725072
Helena G. Malchow
Florida Bar No.: 0968323
Eryn M. McConnell
Florida Bar No.: 0018858
Rebecca Blechman
Florida Bar No.: 0121474
Shelby Pfannerstill
Florida Bar No.: 1058704
Nelson Crespo
Florida Bar No.: 0121499
Arthur Barksdale
Florida Bar No.: 0040628
Toby Snively
Florida Bar No.: 0125998
DI MASI I BURTON, P.A.
801 N. Orange Avenue, Suite 500
Orlando, Florida 32801
Ph. (407) 839-3383 Fx. (407) 839-3384
Service E-Mail: jdlaw@orlando-law.com
Attorney for Plaintiff, Association
October 9, 16, 202525-004791

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 2025 10527 CICI
PLANET HOME LENDING, LLC, Plaintiff, vs. ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF JACQUES G. LAUZON A/K/A JACQUES LAUZON, DECEASED ; MICHELLE ROSA; TODD ROSA; NICOLE OSINSKI; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY, Defendant(s)
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure filed August 28, 2025 and entered in Case No. 2025 10527 CICI, of the Circuit Court of the 7th Judicial Circuit in and for VOLUSIA County, Florida, wherein PLANET HOME LENDING, LLC is Plaintiff and ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF JACQUES G. LAUZON A/K/A JACQUES LAUZON, DECEASED; MICHELLE ROSA; TODD ROSA; NICOLE OSINSKI; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; are defendants. LAURA E. ROTH, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.VOLUSIA.REALFORECLOSE.COM, at 11:00 A.M., on October 31, 2025, the following described property as set forth in said Final Judgment, to wit:
LOT 47, BIG TREE VILLAGE - PHASE 1, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN MAP BOOK 35, PAGE 156 AND 157, OF THE PUBLIC RECORDS OF VOLUSIA 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.
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 provisions of certain assistance. Please contact the Court Administrator at Suite 300, Courthouse Annex, 125 E. Orange Ave., Daytona Beach, FL 32114; call (386)257-6096 within two (2) working days of your receipt of this notice or pleading; if you are hearing impaired, call 1-800-955-8771 (TDD); THIS IS NOT A COURT INFORMATION LINE; if you are voice impaired, call 1-800-995-8770 (V) (Via Florida Relay Services).
Dated this 1st day of October 2025.
/s/ Marc Granger
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.: 23-01441 PHL
V6.20190626
October 9, 16, 202525-004811

FIRST INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2025 12638 CICI
MORTGAGE ASSETS MANAGEMENT, LLC, Plaintiff, vs. GEORGE STERLING, et. al. Defendant(s),
TO: GEORGE STERLING, UNKNOWN SPOUSE OF GEORGE STERLING, whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:
UNIT 115-D, RIVERHOUSE APARTMENTS CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 1718, PAGE 109, PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO AND ANY AND ALL AMENDMENTS AND EXHIBITS THERETO.
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before NOV 3 2025 /(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.
THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.
WITNESS my hand and the seal of this Court at Volusia County, Florida, this 3rd day of Oct, 2025.
LAURA E ROTH
CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Shawnee S. Smith
DEPUTY CLERK
Robertson, Anschutz, Schneid, Crane & Partners, PLLC
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
24-204009
October 9, 16, 202525-004921

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025 13001 PRDL
Division 10
IN RE: ESTATE OF KAREN LOUISE VAN DUSEN, aka KAREN L VAN DUSEN Deceased.
The administration of the estate of KAREN LOUISE VAN DUSEN, also known as KAREN L. VAN DUSEN, deceased, whose date of death was August 15, 2025, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N. Alabama Ave, DeLand, , FL 32724. 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: October 9, 2025.
HEIDI S. WEBB
Personal Representative
210 S. Beach St., STE 202
Daytona Beach, FL 32114
Heidi S. Webb
Attorney for Personal Representative
Florida Bar No. 73958
Law Office of Heidi S. Webb
210 South Beach Street, Ste. 202
Daytona Beach, FL 32114
Telephone: (386) 257-3332
Email: heidi@heidiwebb.com
Secondary Email: filing@heidiwebb.com
October 9, 16, 202525-004911

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025 12867 PRDL
Division 10
IN RE: ESTATE OF KIMBERLY ANNE TENNANT Deceased.
The administration of the estate of Kimberly Anne Tennant, deceased, whose date of death was August 8, 2025, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is P.O. Box 6043, DeLand, Florida 32721. 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 October 9, 2025.
Personal Representative: Troy Tennant
1018 Calle Grande Street
Ormond Beach, Florida 32174
Attorney for Personal Representative: Thomas J. Upchurch, Esquire
Florida Bar No. 0015821
Upchurch Law
1616 Concierge Blvd, Suite 101
Daytona Beach, Florida 32117
Telephone: (386) 492-3871
Fax: (386) 492-3876
E-mail Address: service@upchurchlaw.com
Secondary E-mail: jackie@upchurchlaw.com
October 9, 16, 202525-004821

SUBSEQUENT INSERTIONS

FIRST INSERTION

AMENDED NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2025 11337 CIDL
WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF OBX 2021-NQM3 TRUST, Plaintiff, vs. INGRID JAZMIN VIQUILLON AND CADMIEL VIQUILLON, et. al. Defendant(s),
TO: CADMIEL VIQUILLON, whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:
LOT 25, BLOCK 463, DELTONA LAKES UNIT THIRTEEN, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 25, PAGES 218 THROUGH 222, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before OCT 30 2025 /(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.
THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.
WITNESS my hand and the seal of this Court at Volusia County, Florida, this 30th day of Sept, 2025.
LAURA E ROTH
CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Shawnee S. Smith
DEPUTY CLERK
Robertson, Anschutz, Schneid, Crane & Partners, PLLC
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
24-212633
October 9, 16, 202525-004891

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA
CASE NO.: 2025 12740 CIDL
CARRINGTON MORTGAGE SERVICES LLC, Plaintiff, vs. ANGELINA M. VEGA A/K/A ANGELINA VEGA; UNKNOWN SPOUSE OF ANGELINA M. VEGA A/K/A ANGELINA VEGA; SAXON RIDGE HOMEOWNERS ASSOCIATION, INC.; UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT, Defendant(s).
TO: Angelina M. Vega a/k/a Angelina Vega Residence Unknown
Unknown Spouse of Angelina M. Vega a/k/a Angelina Vega Residence Unknown
YOU ARE NOTIFIED that an action to foreclose a mortgage on the following described property in Volusia County, Florida: LOT 139, SAXON RIDGE PHASE TWO-A, ACCORDING TO THE PLAT THEREOF AS RECORDED IN MAP BOOK 49, PAGES 21 THROUGH 23 INCLUSIVE, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.
Street Address: 694 Shawsbury Way, Deltona, Florida 32725
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on McCabe, Weisberg & Conway, LLC, Plaintiff's attorney, whose address is 3222 Commerce Place, Suite A, West Palm Beach, FL 33407, within 30 days after the date of the first publication of this notice, on or before OCT 30 2025, and file the original with the Clerk of this Court, otherwise, a default will be entered against you for the relief demanded in the complaint or petition.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114, (386) 257-6096 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
Dated on SEP 30 2025.
Laura E. Roth
Clerk of said Court (SEAL) By: /s/ Shawnee S. Smith
As Deputy Clerk
McCabe, Weisberg & Conway, LLC
3222 Commerce Place, Suite A
West Palm Beach, FL 33407
Telephone: (561) 713-1400
FLpleadings@MWC-law.com
FILE#:25-400353
October 9, 16, 202525-004881

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OFFICIAL COURT HOUSE WEBSITES:

FLAGLER COUNTY flaglerclerk.com

VOLUSIA COUNTY clerk.org

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA
CIVIL DIVISION
Case No.: 2025 10654 CICI
VALLEY NATIONAL BANK, Plaintiff, v. DAFISH77 INC., a Florida corporation d/b/a SUPER WASH HOLLY HILL; ERIC CRAIG MATTESON a/k/a ERIC C. MATTESON a/k/a ERIC MATTESON, an individual; JUDY EILEEN MATTESON a/k/a JUDY MATTESON, an individual; UNITED STATES SMALL BUSINESS ADMINISTRATION, a government agency; UNKNOWN SPOUSE OF ERIC C. MATTESON; and UNKNOWN TENANT(S) IN POSSESSION, Defendants.
NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure (the "Final Judgment"), dated July 24, 2025, entered in Case No. 2025 10654 CICI of the Circuit Court of the Seventh Judicial Circuit in and for Volusia County, Florida wherein VALLEY NATIONAL BANK is Plaintiff and DAFISH77 INC. d/b/a SUPER WASH HOLLY HILL; ERIC CRAIG MATTESON a/k/a ERIC C. MATTESON a/k/a ERIC MATTESON; JUDY EILEEN MATTESON a/k/a JUDY MATTESON; UNITED STATES SMALL BUSINESS ADMINISTRATION; and UNKNOWN TENANT(S) IN POSSESSION are Defendants, the Clerk of the Circuit Court, Volusia County, Florida, Laura E. Roth, will sell to the highest and best bidder for cash at www.volusia.realforeclose.com, the Clerk's website for online auctions, at 11:00 AM on the 29th day of October 2025, the following described property as set forth in said Final Judgment to wit:
A PORTION OF THE NORTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 24, TOWNSHIP 14 SOUTH, RANGE 31 EAST, VOLUSIA COUNTY, FLORIDA, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF AFORESAID TRACT; THENCE SOUTH 87 DEGREES 00 MINUTES 50 SECONDS WEST ALONG THE NORTHERLY LINE OF THE NORTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 24, TOWNSHIP 14 SOUTH, RANGE 31 EAST, VOLUSIA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE WEST ¼ CORNER OF SAID SECTION 24; SAID POINT BEING A CONCRETE MONUMENT STAMPED HPP THENCE NORTH 88 DEGREES 36 MINUTES 47 SECONDS EAST ALONG THE NORTH LINE OF THE NORTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 24, TOWNSHIP 14 SOUTH, RANGE 31 EAST, VOLUSIA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE WEST ¼ CORNER OF SAID SECTION 24; SAID POINT BEING A CONCRETE MONUMENT STAMPED HPP THENCE NORTH 88 DEGREES 36 MINUTES 47 SECONDS EAST ALONG THE NORTH LINE OF THE NORTHWEST ¼ OF SECTION 24, TOWNSHIP 14 SOUTH, RANGE 31 EAST, VOLUSIA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE WEST ¼ CORNER OF SAID SECTION 24; SAID POINT BEING A CONCRETE MONUMENT STAMPED HPP THENCE NORTH 88 DEGREES 36 MINUTES 47 SECONDS EAST ALONG THE NORTH LINE OF THE NORTHWEST ¼ OF SECTION 24, TOWNSHIP 14 SOUTH, RANGE 31 EAST, VOLUSIA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE WEST ¼ CORNER OF SAID SECTION 24; SAID POINT BEING A CONCRETE MONUMENT STAMPED HPP THENCE NORTH 88 DEGREES 36 MINUTES 47 SECONDS EAST ALONG THE NORTH LINE OF THE NORTHWEST ¼ OF SECTION 24, TOWNSHIP 14 SOUTH, RANGE 31 EAST, VOLUSIA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE WEST ¼ CORNER OF SAID SECTION 24; SAID POINT BEING A CONCRETE MONUMENT STAMPED HPP THENCE NORTH 88 DEGREES 36 MINUTES 47 SECONDS EAST ALONG THE NORTH LINE OF THE NORTHWEST ¼ OF SECTION 24, TOWNSHIP 14 SOUTH, RANGE 31 EAST, VOLUSIA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE WEST ¼ CORNER OF SAID SECTION 24; SAID POINT BEING A CONCRETE MONUMENT STAMPED HPP THENCE NORTH 88 DEGREES 36 MINUTES 47 SECONDS EAST ALONG THE NORTH LINE OF THE NORTHWEST ¼ OF SECTION 24, TOWNSHIP 14 SOUTH, RANGE 31 EAST, VOLUSIA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE WEST ¼ CORNER OF SAID SECTION 24; 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PUBLIC NOTICES

THURSDAY, OCTOBER 9, 2025

Additional Public Notices may be accessed on ObserverLocalNews.com and the statewide legal notice website, FloridaPublicNotices.com

FLAGLER COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE OF PUBLIC HEARINGS TO CONSIDER THE IMPOSITION OF SPECIAL ASSESSMENTS PURSUANT TO SECTIONS 170.07 AND 197.3632, *FLORIDA STATUTES*, BY
THE LIGHTHOUSE COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF SPECIAL MEETING OF
THE LIGHTHOUSE COMMUNITY DEVELOPMENT DISTRICT

In accordance with Chapters 170, 190 and 197, *Florida Statutes*, the Lighthouse Community Development District's ("District") Board of Supervisors ("Board") hereby provides notice of the following public hearings and public meeting:

NOTICE OF PUBLIC HEARINGS	
DATE:	November 5, 2025
TIME:	11:30 a.m.
LOCATION:	Chiumento Law, 145 City Place, Suite 301 Palm Coast, Florida 32174

The purpose of the public hearings announced above is to consider the imposition of special assessments ("Debt Assessments"), and adoption of assessment rolls to secure proposed bonds, on benefited lands within the District, and, to provide for the levy, collection and enforcement of the Debt Assessments. The proposed bonds secured by the Debt Assessments are intended to finance certain public infrastructure improvements, including, but not limited to, earthwork, marina/seawall, paving, drainage, potable water, reuse, sanitary sewer, and other infrastructure improvements (together, "Project"), benefitting certain lands within the District. The Project is described in more detail in the *Engineer's Report* ("Engineer's Report"). Specifically, the Project includes a Capital Improvement Plan to provide public infrastructure benefitting all lands within the District, as identified in the Engineer's Report. The Debt Assessments are proposed to be levied as one or more assessment liens and allocated to the benefitted lands within the District, as set forth in the *Master Special Assessment Methodology Report* ("Assessment Report"). At the conclusion of the public hearings, the Board will, by resolution, levy and impose assessments as finally approved by the Board. A special meeting of the District will also be held where the Board may consider any other business that may properly come before it.

The proposed District is located entirely within the City of Palm Coast, Flagler County, Florida, and covers approximately 67.73 acres of land, more or less. The site is generally located northeast of Robert Road and Colbert Lane. A geographic depiction of the District is shown below. All lands within the District are expected to be improved in accordance with the reports identified above.

A description of the property to be assessed and the amount to be assessed to each piece or parcel of property may be ascertained at the "District's Office" located at c/o Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431. Also, a copy of the agenda and other documents referenced herein may be obtained from the District Office.

Proposed Debt Assessments

The proposed Debt Assessments are in the total principal amount of **\$36,410,000** (not including interest or collection costs), and are as follows:

Product Type	Number of Units/sq. ft.	ERU	Maximum Principal Bond Assessments per Unit/SF	Maximum Annual Bond Assessments per Unit/SF*
Multifamily	443	0.40	\$32,307.01	\$2,869.75
Townhomes	161	0.60	\$48,460.51	\$4,304.62
Condos	90	0.60	\$48,460.51	\$4,304.62
Office	28,753	1.00	\$80.77	\$7.17
Retail	30,000	1.00	\$80.77	\$7.17
Boat Storage	44,247	1.00	\$80.77	\$7.17
Wet Boat Slips	80	0.25	\$20,191.88	\$1,793.59

*Does not include costs of collection or allowance for early payment discount

The assessments shall be paid in not more than thirty (30) annual installments subsequent to the issuance of debt to finance the improvements. These annual assessments will be collected on the County tax roll by the Tax Collector. Alternatively, the District may choose to directly collect and enforce these assessments.

The public hearings and meeting are open to the public and will be conducted in accordance with Florida law. The public hearings and meeting may be continued to a date, time, and place to be specified on the record. There may be occasions when staff or board members may participate by speaker telephone. Any person requiring special accommodations because of a disability or physical impairment should contact the District Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

Please note that all affected property owners have the right to appear and comment at the public hearings and meeting, and may also file written objections with the District Office within twenty (20) days of issuance of this notice. Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearings or meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

District Manager

RESOLUTION 2025-34

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE LIGHTHOUSE COMMUNITY DEVELOPMENT DISTRICT DECLARING

SPECIAL ASSESSMENTS; DESIGNATING THE NATURE AND LOCATION OF THE PROPOSED IMPROVEMENTS; DECLARING THE TOTAL ESTIMATED COST OF THE IMPROVEMENTS, THE PORTION TO BE PAID BY ASSESSMENTS, AND THE MANNER AND TIMING IN WHICH THE ASSESSMENTS ARE TO BE PAID; DESIGNATING THE LANDS UPON WHICH THE ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT PLAT AND A PRELIMINARY ASSESSMENT ROLL; ADDRESSING THE SETTING OF PUBLIC HEARINGS; PROVIDING FOR PUBLICATION OF THIS RESOLUTION; AND ADDRESSING CONFLICTS, SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, the Lighthouse Community Development District ("District") is a local unit of special-purpose government organized and existing under and pursuant to Chapter 190, *Florida Statutes*; and

WHEREAS, the District is authorized by Chapter 190, *Florida Statutes*, to finance, fund, plan, establish, acquire, install, equip, operate, extend, construct, or reconstruct roadways, sewer and water distribution systems, stormwater management/earthwork improvements, landscape, irrigation and entry features, conservation and mitigation, street lighting and other infrastructure projects, and services necessitated by the development of, and serving lands within, the District; and

WHEREAS, the District hereby determines to undertake, install, plan, establish, construct or reconstruct, enlarge or extend, equip, acquire, operate, and/or maintain the portion of the infrastructure improvements comprising the District's overall capital improvement plan as described in the District *Engineer's Report*, dated May, 2025 ("Project"), which is attached hereto as **Exhibit A** and incorporated herein by reference; and

WHEREAS, it is in the best interest of the District to pay for all or a portion of the cost of the Project by the levy of special assessments ("Assessments") using the methodology set forth in that *Master Special Assessment Methodology Report*, dated August 13, 2025, which is attached hereto as **Exhibit B**, incorporated herein by reference, and on file with the District Manager at c/o Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 ("District Records Office");

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE LIGHTHOUSE COMMUNITY DEVELOPMENT DISTRICT:

1. **AUTHORITY FOR THIS RESOLUTION; INCORPORATION OF RECITALS.** This Resolution is adopted pursuant to the provisions of Florida law, including without limitation Chapters 170, 190 and 197, *Florida Statutes*. The recitals stated above are incorporated herein and are adopted by the Board as true and correct statements.

2. **DECLARATION OF ASSESSMENTS.** The Board hereby declares that it has determined to undertake the Project and to defray all or a portion of the cost thereof by the Assessments.

3. **DESIGNATING THE NATURE AND LOCATION OF IMPROVEMENTS.** The nature and general location of, and plans and specifications for, the Project are described in **Exhibit A**, which is on file at the District Records Office. **Exhibit B** is also on file and available for public inspection at the same location.

4. **DECLARING THE TOTAL ESTIMATED COST OF THE IMPROVEMENTS, THE PORTION TO BE PAID BY ASSESSMENTS, AND THE MANNER AND TIMING IN WHICH THE ASSESSMENTS ARE TO BE PAID.**

A. The total estimated cost of the Project is **\$26,369,711.78** ("Estimated Cost").

B. The Assessments will defray approximately **\$36,410,000.00**, which is the anticipated maximum par value of any bonds and which includes all or a portion of the Estimated Cost, as well as other financing-related costs, as set forth in **Exhibit B**, and which is in addition to interest and collection costs. On an annual basis, the Assessments will defray no more than **\$3,234,206.85** per year which excludes cost of collection and discounts, again as set forth in **Exhibit B**.

C. The manner in which the Assessments shall be apportioned and paid is set forth in **Exhibit B**, as may be modified by supplemental assessment resolutions. The Assessments will constitute a "master" lien, which may be imposed without further public hearing in one or more separate liens each securing a series of bonds, and each as determined by supplemental assessment resolution. With respect to each lien securing a series of bonds, the special assessments shall be paid in not more than (30) thirty yearly installments. The special assessments may be payable at the same time and in the same manner as are ad-valorem taxes and collected pursuant to Chapter 197, *Florida Statutes*; provided, however, that in the event the uniform non ad-valorem assessment method of collecting the Assessments is not available to the District in any year, or if determined by the District to be in its best interest, the Assessments may be collected as is otherwise permitted by law, including but not limited to by direct bill. The decision to collect special assessments by any particular method – e.g., on the tax roll or by direct bill – does not mean that such method will be used to collect special assessments in future years, and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices.

5. **DESIGNATING THE LANDS UPON WHICH THE SPECIAL ASSESSMENTS SHALL BE LEVIED.** The Assessments securing the Project shall be levied on the lands within the District, as described in **Exhibit B**, and as further designated by the assessment plat hereinafter provided for.

6. **ASSESSMENT PLAT.** Pursuant to Section 170.04, *Florida Statutes*, there is on file, at the District Records Office, an assessment plat showing the area to be assessed certain plans and specifications describing the Project and the estimated cost of the Project, all of which shall be open to inspection by the public.

7. **PRELIMINARY ASSESSMENT ROLL.** Pursuant to Section 170.06, *Florida Statutes*, the District Manager has caused to be made a preliminary assessment roll, in accordance with the method of assessment described in **Exhibit B** hereto, which shows the lots and lands assessed, the amount of benefit to and the assessment against each lot or parcel of land and the number of annual installments into which the assessment may be divided, which assessment roll is hereby adopted and approved as the District's preliminary assessment roll.

8. **PUBLIC HEARINGS DECLARED; DIRECTION TO PROVIDE NOTICE**

OF THE HEARINGS. Pursuant to Sections 170.07 and 197.3632(4)(b), *Florida Statutes*, among other provisions of Florida law, there are hereby declared two public hearings to be held as follows:

NOTICE OF PUBLIC HEARINGS	
DATE:	November 5, 2025
TIME:	11:30 a.m.
LOCATION:	Chiumento Law 145 City Place, Suite 301 Palm Coast, Florida 32174

The purpose of the public hearings is to hear comment and objections to the proposed special assessment program for District improvements as identified in the preliminary assessment roll, a copy of which is on file and as set forth in **Exhibit B**. Interested parties may appear at that hearing or submit their comments in writing prior to the hearings at the District Records Office.

Notice of said hearings shall be advertised in accordance with Chapters 170, 190 and 197, *Florida Statutes*, and the District Manager is hereby authorized and directed to place said notice in a newspaper of general circulation within the County in which the District is located (by two publications one week apart with the first publication at least twenty (20) days prior to the date of the hearing established herein). The District Manager shall file a publisher's affidavit with the District Secretary verifying such publication of notice. The District Manager is further authorized and directed to give thirty (30) days written notice by mail of the time and place of this hearing to the owners of all property to be assessed and include in such notice the amount of the assessment for each such property owner, a description of the areas to be improved and notice that information concerning all assessments may be ascertained at the District Records Office. The District Manager shall file proof of such mailing by affidavit with the District Secretary.

9. **PUBLICATION OF RESOLUTION.** Pursuant to Section 170.05, *Florida Statutes*, the District Manager is hereby directed to cause this Resolution to be published twice (once a week for two (2) weeks) in a newspaper of general circulation within the County in which the District is located and to provide such other notice as may be required by law or desired in the best interests of the District.

10. **CONFLICTS.** All resolutions or parts thereof in conflict herewith are, to the extent of such conflict, superseded and repealed.

11. **SEVERABILITY.** If any section or part of a section of this resolution be declared invalid or unconstitutional, the validity, force, and effect of any other section or part of a section of this resolution shall not thereby be affected or impaired unless it clearly appears that such other section or part of a section of this resolution is wholly or necessarily dependent upon the section or part of a section so held to be invalid or unconstitutional.

12. **EFFECTIVE DATE.** This Resolution shall become effective upon its adoption.

PASSED AND ADOPTED this 13th day of August, 2025.

ATTEST:	LIGHTHOUSE COMMUNITY DEVELOPMENT DISTRICT
/s/ Daniel Rom	/s/ Joseph Mosley
Secretary/Assistant Secretary	Chair/Vice Chair, Board of Supervisors

Exhibit A: *District Engineer's Report*, dated May, 2025

Exhibit B: *Master Special Assessment Methodology Report*, dated August 13, 2025

October 9, 16, 2025

25-00251G

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FIRST INSERTION

SALE NOTICE

Notice is hereby given that Fraser's Mini-Storage of Bunnell, 1504 Old Moody Blvd, Bunnell, FL 32110 will sell the contents of the following self-storage units by public auction to satisfy their liens against these tenants, in accordance with the Florida Self-Storage Facility Act. The auction will take place at this location at 2:00 PM on Monday October 23, 2025 or thereafter. Units are believed to contain household goods, unless otherwise listed.

Unit	Tenant (4)	Contents
409	Staffa, Heather	Boxes and Clothes
431	Rose, Stephanie	Household Goods
515	Rudd, Kenneth	Misc Household Goods

Fraser's Mini-Storage of Bunnell, 1504 Old Moody Blvd Bunnell, FL 32110. Phone: (386)437-2457. Oct. 9/16 25-00379F

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **Robin J Kissel** the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s) and year of issuance, the description of the property, and the names in which it is assessed are as follows:

Certificate No:2022 / 43
Year of Issuance:2022
Description of Property:
That portion of Section 24, Township 10 South, Range 28 East, Flagler County, Florida, described as follows: Commence at the Northeast corner of said Section 24; Thence run SOA°-10'-00"E, along the East line of said Section 24, 2738.93 feet to the East 1/4 corner of said Section 24; Thence run SOA°-04'-00"E, along the East line of said Section 24, 1044.74 feet; Thence run due West, 4004.46 feet to the Point of Beginning of the hereinafter described parcel of land; Thence continue due West, 330.00 feet; Thence run due South, 165.00 feet; Thence run due East 330.00 feet; Thence run due North 165.00 feet to the Point of Beginning. Less the East 30 feet for road, utility and drainage purposes. Also described as Tract 392 of Unit IV of the unrecorded plat of Flagler Estates.

Name in which assessed: WANDA LEA SPINK

All of said property being in the County of Flagler, State of Florida.

Unless such certificate or certificates shall be redeemed according to law the property described in such certificate or certificate(s) will be sold to the highest bidder via an electronic auction accessible from https://flaglerclerk.com/TaxDeedAuction on the 18th day of November, 2025 at 9 a.m.

Tom Bexley
Clerk of the Circuit Court & Comptroller of Flagler County, FL
By: Tiffani Smith, Deputy Clerk
File # 25-039 TDC
Oct. 9/16/23/30 25-00329F

FIRST INSERTION
GRAND HAVEN COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF BOARD OF SUPERVISORS REGULAR MEETING

Notice is hereby given that a regular meeting of the Board of Supervisors of the Grand Haven Community Development District (the "District") will be held on Thursday, October 16, 2025, at 9:00 a.m. at the Grand Haven Village Center, Grand Haven Room, 2001 Waterside Parkway, Palm Coast, Florida 32137. The purpose of the meeting is to discuss any topics presented to the board for consideration.

Copies of the agenda may be obtained from the District Manager, Vesta District Services, 2500 International Parkway, Suite 208, Lake Mary, Florida 32746, Telephone (321) 263-0132, Ext. 193.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The meeting may be continued in progress without additional notice to a date, time, and place to be specified on the record at the meeting. There may be occasions when Staff and/or Supervisors may participate by speaker telephone.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in the meeting is asked to advise the District Manager's office at least forty-eight (48) hours before the meeting by contacting the District Manager at (321) 263-0132, Ext. 193. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, for assistance in contacting the District Manager's office.

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

Grand Haven Community Development District
David McInnes, District Manager
(321) 263-0132, Ext. 193
Oct. 9 25-00377F

FIRST INSERTION

SALE NOTICE

Notice is hereby given that Fraser's Storage, 1800 Old Moody Blvd, Bunnell, FL 32110 will sell the contents of the following self-storage units by public auction to satisfy their liens against these tenants, in accordance with the Florida Self-Storage Facility Act. The auction will take place at this location at 1:30 PM on Monday, October 23, 2025, or thereafter. Units are believed to contain household goods, unless otherwise listed

Unit	Tenant (10)	Contents
113	Wieder, Jay	Household Goods
251	Mitchell, Shantel	Household Goods
502	Mason, Kellie	Pictures and Misc
504	Richardson, Christina	Misc Household Goods
522	Gilbert, Cindy	Misc Household Items
610	Martin, Mary	Household Goods
1210	Barrow, Edward (eddie)	Misc Household Goods
1234	Kline, Julia	Misc Household Goods
1504	Bruce, Julia	Misc Household Goods and Electronics

Fraser's Storage, 1800 Old Moody Blvd Bunnell, FL 32110. Phone: (386)437-2457. Oct. 9/16 25-00378F

FIRST INSERTION

REQUEST FOR QUALIFICATIONS FOR ENGINEERING SERVICES FOR THE LIGHTHOUSE COMMUNITY DEVELOPMENT DISTRICT
RFQ for Engineering Services

The Lighthouse Community Development District ("District"), located in the City of Palm Coast, Flagler County, Florida, announces that professional engineering services will be required on a continuing basis for the District's stormwater systems, and other public improvements authorized by Chapter 190, *Florida Statutes*. The engineering firm selected will act in the general capacity of District Engineer and will provide District engineering services, as required.

Any firm or individual ("Applicant") desiring to provide professional services to the District must: 1) hold applicable federal, state and local licenses; 2) be authorized to do business in Florida in accordance with Florida law; and 3) furnish a statement ("Qualification Statement") of its qualifications and past experience on U.S. General Service Administration's "Architect-Engineer Qualifications, Standard Form No. 330," with pertinent supporting data. Among other things, Applicants must submit information relating to: a) the ability and adequacy of the Applicant's professional personnel; b) whether the Applicant is a certified minority business enterprise; c) the Applicant's willingness to meet time and budget requirements; d) the Applicant's past experience and performance, including but not limited to past experience as a District Engineer for any community development districts and past experience in the City of Palm Coast, Flagler County, Florida; e) the geographic location of the Applicant's headquarters and offices; f) the current and projected workloads of the Applicant; and g) the volume of work previously awarded to the Applicant by the District. Further, each Applicant must identify the specific individual affiliated with the Applicant who would be handling District meetings, construction services, and other engineering tasks.

The District will review all Applicants and will comply with Florida law, including the Consultant's Competitive Negotiations Act, Chapter 287, *Florida Statutes* ("CCNA"). All Applicants interested must submit one (1) electronic and one (1) unbound copy of Standard Form No. 330 and the Qualification Statement by 12:00 p.m., on October 23, 2025 by email to gillyardd@whhassociates.com ("District Manager's Office").

The Board shall select and rank the Applicants using the requirements set forth in the CCNA and the evaluation criteria on file with the District Manager, and the highest ranked Applicant will be requested to enter into contract negotiations. If an agreement cannot be reached between the District and the highest ranked Applicant, negotiations will cease and begin with the next highest ranked Applicant, and if these negotiations are unsuccessful, will continue to the third highest ranked Applicant.

The District reserves the right to reject any and all Qualification Statements. Additionally, there is no express or implied obligation for the District to reimburse Applicants for any expenses associated with the preparation and submittal of the Qualification Statements in response to this request.

Any protest regarding the terms of this Notice, or the evaluation criteria on file with the District Manager, must be filed in writing, within seventy-two (72) hours (excluding weekends) after the publication of this Notice. The formal protest setting forth with particularity the facts and law upon which the protest is based shall be filed within seven (7) calendar days after the initial notice of protest was filed. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of any right to object or protest with respect to aforesaid Notice or evaluation criteria provisions. Any person who files a notice of protest shall provide to the District, simultaneous with the filing of the notice, a protest bond with a responsible surety to be approved by the District and in the amount of Twenty Thousand Dollars (\$20,000.00).

October 9, 2025 25-00249G

FIRST INSERTION

LIGHTHOUSE COMMUNITY DEVELOPMENT DISTRICT REQUEST FOR PROPOSALS FOR ANNUAL AUDIT SERVICES

The Lighthouse Community Development District hereby requests proposals for annual financial auditing services. The proposal must provide for the auditing of the District's financial records for the fiscal year ending September 30, 2025, with an option for additional annual renewals, subject to mutual agreement by both parties. The District is a local unit of special-purpose government created under Chapter 190, *Florida Statutes*, for the purpose of financing, constructing, and maintaining public infrastructure. The District is located in the City of Palm Coast, Flager County, Florida. The final contract will require that, among other things, the audit for the fiscal year ending September 30, 2025, be completed no later than June 30, 2026.

The auditing entity submitting a proposal must be duly licensed under Chapter 473, *Florida Statutes*, and be qualified to conduct audits in accordance with "Government Auditing Standards," as adopted by the Florida Board of Accountancy. Audits shall be conducted in accordance with Florida Law and particularly Section 218.39, *Florida Statutes*, and the rules of the Florida Auditor General.

Proposal packages, which include evaluation criteria and instructions to proposers, are available from the District Manager at the address and telephone number listed below.

Proposers must provide one (1) electronic and one (1) unbound copy of their proposal to the offices of the District Manager, located at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, ph: (877) 276-0889 ("District Manager"), in an envelope marked on the outside "Auditing Services, Lighthouse Community Development District." Proposals must be received by 12:00 p.m. on October 17, 2025, at the office of the District Manager. Please direct all questions regarding this Notice to the District Manager.

District Manager
October 9, 2025 25-00250G

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 2023 CA 000540
LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. MELISSA C. ROCKWOOD AND JOHN PARAGIOS, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 02, 2023, and entered in 2023 CA 000540 of the Circuit Court of the SEVENTH Judicial Circuit in and for Flagler County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is the Plaintiff and MELISSA C. ROCKWOOD; JOHN PARAGIOS; THE UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; ENERBANK USA; GULF STATES CONTRACTOR SERVICES, INC. are the Defendant(s). TOM W. BEXLEY as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at https://flagler.realforeclose.com, at 11:00 AM, on October 24, 2025, the following described property as set forth in said Final Judgment, to wit:

LOT 9, BLOCK 89, SUBDIVISION PLAT ROYAL PALMS - SECTION 32 PALM COAST, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN MAP BOOK 10, PAGE 54 THROUGH 66, INCLUSIVE, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.

in the property described in the mortgage being foreclosed herein.

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

LOT 100, SUBDIVISION PLAT OF SEA COLONY, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 27, PAGES 30 THROUGH 39, INCLUSIVE, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.

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

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

WITNESS my hand and the seal of this Court at Flagler County, Florida, this day of 9/30/2025.

TOM BEXLEY
CLERK OF THE CIRCUIT COURT (SEAL) BY: AMY PEREZ
DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL
ATTORNEY FOR PLAINTIFF
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
25-308497
October 2, 9, 2025 25-00239G

SECOND INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 2025 CA 000529
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR LEHMAN XS TRUST MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-8, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MARK MAJEWSKI, DECEASED, et. al. Defendant(s),

TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MARK MAJEWSKI, DECEASED, whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest

in the property described in the mortgage being foreclosed herein.

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

LOT 100, SUBDIVISION PLAT OF SEA COLONY, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 27, PAGES 30 THROUGH 39, INCLUSIVE, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.

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

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

WITNESS my hand and the seal of this Court at Flagler County, Florida, this day of 9/30/2025.

TOM BEXLEY
CLERK OF THE CIRCUIT COURT (SEAL) BY: AMY PEREZ
DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL
ATTORNEY FOR PLAINTIFF
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
25-308497
October 2, 9, 2025 25-00240G

FIRST INSERTION

SALE NOTICE

Notice is hereby given that Fraser's Mini-Storage, 2100 Avenue A Flagler Beach, FL 32136 will sell the contents of the following self-storage units by public auction to satisfy their liens against these tenants, in accordance with the Florida Self-Storage Facility Act. The auction will take place at this location at 2:30 PM on Monday October 23, 2025 or thereafter. Units are believed to contain household goods, unless otherwise listed.

Unit	Tenant (2)	Contents
418	Johnson, Donald	Household Goods
127	Sikes, Christopher	Household Goods

Fraser's Mini-Storage, 2100 Avenue A Flagler Beach, FL 32136. Phone: (386)439-2457. Oct. 9/16 25-00380F

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 the business under the fictitious name of Slingmax Group, Inc., located at 77 Industrial Park Road, in the city of Saco, ME, 04072-1804, in the County of Flagler, intends to register this fictitious name with the Division of Corporations of the Florida Department of State in Tallahassee, Florida.

OWNER: Yale Cordage, Inc.
October 9, 2025 25-00247G

FIRST INSERTION

NOTICE OF PUBLIC HEARING FLAGLER COUNTY / CITY OF PALM COAST AFFORDABLE HOUSING ADVISORY COMMITTEE (AHAC)

Pursuant to Section 420.9076, Florida Statutes, the Flagler County / City of Palm Coast Affordable Housing Advisory Committee (AHAC) will hold a public hearing on Tuesday, November 4, 2025, at 3:00 p.m. at the Flagler County Emergency Operations Center, Training Room B, 1769 E. Moody Blvd., Building 3, Bunnell, Florida.

The purpose of the hearing is for the AHAC to adopt its evaluation of local affordable housing incentive strategies and its final recommendations for submission to the Flagler County Board of County Commissioners and the Palm Coast City Council.

Florida law requires AHACs to review the implementation of eleven incentive strategies that encourage affordable housing, including expedited permitting, fee waivers, flexible densities and lot configurations, accessory dwelling units, modification of development standards, inventory of public lands, and processes for reviewing the housing cost impacts of local policies. Consistent with the state housing strategy in §420.0003, F.S., these efforts are intended to create and preserve affordably priced housing by providing incentives for the private sector to deliver housing, thereby reducing or eliminating the need for government-subsidized or government-constructed housing.

Draft recommendations under consideration include adoption of an Accessory Dwelling Unit ordinance and affordable housing incentives by the City of Palm Coast, policies for affordable set-asides in planned developments, a policy and process involving AHAC for reviewing new ordinances and fees that may impact housing costs, and a policy for reviewing public lands with long-term affordability provisions to keep assisted units within the local housing inventory.

The draft evaluation and recommendations are available at Flagler County Health and Human Services, 1000 Belle Terre Blvd., Palm Coast, FL 32164, or by request at housingservices@flaglercounty.gov or (386) 586-2324. Persons with disabilities requiring accommodation to participate should contact the Health and Human Services Department at least three business days prior to the hearing.

All interested persons are invited to attend and be heard.

Oct. 9 25-00375F

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA
CASE NO.: 182025CA000379XXXX01
NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. MCKENZI MANNING ENGLISH, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF KENNETH V. MANNING A/K/A KENNETH VINCENT MANNING, DECEASED; UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF KENNETH V. MANNING A/K/A KENNETH VINCENT MANNING, DECEASED; MCKENZI MANNING ENGLISH; KENNETH RYAN MANNING; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, et.al. Defendant(s).

TO: UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF KENNETH V. MANNING A/K/A KENNETH VINCENT MANNING, DECEASED; MCKENZI MANNING ENGLISH; KENNETH RYAN MANNING; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, et.al. Defendant(s).

TO: UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF KENNETH V. MANNING A/K/A KENNETH VINCENT MANNING, DECEASED (Current Residence Unknown) (Last Known Address) 66 WESTHAMPTON DRIVE PALM COAST, FL 32164

ALL OTHER UNKNOWN PARTIES, INCLUDING, IF A NAMED DEFENDANT IS DECEASED, THE PERSONAL REPRESENTATIVES, THE SURVIVING SPOUSE, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING, BY, THROUGH, UNDER OR AGAINST THAT DEFENDANT, AND ALL CLAIMANTS, PERSONS OR PARTIES, NATURAL OR CORPORATE, OR WHOSE EXACT LEGAL STATUS IS UNKNOWN, CLAIMING UNDER ANY OF THE ABOVE NAMED OR DESCRIBED DEFENDANTS (Last Known Address) 66 WESTHAMPTON DRIVE PALM COAST, FL 32164

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

LOT 33, OF BLOCK 33, OF PALM COAST, MAP OF WYNNFIELD, SECTION 22, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN MAP BOOK 8, PAGES 3 THROUGH 20, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.

A/K/A: 66 WESTHAMPTON DRIVE, PALM COAST, FL 32164.

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA
CASE NO.: 182025CA000379XXXX01
NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. MCKENZI MANNING ENGLISH, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF KENNETH V. MANNING A/K/A KENNETH VINCENT MANNING, DECEASED; UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF KENNETH V. MANNING A/K/A KENNETH VINCENT MANNING, DECEASED; MCKENZI MANNING ENGLISH; KENNETH RYAN MANNING; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, et.al. Defendant(s).

TO: UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF KENNETH V. MANNING A/K/A KENNETH VINCENT MANNING, DECEASED (Current Residence Unknown) (Last Known Address) 66 WESTHAMPTON DRIVE PALM COAST, FL 32164

ALL OTHER UNKNOWN PARTIES, INCLUDING, IF A NAMED DEFENDANT IS DECEASED, THE PERSONAL REPRESENTATIVES, THE SURVIVING SPOUSE, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING, BY, THROUGH, UNDER OR AGAINST THAT DEFENDANT, AND ALL CLAIMANTS, PERSONS OR PARTIES, NATURAL OR CORPORATE, OR WHOSE EXACT LEGAL STATUS IS UNKNOWN, CLAIMING UNDER ANY OF THE ABOVE NAMED OR DESCRIBED DEFENDANTS (Last Known Address) 66 WESTHAMPTON DRIVE PALM COAST, FL 32164

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

LOT 33, OF BLOCK 33, OF PALM COAST, MAP OF WYNNFIELD, SECTION 22, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN MAP BOOK 8, PAGES 3 THROUGH 20, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.

A/K/A: 66 WESTHAMPTON DRIVE, PALM COAST, FL 32164.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Brian L. Rosaler, Esquire, POPKIN & ROSALER, P.A., 1701 West Hillsboro Boulevard, Suite 400, Deerfield Beach, FL 33442, Attorney for Plaintiff, whose on or before 30 DAYS AFTER THE FIRST PUBLICATION a date which is within thirty (30) days after the first publication of this Notice in the (Please publish in The Palm Coast/Ormond Beach Observer) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

REQUESTS FOR ACCOMMODATIONS BY PERSONS WITH DISABILITIES IF you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration, 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the appearance is less than 7 days; if you are hearing or voice impaired, call 711.

THESE ARE NOT COURT INFORMATION NUMBERS

SOLICITUD DE ADAPTACIONES PARA PERSONAS CON DISCAPACIDADES Si usted es una persona con discapacidad que necesita una adaptaci3n para poder participar en este procedimiento, usted tiene el derecho a que se le proporcione cierta asistencia, sin incurrir en gastos. Comuniquese con la Oficina de Administraci3n Judicial (Court Administraci3n), 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096, con no menos de 7 d1as de antelaci3n de su cita de comparecencia ante el juez, o de inmediato al recibir esta notificaci3n si la cita de comparecencia est3 dentro de un plazo menos de 7 d1as; si usted tiene una discapacidad del habla o del oido, llame al 711.

ESTOS NUMEROS TELEFONICOS NO SON PARA OBTENER INFORMACION JUDICIAL

WITNESS my hand and the seal of this Court this day of 9/24/2025.

TOM BEXLEY
As Clerk of the Court and/or Comptroller (SEAL) Margarita Ruiz
Deputy Clerk

Brian L. Rosaler, Esquire
POPKIN & ROSALER, P.A.
1701 West Hillsboro Boulevard, Suite 400
Deerfield Beach, FL 33442
25-52211
October 2, 9, 2025 25-00237G

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Brian L. Rosaler, Esquire, POPKIN & ROSALER, P.A., 1701 West Hillsboro Boulevard, Suite 400, Deerfield Beach, FL 33442, Attorney for Plaintiff, whose on or before 30 DAYS AFTER THE FIRST PUBLICATION a date which is within thirty (30) days after the first publication of this Notice in the (Please publish in The Palm Coast/Ormond Beach Observer) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

REQUESTS FOR ACCOMMODATIONS BY PERSONS WITH DISABILITIES IF you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration, 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the appearance is less than 7 days; if you are hearing or voice impaired, call 711.

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ESTOS NUMEROS TELEFONICOS NO SON PARA OBTENER INFORMACION JUDICIAL

WITNESS my hand and the seal of this Court this day of 9/24/2025.

TOM BEXLEY
As Clerk of the Court and/or Comptroller (SEAL) Margarita Ruiz
Deputy Clerk

Brian L. Rosaler, Esquire
POPKIN & ROSALER, P.A.
1701 West Hillsboro Boulevard, Suite 400
Deerfield Beach, FL 33442
25-52211
October 2, 9, 2025 25-00237G

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Brian L. Rosaler, Esquire, POPKIN & ROSALER, P.A., 1701 West Hillsboro Boulevard, Suite 400, Deerfield Beach, FL 33442, Attorney for Plaintiff, whose on or before 30 DAYS AFTER THE FIRST PUBLICATION a date which is within thirty (30) days after the first publication of this Notice in the (Please publish in The Palm Coast/Ormond Beach Observer) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

REQUESTS FOR ACCOMMODATIONS BY PERSONS WITH DISABILITIES IF you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration, 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the appearance is less than 7 days; if you are hearing or voice impaired, call 711.

THESE ARE NOT COURT INFORMATION NUMBERS

SOLICITUD DE ADAPTACIONES PARA PERSONAS CON DISCAPACIDADES Si usted es una persona con discapacidad que necesita una adaptaci3n para poder participar en este procedimiento, usted tiene el derecho a que se le proporcione cierta asistencia, sin incurrir en gastos. Comuniquese con la Oficina de Administraci3n Judicial (Court Administraci3n), 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096, con no menos de 7 d1as de antelaci3n de su cita de comparecencia ante el juez, o de inmediato al recibir esta notificaci3n si la cita de comparecencia est3 dentro de un plazo menos de 7 d1as; si usted tiene una discapacidad del habla o del oido, llame al 711.

ESTOS NUMEROS TELEFONICOS NO SON PARA OBTENER INFORMACION JUDICIAL

WITNESS my hand and the seal of this Court this day of 9/24/2025.

TOM BEXLEY
As Clerk of the Court and/or Comptroller (SEAL) Margarita Ruiz
Deputy Clerk

Brian L. Rosaler, Esquire
POPKIN & ROSALER, P.A.
1701 West Hillsboro Boulevard, Suite 400
Deerfield Beach, FL 33442
25-52211
October 2, 9, 2025 25-00237G

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR FLAGLER COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 2025 CA 000173
FIFTH THIRD BANK N.A, Plaintiff, vs. MICHAEL DAVID GEORGE, JR. A/K/A MICHAEL GEORGE, JR., et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered September 15, 2025 in Civil Case No. 2025 CA 000173 of the Circuit Court of the SEVENTH JUDICIAL CIRCUIT in and for Flagler County, Bunnell, Florida, wherein FIFTH THIRD BANK N.A is Plaintiff and Michael David George, Jr. a/k/a Michael George, Jr., et al., are Defendants, the Flagler County Clerk of Court, TOM W. BEXLEY, will sell to the highest and best bidder for cash online via https://flagler.realforeclose.com/index.cfm in accordance with Chapter 45, Florida Statutes on the 24th day of October, 2025 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 22, Block 24, Subdivision Plat Kankakee Run - Section 65 Seminole Woods at Palm Coast, according to the map or plat thereof, as recorded in Map Book 17, Page 56 through 67, inclusive, of the Public Records of Flagler 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114; (386) 257-6096. Hearing or voice impaired, please call 1 (800) 955-8770.

By: /s/ Sara Collins
Sara Collins, Esq.
McCalla Attorney Leibert Pierce, LLP
225 E. Robinson Street, Suite 155
Orlando, FL 32801
Phone: (407) 674-1673
Fax: (321) 248-0420
Email: MRService@mccalla.com
Fla. Bar No.: 53992
25-11668FL
October 2, 9, 2025 25-00236G

FIRST INSERTION

LIGHTHOUSE COMMUNITY DEVELOPMENT DISTRICT NOTICE OF THE DISTRICT'S INTENT TO USE THE UNIFORM METHOD OF COLLECTION OF NON-AD VALOREM SPECIAL ASSESSMENTS

Notice is hereby given that the Lighthouse Community Development District (the "District") intends to use the uniform method of collecting non-ad valorem special assessments to be levied by the District pursuant to Section 197.3632, *Florida Statutes*. The Board of Supervisors (the "Board") of the District will conduct a public hearing on November 5, 2025, at 11:30 a.m., at Chiumento Law, 145 City Place, Suite 301, Palm Coast, Florida 32174.

The purpose of the public hearing is to consider the adoption of a resolution authorizing the District to use the uniform method of collecting non-ad valorem special assessments ("Uniform Method") to be levied by the District on properties located on land included in, or to be added to, the District.

The District may levy non-ad valorem special assessments for the purpose of financing, acquiring, maintaining and/or operating community development facilities, services, and improvements within and without the boundaries of the District, to consist of, among other things, roadway improvements, utility improvements, stormwater management facilities, landscape and irrigation improvements, and/or any other lawful improvements or services of the District.

Owners of the properties to be assessed and other interested parties may appear at the public hearing and be heard regarding the use of the Uniform Method. This hearing is open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing may be continued to a date, time, and location to be specified on the record at the hearing. There may be occasions when Supervisors or District Staff may participate by speaker telephone.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in the hearing and/or meeting is asked to contact the District Manager's office at c/o Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, 561-571-0010, at least forty-eight (48) hours before the hearing and/or meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8771 who can aid you in contacting the District Manager's Office.

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

District Manager
October 9, 16, 23, 30, 2025 25-00248G

FIRST INSERTION

PUBLIC NOTICE

NOTICE IS HEREBY GIVEN THAT in accordance with Section 177.101 of the Florida Statutes and in accordance with Sections 336.09 and 336.10, Florida Statutes, Phillip John Fox and Shannon Beauchamp Fox, as the owners of the subject lands included within a plat and roadway vacation petition, requested that the Board of County Commissioners of Flagler County, Florida, consider their request to vacate that portion of the platted lands and platted rights-of-way described below, and on October 6, 2025 the Board of County Commissioners adopted Resolution No. 2025-84 during its regular scheduled meeting in the Board Chambers at 1769 E. Moody Boulevard, Building 2, Bunnell, Florida, vacating and abandoning the portions of the platted lands and platted rights-of-way described below:

A certain portion of the Map of Favoretta, according to the plat thereof recorded in Plat Book 1, Page 5, of the Public Records of Flagler County, Florida, specifically identified as: part of Lot 1, part of Lot 2, part of Lot 3, part of Lot 21, part of Lot 22, all of Lot 23, and all of Lot 24, Block 17; all of Lot 1, all of Lot 2, all of Lot 3, all of Lot 4, part of Lot 5, part of Lot 6, part of Lot 20, part of Lot 21, part of Lot 22, all of Lot 23, and all of Lot 24, Block 18; part of Lot 1 and part of Lot 2, Block 19; part of Lot 9, part of Lot 10, part of Lot 11, all of Lot 12, part of Lot 13, and part of Lot 14, Block 21; part of Lot 5, part of Lot 6, all of Lot 7, all of Lot 8, all of Lot 9

CLASSIFIEDS

Items under \$200
PLANT LADY HAS ASSORTED PLANTS FOR SALE!!! Elephant Ears, Snake Plants, Plus Many Other Types of Plants. Call for Appointment. Starting at \$1 PC 814-574-6387

Stainless Steel Kitchen Double Sink, Complete \$40
386-439-1755

Comfortrac neck traction device. New \$350. Ssking \$200. Leave message. (386) 437-8437

Kenneth Cole leather laptop bag. Selling in Kohl's for \$239.00. Selling \$50 386-793-3155

Electric Roaster \$10, Waffle Maker \$10, Bread Machine \$20, Set of 12 Avon Harley Motorcycle Replicas \$100 For Set. 6' Mini Blind \$10, Temptations Green Old World Serving Pieces \$10 Ea. Princess House Bowl \$100. Text 386-444-1851

Decorative Garden and base of Trees Landscaping curving, Various sizes \$30
386-437-7058

Center Island Kitchen Cabinet 1 Drawer, 4 Doors, on Wheels With Fold Leaf 35"H 38"W 28"D \$180 386-206-9006

For Rent
Room for Rent \$900/mo First and Last Months Required, No pets, No Drugs. Working person Required. Text me at 386-444-1851

For Sale
2017 Chevrolet Colorado 2 and 4 Wheel Drive. Silver. Excellent Condition New Tires 40,000mi \$20,000 386-341-0667

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Handy Man..... General yard, home repairs. 832-290-8340

Help Wanted
Carpenters Needed/Wanted in St. Augustine Area Call Isaac 904-669-9937

Home Health Aid
Accepting New Clients In Flagler County. Home Health Aid, Companionship, Dr Appointments, Light House Cleaning. Celena Mariano 386-225-0487

Housekeeping
Marissa's House Cleaning (Flagler County Only) 20 Years Experience, License and Insured.
386-292-6988

Real Estate
Palm Coast 4 Bedroom House Nineteen Hundred Square Feet Living Space. has new roof , air conditioner appliances, water heater, just painted asking \$335,000.00 obo 1-386-437-7058 landline.

Yard Sale
Ormond Beach Elks Club Indoor Craft and Rummage Sale 285 Wilmette Ave. Oct 11, 9:00 AM-2:00PM. Tools, Clothes, Jewelry, Crafts, Antiques, and More! Come Shop!

October 10th, 11th 7:00AM-3:00PM 17 Rolling Sands Dr. New Items, Halloween, Christmas, Household, Toys, Lamps, Clothes, Artwork. Huge selection, Great Condition.

INFORMATION & RATES:
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**It is the responsibility of the party placing any ad for publication in the Palm Coast Observer to meet all applicable legal requirements in connection with the ad such as compliance with town codes in first obtaining an occupational license for business, permitted home occupation, or residential rental property. Notice: All real estate advertised herein is subject to the Federal Fair Housing Act, which makes it illegal to advertise any preference, limitation, or discrimination because of race, color, religion, sex, handicap, familial status, or national origin, or intention to make any such preference, limitation or discrimination. All persons are hereby informed that all dwellings advertised are available on an equal opportunity basis.*

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR FLAGLER COUNTY, FLORIDA PROBATE DIVISION
File No. 2025 CP 000587
Division 48
IN RE: ESTATE OF DAVID P. MCKAIG Deceased.

The administration of the estate of David P. McKaig, deceased, whose date of death was June 27, 2025 is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 E. Moody Blvd. Bunnell, FL 32110. 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 October 9, 2025.
Personal Representative:
Serra McKaig
216 W. Virginia Avenue
DeLand, Florida 32720
Attorney for Personal Representative:
Diane A. Vidal
Attorney
Florida Bar Number: 1008324
CHUMENTO LAW
145 City Place, Suite 301
Palm Coast, FL 32164
Telephone: (386) 445-8900
Fax: (386) 445-6702
E-Mail: DVIDal@legalteamforlife.com
Secondary E-Mail: Proserv@legalteamforlife.com
October 9, 16, 2025 25-00244G

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 Pooch Pull Of Treats located at 81 White Hall Drive, in the City of Palm Coast, Flagler County, FL 32164 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 7th day of October, 2025
JRROSE & CO LLC.
Oct. 9 25-00382F

FIRST INSERTION
NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT, IN AND FOR FLAGLER COUNTY, FLORIDA
Case No.: 2025 DR 000229
Division: 47
Savanna Watson, Petitioner, and **Jesse Watson,** Respondent,
TO: Jesse Watson
7320 Lowery rd Fort Worth, TX 76120
YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Savanna Watson, whose address is 86 Forsythe Ln Palm Coast, FL 32137 on or before Nov. 6, 25, and file the original with the clerk of this Court at 1769 E. Moody Blvd. Bld. 1 - Bunnell, FL 32110 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.
The action is asking the court to decide how the following real or personal property should be divided: None
Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request.
You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the address(es) on record at the clerk's office.
WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.
Dated: 9/30/25
CLERK OF THE CIRCUIT COURT (SEAL) By: Tabatha Strack Deputy Clerk
October 9, 16, 23, 30, 2025 25-00241G

A NEW & AFFORDABLE OPTION
PUBLIC NOTICES
The Palm Coast & Ormond Beach Observers now qualify to publish public and legal notices.

For rates and information, call 386-447-9723

FIRST INSERTION
INVITATION FOR BID OFFICE/BUILDING CLEANING SERVICES AND JOB TRAINING PALATKA HOUSING AUTHORITY
The Palatka Housing Authority is looking for Professional Office Cleaning Companies to partner with for our hands-on staff training program The PHA plans to issue an IFB on **November 19, 2025 for Buildings and Office Cleaning Services and Training opportunities.**
For a full description of this IFB, please visit the PHA Website at: www.palatka.org, under Procurement.
Oct. 9, Oct. 23 25-00371F

FIRST INSERTION
NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 2024 CA 000513
LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. NIKOLAS ALEXIOU, JR., et. al. Defendant(s),
TO: NIKOLAS ALEXIOU JR., UNKNOWN SPOUSE OF NIKOLAS ALEXIOU JR., whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:
LOT 27, GRAND RESERVE PHASE 4, ACCORDING TO THE PLAT AS RECORDED IN PLAT BOOK 40, PAGES 15 THROUGH 19, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before /30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.
THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.
WITNESS my hand and the seal of this Court at Flagler County, Florida, this 10/3/2025.
Tom Bexley
CLERK OF THE CIRCUIT COURT (SEAL) BY: Margarita Ruiz DEPUTY CLERK

Robertson, Anschutz, Schneid, Crane & Partners, PLLC
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
24-231094
October 9, 16, 2025 25-00245G

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 Bush's Property Maintenance located at 2025 Maple Street, in the City of Bunnell, Flagler County, FL 32110 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 7th day of October, 2025
Albert Wayne Bush Jr.
Oct. 9 25-00381F

FIRST INSERTION
NOTICE OF SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA
CASE NO. 2025 CA 000197
WELLS FARGO BANK, N.A. Plaintiff, v. KELLY KOWALCZYK; UNKNOWN SPOUSE OF KELLY KOWALCZYK; UNKNOWN TENANT 1; UNKNOWN TENANT 2; HOMEINC, LLC; BUYING AMERICAS HOMES LLC; BLUE LINE ROOFING Defendants.
Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on September 11, 2025, in this cause, in the Circuit Court of Flagler County, Florida, the clerk shall sell the property situated in Flagler County, Florida, described as: LOT 4, OF BLOCK 5, OF PALM COAST, MAP OF WYNNFIELD, SECTION 21, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN MAP BOOK 7, PAGES 43 THROUGH 49, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA. a/k/a 11 WENTWORTH LN, PALM COAST, FL 32164-7823 at public sale, to the highest and best bidder, for cash, online at www.flagler.realforeclosure.com, on October 24, 2025 beginning at 11:00 AM.
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.
If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724 (386) 257-6096; Hearing or voice impaired, please call 711.
Dated at St. Petersburg, Florida this 26 day of September, 2025.
eXL Legal, PLLC
Designated Email Address: efling@exllegal.com
12425 28th Street North, Suite 200 St. Petersburg, FL 33716
Telephone No. (727) 536-4911
Attorney for the Plaintiff /s/ Peter E. Lanning
Peter E. Lanning
FL Bar: 562221
1000010876
October 9, 16, 2025 25-00242G

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 Christina Savage Photography located at 23 Lewisdale Lane, in the City of Palm Coast, Flagler County, FL 32137 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 22nd day of September, 2025
Christina Savage
Oct. 9 25-00374F

FIRST INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 7th JUDICIAL CIRCUIT, IN AND FOR FLAGLER COUNTY, FLORIDA CIVIL DIVISION:
CASE NO.: 2024-CA-000615
NATIONSTAR MORTGAGE LLC Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM INTEREST IN THE ESTATE OF CAROL RICHARDSON A/K/A CAROL ANN RICHARDSON A/K/A CAROL ANDRKYOVITCH, et al., Defendants.
To: STACY ANN PRINCE A/K/A STACY BALILIES
1900 21ST AVENUE NORTH, SAINT PETERSBURG, FL 33713
LAST KNOWN ADDRESS: STATED; CURRENT ADDRESS: UNKNOWN
YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit:
LOT 10, OF BLOCK 47, OF PALM COAST, MAP OF WYNNFIELD, SECTION 19, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN MAP BOOK 37, PAGES 25 THROUGH 30, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA
has been filed against you and you are required to file a copy of your written defenses, if any, to it on Orlando DeLuca, Deluca Law Group, PLLC, 2101 NE 26th Street, Fort Lauderdale, FL 33305 and file the original with the Clerk of the above-styled Court on or before 30 days from first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.
WITNESS my hand and seal of said Court on the day of 9/26/2025
Tom Bexley
CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) BY: /s/ Margarita Ruiz Deputy Clerk

DELUCA LAW GROUP PLLC
PHONE: (954) 368-1311 | FAX: (954) 200-8649
service@delucalawgroup.com
24-06426
October 9, 16, 2025 25-00246G

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR FLAGLER COUNTY, FLORIDA PROBATE DIVISION
File No. 18-2025-CP-0566
Division Probate
IN RE: ESTATE OF JOEL DEAN PEDALINE Deceased.
The administration of the estate of JOEL DEAN PEDALINE, deceased, whose date of death was August 1, 2024, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is Kim C. Hammond Justice Center, 1769 E. Moody Boulevard, Building 1, Bunnell, Florida 32110. 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 October 9, 2025.
Personal Representative:
DENISE PEDALINE
21 Bannerwood Lane
Palm Coast, Florida 32137
Attorney for Personal Representative: MICHELLE MEDINA
Florida Bar No. 772623
DAVIS M. JOHNSON, III
Florida Bar No. 1055388
Attorneys for Personal Representative DONAHOO & MCMENAMY, P.A.
245 Riverside Avenue, Suite 150 Jacksonville, Florida 32202
Telephone: (904) 354-8080
Fax: (904) 791-9563
Email: eservice@dmjaxlaw.com
October 9, 16, 2025 25-00243G

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This week's Crossword answers

A	M	I	G	A	F	O	E	S	V	A	T	S	F	A	S	T					
R	O	M	A	S	L	A	N	E	A	S	I	A		M	A	R	C	H			
O	V	E	R	S	T	U	F	F	E	D	C	H	A	R		A	R	R	O	W	
E	D	G	E	S			O	N	E	A	L	T	S	A	R	I	N	A			
			A	S	K	F	O	R		S	T	A	N	R	E	M	O	V	E	R	
A	D	I	N		U	P	C			I	N	N	E	R		E	S	T			
J	U	S	T	M	A	R	R	E	D		O	D	E		E	M	O				
A	N	N	U	A	L	L			I	N	N				K	N	I	T	C	A	P
R	E	T	A	K	E	S		R	N	A		G	R	E	E	K	R	U	N	S	
			N	O	V		B	E	E	N		A	E	R		E	A	R	N	S	
E	B	B			E	Y	E	D	R	O	P	P	E	R	S		B	A	T		
T	R	E	J	O		E	E	O		B	E	E	F		O	B	S				
S	I	T	A	R		W	A	R	S		O	D	D		P	R	E	T	E	X	T
Y	E	S	D	E	A	R		P	T	A		E	L	E	V	A	T	O	R		
			E	O	N		E	P	I		L	U	X	U	R	Y	T	A	X	I	
O	P	S		T	A	R	O	N			N	E	S			E	S	O	S		
S	H	O	E	S	T	O	R	I	E	S		S	C	H	I	S	M				
C	A	R	D	O	O	R		S	N	O	O	P		G	H	O	S	T			
A	S	K	E	W		T	R	O	U	B	L	E	D	W	A	I	T	E	R	S	
R	E	I	N	S		A	I	N	T		G	N	A	T		E	T	A	I	L	
S	S	N	S			S	A	S	S		A	T	T	A		D	O	N	O	R	

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This week's Celebrity Cipher answers
Puzzle One Solution:
"When somebody says 'The last thing I want to do is hurt you,' it means they've got other things to do first."
Mark Schiff
Puzzle Two Solution:
"I was surrounded by extraordinary women in my life who taught me about quiet strength and dignity."
Michelle Obama
Puzzle Three Solution:
"From the start it has been the theater's business to entertain people ... it needs no other passport than fun."
Bertolt Brecht

This week's Sudoku answers

3	1	2	8	4	7	5	9	6
6	7	8	1	9	5	4	2	3
4	9	5	2	6	3	1	8	7
8	4	7	6	5	1	2	3	9
2	6	1	9	3	8	7	4	5
5	3	9	7	2	4	8	6	1
7	8	4	3	1	6	9	5	2
1	2	3	5	8	9	6	7	4
9	5	6	4	7	2	3	1	8

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legal@observerlocalnews.com

FIRST INSERTION

SALE NOTICE

Notice is hereby given that Fraser's Mini-Storage of Bunnell, 1504 Old Moody Blvd, Bunnell, FL 32110 will sell the contents of the following self-storage units by public auction to satisfy their liens against these tenants, in accordance with the Florida Self-Storage Facility Act. The auction will take place at this location at 2:00 PM on Monday October 23, 2025 or thereafter. Units are believed to contain household goods, unless otherwise listed.

Unit	Tenant (4)	Contents
409	Staffa, Heather	Boxes and Clothes
431	Rose, Stephanie	Household Goods
515	Rudd, Kenneth	Misc Household Goods

Fraser's Mini-Storage of Bunnell, 1504 Old Moody Blvd Bunnell, FL 32110. Phone: (386)437-2457. Oct. 9/16 25-00379F

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **Robin J Kissel** the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s) and year of issuance, the description of the property, and the names in which it is assessed are as follows:

Certificate No:2022 / 43
Year of Issuance:2022
Description of Property:
That portion of Section 24, Township 10 South, Range 28 East, Flagler County, Florida, described as follows: Commence at the Northeast corner of said Section 24; Thence run SOA°-10'-00"E, along the East line of said Section 24, 2738.93 feet to the East 1/4 corner of said Section 24; Thence run SOA°-04'-00"E, along the East line of said Section 24, 1044.74 feet; Thence run due West, 4004.46 feet to the Point of Beginning of the hereinafter described parcel of land; Thence continue due West, 330.00 feet; Thence run due South, 165.00 feet; Thence run due East 330.00 feet; Thence run due North 165.00 feet to the Point of Beginning. Less the East 30 feet for road, utility and drainage purposes. Also described as Tract 392 of Unit IV of the unrecorded plat of Flagler Estates.

Name in which assessed: WANDA LEA SPINK

All of said property being in the County of Flagler, State of Florida.

Unless such certificate or certificates shall be redeemed according to law the property described in such certificate or certificate(s) will be sold to the highest bidder via an electronic auction accessible from https://flaglerclerk.com/TaxDeedAuction on the 18th day of November, 2025 at 9 a.m.

Tom Bexley
Clerk of the Circuit Court & Comptroller of Flagler County, FL
By: Tiffani Smith, Deputy Clerk
File # 25-039 TDC
Oct. 9/16/23/30 25-00329F

FIRST INSERTION
GRAND HAVEN COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF BOARD OF SUPERVISORS REGULAR MEETING

Notice is hereby given that a regular meeting of the Board of Supervisors of the Grand Haven Community Development District (the "District") will be held on Thursday, October 16, 2025, at 9:00 a.m. at the Grand Haven Village Center, Grand Haven Room, 2001 Waterside Parkway, Palm Coast, Florida 32137. The purpose of the meeting is to discuss any topics presented to the board for consideration.

Copies of the agenda may be obtained from the District Manager, Vesta District Services, 2500 International Parkway, Suite 208, Lake Mary, Florida 32746, Telephone (321) 263-0132, Ext. 193.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The meeting may be continued in progress without additional notice to a date, time, and place to be specified on the record at the meeting. There may be occasions when Staff and/or Supervisors may participate by speaker telephone.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in the meeting is asked to advise the District Manager's office at least forty-eight (48) hours before the meeting by contacting the District Manager at (321) 263-0132, Ext. 193. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, for assistance in contacting the District Manager's office.

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

Grand Haven Community Development District
David McInnes, District Manager
(321) 263-0132, Ext. 193
Oct. 9 25-00377F

FIRST INSERTION

SALE NOTICE

Notice is hereby given that Fraser's Storage, 1800 Old Moody Blvd, Bunnell, FL 32110 will sell the contents of the following self-storage units by public auction to satisfy their liens against these tenants, in accordance with the Florida Self-Storage Facility Act. The auction will take place at this location at 1:30 PM on Monday, October 23, 2025, or thereafter. Units are believed to contain household goods, unless otherwise listed

Unit	Tenant (10)	Contents
113	Wieder, Jay	Household Goods
251	Mitchell, Shantel	Household Goods
502	Mason, Kellie	Pictures and Misc
504	Richardson, Christina	Misc Household Goods
522	Gilbert, Cindy	Misc Household Items
610	Martin, Mary	Household Goods
1210	Barrow, Edward (eddie)	Misc Household Goods
1234	Kline, Julia	Misc Household Goods
1504	Bruce, Julia	Misc Household Goods and Electronics

Fraser's Storage, 1800 Old Moody Blvd Bunnell, FL 32110. Phone: (386)437-2457. Oct. 9/16 25-00378F

FIRST INSERTION

REQUEST FOR QUALIFICATIONS FOR ENGINEERING SERVICES FOR THE LIGHTHOUSE COMMUNITY DEVELOPMENT DISTRICT
RFQ for Engineering Services

The Lighthouse Community Development District ("District"), located in the City of Palm Coast, Flagler County, Florida, announces that professional engineering services will be required on a continuing basis for the District's stormwater systems, and other public improvements authorized by Chapter 190, *Florida Statutes*. The engineering firm selected will act in the general capacity of District Engineer and will provide District engineering services, as required.

Any firm or individual ("Applicant") desiring to provide professional services to the District must: 1) hold applicable federal, state and local licenses; 2) be authorized to do business in Florida in accordance with Florida law; and 3) furnish a statement ("Qualification Statement") of its qualifications and past experience on U.S. General Service Administration's "Architect-Engineer Qualifications, Standard Form No. 330," with pertinent supporting data. Among other things, Applicants must submit information relating to: a) the ability and adequacy of the Applicant's professional personnel; b) whether the Applicant is a certified minority business enterprise; c) the Applicant's willingness to meet time and budget requirements; d) the Applicant's past experience and performance, including but not limited to past experience as a District Engineer for any community development districts and past experience in the City of Palm Coast, Flagler County, Florida; e) the geographic location of the Applicant's headquarters and offices; f) the current and projected workloads of the Applicant; and g) the volume of work previously awarded to the Applicant by the District. Further, each Applicant must identify the specific individual affiliated with the Applicant who would be handling District meetings, construction services, and other engineering tasks.

The District will review all Applicants and will comply with Florida law, including the Consultant's Competitive Negotiations Act, Chapter 287, *Florida Statutes* ("CCNA"). All Applicants interested must submit one (1) electronic and one (1) unbound copy of Standard Form No. 330 and the Qualification Statement by 12:00 p.m., on October 23, 2025 by email to gillyardd@whhassociates.com ("District Manager's Office").

The Board shall select and rank the Applicants using the requirements set forth in the CCNA and the evaluation criteria on file with the District Manager, and the highest ranked Applicant will be requested to enter into contract negotiations. If an agreement cannot be reached between the District and the highest ranked Applicant, negotiations will cease and begin with the next highest ranked Applicant, and if these negotiations are unsuccessful, will continue to the third highest ranked Applicant.

The District reserves the right to reject any and all Qualification Statements. Additionally, there is no express or implied obligation for the District to reimburse Applicants for any expenses associated with the preparation and submittal of the Qualification Statements in response to this request.

Any protest regarding the terms of this Notice, or the evaluation criteria on file with the District Manager, must be filed in writing, within seventy-two (72) hours (excluding weekends) after the publication of this Notice. The formal protest setting forth with particularity the facts and law upon which the protest is based shall be filed within seven (7) calendar days after the initial notice of protest was filed. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of any right to object or protest with respect to aforesaid Notice or evaluation criteria provisions. Any person who files a notice of protest shall provide to the District, simultaneous with the filing of the notice, a protest bond with a responsible surety to be approved by the District and in the amount of Twenty Thousand Dollars (\$20,000.00).

October 9, 2025 25-00249G

FIRST INSERTION

LIGHTHOUSE COMMUNITY DEVELOPMENT DISTRICT REQUEST FOR PROPOSALS FOR ANNUAL AUDIT SERVICES

The Lighthouse Community Development District hereby requests proposals for annual financial auditing services. The proposal must provide for the auditing of the District's financial records for the fiscal year ending September 30, 2025, with an option for additional annual renewals, subject to mutual agreement by both parties. The District is a local unit of special-purpose government created under Chapter 190, *Florida Statutes*, for the purpose of financing, constructing, and maintaining public infrastructure. The District is located in the City of Palm Coast, Flager County, Florida. The final contract will require that, among other things, the audit for the fiscal year ending September 30, 2025, be completed no later than June 30, 2026.

The auditing entity submitting a proposal must be duly licensed under Chapter 473, *Florida Statutes*, and be qualified to conduct audits in accordance with "Government Auditing Standards," as adopted by the Florida Board of Accountancy. Audits shall be conducted in accordance with Florida Law and particularly Section 218.39, *Florida Statutes*, and the rules of the Florida Auditor General.

Proposal packages, which include evaluation criteria and instructions to proposers, are available from the District Manager at the address and telephone number listed below.

Proposers must provide one (1) electronic and one (1) unbound copy of their proposal to the offices of the District Manager, located at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, ph: (877) 276-0889 ("District Manager"), in an envelope marked on the outside "Auditing Services, Lighthouse Community Development District." Proposals must be received by 12:00 p.m. on October 17, 2025, at the office of the District Manager. Please direct all questions regarding this Notice to the District Manager.

District Manager
October 9, 2025 25-00250G

FIRST INSERTION
SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 2023 CA 000540
LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. MELISSA C. ROCKWOOD AND JOHN PARAGIOS, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 02, 2023, and entered in 2023 CA 000540 of the Circuit Court of the SEVENTH Judicial Circuit in and for Flagler County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is the Plaintiff and MELISSA C. ROCKWOOD; JOHN PARAGIOS; THE UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; ENERBANK USA; GULF STATES CONTRACTOR SERVICES, INC. are the Defendant(s). TOM W. BEXLEY as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at https://flagler.realforeclose.com, at 11:00 AM, on October 24, 2025, the following described property as set forth in said Final Judgment, to wit:

LOT 9, BLOCK 89, SUBDIVISION PLAT ROYAL PALMS - SECTION 32 PALM COAST, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN MAP BOOK 10, PAGE 54 THROUGH 66, INCLUSIVE, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.

in the property described in the mortgage being foreclosed herein.

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

LOT 100, SUBDIVISION PLAT OF SEA COLONY, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 27, PAGES 30 THROUGH 39, INCLUSIVE, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.

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

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

WITNESS my hand and the seal of this Court at Flagler County, Florida, this day of 9/30/2025.

TOM BEXLEY
CLERK OF THE CIRCUIT COURT (SEAL) BY: AMY PEREZ
DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL
ATTORNEY FOR PLAINTIFF
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
25-308497
October 2, 9, 2025 25-00239G

SECOND INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 2025 CA 000529
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR LEHMAN XS TRUST MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-8, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MARK MAJEWSKI, DECEASED, et. al. Defendant(s),

TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MARK MAJEWSKI, DECEASED, whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest

FIRST INSERTION

SALE NOTICE

Notice is hereby given that Fraser's Mini-Storage, 2100 Avenue A Flagler Beach, FL 32136 will sell the contents of the following self-storage units by public auction to satisfy their liens against these tenants, in accordance with the Florida Self-Storage Facility Act. The auction will take place at this location at 2:30 PM on Monday October 23, 2025 or thereafter. Units are believed to contain household goods, unless otherwise listed.

Unit	Tenant (2)	Contents
418	Johnson, Donald	Household Goods
127	Sikes, Christopher	Household Goods

Fraser's Mini-Storage, 2100 Avenue A Flagler Beach, FL 32136. Phone: (386)439-2457. Oct. 9/16 25-00380F

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 the business under the fictitious name of Slingmax Group, Inc., located at 77 Industrial Park Road, in the city of Saco, ME, 04072-1804, in the County of Flagler, intends to register this fictitious name with the Division of Corporations of the Florida Department of State in Tallahassee, Florida.

OWNER: Yale Cordage, Inc.
October 9, 2025 25-00247G

FIRST INSERTION

NOTICE OF PUBLIC HEARING FLAGLER COUNTY / CITY OF PALM COAST AFFORDABLE HOUSING ADVISORY COMMITTEE (AHAC)

Pursuant to Section 420.9076, Florida Statutes, the Flagler County / City of Palm Coast Affordable Housing Advisory Committee (AHAC) will hold a public hearing on Tuesday, November 4, 2025, at 3:00 p.m. at the Flagler County Emergency Operations Center, Training Room B, 1769 E. Moody Blvd., Building 3, Bunnell, Florida.

The purpose of the hearing is for the AHAC to adopt its evaluation of local affordable housing incentive strategies and its final recommendations for submission to the Flagler County Board of County Commissioners and the Palm Coast City Council.

Florida law requires AHACs to review the implementation of eleven incentive strategies that encourage affordable housing, including expedited permitting, fee waivers, flexible densities and lot configurations, accessory dwelling units, modification of development standards, inventory of public lands, and processes for reviewing the housing cost impacts of local policies. Consistent with the state housing strategy in §420.0003, F.S., these efforts are intended to create and preserve affordably priced housing by providing incentives for the private sector to deliver housing, thereby reducing or eliminating the need for government-subsidized or government-constructed housing.

Draft recommendations under consideration include adoption of an Accessory Dwelling Unit ordinance and affordable housing incentives by the City of Palm Coast, policies for affordable set-asides in planned developments, a policy and process involving AHAC for reviewing new ordinances and fees that may impact housing costs, and a policy for reviewing public lands with long-term affordability provisions to keep assisted units within the local housing inventory.

The draft evaluation and recommendations are available at Flagler County Health and Human Services, 1000 Belle Terre Blvd., Palm Coast, FL 32164, or by request at housingservices@flaglercounty.gov or (386) 586-2324. Persons with disabilities requiring accommodation to participate should contact the Health and Human Services Department at least three business days prior to the hearing.

All interested persons are invited to attend and be heard.

Oct. 9 25-00375F

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA
CASE NO.: 182025CA000379XXXX01
NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. MCKENZI MANNING ENGLISH, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF KENNETH V. MANNING A/K/A KENNETH VINCENT MANNING, DECEASED; UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF KENNETH V. MANNING A/K/A KENNETH VINCENT MANNING, DECEASED; MCKENZI MANNING ENGLISH; KENNETH RYAN MANNING; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, et.al. Defendant(s).

TO: UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF KENNETH V. MANNING A/K/A KENNETH VINCENT MANNING, DECEASED; MCKENZI MANNING ENGLISH; KENNETH RYAN MANNING; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, et.al. Defendant(s).

TO: UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF KENNETH V. MANNING A/K/A KENNETH VINCENT MANNING, DECEASED (Current Residence Unknown) (Last Known Address) 66 WESTHAMPTON DRIVE PALM COAST, FL 32164

ALL OTHER UNKNOWN PARTIES, INCLUDING, IF A NAMED DEFENDANT IS DECEASED, THE PERSONAL REPRESENTATIVES, THE SURVIVING SPOUSE, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING, BY, THROUGH, UNDER OR AGAINST THAT DEFENDANT, AND ALL CLAIMANTS, PERSONS OR PARTIES, NATURAL OR CORPORATE, OR WHOSE EXACT LEGAL STATUS IS UNKNOWN, CLAIMING UNDER ANY OF THE ABOVE NAMED OR DESCRIBED DEFENDANTS (Last Known Address) 66 WESTHAMPTON DRIVE PALM COAST, FL 32164

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

LOT 33, OF BLOCK 33, OF PALM COAST, MAP OF WYNNFIELD, SECTION 22, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN MAP BOOK 8, PAGES 3 THROUGH 20, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.

A/K/A: 66 WESTHAMPTON DRIVE, PALM COAST, FL 32164.

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA
CASE NO. 2025 CA 000173
FIFTH THIRD BANK N.A., Plaintiff, vs. MICHAEL DAVID GEORGE, JR. A/K/A MICHAEL GEORGE, JR., et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered September 15, 2025 in Civil Case No. 2025 CA 000173 of the Circuit Court of the SEVENTH JUDICIAL CIRCUIT in and for Flagler County, Bunnell, Florida, wherein FIFTH THIRD BANK N.A is Plaintiff and Michael David George, Jr. a/k/a Michael George, Jr., et al., are Defendants, the Flagler County Clerk of Court, TOM W. BEXLEY, will sell to the highest and best bidder for cash online via https://flagler.realforeclose.com/index.cfm in accordance with Chapter 45, Florida Statutes on the 24th day of October, 2025 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 22, Block 24, Subdivision Plat Kankakee Run - Section 65 Seminole Woods at Palm Coast, according to the map or plat thereof, as recorded in Map Book 17, Page 56 through 67, inclusive, of the Public Records of Flagler 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration, 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the appearance is less than 7 days; if you are hearing or voice impaired, call 711.

THESE ARE NOT COURT INFORMATION NUMBERS

SOLICITUD DE ADAPTACIONES PARA PERSONAS CON DISCAPACIDADES Si usted es una persona con discapacidad que necesita una adaptación para poder participar en este procedimiento, usted tiene el derecho a que se le proporcione cierta asistencia, sin incurrir en gastos. Comuníquese con la Oficina de Administración Judicial (Court Administration), 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096, no menos de 7 días de antelación de su cita de comparecencia ante el juez, o de inmediato al recibir esta notificación si la cita de comparecencia está dentro de un plazo menos de 7 días; si usted tiene una discapacidad del habla o del oído, llame al 711.

ESTOS NUMEROS TELEFONICOS NO SON PARA OBTENER INFORMACION JUDICIAL

WITNESS my hand and the seal of this Court this day of 9/24/2025.

TOM BEXLEY
As Clerk of the Court and/or Comptroller (SEAL) Margarita Ruiz
Deputy Clerk

Brian L. Rosaler, Esquire
POPKIN & ROSALER, P.A.
1701 West Hillsboro Boulevard, Suite 400
Deerfield Beach, FL 33442
25-52211
October 2, 9, 2025 25-00237G

FIRST INSERTION

LIGHTHOUSE COMMUNITY DEVELOPMENT DISTRICT NOTICE OF THE DISTRICT'S INTENT TO USE THE UNIFORM METHOD OF COLLECTION OF NON-AD VALOREM SPECIAL ASSESSMENTS

Notice is hereby given that the Lighthouse Community Development District (the "District") intends to use the uniform method of collecting non-ad valorem special assessments to be levied by the District pursuant to Section 197.3632, *Florida Statutes*. The Board of Supervisors (the "Board") of the District will conduct a public hearing on November 5, 2025, at 11:30 a.m., at Chiumento Law, 145 City Place, Suite 301, Palm Coast, Florida 32174.

The purpose of the public hearing is to consider the adoption of a resolution authorizing the District to use the uniform method of collecting non-ad valorem special assessments ("Uniform Method") to be levied by the District on properties located on land included in, or to be added to, the District.

The District may levy non-ad valorem special assessments for the purpose of financing, acquiring, maintaining and/or operating community development facilities, services, and improvements within and without the boundaries of the District, to consist of, among other things, roadway improvements, utility improvements, stormwater management facilities, landscape and irrigation improvements, and/or any other lawful improvements or services of the District.

Owners of the properties to be assessed and other interested parties may appear at the public hearing and be heard regarding the use of the Uniform Method. This hearing is open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing may be continued to a date, time, and location to be specified on the record at the hearing. There may be occasions when Supervisors or District Staff may participate by speaker telephone.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in the hearing and/or meeting is asked to contact the District Manager's office at c/o Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, 561-571-0010, at least forty-eight (48) hours before the hearing and/or meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8771 who can aid you in contacting the District Manager's Office.

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

District Manager
October 9, 16, 23, 30, 2025 25-00248G

FIRST INSERTION

PUBLIC NOTICE

NOTICE IS HEREBY GIVEN THAT in accordance with Section 177.101 of the Florida Statutes and in accordance with Sections 336.09 and 336.10, Florida Statutes, Phillip John Fox and Shannon Beauchamp Fox, as the owners of the subject lands included within a plat and roadway vacation petition, requested that the Board of County Commissioners of Flagler County, Florida, consider their request to vacate that portion of the platted lands and platted rights-of-way described below, and on October 6, 2025 the Board of County Commissioners adopted Resolution No. 2025-84 during its regular scheduled meeting in the Board Chambers at 1769 E. Moody Boulevard, Building 2, Bunnell, Florida, vacating and abandoning the portions of the platted lands and platted rights-of-way described below:

A certain portion of the Map of Favoretta, according to the plat thereof recorded in Plat Book 1, Page 5, of the Public Records of Flagler County, Florida, specifically identified as: part of Lot 1, part of Lot 2, part of Lot 3, part of Lot 21, part of Lot 22, all of Lot 23, and all of Lot 24, Block 17; all of Lot 1, all of Lot 2, all of Lot 3, all of Lot 4, part of Lot 5, part of Lot 6, part of Lot 20, part of Lot 21, part of Lot 22, all of Lot 23, and all of Lot 24, Block 18; part of Lot 1 and part of Lot 2, Block 19; part of Lot 9, part of Lot 10, part of Lot 11, all of Lot 12, part of Lot 13, and part of Lot 14, Block 21; part of Lot 5, part of Lot 6, all of Lot 7, all of Lot 8, all of Lot 9, all of Lot 10, all of Lot 11, all of Lot 12, all of Lot 13, all of Lot 14, all of Lot 15, all of Lot 16, part of Lot 17, and part of Lot 18, Block 22; part of Lot 2, part of Lot 3, part of Lot 4, all of Lot 5, all of Lot 6, all of Lot 7, all of Lot 8, all of Lot 9, part of Lot 10, part of Lot 11, part of Lot 13, all of Lot 14, all of Lot 15, all of Lot 16, all of Lot 17, all of Lot 18, all of Lot 19, all of Lot 20, part of Lot 21, part of Lot 22, and part of Lot 23, Block 23; and said partial plat vacation including: all of the unnamed road between Blocks 17, 18, and 19 and Blocks 21, 22, and 23 adjoining all of Lot 1 and Lot 24, Block 17, all of Lot 1 and Lot 24, Block 18, part of Lot 1, Block 19, all of Lot 12 and part of Lot 13, Block 21, all of Lot 12 and all of Lot 13, Block 22, and part of Lot 13, Block 23; all of the unnamed road between Block 16 and Block 17 adjoining Lot 1, Block 17; all of the unnamed road between Block 17 and Block 18 adjoining all of Lot 1, all of Lot 2, all of Lot 3, all of Lot 4, and part of Lot 5, Block 18; all of the unnamed road between Block 18 and Block 19 adjoining part of Lot 22, all of Lot 23, and all of Lot 24, Block 18; all of the unnamed road between Block 21 and Block 22 adjoining all of Lot 13, all of Lot 14, all of Lot 15, all of Lot 16, and part of Lot 17, Block 22; all of the unnamed road between Block 22 and Block 23 adjoining part of Lot 13, all of Lot 14, all of Lot 15, all of Lot 16, all of Lot 17, all of Lot 18, all of Lot 19, all of Lot 20, and part of Lot 21, Block 23; all of the unnamed road between Block 23 and Block 24 adjoining part of Lot 4, all of Lot 5, all of Lot 6, all of Lot 7, all of Lot 8, all of Lot 9, and part of Lot 10, Block 23; all of the unnamed alley within Block 17; all of the unnamed alley within Block 18; all of the unnamed alley within Block 21; all of the unnamed alley within Block 22; and all of the unnamed alley within Block 23, and all lying in Section 21, Township 13 South, Range 31 East, said Flagler County, with said portion of the Map of Favoretta plat to be vacated being that portion that falls within the boundary of that certain property described as follows:

A parcel of land lying in the Map of Favoretta, Florida as recorded in Plat Book 1, Page 5, of the Public Records of Flagler County, Florida, being a portion of the southerly 300.00' of the NW 1/4, of the NE 1/4, of Section 21, Township 13 South, Range 31 East, Tallahassee Meridian, Flagler County, Florida and being more particularly described as follows:

From a Point of Reference, being the Northwest corner of the NW 1/4, of the NE 1/4, of said Section 21, Township 13 South, Range 31 East South 01 degrees 56 minutes 12 seconds East along the Westerly line of said NW 1/4, of the NE 1/4, of Section 21, said line also being the Westerly line of Secret Trail, a 100' wide easement, a distance of 658.86' feet [sic]; thence departing said line North 89 degrees 29 minutes 34 seconds East, a distance of 107.28 feet to the Point of Beginning; thence thence [sic] North 89 degrees 29 minutes 34 seconds East, a distance of 813.45 feet; thence departing said line South 39 degrees 32 minutes 15 seconds East, a distance of 162.02 feet; thence South 02 degrees 05 minutes 45 seconds East, a distance of 232.19 feet; thence South 89 degrees 28 minutes 26 seconds West, a distance of 945.45 feet to a point on the Easterly right-of-way line of Favoretta Road; thence along said Easterly right-of-way [sic] line North 01 degrees 55 minutes 28 seconds West, a distance of 183.12 feet to a point of curve [sic], concave Easterly and to the right, said curve having a central angle 21 degrees 02 minutes 10 seconds, a radius of 486.00 feet, a chord bearing of North 08 degrees 35 minutes 37 seconds East, a chord distance of 177.43 feet; thence along the arc of said curve a distance of 178.43 feet to the Point of Beginning.

Oct. 9 25-00383F

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR FLAGLER COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 2025 CA 000173
FIFTH THIRD BANK N.A., Plaintiff, vs. MICHAEL DAVID GEORGE, JR. A/K/A MICHAEL GEORGE, JR., et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered September 15, 2025 in Civil Case No. 2025 CA 000173 of the Circuit Court of the SEVENTH JUDICIAL CIRCUIT in and for Flagler County, Bunnell, Florida, wherein FIFTH THIRD BANK N.A is Plaintiff and Michael David George, Jr. a/k/a Michael George, Jr., et al., are Defendants, the Flagler County Clerk of Court, TOM W. BEXLEY, will sell to the highest and best bidder for cash online via https://flagler.realforeclose.com/index.cfm in accordance with Chapter 45, Florida Statutes on the 24th day of October, 2025 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 22, Block 24, Subdivision Plat Kankakee Run - Section 65 Seminole Woods at Palm Coast, according to the map or plat thereof, as recorded in Map Book 17, Page 56 through 67, inclusive, of the Public Records of Flagler 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration, 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the appearance is less than 7 days; if you are hearing or voice impaired, call 711.

THESE ARE NOT COURT INFORMATION NUMBERS

SOLICITUD DE ADAPTACIONES PARA PERSONAS CON DISCAPACIDADES Si usted es una persona con discapacidad que necesita una adaptación para poder participar en este procedimiento, usted tiene el derecho a que se le proporcione cierta asistencia, sin incurrir en gastos. Comuníquese con la Oficina de Administración Judicial (Court Administration), 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096, no menos de 7 días de antelación de su cita de comparecencia ante el juez, o de inmediato al recibir esta notificación si la cita de comparecencia está dentro de un plazo menos de 7 días; si usted tiene una discapacidad del habla o del oído, llame al 711.

ESTOS NUMEROS TELEFONICOS NO SON PARA OBTENER INFORMACION JUDICIAL

WITNESS my hand and the seal of this Court this day of 9/24/2025.

TOM BEXLEY
As Clerk of the Court and/or Comptroller (SEAL) Margarita Ruiz
Deputy Clerk

Brian L. Rosaler, Esquire
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October 2, 9, 2025 25-00237G