

MANATEE COUNTY LEGAL NOTICES

--- PUBLIC SALES / TAX DEEDS ---							
<div><div>FIRST INSERTION</div><div><p><b>NOTICE OF PUBLIC SALE</b></p><p>Pursuant to Section 715.109, notice is hereby given that the following property will be offered for public sale and will sell at public outcry to the highest and best bidder for cash:</p><p>A 1968 Mobile Home, VIN 153TEFDR5533 and the contents therein, if any, abandoned by former tenants, Eloise Catherine Bellantoni and Joseph Bellantoni</p><p>On October 23, 2025 at 9:45am at Royal Garden Estates Mobile Home Park, 6904 Cortez Road W. Lot 137, Bradenton, Florida 34210</p><p>THE EDWARDS LAW FIRM, PL 500 S. Washington Boulevard, Suite 400 Sarasota, Florida 34236 Telephone: (941) 363-0110 Facsimile: (941) 952-9111 Attorney for Royal Garden Estates By: /s/ Sheryl A. Edwards SHERYL A. EDWARDS Florida Bar No. 0057495 sedwards@edwards-lawfirm.com October 10, 17, 2025 25-01898M</p></div></div>	<div><div>FIRST INSERTION</div><div><p><b>NOTICE OF PUBLIC SALE</b></p><p>Pursuant to Section 715.109, notice is hereby given that the following property will be offered for public sale and will sell at public outcry to the highest and best bidder for cash:</p><p>A 1963 Mobile Home, VIN 4G2V4520F2N783L and the contents therein, if any, abandoned by former tenant, Thomas Balsama</p><p>On October 23, 2025 at 10:00am at Royal Garden Estates Mobile Home Park, 6904 Cortez Road W. Lot 276, Bradenton, Florida 34210.</p><p>THE EDWARDS LAW FIRM, PL 500 S. Washington Boulevard, Suite 400 Sarasota, Florida 34236 Telephone: (941) 363-0110 Facsimile: (941) 952-9111 Attorney for Royal Garden Estates By: /s/ Sheryl A. Edwards SHERYL A. EDWARDS Florida Bar No. 0057495 sedwards@edwards-lawfirm.com October 10, 17, 2025 25-01897M</p></div></div>	<div><div>FIRST INSERTION</div><div><p><b>NOTICE OF PUBLIC SALE</b></p><p>Pursuant to Section 715.109, notice is hereby given that the following property will be offered for public sale and will sell at public outcry to the highest and best bidder for cash:</p><p>A 1979 Mobile Home, VIN D2604255A/D2604255B and the contents therein, if any, abandoned by former tenants, Dennis William Howe and Dan Lyman Matson</p><p>On October 23, 2025 at 9:00am at Seabreeze Mobile Estates, 3901 71st St. W. Lot 116, Bradenton, Florida 34209.</p><p>THE EDWARDS LAW FIRM, PL 500 S. Washington Boulevard, Suite 400 Sarasota, Florida 34236 Telephone: (941) 363-0110 Facsimile: (941) 952-9111 Attorney for Seabreeze Mobile Estates By: /s/ Sheryl A. Edwards SHERYL A. EDWARDS Florida Bar No. 0057495 sedwards@edwards-lawfirm.com October 10, 17, 2025 25-01895M</p></div></div>	<div><div>FIRST INSERTION</div><div><p><b>NOTICE OF PUBLIC SALE</b></p><p>Pursuant to Section 715.109, notice is hereby given that the following property will be offered for public sale and will sell at public outcry to the highest and best bidder for cash:</p><p>A 1965 Mobile Home, VIN 603291 and the contents therein, if any, abandoned by former tenant, C. Irene Markwood and Raymond Ernest Markwood</p><p>On October 23, 2025 at 10:15am at Royal Garden Estates Mobile Home Park, 6904 Cortez Road W. Lot 293, Bradenton, Florida 34210.</p><p>THE EDWARDS LAW FIRM, PL 500 S. Washington Boulevard, Suite 400 Sarasota, Florida 34236 Telephone: (941) 363-0110 Facsimile: (941) 952-9111 Attorney for Royal Garden Estates By: /s/ Sheryl A. Edwards SHERYL A. EDWARDS Florida Bar No. 0057495 sedwards@edwards-lawfirm.com October 10, 17, 2025 25-01896M</p></div></div>	<div><div>FIRST INSERTION</div><div><p><b>NOTICE OF PUBLIC SALE</b></p><p>Pursuant to Section 715.109, notice is hereby given that the following property will be offered for public sale and will sell at public outcry to the highest and best bidder for cash:</p><p>A 1984 Mobile Home, VIN 2465029AT/2465029BT and the contents therein, if any, abandoned by former tenant, Cynthia Amy Ward</p><p>On October 23, 2025 at 9:30am at Royal Garden Estates Mobile Home Park, 6904 Cortez Road W. Lot 104, Bradenton, Florida 34210.</p><p>THE EDWARDS LAW FIRM, PL 500 S. Washington Boulevard, Suite 400 Sarasota, Florida 34236 Telephone: (941) 363-0110 Facsimile: (941) 952-9111 Attorney for Royal Garden Estates By: /s/ Sheryl A. Edwards SHERYL A. EDWARDS Florida Bar No. 0057495 sedwards@edwards-lawfirm.com October 10, 17, 2025 25-01899M</p></div></div>	<div><div>FIRST INSERTION</div><div><p><b>NOTICE OF PUBLIC SALE</b></p><p>Pursuant to Section 715.109, notice is hereby given that the following property will be offered for public sale and will sell at public outcry to the highest and best bidder for cash:</p><p>A 1958 Mobile Home, VIN 20913 (Title No. 8674656) and the contents therein, if any, abandoned by former tenant, John Kenneth Murphy</p><p>On October 23, 2025 at 9:15am at Royal Garden Estates Mobile Home Park, 6904 Cortez Road W. Lot 94, Bradenton, Florida 34210.</p><p>THE EDWARDS LAW FIRM, PL 500 S. Washington Boulevard, Suite 400 Sarasota, Florida 34236 Telephone: (941) 363-0110 Facsimile: (941) 952-9111 Attorney for Royal Garden Estates By: /s/ Sheryl A. Edwards SHERYL A. EDWARDS Florida Bar No. 0057495 sedwards@edwards-lawfirm.com October 10, 17, 2025 25-01894M</p></div></div>		
<div><div>FIRST INSERTION</div><div><p><b>Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes</b></p><p>NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Asimplifiedreamerco located at 1502 32nd St W, in the County of Manatee, in the City of Bradenton, Florida 34205 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.</p><p>Dated at Bradenton, Florida, this 6th day of October, 2025.</p><p>Kristen Miller October 10, 2025 25-01906M</p></div></div>							
<div><div>FIRST INSERTION</div><div><p><b>Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes</b></p><p>NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of ROOKS MARKETING GROUP, located at 6170 SR 79 East, Suite 104, in the County of Manatee, in the City of Bradenton, Florida 34203, intends to register the said name with the Division of Corporations, Department of State, Tallahassee, Florida.</p><p>Dated at Pinellas County, Florida, this 30th day of September 2025</p><p>By: ROOKS ADVERTISING, LLC, Owner October 10, 2025 25-01909M</p></div></div>							
<div><div>FIRST INSERTION</div><div><p><b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b></p><p>Certificate Number: 2023-4441 Tax Deed #:2025TD000169</p><p>NOTICE IS HEREBY GIVEN that JPL INVESTMENTS CORP. the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4441 Year of Issuance 2023 Description of Property UNIT 3-A SUMMER PLACE CONDO PI#57403.0050/3 Parcel ID Number 5740300503 Property Address: 5423 13TH CT E BRADENTON, FL 34203 Names in which assessed: SUMMER PLACE DEVELOPMENT CORPORATION All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnoso, Manatee County Clerk of the Courts.</p><p>Oct. 10, 17, 24, 31, 2025 25-01869M</p></div></div>				<div><div>FIRST INSERTION</div><div><p><b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b></p><p>Certificate Number: 2023-4689 Tax Deed #:2025TD000171</p><p>NOTICE IS HEREBY GIVEN that CANAL SB MUNI CUST the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4689 Year of Issuance 2023 Description of Property UNIT D BLDG 5 HUNTINGTON WOODS CONDO PHASE I PI#61091.5200/6 Parcel ID Number 6109152006 Property Address: 6018 28TH ST W BRADENTON, FL 34207 Names in which assessed: JOHN A SUDNIK, STEVEN D SUDNIK All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnoso, Manatee County Clerk of the Courts.</p><p>Oct. 10, 17, 24, 31, 2025 25-01871M</p></div></div>			
<div><div>FIRST INSERTION</div><div><p><b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b></p><p>Certificate Number: 2023-500 Tax Deed #:2025TD000198</p><p>NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER - SERIES 82 ALTERNA TAX CERTIFICATE FUND II LP the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-500 Year of Issuance 2023 Description of Property LOT 20 BLK N KINGSFIELD PHASE V PI#5036.2330/9 Parcel ID Number 503623309 Property Address: 12073 WARWICK CIR PARRISH, FL 34219 Names in which assessed: MICHAEL SLOBODYNSKY, NATALIA SLOBODYNSKY All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnoso, Manatee County Clerk of the Courts.</p><p>Oct. 10, 17, 24, 31, 2025 25-01885M</p></div></div>				<div><div>FIRST INSERTION</div><div><p><b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b></p><p>Certificate Number: 2023-4432 Tax Deed #:2025TD000168</p><p>NOTICE IS HEREBY GIVEN that JPL INVESTMENTS CORP. the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4432 Year of Issuance 2023 Description of Property LOT 25 BLK F CASA LOMA MOBILEHOME SUB PI#55897.1825/2 Parcel ID Number 5589718252 Property Address: 104 50TH AVENUE PLZE BRADENTON, FL 34203 Names in which assessed: HAROLD B BARRETT, PEARL BARRETT All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnoso, Manatee County Clerk of the Courts.</p><p>Oct. 10, 17, 24, 31, 2025 25-01868M</p></div></div>			



PUBLIC NOTICE

We publish all Public sale,  
Estate & Court-related notices

- We offer an online payment portal for easy credit card payment
- Service includes us e-filing your affidavit to the Clerk’s office on your behalf

and select the appropriate County  
name from the menu option

or email [legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)

--- PUBLIC SALES ---		
FIRST INSERTION	FIRST INSERTION	FIRST INSERTION
Notice Under Fictitious Name Law According to Florida Statute Number 865.09	Notice Under Fictitious Name Law According to Florida Statute Number 865.09	NOTICE OF VACATING CERTAIN STREETS, ROADS OR OTHER APPROPRIATE PROPERTY
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of GULF SHORES CONSTRUCTION & MANAGEMENT located at 9423 SARAZEN PL in the City of PALMETO, Manatee County, FL 34221 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. GULF SHORES CONSTRUCTION & RESTORATION LLC October 10, 2025	NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Pipperton Media located at 4705 Sweet Retreat Run in the City of Lakewood Ranch, Manatee County, FL 34211 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. Brigitte Perry October 10, 2025	Hawk Parrish Lakes, LLC does hereby give notice, pursuant to Section 336.10, Florida Statutes, and Section 331 of the Manatee County Land Development Code, that in response to an application for vacation to close and abandon a street, alleyway, road, highway, or other place used for travel having been made to the Board of County Commissioners of Manatee County, Florida, Resolution R-25-168 was adopted by the Board. October 10, 2025
25-01921M	25-01917M	25-01918M
FIRST INSERTION	FIRST INSERTION	FIRST INSERTION
NOTICE OF RULE DEVELOPMENT WATERLEFE COMMUNITY DEVELOPMENT DISTRICT	NOTICE OF PUBLIC SALE	
The Waterlefe Community Development District hereby gives notice of its intention to revise the rules and rates relating to usage of the District’s golf course pursuant to Section 190.011, Florida Statutes. The purpose and effect of the proposed amendments are to address golf play and pricing of the District golf course. Specific legal authority for the rule amendments includes Sections 190.011, 190.035 and applicable provisions of Chapter 120, Florida Statutes.	Pursuant to Section 715.109, notice is hereby given that the following property will be offered for public sale and will sell at public outcry to the highest and best bidder for cash: A 1964 Mobile Home, VIN 5107 (Title No. 1622399) and the contents therein, if any, abandoned by former tenant, Rosemary Walsh On October 23, 2025 at 10:30am at Royal Garden Estates Mobile Home Park, 6904 Cortez Road W. Lot 272, Bradenton, Florida 34210. THE EDWARDS LAW FIRM, PL 500 S. Washington Boulevard, Suite 400 Sarasota, Florida 34236 Telephone: (941) 363-0110 Facsimile: (941) 952-9111 Attorney for Royal Garden Estates By: /s/ Sheryl A. Edwards SHERYL A. EDWARDS Florida Bar No. 0057495 sedwards@edwards-lawfirm.com October 10, 17, 2025	
25-01914M	25-01910M	
FIRST INSERTION	FIRST INSERTION	
NOTICE OF BOARD MEETING WATERS EDGE COMMUNITY DEVELOPMENT DISTRICT	TRUSTEE'S NOTICE OF SALE.	
Notice is hereby given that the Board of Supervisors (“Board”) of the Waters Edge Community Development District (“District”) will hold a Board of Supervisor meeting on <b>October 23, 2025, at 6:00 PM</b> at the Parrish Fire Station #2 Training Room, 3804 N Rye Road, Parrish, FL 34219.	Date of Sale: <b>11/06/2025 at 1:00 PM.</b> Place of Sale: <b>1301 Barcarrota Boulevard West, Bradenton, FL 34205-7522; In the parking area outside the main entrance.</b> This Notice is regarding that certain timeshare interest owned by Obligor in <b>VIA ROMA BEACH RESORT, a Condominium</b> , located in <b>Manatee</b> County, Florida, as more specifically described in the Lien(s) referred to on <b>Schedule “1”</b> . The Obligor has failed to pay when due the Assessments, Fees, and Taxes as assessed or advanced and is thereby in default of the obligation to pay such amounts as and when due Pursuant to that certain Declaration for <b>VIA ROMA BEACH RESORT, a Condominium</b> . Accordingly, the <b>Via Roma Beach Resort Owner's Association, Inc., a Florida not-for-profit corporation</b> (Association) did cause a Claim of Lien (“Lien”) to be recorded in the Public Records of <b>Manatee</b> , Florida, as described on <b>Schedule “1”</b> , thereby perfecting the lien of Assessments, Fees, and Taxes pursuant to the Declaration and sections 721.16 and 192.037 <i>Florida Statutes</i> . The Obligor and any junior lienholders have the right to cure the default and to redeem its respective interest, up to the date the trustee issues the certificate of sale, by paying in full the amounts owed as set forth on <b>Schedule “1”</b> attached hereto, which include the amount secured by each lien, per diem up to and including the day of sale, plus the estimated foreclosure costs in the amount of <b>\$650.00</b> , by delivering cash or certified funds to the Trustee. See <b>Schedule “1”</b> attached hereto for (1) the name and address of each Obligor, (2) the lien(s) reflecting the legal description of the time-share interest, (3) the recording information for each Lien, (4) the amount secured by each Lien, and (5) the per diem amount to account for the further accrual of the amounts secured by each Lien. See <b>Exhibit “A”</b> attached hereto for the name and address of each Junior Interest holder, if applicable. The Association has appointed the following Trustee to conduct the trustee’s sale: <b>First American Title Insurance Company</b> , a Nebraska corporation duly registered in the state of Florida as an Insurance Company, 400 S. Rampart Blvd, Suite 290, Las Vegas, NV, 89145. <b>Foreclosure HOA 154986-VR2-HOA. Schedule “1”: Lien Recording Reference: Inst: 202541099255; Per Diem: \$0.00;</b> Obligors, Notice Address, Default Amount; Richard A. Brubaker And Karen A. Brubaker, 25633 Lilac Ct Bonita Springs, Fl 34135 United States, \$2,621.52; Richard A. Brubaker And Karen A. Brubaker, 25633 Lilac Ct Bonita Springs, Fl 34135 United States, \$2,621.52; Current Trustee, Successor Trustee Of The U/A/D 12-4-96, A Revocable Living Trust And Vacation Trust, Inc. A Florida Corporation, 10092 Panama Ct Seminole, Fl 33776 United States, \$2,958.17; Marion Hudson Stucker, 57 Lone Oak Dr Eminence, Ky 40019 United States, \$2,953.17; Annie Lou Ard, 13238 Orca Sound Dr Riverview, Fl 33579 United States, \$3,805.60; Richard A. Brubaker And Karen A. Brubaker, 25633 Lilac Ct Bonita Springs, Fl 34135 United States, \$2,621.52; Richard A. Brubaker And Karen A. Brubaker, 25633 Lilac Ct Bonita Springs, Fl 34135 United States, \$1,997.02. Exhibit “A”: Junior Interest Holder Name, Junior Interest Holder Address; None, N/A. October 10, 17, 2025	
25-01889M	25-01902M	

SAVE TIME



Email your Legal Notice

*legal@businessobserverfl.com • Deadline Wednesday at noon • Friday Publication*

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



--- TAX DEEDS ---

FIRST INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-1368 Tax Deed #:2025TD000182

NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 87 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-1368 Year of Issuance 2023 Description of Property UNIT 2326 BLDG 23 OF PH I OF VERANDA IV AT RIVER STRAND PI#11018.5560/9 Parcel ID Number 1101855609 Property Address: 6715 GRAND ESTUARY TRL BRADENTON, FL 34212 Names in which assessed: GEORGE JAMES MCMURTRY JR, LAURA MARIE MOSIER All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.

Oct. 10, 17, 24, 31, 2025

25-01884M

FIRST INSERTION	FIRST INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-4839 Tax Deed #:2025TD000173 NOTICE IS HEREBY GIVEN that SKILAC SB MUNI CUST the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4839 Year of Issuance 2023 Description of Property LOT 12 BLK H BAYSHORE GARDENS SEC NO 3 PI#61839.0000/7 Parcel ID Number 6183900007 Property Address: 6611 WELLESLEY DR BRADENTON, FL 34207 Names in which assessed: DOLORES M VASQUEZ, FREDY VENTURA All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.	<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-4824 Tax Deed #:2025TD000197 NOTICE IS HEREBY GIVEN that CERTMAX LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4824 Year of Issuance 2023 Description of Property UNIT 102 PHASE II THE RACQUET CLUB VILLAS CLUB AMENDED PI#61482.0110/3 Parcel ID Number 6148201103 Property Address: 6102 COURTSIDE DR BRADENTON, FL 34210 Names in which assessed: VICTOR A BARBOZA All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.
Oct. 10, 17, 24, 31, 2025	Oct. 10, 17, 24, 31, 2025
25-01874M	25-01883M

FIRST INSERTION	FIRST INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-5022 Tax Deed #:2025TD000199 NOTICE IS HEREBY GIVEN that HMF FL A, LLC TESCO CUSTODIAN the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-5022 Year of Issuance 2023 Description of Property UNIT 42 C SHADYBROOK VILLAGE A CONDO PI#66177.2130/0 Parcel ID Number 6617721300 Property Address: 6875 WHITMAN CT SARASOTA, FL 34243 Names in which assessed: MICHAEL O TYLER All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.	<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-818 Tax Deed #:2025TD000201 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 85 ALTERNA TAX CERTIFICATE FUND II LP the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-818 Year of Issuance 2023 Description of Property LOT 14 UNIT 1 COUNTRY CLUB EAST AT LAKEWOOD RANCH SP OO UNIT 1 A/K/A VALDERRAMA AND UNIT 2 A/K/A LEOPARD CREEK. PI#5865.2070/9 Parcel ID Number 586520709 Property Address: 15407 HELMSDALE PL BRADENTON, FL 34202 Names in which assessed: SHAUN M STAEHLIN All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.
Oct. 10, 17, 24, 31, 2025	Oct. 10, 17, 24, 31, 2025
25-01886M	25-01888M

FIRST INSERTION	FIRST INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-414 Tax Deed #:2025TD000196 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 85 ALTERNA TAX CERTIFICATE FUND II LP the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-414 Year of Issuance 2023 Description of Property COM AT A PT ON THE W LN OF SEC 29, TWN 33 S, RNG 19 E, 420 FT S OF THE PT WHERE THE S LN OF THE PUBLIC HWY RUNNING FROM PARRISH, FLA TO THE BIG SAW GRASS INTERSECTS SD W LN OF SEC 29, RUN TH N 73 DEG 33 MIN E, 710 FT; TH S, 105 FT FOR A POB; TH CONT S, 20.85 FT; TH N 73 DEG 33 MIN E, 123.91 FT; TH S, 84.15 FT; TH N 73 DEG 33 MIN E, 86.09 FT; TH N 105 FT; TH S 73 DEG 33 MIN W, 210 FT TO POB PI#4452.0010/9 Parcel ID Number 445200109 Property Address: 7782 119TH AVE E PARRISH, FL 34219 Names in which assessed: DARLENE SIMS, JAMES SIMS All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.	<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-863 Tax Deed #:2025TD000177 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 04 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-863 Year of Issuance 2023 Description of Property LOT 14 BLK C LAKEWOOD RANCH COUNTRY CLUB VILLAGE SUBPHASE L UNITS 1 & 2 A/K/A SANDHILLS; SUBPHASE M UNITS 1 & 2 A/K/A TWIN HILLS; SUBPHASE N, UNITS 1 & 2 A/K/A PORTMARNOCK SUBPHASE O, UNITS 1 & 2 A/K/A ASHLAND, PI#5884.8125/9 Parcel ID Number 588481259 Property Address: 7004 PORTMARNOCK PL BRADENTON, FL 34202 Names in which assessed: DARLENE F PHIPPS, ROBERT J PHIPPS All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.
Oct. 10, 17, 24, 31, 2025	Oct. 10, 17, 24, 31, 2025
25-01882M	25-01876M

FIRST INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-5521 Tax Deed #:2025TD000200

NOTICE IS HEREBY GIVEN that HMF FL A, LLC TESCO CUSTODIAN the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-5521 Year of Issuance 2023 Description of Property PH 2 BLDG B WINDWARD BAY, A CONDO ALSO 1/151ST INT IN LEASE AREA PI#80079.1170/7 Parcel ID Number 8007911707 Property Address: 4900 GULF OF MEXICO DR UNIT PH2 LONGBOAT KEY, FL 34228 Names in which assessed: BARBARA JEAN HOEY, KATHLEEN HOEY All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.

Oct. 10, 17, 24, 31, 2025

25-01887M

FIRST INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-4294 Tax Deed #:2025TD000166 NOTICE IS HEREBY GIVEN that FIG 20 LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4294 Year of Issuance 2023 Description of Property LOTS 110,111 PIC-TOWN PI#54536.0000/8 Parcel ID Number 5453600008 Property Address: 1006 50TH AVENUE TER W BRADENTON, FL 34207 Names in which assessed: RICHARD ALLEN GIBBS All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.
Oct. 10, 17, 24, 31, 2025
25-01866M

FIRST INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-735 Tax Deed #:2025TD000176 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 09 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-735 Year of Issuance 2023 Description of Property UNIT 613, BLDG 6, TERRACE III AT LAKEWOOD NATIONAL PH 2 PI #5815.6280/9 Parcel ID Number 581562809 Property Address: 17108 VARDON TER UNIT 103 BRADENTON, FL 34211 Names in which assessed: BARBARA KING, FREDERICK ROY-KING, KRISTI KING-NELSON, KRISTI MICHELLE KING-NELSON, TRENT NELSON All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.
Oct. 10, 17, 24, 31, 2025
25-01878M
FIRST INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-5054 Tax Deed #:2025TD000056 NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2023 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-5054 Year of Issuance 2023 Description of Property LOT 16, UNIT 9, WOODS OF WHITFIELD, UNITS 8 AND 9, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 22, PAGES 12 THROUGH 14 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA PI#66502.1210/0 Parcel ID Number 6650212100 Property Address: 904 CYPRESS WOOD LN SARASOTA, FL 34243 Names in which assessed: 1 LOFTS AT MAYFAIR CONDOMINIUM, OAKS HOLDINGS 34639 LLC, ORLANDO ASSESTS ONE TRUST All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.
Oct. 10, 17, 24, 31, 2025
25-01877M

FIRST INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-716 Tax Deed #:2025TD000175 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 04 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-716 Year of Issuance 2023 Description of Property LOT 350, LAKEWOOD RANCH SOLERA PH IA & IB PI #5811.1885/9 Parcel ID Number 581118859 Property Address: 17758 CANTARINA CV BRADENTON, FL 34211 Names in which assessed: GAMAL KHALIL ABDELMALAK All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.
Oct. 10, 17, 24, 31, 2025
25-01875M

FIRST INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-1358 Tax Deed #:2025TD000181 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 10 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-1358 Year of Issuance 2023 Description of Property UNIT 1213 BLDG 12 VERANDA II AT RIVER STRAND PH I LESS 1/16TH INT IN OIL & MINERAL RIGHTS PER DB 239 PG 368 PI#11018.0415/9 Parcel ID Number 1101804159 Property Address: 7225 RIVER HAMMOCK DR BRADENTON, FL 34212 Names in which assessed: CATHERINE M PERRY, LAWRENCE J PERRY All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.
Oct. 10, 17, 24, 31, 2025
25-01881M

FIRST INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-3418 Tax Deed #:2025TD000163 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 06 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-3418 Year of Issuance 2023 Description of Property LOT 5 A PRESTON BOYD ADD PI#43487.0000/8 Parcel ID Number 4348700008 Property Address: 1016 10TH AVE W APT A BRADENTON, FL 34205 Names in which assessed: TENTH AVENUE WEST LLC All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.
Oct. 10, 17, 24, 31, 2025
25-01865M

FIRST INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2022-3044 Tax Deed #:2025TD000179 NOTICE IS HEREBY GIVEN that HMF FL C, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2022-3044 Year of Issuance 2022 Description of Property UNIT 204, RIVER YACHT & RACQUET CLUB CONDO SEC ONE, TOGETHER WITH PARKING SPACE #18 PI#32491.1060/6 Parcel ID Number 3249110606 Property Address: 204 3RD ST W BRADENTON, FL 34205 Names in which assessed: CHERYL BRAUER, FRANK J BRAUER All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.
Oct. 10, 17, 24, 31, 2025
25-01880M

FIRST INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-4694 Tax Deed #:2025TD000172 NOTICE IS HEREBY GIVEN that MERIDIAN SB MUNI CUST the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4694 Year of Issuance 2023 Description of Property UNIT 50 VIVIENDA AT BRADENTON II CONDO PI#61091.6425/8 Parcel ID Number 6109164258 Property Address: 3208 VIVIENDA BLVD BRADENTON, FL 34207 Names in which assessed: SUPHAWADEE PUNTAWONG, SURAPONG PUNTAWONG All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.
Oct. 10, 17, 24, 31, 2025
25-01873M

FIRST INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-5130 Tax Deed #:2025TD000174 NOTICE IS HEREBY GIVEN that JPL INVESTMENTS CORP. the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-5130 Year of Issuance 2023 Description of Property BOAT SLIP 13 ORB 116 P 286 PI#69547.0000/8 Parcel ID Number 6954700008 Property Address: 8303 MARINA DR UNIT SLIP 13 HOLMES BEACH, FL 34217 Names in which assessed: GUILLARO WORLDWIDE ENTERPRISES LLC All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.
Oct. 10, 17, 24, 31, 2025
25-01872M

FIRST INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-4415 Tax Deed #:2025TD000167 NOTICE IS HEREBY GIVEN that JPL INVESTMENTS CORP. the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4415 Year of Issuance 2023 Description of Property UNIT 541 GOLF LAKES RESIDENTS COOPERATIVE PI#55895.0546/9 Parcel ID Number 5589505469 Property Address: 4914 1 A ST E GULF LAKES ESTATES BRADENTON, FL 34203 Names in which assessed: FRANCIS B NEWTON, LINDA L NEWTON All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.
Oct. 10, 17, 24, 31, 2025
25-01867M

FIRST INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-3928 Tax Deed #:2025TD000165 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 09 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-3928 Year of Issuance 2023 Description of Property UNIT 704-L IRONWOOD TENTH CONDO PI#50964.1000/5 Parcel ID Number 5096410005 Property Address: 3680 IRONWOOD CIR APT 704L BRADENTON, FL 34209 Names in which assessed: JANET E WILLIAMS, JANET E WILLIAMS REV TRUST AGREEMENT DTD 10/1/2003 All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.
Oct. 10, 17, 24, 31, 2025
25-01864M

FIRST INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-4598 Tax Deed #:2025TD000170 NOTICE IS HEREBY GIVEN that JPL INVESTMENTS CORP. the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4598 Year of Issuance 2023 Description of Property APT 4 SEC NO 8 BLDG J BAYSHORE GARDENS CONDOMINIUM APTS PI#59303.0000/8 Parcel ID Number 5930300008 Property Address: 1552 PLEASANT RD UNIT J4 BRADENTON, FL 34207 Names in which assessed: LUCI W HARTMANN, MARY ANN ROCA CRABTREE All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.
Oct. 10, 17, 24, 31, 2025
25-01870M

FIRST INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2022-1895 Tax Deed #:2025TD000178 NOTICE IS HEREBY GIVEN that HMF FL F LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2022-1895 Year of Issuance 2022 Description of Property UNIT 8-202 MAGNOLLA CROSSING A CONDOMINIUM PI#17315.9335/9 Parcel ID Number 1731593359 Property Address: 7641 SWEETBAY CIR BRADENTON, FL 34203 Names in which assessed: JOAN B ROCHE, MICHAEL B ROCHE All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.
Oct. 10, 17, 24, 31, 2025
25-01879M



--- ESTATE ---

FIRST INSERTION
<p><b>NOTICE TO CREDITORS (summary administration)</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA</p> <p>PROBATE DIVISION <b>File No. 2025-CP-0981</b> <b>IN RE: ESTATE OF FRANK HUGO GIUDICI, Deceased.</b></p> <p>TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:</p> <p>You are hereby notified that an Order of Summary Administration has been entered in the estate of FRANK H. GIUDICI, deceased, File Number 2025-CP-0981; by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205; that the decedent's date of death was August 26, 2024; that the total value of the estate is \$3,616.00 and that the names and addresses of those to whom it has been assigned by such order are:</p> <p>Name Address Janice Bouchard Giudici, individually and as Trustee of the Frank and Janice Giudici Joint Living Trust, dated January 5, 20222 4706 Pinnacle Drive, Bradenton, Florida 34208</p> <p>ALL INTERESTED PERSONS ARE</p>

FIRST INSERTION
<p><b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 412025CP002089CPAXMA</b> <b>IN RE: ESTATE OF GENEVA M. MALONEY, Deceased.</b></p> <p>The administration of the estate of GENEVA M. MALONEY, Deceased, whose date of death was June 22, 2025, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is Manatee County Judicial Center, 1051 Manatee Ave. W, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS</p>

FIRST INSERTION
<p><b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 25-CP-002235</b> <b>IN RE: ESTATE OF JERRY E. TAYLOR Deceased.</b></p> <p>The administration of the estate of Jerry E. Taylor, deceased, whose date of death was August 2, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</p> <p>The personal representative has no duty to discover whether any property held at the time of the decedent's death</p>

<p>NOTIFIED THAT:</p> <p>All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</p> <p>The date of first publication of this Notice is October 10, 2025.</p> <p><b>JANICE BOUCHARD GIUDICI</b> <b>Personal Giving Notice</b> 4706 Pinnacle Drive Bradenton, Florida 34208 Caroline M. Tschida Attorney for Person Giving Notice Email: ctschida@barneswalker.com Secondary Email: mcarmichael@barneswalker.com Florida Bar No. 1064556 BARNES WALKER, GOETHE, PERRON, SHEA &amp; JOHNSON, PLLC 3119 Manatee Avenue West Bradenton, Florida 34205 Telephone: (941) 741-8224 October 10, 17, 2025 25-01911M</p>
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FIRST INSERTION
<p><b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 2025-CP-002253-AX</b> <b>IN RE: ESTATE OF PAULINE CHRISTINE NADEAU, Deceased.</b></p> <p>The administration of the estate of PAULINE CHRISTINE NADEAU, deceased, whose date of death was April 27, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>All other creditors of the decedent</p>

FIRST INSERTION
<p><b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 2025-CP-2121</b> <b>IN RE: ESTATE OF PEGGY O. VAN GEMERT, Deceased.</b></p> <p>The administration of the estate of PEGGY O. VAN GEMERT, deceased, whose date of death was June 12, 2025, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the street address of which is 1115 Manatee Avenue West, Probate Division, Bradenton, Florida 34205 and the mailing address of which is P.O. Box 25400, Probate Division, Bradenton, FL 34206.</p> <p>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.</p> <p>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</p>

FIRST INSERTION
<p><b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 2025CP002004AX</b> <b>IN RE: ESTATE OF IVAN L. MCMILLEN, SR. A/K/A IVAN LEE MCMILLEN, SR. Deceased.</b></p> <p>The administration of the estate of Ivan L. McMillen, Sr. a/k/a Ivan Lee McMillen, Sr., deceased, whose date of death was May 6, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 115 Manatee Ave W, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211.</p>

<p>and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</p> <p>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.</p> <p>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</p> <p>The date of first publication of this notice is October 10, 2025.</p> <p><b>Personal Representative:</b> <b>David Nadeau</b> <b>c/o Christopher A. Likens, Esq.</b> 1800 Second Street, Suite 971 Sarasota, FL 34236 Attorney for Personal Representative: Christopher A. Likens Florida Bar Number: 0981303 CHRISTOPHER A LIKENS, P.A. 1800 Second Street, Suite 971 Sarasota, FL 34236 Telephone: (941) 365-7838 eservice@calikens.com October 10, 17, 2025 25-01919M</p>
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FIRST INSERTION
<p><b>NOTICE TO CREDITORS (Summary Administration)</b> IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION <b>Case No. 2025 CP 2274</b> <b>Judge Diana Moreland</b> <b>IN RE: ESTATE OF AUBREY JOSEPH BLEVINS Deceased</b></p> <p>TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:</p> <p>You are hereby notified that an Order of Summary Administration has been entered in the estate of Aubrey Joseph Blevins, deceased, Case No. 2025 CP 2274 by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205; that the decedent's date of death was June 15, 2025; that the total value of the estate is approximately \$57,500.00, including exempt homestead property, if any, and that the name of those to whom it has been assigned by such order is:</p> <p>Melissa Mari Joseph Blevins ALL INTERESTED PERSONS ARE</p>

FIRST INSERTION
<p><b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION <b>FILE NO. 2025 CP 001649 AX</b> <b>Division PROBATE</b> <b>IN RE: ESTATE OF DIANNE RAE RULE, ALSO KNOWN AS DIANNE LINDER Deceased.</b></p> <p>The administration of the estate of Dianne Rae Rule, also known as Dianne Linder, deceased, whose date of death was June 25, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Manatee County Judicial Center, 1051 Manatee Avenue West, Bradenton, Florida, 34205. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.</p> <p>The personal representative has no</p>

FIRST INSERTION
<p><b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 2025-CP-2052</b> <b>IN RE: ESTATE OF DUANE E. VOLIVA, also known as DUANE EDWARD VOLIVA, Deceased.</b></p> <p>The administration of the estate of DUANE E. VOLIVA, also known as DUANE EDWARD VOLIVA, deceased, whose date of death was February 25, 2024, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the street address of which is 1115 Manatee Avenue West, Probate Division, Bradenton, Florida 34205 and the mailing address of which is P.O. Box 25400, Probate Division, Bradenton, FL 34206.</p> <p>The names and addresses of the personal representative and the personal representative's attorney are set forth below.</p> <p>All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.</p> <p>All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS</p>

<p>NOTIFIED THAT:</p> <p>All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</p> <p>The date of first publication of this Notice is October 10, 2025.</p> <p><b>Person Giving Notice:</b> <b>MELISSA MARI</b> 8504 Starlight Loop Parrish, Florida 34219 Attorney for Person Giving Notice:: JENNIFER L. HAMEY (0123046) Jennifer L. Hamey, PA 3815 US Highway 301 N Ellenton, FL 34222 (941) 932-6217 jennifershamey@gmail.com October 10, 17, 2025 25-01907M</p>
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<p>duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.</p> <p>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.</p> <p>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</p> <p>The date of first publication of this notice is October 10, 2025.</p> <p><b>Co-Personal Representatives:</b> <b>Janean Sue Linder</b> 360 Mecca Drive Vandalia, Ohio 45377 <b>James Ray Linder</b> 360 Mecca Drive Vandalia, Ohio 45377 Attorney for Personal Representatives: Stacey Maloney, Esq. Attorney for Co-Personal Representatives Florida Bar Number: 1022354 The Law Office of Stacey Maloney, PLLC 1990 Main St., Ste. 750 Sarasota, FL 34236 Telephone: (941) 301-8877 E-Mail: stacey@maloneylegalfll.com October 10, 17, 2025 25-01920M</p>
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ACTIONS / SALES ---

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FIRST INSERTION
<p><b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT FOR THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA</p> <p>CIRCUIT CIVIL DIVISION</p> <p><b>CASE NO.:</b> <b>412024CA001878CAAXMA</b></p> <p><b>WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR IBIS HOLDINGS A TRUST</b></p> <p><b>Plaintiff(s), vs.</b> <b>RAD DIVERSIFIED REIT INC</b></p> <p><b>Defendant(s).</b></p> <p>NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on September 9, 2025 in the above-captioned action, the Clerk of Court, Angelina "Angel" Colonnesso, will sell to the highest and best bidder for cash at <a href="http://www.manatee.realforeclose.com">www.manatee.realforeclose.com</a> in accordance with Chapter 45, Florida Statutes on the 4th day of November, 2025 at 11:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:</p> <p>NORTH 15 FEET OF LOT 14 AND ALL OF LOT 15, BAYOU VISTA, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 4, PAGE 67, PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.</p> <p>Property address: 1116 65th Street Northwest, Bradenton, FL 34209</p>

FIRST INSERTION
<p><b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA</p> <p><b>CASE NO.:</b> 2025 CA 001993</p> <p><b>CARRINGTON MORTGAGE SERVICES, LLC,</b></p> <p><b>Plaintiff, vs.</b> <b>UNKNOWN HEIRS</b> <b>BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF JOYCE WATSON ROBERSON, DECEASED; et al.,</b></p> <p><b>Defendant(s).</b></p> <p>TO: Unknown Heirs Beneficiaries, Devisees, Surviving Spouse, Grantees, Assignee, Lienors, Creditors, Trustees, and all other parties claiming an interest by, through, under, or against the estate of Joyce Watson Roberson, deceased</p> <p>Last Known Residence: Unknown</p> <p>YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Manatee County, Florida: LOT 28, ONECO TERRACE, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 11, PAGE 89, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.</p> <p>has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 401 W. Linton Blvd. Suite 202-B Delray</p>

FIRST INSERTION
<p><b>NOTICE OF SALE</b> IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA</p> <p><b>CASE NO. 2024CC000447AX</b></p> <p><b>BAYSHORE ON THE LAKE CONDOMINIUM</b></p> <p><b>APARTMENT OWNERS, INC., a Florida not for profit corporation,</b></p> <p><b>Plaintiff, vs.</b> <b>TERRY BROSTOWIN, UNKNOWN SPOUSE OF TERRY BROSTOWIN, UNKNOWN TENANT(S),</b></p> <p><b>Defendants.</b></p> <p>NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated October 2, 2025 entered in the above styled case, Case No. 2024CC000447AX of the County Court of the Twelfth Judicial Circuit in and for Manatee County, Florida, wherein BAYSHORE ON THE LAKE CONDOMINIUM APARTMENT OWNERS, INC. is the Plaintiff and TERRY BROSTOWIN is the Defendant, that Angelina "Angel" Colonnesso, the Clerk of the Circuit Court and Comptroller, will sell the following property, in MANATEE County, Florida, described as:</p> <p>UNIT 111-B, BUILDING E, BAYSHORE ON THE LAKE CONDOMINIUM APARTMENTS, SECTION 4, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORD BOOK 954, PAGE 995-1015, AS AMENDED, AND AS PER PLAT THEREOF RECORDED IN CONDOMINIUM PLAT BOOK 9, PAGES 142 AND 143, AND AS PER PLAT THEREOF RECORDED IN CONDOMINIUM PLAT THEREOF RECORDED IN CONDOMINIUM BOOK 9, PAGE 142, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.</p>

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

Pursuant to the Fla. R. Jud. Admin. 2.516, the above signed counsel for Plaintiff designates attorney@padgettlawgroup.com as its primary e-mail address for service, in the above styled matter, of all pleadings and documents required to be served on the parties.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Respectfully submitted,  
PADGETT LAW GROUP  
BETZY FALGAS, ESQ.  
Florida Bar # 76882  
6267 Old Water Oak Road, Suite 203  
Tallahassee, FL 32312  
(850) 422-2520 (telephone)  
(850) 422-2567 (facsimile)  
attorney@padgettlawgroup.com  
Attorney for Plaintiff  
TDP File No. 24-006764-2  
October 10, 17, 2025

25-01904M

Beach, FL 33444, on or before 30 days from first publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or [www.gulfcoastlegal.org](http://www.gulfcoastlegal.org), or Legal Aid of Manasota at (941) 747-1628 or [www.legalaidofmanasota.org](http://www.legalaidofmanasota.org). If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated on 10/1, 2025.

ANGELINA COLONNESO  
As Clerk of the Court  
By: /s/ Kris Gaffney  
As Deputy Clerk

1133-3902B  
Ref# 12727  
October 10, 17, 2025

25-01893M

FIRST INSERTION
<p><b>NOTICE OF SALE</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA</p> <p>CIVIL DIVISION</p> <p><b>CASE NUMBER: 2025 CA 001678</b></p> <p><b>C. LAWTON SMITH, Trustee of the C. LAWTON SMITH REVOCABLE LIVING TRUST u/a/d August 4, 2022,</b></p> <p><b>Plaintiff, vs.</b> <b>530 12 ST, LLC, a Florida limited liability company, and SHAWN T. KALETA, an individual,</b></p> <p><b>Defendants.</b></p> <p>NOTICE is hereby given pursuant to the Final Judgment entered in the above noted case that Angelina Colonnesso, Clerk of the Circuit Court in and for Manatee County, Florida, will sell the following property in Manatee County, Florida, described as:</p> <p>LOT 12, BLOCK 5 OF PELOT'S ADDITION TO BRADENTON, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 80, AS AMENDED BY REVISED PLAT OF THE EAST 1/2 OF BLOCK 5 OF PELOT'S ADDITION TO BRADENTON, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGE 65, PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.</p> <p>Property Address: 530 12th Street West, Bradenton, FL 34205</p> <p>("Property" or "Real Property")</p> <p>Parcel ID No. 330160000/7</p> <p>At public sale, to the highest and best bidder for cash, via the internet: <a href="http://www.manatee.realforeclose.com">www.manatee.realforeclose.com</a> at 11:00</p>

am. on the 18th day of November 2025. The highest bidder shall immediately post with the Clerk, a deposit equal to 5% of the final bid. The deposit must be cash or cashier's check payable to the Clerk of the Circuit Court. Final payment must be made on or before 4:00 p.m. of the date of sale by cash or cashier's check.

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER 60 DAYS, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Andrew W. Rosin, Esq.  
Fla. Bar No. 0589305  
Law Office of Andrew W. Rosin, P.A.  
1966 Hillview Street  
Sarasota, FL 34239  
(941) 359-2604 (Telephone)  
arosin@rosinlawfirm.com  
Attorney for Plaintiff  
October 10, 17, 2025

25-01916M

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FIRST INSERTION

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<p><b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA</p> <p><b>CASE NO.:</b> 2023CA006592</p> <p><b>LAKEVIEW LOAN SERVICING, LLC,</b></p> <p><b>Plaintiff, vs.</b> <b>UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY THROUGH UNDER OR AGAINST THE ESTATE OF DANIELLE SHARRE MCKNIGHT A/KIA DANIELE MCKNIGHT, DECEASED; et al.,</b></p> <p><b>Defendant(s).</b></p> <p>TO: De'Zuan Barnes Last Known Residence: 714 Magellan Dr Sarasota, FL 34243</p> <p>TO: Diauja Black Last Known Residence: 714 Magellan Dr Sarasota, FL 34243</p> <p>TO: Danyel Black, Jr. Last Known Residence: 714 Magellan Dr Sarasota, FL 34243</p> <p>YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in MANATEE County, Florida:</p> <p>LOT 33, BLOCK 75, OF COUNTRY CLUB ADDITION TO WHITFIELD ESTATES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 7, PAGES 82, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.</p> <p>has been filed against you and you are required to serve a copy of your written</p>	<p>172, INCLUSIVE, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.</p> <p>TAX ID: 401620959</p> <p>Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.</p> <p>If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.</p> <p>Dated this 1st day of October, 2025.</p> <p>BROCK &amp; SCOTT, PLLC Attorney for Plaintiff 4919 Memorial Hwy, Suite 135 Tampa, FL 33634 Phone: (954) 618-6955 Fax: (954) 618-6954 FLCourtDocs@brockandscott.com By /s/Justin J. Kelley Justin J. Kelley, Esq. Florida Bar No. 32106 File # 25-F00946 October 10, 17, 2025</p>	<p>25-01892M</p>
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SUBSEQUENT INSERTIONS

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PUBLIC SALES ---

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SECOND INSERTION
<p><b>NOTICE OF PUBLIC SALE</b></p> <p>Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: Facility Address-4010 State Road 64 E., Bradenton, FL 34208 / Phone Number-941-705-9605 / Time of Sale-10/23/25 9:30am</p> <p>Bobbi-Jo Sperry-Household Items Olivia-Grace Miller-Car. Misc household items. Margaret Burton-Small furniture The auction will be listed and advertised on <a href="http://www.storagetreasures.com">www.storagetreasures.com</a></p> <p>October 3, 10, 2025</p>

SECOND INSERTION
<p><b>NOTICE OF PUBLIC SALE</b></p> <p>Extra Space Storage, 5311 34th Street W Bradenton, FL 34210 on 10/23/2025 at 9:30 AM</p> <p>Viviana Villa - Couch, Twin Bed, Christmas decorations, patio furniture Chandra Yvette Washington - Furniture, boxes, household items The auction will be listed and advertised on <a href="http://www.storagetreasures.com">www.storagetreasures.com</a>.</p> <p>Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.</p> <p>October 3, 10, 2025</p>

SECOND INSERTION
<p><b>NOTICE OF PUBLIC SALE</b></p> <p>Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:</p> <p>5005 Englewood Road, Venice, FL 34293 Date: 10/23/2025 Time: 10.30am</p> <p>Sean Dayton Furniture The auction will be listed and advertised on <a href="http://www.storagetreasures.com">www.storagetreasures.com</a>. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.</p> <p>October 3, 10, 2025</p>

SECOND INSERTION
<p><b>NOTICE OF PUBLIC SALE</b></p> <p>Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:</p> <p>Facility Address 5717 14th Street W, Bradenton, Florida 34207</p> <p>Phone Number 941-866-6675</p> <p>Time of Sale 10/23/2025 9:30am</p> <p>Bertha Jean - guitar case, fish tank, hover board, bags, boxes Lappe Gonzales - dresser, boxes, luggage, kids bikes, heater, totes The auction will be listed and advertised on <a href="http://www.storagetreasures.com">www.storagetreasures.com</a>.</p> <p>Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.</p> <p>October 3, 10, 2025</p>

SECOND INSERTION
<p><b>NOTICE OF PUBLIC SALE</b></p> <p>Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: ExtraSpace 115 Manatee Ave. W. Bradenton, FL 34205 on 10/23/2025 at 10:00 AM.</p> <p>Deidre Greene - Household goods Kowana Turner - Household goods Crystal Horton - Household goods Kyle Chaffin - Household Items Barbara Montague - Household goods Christopher Millard - Household goods Mackenzie Jianelli - Household goods Olivia Tooker - Household goods Bradley Armstead - Household goods Alexander Freed - Household goods</p> <p>The auction will be listed and advertised on <a href="http://www.storagetreasures.com">www.storagetreasures.com</a>. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property</p> <p>October 3, 10, 2025</p>

SECOND INSERTION
<p><b>PUBLIC NOTICE</b></p> <p><b>NOTICE OF DEFAULT AND INTENT TO FORECLOSE;</b> regarding timeshare interest(s) owned by the Obligor(s) (see <b>Schedule "1"</b> attached hereto for Obligors and their's notice address) <b>Resort Sixty-Six</b>, located in <b>Manatee County, Florida</b>, and more specifically described as follows: An undivided 1/1,508th interest in the real property described in the Declaration of Covenants, Conditions and Restrictions of RESORT SIXTY-SIX, a time share plan (the "Declaration") as recorded in Official Records Book 1233, Page 0247 of Public Records of Manatee County, Florida, together with all improvements, easements, rights, privileges and appurtenances pertaining thereto, which ownership interest shall entitle Grantee to possession of Unit (<b>See Exhibit "A-1"</b>) during Unit Week (<b>See Exhibit "A-1"</b>), described in the Declaration. Pursuant to the Declaration(s) /Plan(s) referenced above, <b>Resort Sixty-Six Owners Association, Inc., A Florida not-for-profit corporation (the "Association")</b> did cause a Claim of Lien to be recorded in public records of said county. Obligor is liable for payment in full of amounts as shown in the lien plus costs; and is presently in default of obligation to pay. Trustee is conducting a non-judicial foreclosure pursuant to Florida Statute 721.855. The Obligor must pay all sums no later than 30 days from the first date of publication by contacting Trustee or the Trustee will proceed with the sale of the timeshare interest at such date, time and location as Trustee will include in the Notice of Sale. The Trustee is: <b>First American Title Insurance Company, a Nebraska corporation</b>, duly registered in the state of Florida as an Insurance Company, 400 S. Rampart Blvd, Suite 290, Las Vegas, NV, 89145. <b>Batch No.: Foreclosure HOA 155075-RSS8-HOA, NOD. Schedule "1":</b> Contract No./ Unit/ Week/ Frequency, Obligors, Notice Address; 05/222R, Glenn R. Matecun and the heirs and/or devisees of Eugene D. Matecun and the heirs and/or devisees of Marilyn L. Matecun, Po Box 1404 Holmes Beach, Fl 34218 United States; 17/112R, Lutz Windisch, 979 Vasco Da Gama Ln Foster City, Ca 94404 United States; 47/227R, Samantha Daly, 1442 Astor Ave Ann Arbor, Mi 48104 United States.</p> <p>October 3, 10, 2025</p>

25-01859M



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W/0077



--- ACTIONS / SALES ---

SECOND INSERTION			
<p><b>NOTICE OF SALE</b> IN THE COUNTY COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA</p> <p><b>CASE NO.: 2025-CC-001600</b> <b>COUNTRY CLUB/EDGEWATER VILLAGE ASSOCIATION, INC.,</b> <b>a not-for-profit Florida corporation,</b> <b>Plaintiff, vs.</b> <b>ROBERT JEROME BROWN;</b> <b>UNKNOWN SPOUSE OF ROBERT</b> <b>JEROME BROWN; AND</b> <b>UNKNOWN TENANT(S),</b> <b>Defendants.</b> NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment entered in this cause, in the County Court of Manatee County, Florida, Clerk of Court will sell all the property situated in Manatee County, Florida described as:</p> <p>Lot 18, Block A, LAKEWOOD RANCH COUNTRY CLUB VILLAGE, SUBPHASE R A/K/A SIENA &amp; SUBPHASE S A/K/A RAVINES, according to the Plat thereof as recorded in Plat Book 39, Pages 134 thru 145, of the Public Records of Manatee County, Florida, and any subsequent amendments to the aforesaid. Property Address: 13872 Si- ena Loop, Lakewood Ranch, FL 34202</p> <p>at public sale, to the highest and best bidder, for cash, via the Internet at <a href="http://www.mantee.realforeclose.com">www.mantee.realforeclose.com</a> at 10:00 A.M. on October 21 2025</p> <p>IF THIS PROPERTY IS SOLD AT</p>			
<p>PUBLIC AUCTION, THERE MAY BE ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PERSONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS PURSUANT TO THIS FINAL JUDGMENT.</p> <p>IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS.</p> <p>If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.</p> <p>MANKIN LAW GROUP BRANDON K. MULLIS, ESQ. Email: <a href="mailto:Service@MankinLawGroup.com">Service@MankinLawGroup.com</a> Attorney for Plaintiff 2535 Landmark Drive, Suite 212 Clearwater, FL 33761 (727) 725-0559 FBN: 23217</p> <p>October 3, 10, 2025 25-01826M</p>			

SECOND INSERTION			
<p><b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION</p> <p><b>CASE NO.</b> <b>412025CC001524CCAXMA</b> <b>MOTE RANCH HOMEOWNERS</b> <b>ASSOCIATION, INC., A</b> <b>FLORIDA NOT FOR PROFIT</b> <b>CORPORATION,</b> <b>PLAINTIFF, V.</b> <b>DAVID M. GREGG and UNKNOWN</b> <b>SPOUSE OF DAVID M. GREGG,</b> <b>DEFENDANTS.</b> TO: David M. Gregg 6843 Sagebrush Circle Sarasota, FL 34243 Unknown Spouse of David M. Gregg 6843 Sagebrush Circle Sarasota, FL 34243</p> <p>YOU ARE HEREBY NOTIFIED that an action to enforce and foreclose a Claim of Lien for assessments and to foreclose any claims which are inferior to the right, title and interest of the Plaintiff herein in the following described property:</p> <p>Lot 21, Block E, CHAPARRAL II, PHASE 2 &amp; 3, A SUBDIVISION, according to the Plat thereof as recorded in Plat Book 32 at Pages 24 through 29, inclusive of the Public Records of Manatee County, Florida.</p> <p>has been filed against you and you are required to serve a copy of your written def ens es, if any, to it on:</p> <p>CAROLYN C. MEADOWS, ESQ. (MZ) Plaintiff's attorney, whose address is: BECKER &amp; POLIAKOFF, P.A. 1 East Broward Blvd., Suite 1900 Fort Lauderdale, FL 33301</p>			
<p>Phone: (954) 985-4102 Fax: (954) 987-5940 Primary email: <a href="mailto:cofoservicemail@beckerlawyers.com">cofoservicemail@beckerlawyers.com</a> on or before 30 DAYS FROM FIRST PUBLICATION, and to file the original of the defenses with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter. If a Defendant fails to do so, a default will be entered against that Defendant for the relief demanded in the Complaint.</p> <p>In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or <a href="http://www.gulfcoastlegal.org">www.gulfcoastlegal.org</a>, or Legal Aid of Manasota at (941) 747-1628 or <a href="http://www.legalaidofmanasota.org">www.legalaidofmanasota.org</a>. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.</p> <p>If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.</p> <p>WITNESS my hand and the seal of said Court 9/30/2025.</p> <p>ANGELINA "ANGEL" COLONNESO, as Clerk of said Court (SEAL) By: As Deputy Clerk M20400/425390/27608821.v1 October 3, 10, 2025 25-01854M</p>			

SECOND INSERTION			
<p><b>NOTICE OF ACTION</b> <b>PETITION FOR TERMINATION</b> <b>OF PARENTAL RIGHTS</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA</p> <p><b>CASE NUMBER:</b> <b>2025-DR-000965AX and</b> <b>2025-DR-000966AX</b> <b>DIVISION: FAMILY</b></p> <p><b>IN THE INTEREST OF:</b> <b>D.S. AND R.S.,</b> <b>Children,</b> <b>NICHOLAS STUART AND</b> <b>CASANDREA STUART,</b> <b>Petitioner,</b> <b>AND</b> <b>LINDSAY SANTAMORE</b> <b>AKA LINDSAY</b> <b>DIMASTRANTONIO,</b> <b>Respondent.</b> TO: LINDSAY SANTAMORE A/K/A LINDSAY DIMASTRANTONIO Respondent's last Known Address (as of August 13, 2025): 4440 Ironwood Circle Bradenton, Florida 34219. Telephone: (207) 502-3834</p> <p>YOU ARE NOTIFIED that an action for Emergency Petition for Temporary Custody by Extended Family has been filed against you. You are required to serve a copy of your written defenses, if any, to it on:</p> <p>Petitioners: NICHOLAS STUART AND CASANDREA STUART Petitioners' Address: 11563 Walden Loop Parrish, FL 34219. on or before 10/24/2025, and file the original with the Clerk of this Court at: Clerk of the Circuit Court - Manatee County</p> <p>Manatee County Judicial Center 1051 Manatee Ave. W. Bradenton, FL 34205</p>			
<p>Mailing: P.O. Box 3000, Bradenton, FL 34206</p> <p>Before service on Petitioners or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.</p> <p>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.</p> <p>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 emailed to the addresses on record at the clerk's office.</p> <p>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.</p> <p>If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.</p> <p>Dated: 9/12/2025</p> <p>CLERK OF THE CIRCUIT COURT (SEAL) By: {Deputy Clerk} Oct. 3, 10, 17, 24, 2025 25-01814M</p>			

SECOND INSERTION			
<p><b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE 12th JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION</p> <p><b>CASE NO.: 412025001731</b> <b>MORTGAGE RESEARCH CENTER,</b> <b>LLC D/B/A VETERANS UNITED</b> <b>HOME LOANS, A MISSOURI</b> <b>LIMITED LIABILITY COMPANY,</b> <b>Plaintiff, vs.</b> <b>ALEX J. LATHAN A/K/A ALEX</b> <b>LATHAN, et al.,</b> <b>Defendants.</b> TO: ALEX J. LATHAN A/K/A ALEX LATHAN UNKNOWN SPOUSE OF ALEX J. LATHAN A/K/A ALEX LATHAN N/K/A ALEX LATHAN</p> <p>YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:</p> <p>LOT 34, OF COVERED BRIDGE ESTATES, PHASE 6C, 6D &amp; 6E, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 43, PAGE 117, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.</p> <p>has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas &amp; Lewis, P.A., Attorney for Plaintiff, whose address is PO BOX 5026, FORT LAUDERDALE, FL 33310 a date at least thirty (30) days after the first publication of this Notice in the (Please publish in BUSINESS OBSERVER) and file the original with the Clerk</p>			
<p>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.</p> <p>In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or <a href="http://www.gulfcoastlegal.org">www.gulfcoastlegal.org</a>, or Legal Aid of Manasota at (941) 747-1628 or <a href="http://www.legalaidofmanasota.org">www.legalaidofmanasota.org</a>. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.</p> <p>If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.</p> <p>WITNESS my hand and the seal of this Court this 26th day of September, 2025.</p> <p>ANGELINA M. COLONNESO As Clerk of the Court (SEAL) By Kris Gaffney As Deputy Clerk</p> <p>25-02194 October 3, 10, 2025 25-01825M</p>			

SECOND INSERTION			
<p><b>NOTICE OF SALE</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA</p> <p><b>Case No. 2024 CA 001437 AX</b> <b>Division: D</b> <b>JOAN ENGELBACH AND ELITA</b> <b>KRUMS-KANE, AS TRUSTEE OF</b> <b>THE ELITA KRUMS-KANE TRUST</b> <b>AGREEMENT UAD 5/16/09,</b> <b>Plaintiff, VS.</b> <b>GT ALLIANCE, LLC, A FLORIDA</b> <b>LIMITED LIABILITY COMPANY,</b> <b>JERZY GUSTEK, AND</b> <b>ANGIESZKA</b> <b>KRYCZKOWSKI-GUSTEK,</b> <b>Defendants.</b> NOTICE IS HEREBY GIVEN pursuant to the Amended Final Judgment/ Order of Foreclosure dated August 6, 2025, entered in Civil Case No. 2024 CA 001437 AX of the Circuit Court of the Twelfth Judicial Circuit in and for Manatee County, Florida, wherein Joan Engelbach and Elita Krums-Kane, as Trustee of The Elita Krums-Kane Trust Agreement uad 5/16/09, are Plaintiffs, and GT Alliance, LLC, a Florida Limited Liability Company, Jerzy Gustek, and Angieszka Kryczkowski-Gustek are Defendants. Angelina M. Colonnoso, Clerk of the Circuit Court, will sell the following property located in MANATEE County, Florida:</p> <p>Lot 152, STONEYBROOK AT HERITAGE HARBOUR SUBDIVISION, SUBPHASE A, UNIT 1, as per Plat thereof recorded in Plat Book 39 Page 160 through 179, of the Public Records of Manatee County, Florida.</p> <p>To the highest and best bidder via</p>			
<p>Internet: <a href="https://www.manatee.realforeclose.com/">https://www.manatee.realforeclose.com/</a> at 11:00 A.M on October 29, 2025. The highest bidder shall immediately post with the Clerk, a deposit equal to 5% of the final bid. The deposit must be cash or cashier's check payable to the Clerk of the Circuit Court. Final payment must be made on or before 4:00 p.m. eastern standard time, of the date of the sale by cash or cashier's check.</p> <p>ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN SIXTY (60) DAYS AFTER THE SALE.</p> <p>If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.</p> <p>Dated this 26th day of September 2025.</p> <p>/s/ Laurie B. Sams Laurie B. Sams, Esq. Florida Bar No. 136001 Van Winkle &amp; Sams, P.A. 3859 Bee Ridge Road, Suite 202 Sarasota, FL 34233 <a href="mailto:lauriesams@comcast.net">lauriesams@comcast.net</a> (941) 923-1685-Phone (941) 923-0174-Fax October 3, 10, 2025 25-01827M</p>			

SECOND INSERTION			
<p><b>NOTICE OF ACTION</b> <b>PETITION FOR TEMPORARY</b> <b>CUSTODY BY EXTENDED</b> <b>FAMILY</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA</p> <p><b>CASE NUMBER:</b> <b>2025-DR-000965AX and</b> <b>2025-DR-000966AX</b> <b>DIVISION: FAMILY</b></p> <p><b>IN THE INTEREST OF:</b> <b>D.S. AND R.S.,</b> <b>Children,</b> <b>NICHOLAS STUART AND</b> <b>CASANDREA STUART,</b> <b>Petitioner,</b> <b>AND</b> <b>LINDSAY SANTAMORE</b> <b>AKA LINDSAY</b> <b>DIMASTRANTONIO,</b> <b>Respondent.</b> TO: LINDSAY SANTAMORE A/K/A LINDSAY DIMASTRANTONIO Respondent's last Known Address (as of August 13, 2025): 4440 Ironwood Circle Bradenton, Florida 34219. Telephone: (207) 502-3834</p> <p>YOU ARE NOTIFIED that an action for Emergency Petition for Temporary Custody by Extended Family has been filed against you. You are required to serve a copy of your written defenses, if any, to it on:</p> <p>Petitioners: NICHOLAS STUART AND CASANDREA STUART Petitioners' Address: 11563 Walden Loop Parrish, FL 34219. on or before 10/24/2025, and file the original with the Clerk of this Court at: Clerk of the Circuit Court - Manatee County</p> <p>Manatee County Judicial Center 1051 Manatee Ave. W.</p>			
<p>Bradenton, FL 34205</p> <p>Mailing: P.O. Box 3000, Bradenton, FL 34206</p> <p>Before service on Petitioners or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.</p> <p>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.</p> <p>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 emailed to the addresses on record at the clerk's office.</p> <p>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.</p> <p>If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.</p> <p>Dated: 9/12/2025</p> <p>CLERK OF THE CIRCUIT COURT (SEAL) By: {Deputy Clerk} Oct. 3, 10, 17, 24, 2025 25-01815M</p>			

SECOND INSERTION			
<p><b>NOTICE OF SALE</b> IN THE COUNTY COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA</p> <p><b>CASE NO.: 2025 CC 454</b> <b>EVERGREEN BUILDING &amp;</b> <b>CONSTRUCTION CORP.,</b> <b>Plaintiff, vs.</b> <b>MARY ELLEN COHEN,</b> <b>Defendants.</b> NOTICE IS HEREBY GIVEN that, Pursuant to the Final Judgment entered in this case, in the County Court of Manatee County, Florida, Clerk of Court will sell all the property situated in Manatee County, Florida described as:</p> <p>LOT 3, BLK A, WASHINGTON GARDENS SUBDIVISION, AS PER PLAT BOOK 10, PAGE 13, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA</p> <p>Property Address: 2511 9th Avenue Drive East, Palmetto, Florida 34221 at public sale, to the highest and best bidder, for cash, via the Internet at <a href="http://www.manatee.realforeclose.com">www.manatee.realforeclose.com</a> at 11:00 a.m. on October 23, 2025.</p> <p>IF THIS PROPERTY IS SOLD AT PUBLIC AUCTION THERE MAY BE ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PER-</p>			
<p>SONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS PURSUANT TO THIS FINAL JUDGMENT.</p> <p>IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING A RIGHT TO THE FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK WITHIN THE TIME PRESCRIBED BY STATUTE. IF YOU FAIL TO FILE A CLAIM YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS.</p> <p>If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.</p> <p>kjloftus@loftusfirm.com Attorney for Plaintiff 301 W. Bay Street, Suite 14301 Jacksonville, Florida 32202 (904) 673-2293 FBN: 495506 October 3, 10, 2025 25-01822M</p>			

SECOND INSERTION			
<p><b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA</p> <p><b>Case No.: 2025 CA 002248 AX</b> <b>Agency Case No.: 2025-017591</b> <b>IN RE: FORFEITURE OF:</b> <b>FIVE THOUSAND TWO</b> <b>HUNDRED SEVENTY-EIGHT</b> <b>DOLLARS (\$5,278.00) IN U.S.</b> <b>CURRENCY</b> TO ALL PERSONS OR ENTITIES HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED:</p> <p>YOU ARE NOTIFIED that an action pursuant to the Florida Contraband Forfeiture Act has been filed by Petitioner, Manatee County Sheriffs Office, on the following property in Manatee County, Florida: FIVE THOUSAND TWO HUNDRED SEVENTY-EIGHT DOLLARS (\$5,278.00) IN U.S. CURRENCY, and you are required to serve a copy of your written defenses to it, if any, on the Attorney for Petitioner, Brian A. Iten, General Counsel, Manatee County Sheriffs Office, at the address of 600 Hwy. 301 Blvd. W, Ste. 202, Bradenton, FL 34205 within 20 days after last publication of this Notice and file the original with the Clerk of this Court either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against</p>			
<p>you for the relief demanded in the Complaint.</p> <p>In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or <a href="http://www.gulfcoastlegal.org">www.gulfcoastlegal.org</a>, or Legal Aid of Manasota at (941) 747-1628 or <a href="http://www.legalaidofmanasota.org">www.legalaidofmanasota.org</a>. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.</p> <p>If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.</p> <p>DATED: 9/25/2025</p> <p>ANGELINA COLONNESO, CLERK OF THE CIRCUIT COURT MANATEE COUNTY, FLORIDA 1115 Manatee Avenue West Bradenton, FL 34205 (SEAL) BY: KRIS GAFFNEY Deputy Clerk</p> <p>October 3, 10, 2025 25-01832M</p>			

SECOND INSERTION			
<p><b>NOTICE OF ACTION</b> <b>FORECLOSURE PROCEEDINGS-</b> <b>PROPERTY</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION <b>Case#: 2025CA000611AX</b> <b>DIVISION: B</b> <b>Rocket Mortgage, LLC f/k/a Quicken</b> <b>Loans, LLC</b> <b>Plaintiff, -vs-</b> <b>Unknown Heirs, Devisees, Grantees,</b> <b>Assignees, Creditors, Lienors, and</b> <b>Trustees of Dottie J. Crist-Marshall</b> <b>a/k/a Dottie Jean Crist-Marshall</b> <b>a/k/a Dottie Jean Crist a/k/a</b> <b>Dottie J. Crist, Deceased, and All</b> <b>Other Persons Claiming by and</b> <b>Through, Under, Against The Named</b> <b>Defendant (s); et al.</b> <b>Defendant(s).</b> TO: Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Dottie J. Crist-Marshall a/k/a Dottie Jean Crist-Marshall a/k/a Dottie Jean Crist a/k/a Dottie J. Crist, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant (s): 1713 5th Street West, Palmetto, FL 34221 Residence unknown, if living, including any unknown spouse of the said Defendants, if either has remarried and if either or both of said Defendants are dead, their respective unknown heirs, devisees, grantees, assignees, creditors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s); and the aforementioned named Defendant(s) and such of the aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents or otherwise not sui juris.</p> <p>YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following real property, lying and being and situated in Manatee County, Florida, more particularly described as follows:</p> <p>LOT 3, M.L. BLANCHARD SUBDIVISION OF WEST 165 FEET OF BLOCK 5 OF THE PARRISH ADDITION TO THE TOWN OF PALMETTO, EXCEPTING THE SOUTH 12 FEET OF SAID LOT 3, AC-</p>			
<p>CORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, PAGE(S) 264, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.</p> <p>more commonly known as 1713 5th Street West, Palmetto, FL 34221.</p> <p>This action has been filed against you and you are required to serve a copy of your written defense, if any, upon LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, whose address is 750 Park of Commerce Blvd., Suite 130, Boca Raton, FL 33487, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before with service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.</p> <p>In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or <a href="http://www.gulfcoastlegal.org">www.gulfcoastlegal.org</a>, or Legal Aid of Manasota at (941) 747-1628 or <a href="http://www.legalaidofmanasota.org">www.legalaidofmanasota.org</a>. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.</p> <p>If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.</p> <p>WITNESS my hand and seal of this Court on the 30TH day of September, 2025.</p> <p>Angelina Colonnoso Circuit and County Courts (SEAL) By: Kris Gaffney Deputy Clerk</p> <p>25-332729 FCO1 RFT October 3, 10, 2025 25-01858M</p>			



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ESTATE

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SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT  
IN AND FOR MANATEE COUNTY,  
FLORIDA

PROBATE DIVISION  
FILE NO.  
**412025CP002130CPAXMA**  
**IN RE: ESTATE OF**  
**WILLIAM CHARLES ARTHUR,**  
**JR.,**  
**Deceased.**

The administration of the Estate of William Charles Arthur, Jr., deceased, whose date of death was November 2, 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is PO Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

The date of first publication of this notice is October 3, 2025.

**Personal Representative:**  
**Billie Arthur**  
**c/o Bennett Jacobs & Adams, P.A.**  
PO Box 3300, Tampa, FL 33601  
Attorney for Personal Representative: Linda Muralt, Esquire  
FL Bar No. 0031129  
Bennett Jacobs & Adams, P.A.  
PO Box 3300, Tampa, FL 33601  
Phone (813) 272-1400  
Fax (866) 844-4703  
E-Mail: LMURALT@BJA-Law.com  
October 3, 10, 2025 25-01851M

SECOND INSERTION

**NOTICE OF ACTION FOR DETERMINATION OF PATERNITY**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT,  
AND MANATEE COUNTY, FLORIDA

**Case No.: 2025 DR 1324**  
**SARAH ELIZABETH FRANO,**  
**Petitioner, and**  
**THOMAS WELDON HICKLIN,**  
**Respondent**  
TO: THOMAS WELDON HICKLIN, Respondent

The respondent's last known address as of July 18, 2025, is 1609 13th Street West, Palmetto, FL 34221.

YOU ARE NOTIFIED that an action for Determination of Paternity has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on

SARAH ELIZABETH FRANO, Petitioner c/o her Attorney, D. Scott Wesley, Esq At scott@dswesley-law.com

2127 Ringling Blvd, Ste 103, Sarasota, FL 34237-7025

on or before 8/15/2025 and file the original with the clerk of this Court at 1115 MANATEE AVENUE WEST, BRADENTON, FL 34205.

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:

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.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated: 7/18/2025

Angelina Colonnese  
Manatee County Clerk of  
The Circuit Court  
By: (SEAL)  
Deputy Clerk  
Oct. 3, 10, 17, 24, 2025 25-01824M

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY,  
FLORIDA PROBATE DIVISION  
File No. **2025CP002192AX**  
**IN RE: ESTATE OF**  
**CARMEN YULIE GRECH**  
**a/k/a CARMEN J. GRECH**  
**a/k/a CARMEN GRECH,**  
**Deceased.**

The administration of the Estate of Carmen Yulie Grech a/k/a Carmen J. Grech a/k/a Carmen Grech, deceased, whose date of death was July 16, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, Florida 34206. The names and addresses of the Personal Representative and the Personal Representative's Attorney are set forth below.

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

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

The Personal Representative has no

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

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

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

The date of first publication of this notice is October 3, 2025.

**Personal Representative:**  
**Ruben Grech**  
5019 9th Street Court E.  
Bradenton, Florida 34203  
Attorney for Personal Representative: Ashly Mae Guernaccini, Esq.  
Florida Bar Number: 1022329  
At Cause Law Office, PLLC  
314 S. Missouri Avenue, Suite 201  
Clearwater, Florida 33756  
Telephone: (727) 477-2255  
Fax: (727) 234-8024  
E-Mail: ashly@atcauselaw.com  
Secondary E-Mail: ashley.cribbis@atcauselaw.com  
October 3, 10, 2025 25-01853M

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY,  
FLORIDA PROBATE DIVISION  
File No. **2025CP002172AX**  
**IN RE: ESTATE OF**  
**JOAN LYNN AMBROSINO**  
**Deceased.**

The administration of the estate of JOAN LYNN AMBROSINO, deceased, whose date of death was February 17, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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

The date of first publication of this notice is October 3, 2025.

**Personal Representative:**  
**PASQUALE AMBROSINO**  
5923 Palm Lane, A-1,  
Bradenton, FL 34207  
Attorney for Personal Representative: RODOLFO SUAREZ JR., ESQ.  
Attorney  
Florida Bar Number: 013201  
9100 S Dadeland Blvd., Suite 1620  
Miami, Florida 33156  
Telephone: (305) 448-4244  
Fax: (305) 448-4211  
E-Mail: rudy@suarezlawyers.com  
Secondary E-Mail: eservice@suarezlawyers.com  
October 3, 10, 2025 25-01852M

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. **412025CP002298CPAXMA**  
**Division Probate**  
**IN RE: ESTATE OF**  
**JOYCE G HANCOCK**  
**Deceased.**

The administration of the estate of JOYCE G HANCOCK, deceased, whose date of death was August 15, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Manatee County Clerk of Court, 1115 Manatee Ave. W. Bradenton, FL 34205. 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. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is October 3, 2025.

**Personal Representative:**  
**Susan Gostomsky**  
293 Spitzer Ave  
Bradford, Ohio 45308  
Attorney for Personal Representative: Season A. Spanski  
Attorney  
Florida Bar Number: 1044362  
304 W. Venice Ave., Suite 217  
Venice, FL 34285  
Telephone: (941) 206-2223  
Fax: (941) 206-2224  
E-Mail: Season@spanskilaw.com  
E-Mail: Heather@spanskilaw.com  
October 3, 10, 2025 25-01860M

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. **2025 CP 002076 AX**  
**Division PROBATE**  
**IN RE: ESTATE OF**  
**WILLIAM H. MCCADDEN, JR**  
**Deceased.**

The administration of the estate of WILLIAM H. MCCADDEN, JR, deceased, whose date of death was July 30, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Avenue West, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no

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

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

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

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

**Personal Representative:**  
**Sharon Noel**  
6681 Coopers Hawk Ct.  
Lakewood Ranch, Florida 34202  
Attorney for Personal Representative: Whitney C. Glaser, Attorney  
Florida Bar Number: 0059072  
3027 Manatee Avenue West, Suite B  
Bradenton, FL 34205  
Telephone: (941) 241-8266  
Fax: (941) 241-8304  
E-Mail: whitney@whitneyglaserlaw.com  
Secondary E-Mail: paralegal@whitneyglaserlaw.com  
October 3, 10, 2025 25-01813M

SECOND INSERTION

**NOTICE TO CREDITORS**  
**(Summary Administration)**  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY,  
FLORIDA

PROBATE DIVISION  
File No. **2025 CP 2209**  
**Division Probate**  
**IN RE: ESTATE OF**  
**SALLIE ANN J. GUNDICH**  
**Deceased.**

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Sallie Ann J. Gundich, deceased, File Number 2025 CP 2209, by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Ave. W., Bradenton, FL 34205; that the decedent's date of death was May 11, 2025; that the total value of the estate is \$21,760.95 and that the names and addresses of those to whom it has been assigned by such order are:

Name	Address
Sharon French	5060 Creekside Blvd Brunswick, OH 44212
David Jones	2865 Bankhead Rd Fulton, MS 38843

ALL INTERESTED PERSONS ARE

NOTIFIED THAT:

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

The date of first publication of this Notice is October 3, 2025.

**Person Giving Notice:**  
**Sharon French**  
5060 Creekside Blvd  
Brunswick, Ohio 44212  
Attorney for Person Giving Notice  
Christopher D. Smith, Esq.  
Florida Bar Number: 0605433  
1561 Lakefront Dr Unit 204  
SARASOTA, FL 34240  
Telephone: (941) 202-2222  
Fax: (941) 907-3040  
E-Mail: smith@chrisrsmith.com  
Secondary E-Mail: paralegals@chrisrsmith.com  
October 3, 10, 2025 25-01830M

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR THE  
12TH JUDICIAL CIRCUIT  
IN AND FOR MANATEE COUNTY,  
FLORIDA PROBATE DIVISION  
FILE NO. **2025 CP 001992 AX**  
**Division PROBATE**  
**IN RE: ESTATE OF**  
**MARK G. SMITH**  
**Deceased.**

The administration of the estate of Mark G. Smith, deceased, whose date of death was July 27, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Ave. W., Bradenton, FL, 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no

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

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

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

The date of first publication of this notice is October 3, 2025.

**Personal Representative:**  
**Robert K. Smith**  
177 North U.S. Hwy. 1, Ste. 307  
Tequesta, Florida 33469  
Attorney for Personal Representative: Stacey Maloney, Esq.  
Attorney for Robert K. Smith  
Florida Bar Number: 1022354  
The Law Office of Stacey Maloney, PLLC  
1990 Main St., Ste. 750  
Sarasota, FL 34236  
Telephone: (941) 301-8877  
E-Mail: stacey@maloneylegalfll.com  
October 3, 10, 2025 25-01828M

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
Manatee COUNTY,  
FLORIDA

PROBATE DIVISION  
File No. **2025CP1519**  
**IN RE: ESTATE OF**  
**Janet K. Barnes**  
**Deceased.**

The administration of the estate of Janet K. Barnes, deceased, whose date of death was May 1st, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Ave W, Bradenton, FL 34205. 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. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is October 3, 2025.

**Heidi M. Moon**  
P.O. Address: 65572 Rancho Road,  
Enterprise, OR 97828  
Loren M. Paul, Esq.  
Florida Bar No. 0174660  
Attorneys for Personal Representative  
Baker & Paul  
503 Manatee Avenue East  
Bradenton, FL 34208  
Telephone: 9417470888  
Email Addresses:  
Rhonda@bpdllawoffice.com  
Service@bpdllawoffice.com  
October 3, 10, 2025 25-01850M

Q&A

What is a public notice?

A public notice is information intended to inform citizens of government activities. The notice should be published in a forum independent of the government, readily available to the public, capable of being securely archived and verified by authenticity.

The West Orange Times carries public notices in Orange County, Florida.

10/23/27 - 3/4



--- ESTATE / SALES / ACTIONS ---

SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2025-CP-2266  
IN RE: ESTATE OF  
ROBIN J. ZOLLER,  
Deceased.

The administration of the estate of ROBIN J. ZOLLER, deceased, whose date of death was September 12, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Ave. W., Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.  
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
All other creditors of the decedent and other persons having claims or demands against decedent's estate must

file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.  
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.  
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.  
The date of first publication of this notice is October 3, 2025.  
Personal Representative:  
John Baldwin  
c/o MACKEY LAW GROUP P.A.  
1402 3RD AVE W  
BRADENTON, FL 34205  
Telephone: (941) 746-6225  
Fax: (941) 748-6584  
Attorney for Personal Representative:  
Catherine Z. Mackey, Esq.  
Florida Bar Number: 657123  
MACKEY LAW GROUP P.A.  
1402 3RD AVE W  
BRADENTON, FL 34205  
Telephone: (941) 746-6225  
Fax: (941) 748-6584  
October 3, 10, 202525-01829M

SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2025-CP-002197  
Division Probate  
IN RE: ESTATE OF  
CYNTHIA BRYANT CONE  
Deceased.

The administration of the estate of CYNTHIA BRYANT CONE, deceased, whose date of death was August 26, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, P. O. Box 25400, Bradenton, FL 34206. 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 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 3, 2025.  
Personal Representative:  
PHILIP R. CONE  
1241 Hill Hollow Way  
Apex, NC 27523  
Attorney for Personal Representative:  
Dana Laganella Gerling, Esq.  
Florida Bar No. 0503991  
Affordable Attorney  
Gerling Law Group Chartered  
6148 State Road 70 East,  
Bradenton, FL 34203  
Telephone: (941) 756-6600  
Email:  
dlaganella@gerlinglawgroup.com  
October 3, 10, 202525-01842M

SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 25-CP-002090  
IN RE: ESTATE OF  
FORD O. GOTHAM JR.,  
Deceased.

The administration of the Estate of Ford O. Gotham Jr., deceased, whose date of death was July 19, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue W, Bradenton, Florida 34205. The names and addresses of the Personal Representative and the Personal Representative's Attorney are set forth below.  
All creditors of the Decedent and other persons having claims or demands against Decedent's Estate on whom a copy of this Notice is required to be served must file their claims with this Court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
All other creditors of the Decedent and other persons having claims or demands against Decedent's Estate must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.  
The Personal Representative has no duty to discover whether any property

held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under S. 732.2211, Florida Statutes. The written demand must be filed with the Clerk.  
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.  
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.  
The date of first publication of this Notice is October 3, 2025.  
Personal Representative:  
Janet Ann Mandich  
1222 Meadow Chase Drive  
Lewisville, North Carolina 27023  
Attorney for Personal Representative:  
Ashly Mae Guernaccini, Esq.  
Florida Bar Number: 1022329  
At Cause Law Office, PLLC  
314 S. Missouri Avenue, Suite 201  
Clearwater, Florida 33756  
Telephone: (727) 477-2255  
Fax: (727) 234-8024  
E-Mail: ashly@atcauselaw.com  
Secondary E-Mail:  
shelby@atcauselaw.com  
October 3, 10, 202525-01843M

SECOND INSERTION

NOTICE OF SALE  
PURSUANT TO CHAPTER 45  
IN THE CIRCUIT COURT OF THE  
12TH JUDICIAL CIRCUIT  
IN AND FOR MANATEE COUNTY,  
FLORIDA  
CASE NO. 2025-CA-000165  
TITAN FUNDING, LLC, a Florida  
limited liability company,  
Plaintiff, vs.  
SBL PERSONAL INVESTMENTS,  
LLC, a foreign limited liability  
company; UNKNOWN TENANT IN  
POSSESSION # 1; and UNKNOWN  
TENANT IN POSSESSION # 2,  
Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Summary Judgment of Mortgage Foreclosure dated September 30, 2025 entered in Case No.2025-CA-000165 of the Circuit Court of the 12th Judicial Circuit in and for Manatee County, Florida wherein TITAN FUNDING, LLC, a Florida limited liability company, is the Plaintiff(s) and SBL PERSONAL INVESTMENTS, LLC, a foreign limited liability company, is the Defendant, I will sell to the highest and best bidder for cash by electronic sale beginning at 11:00 a.m. on the 4th day of November, 2025 at www.manatee.realforeclose.com, the following described property as set

forth in said Order or Final Judgment, to-wit:  
Lot 24, Richmond Spring Lakes Estates, formerly known as Clark Spring Lake Estates, according to the map or plat thereof, as recorded in Plat Book 9, Page 24, of Public Records of Manatee County, Florida.  
a/k/a 7107 Holmes Boulevard, Holmes Beach, FL 34217  
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.  
If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.  
October 3, 10, 202525-01861M

SECOND INSERTION

NOTICE TO CREDITORS  
(Summary Administration)  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY,  
FLORIDA PROBATE DIVISION  
File No. 2025 CP 2203  
Division Probate  
IN RE: ESTATE OF  
ANN MARIE HALLIDAY  
Deceased.

TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:  
You are hereby notified that an Order of Summary Administration has been entered in the estate of Ann Marie Halliday, deceased, File Number 2025 CP 2203, by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Ave. W., Bradenton, FL 34205; that the decedent's date of death was January 28, 2025; that the total value of the estate is \$18,143.88 and that the names and addresses of those to whom it has been assigned by such order are:  
Name Address  
David S. Halliday, as successor trustee of the ANN M. HALLIDAY REVOCABLE TRUST dated June 28, 2018 and amended on July 18, 2024  
609 Jefferson St Apt 4A  
Hoboken, NJ 07030  
ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.  
The date of first publication of this Notice is October 3, 2025.  
Person Giving Notice:  
David S. Halliday  
609 Jefferson St Apt 4A  
Hoboken, New Jersey 07030  
Attorney for Person Giving Notice  
Christopher D. Smith, Esq.  
Attorney for David S. Halliday  
Florida Bar Number: 0605433  
1561 Lakefront Dr Unit 204  
SARASOTA, FL 34240  
Telephone: (941) 202-2222  
Fax: (941) 907-3040  
E-Mail: smith@chrisrsmith.com  
Secondary E-Mail:  
paralegals@chrisrsmith.com  
October 3, 10, 202525-01831M

SECOND INSERTION

NOTICE OF ACTION  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT  
IN AND FOR MANATEE COUNTY,  
FLORIDA  
Case No.: 2025 CA 001978 AX  
Agency Case No.: 2025-015167  
IN RE: FORFEITURE OF:  
ONE HUNDRED SIXTY-NINE  
THOUSAND THREE HUNDRED  
FORTY-SEVEN DOLLARS  
(\$169,347.00) IN U.S. CURRENCY  
TO ALL PERSONS OR ENTITIES  
HAVING OR CLAIMING TO HAVE  
ANY RIGHT, TITLE OR INTEREST  
IN THE PROPERTY HEREIN DESCRIBED:  
YOU ARE NOTIFIED that an action pursuant to the Florida Contraband Forfeiture Act has been filed by Petitioner, Manatee County Sheriff's Office, on the following property in Manatee County, Florida, ONE HUNDRED SIXTY-NINE THOUSAND THREE HUNDRED FORTY-SEVEN DOLLARS (\$169,347.00) IN U.S. CURRENCY and you are required to serve a copy of your written defenses to it, if any, on the Attorney for Petitioner, Brian A. Iten, General Counsel, Manatee County Sheriff's Office, at the address of 600 Hwy. 301 Blvd. W., Ste. 202, Bradenton, FL 34205 within 20 days after last publication of this Notice and file the original with the Clerk of this Court either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Com-

plaint.  
In and for Manatee County:  
If you cannot afford an attorney, you may contact Legal Aid of Manasota at (941) 747-1628 or www.legalaiddofmanasota.org or Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800)342-8011 or www.floridabar.org/public/lrs/.  
If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.  
DATED: 9/8/2025  
ANGELINA COLONNESO,  
CLERK OF THE CIRCUIT COURT  
MANATEE COUNTY,  
FLORIDA  
1115 Manatee Avenue West  
Bradenton, FL 34205  
(SEAL) BY: KRIS GAFFNEY  
eSigned: 09/08/2025 09:58:26 AM  
Deputy Clerk  
October 3, 10, 202525-01844M

SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2025 CP 2046 AX  
Division Probate  
IN RE: ESTATE OF  
ELIZABETH ANN HUGHES BOYD  
Deceased.

The administration of the estate of Elizabeth Ann Hughes Boyd, deceased, whose date of death was August 2, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave W, Bradenton, FL 34205. 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 3, 2025.  
Personal Representative:  
/s/ Richard H. Fosberg  
(Aug 27, 2025 19:32:37 EDT)  
Richard H. Fosberg  
13137 Indigo Way  
Bradenton, Florida 34211  
Attorney for Personal Representative:  
Daniel Hooper Smith, Esq., Attorney  
Florida Bar Number: 1006829  
ADVOCATES IN AGING  
WIESNER SMITH PLLC  
328 N Rhodes Avenue  
Sarasota, Florida 34237  
Telephone: (941) 365-9900  
Fax: (941) 365-4479  
E-Mail: daniel@wiesnerlaw.com  
Secondary E-Mail:  
sherri@wiesnerlaw.com  
Tertiary E-Mail:  
rachel@wiesnerlaw.com  
October 3, 10, 202525-01863M

SECOND INSERTION

NOTICE OF SALE  
IN THE COUNTY COURT OF THE  
TWELFTH JUDICIAL CIRCUIT  
IN AND FOR MANATEE COUNTY,  
FLORIDA  
CASE NO.: 2024CC000414AX  
VILLA DEL SOL ASSOCIATES, L.P.  
d/b/a Villa Del Sol Mobile Home  
Park,  
Plaintiff, vs.  
THE ESTATE OF JAMES FRANCIS  
BLASTORAH AND ALL UNKNOWN  
PARTIES, BENEFICIARIES,  
HEIRS, SUCCESSORS, AND  
ASSIGNS OF JAMES FRANCIS  
BLASTORAH,  
Defendants.

Notice is hereby given that, pursuant to the Order Rescheduling Foreclosure Sale, Angelina Colonnese, Manatee County Clerk of the Court, will sell the property situated in Manatee County, Florida, described as:  
That certain 1996 MERI mobile home bearing vehicle identification numbers FLHMLCP53715005A and FLHMLCP53715005B located in the Community at 6515 15th Street East, Lot No. G10, Sarasota, Florida 34243.  
at public sale, to the highest and best bidder, for cash, via the internet at www.manatee.realforeclose.com at 11:00 A.M. on the 16th day of October

2025. Any person claiming an interest in the surplus from the sale, if any, other than the property owner, must file a claim within 60 days after the sale.  
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941)741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.  
Respectfully submitted,  
ATLAS LAW, PLLC  
Brian C. Chase, Esq. –  
Fla. Bar No. 17520  
LeBron C. Page, Esq. –  
Fla. Bar No. 1030825  
Daniel M. Hartzog, Esq. –  
Fla. Bar No. 652067  
1313 North Howard Avenue  
Tampa, Florida 33607  
813.241.8269  
efilling@atlaslaw.com  
Attorneys for Plaintiff  
October 3, 10, 202525-01846M

SECOND INSERTION

NOTICE OF FORECLOSURE SALE  
PURSUANT TO CHAPTER 45  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT  
IN AND FOR MANATEE COUNTY  
FLORIDA  
CIRCUIT CIVIL DIVISION  
CASE NO.: 2025CA000069AX  
U.S. BANK TRUST NATIONAL  
ASSOCIATION, NOT IN ITS  
INDIVIDUAL CAPACITY BUT  
SOLELY AS OWNER TRUSTEE  
FOR LEGACY MORTGAGE ASSET  
TRUST 2024-INV1,  
Plaintiff, v.  
RAD DIVERSIFIED REIT, INC.,  
A MARYLAND CORPORATION,  
et al.,  
Defendants.

NOTICE OF SALE PURSUANT TO CHAPTER 45 IS HEREBY GIVEN that, pursuant to the Uniform Final Judgment of Mortgage Foreclosure dated August 27, 2025, issued in and for Manatee County, Florida, in Case No. 2025CA000069AX, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR LEGACY MORTGAGE ASSET TRUST 2024-INV1 is the Plaintiff, and RAD DIVERSIFIED REIT, INC., A MARYLAND CORPORATION are the Defendants.  
The Clerk of the Court, ANGELINA COLONNESO, will sell to the highest and best bidder for cash, in accordance with Section 45.031, Florida Statutes, on December 03, 2025, at electronic sale beginning at 11:00 AM, at www.manatee.realforeclose.com the following-described real property as set forth in said Uniform Final Judgment of Mortgage Foreclosure, to wit:  
LOTS 5 AND 6, BLOCK 5, PINEHURST, INCLUDING THE NORTH 1/2 OF THAT CERTAIN VACATED ALLEY

LYING SOUTH OF AND CONTIGUOUS TO SAID LOTS 5 AND 6, BLOCK 5, PINEHURST SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 204, PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.  
Property Address: 7703 17th Avenue NW, Bradenton, FL 34209  
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.  
If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.  
Dated: This 24th day of September, 2025.  
Respectfully submitted,  
HOWARD LAW  
4755 Technology Way, Suite 104  
Boca Raton, FL 33431  
Telephone: (954) 893-7874  
Facsimile: (888) 235-0017  
Designated Service E-Mail:  
Pleadings@HowardLaw.com  
By: /s/ Matthew B. Klein  
Matthew B. Klein, Esq.  
Florida Bar No.: 73529  
E-Mail: Matthew@HowardLaw.com  
October 3, 10, 202525-01845M

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TAX DEEDS

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THIRD INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-5097 Tax Deed #:2025TD000149 NOTICE IS HEREBY GIVEN that MERIDIAN TAX the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-5097 Year of Issuance 2023 Description of Property LOT 2 BLK 41 1ST ADD TRAILER ESTATES PI#67802.0000/9 Parcel ID Number 6780200009 Property Address: 6904 TARPON LN BRADENTON, FL 34207 Names in which assessed: DANIEL L CHURCH All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025
25-01731M

THIRD INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-3184 Tax Deed #:2025TD000137 NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2023 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-3184 Year of Issuance 2023 Description of Property UNIT 6124 PEBBLE SPRINGS CLUSTER III CONDO AMENDED PI#37828.1550/4 Parcel ID Number 3782815504 Property Address: 6124 7TH AVE W BRADENTON, FL 34209 Names in which assessed: CHARLES MICHAEL FANNON, KATHE TUPIN FANNON, KATHY TUPIN FANNON All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025
25-01742M

THIRD INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-1622 Tax Deed #:2025TD000131 NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2023 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-1622 Year of Issuance 2023 Description of Property BEG FROM NW COR OF LOT Z, ELWOOD PARK TOWNSITE, RUN 50 FT SE ALG RD BET LOTS Z & A, TH 150 FT SW, 50 FT NW, 150 FT NE TO POB. ALSO DESC AS PER BDRY AGREEMENT AND RECIPROCAL CONVEYANCE SET OUT IN BOOK 472 P 322 AS: BEG AT THE NORTHERNMOST COR OF LOT Z OF ELWOOD PARK; RUN TH SELY ALG THE NLY BORDER OF SD LOT, A DIST OF 50 FT; RUN TH SWLY PARALLEL WITH NWLY BDRY OF SD LOT A DIST OF 150 FT, M/L TO THE SWLY BDRY OF SD LOT; RUN TH NWLY ALG THE SWLY BDRY OF SD LOT, A DIST OF 50 FT TO THE WESTERNMOST COR OF SD LOT; RUN TH NELY ALG THE NWLY BDRY OF SD LOT, A DIST OF 150 FT, M/L TO THE POB: TOGETHER WITH ELY 1/2 OF VACATED ST [INSERT & N 1/2 OF VACATED ST LYING S OF THE ABOVE DESC PARCEL. ] (OR 1407 P 7502) PI#14243.0000/0 Parcel ID Number 1424300000 Property Address: 2220 51ST BLVD E BRADENTON, FL 34208 Names in which assessed: MCFARLAND, TISHA ELIZABETH (HESS), MERLE C QUANDT, TISHA ELIZABETH HESS MCFARLAND All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025
25-01736M

THIRD INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-193 Tax Deed #:2025TD000133 NOTICE IS HEREBY GIVEN that MERIDIAN TAX the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-193 Year of Issuance 2023 Description of Property LOTS 6,7 BLK 32 PLAT OF MYAKKA CITY ORB 622 PGS 495,496 PI#1840.0000/8 Parcel ID Number 1840000008 Property Address: 10440 WAUCHULA RD MYAKKA CITY, FL 34251 Names in which assessed: MICHELLE BENNETT All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025
25-01738M

THIRD INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-3209 Tax Deed #:2025TD000160 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 07 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-3209 Year of Issuance 2023 Description of Property UNIT 20 BLK G PHASE E, ALSO CARPORT T PINE BAY FOREST CONDO PI#38448.0605/3 Parcel ID Number 3844806053 Property Address: 7518 4TH AVE W BRADENTON, FL 34209 Names in which assessed: CATHERINE RATVAY, GREGORY M SAWCHUK All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025
25-01753M

THIRD INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-2719 Tax Deed #:2025TD000157 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 09 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-2719 Year of Issuance 2023 Description of Property UNIT 402 LAGUNA AT RIVIERA DUNES II, A CONDO PI#25816.3130/9 Parcel ID Number 2581631309 Property Address: 606 RIVIERA DUNES WAY APT 402 PALMETTO, FL 34221 Names in which assessed: RODERICK MCKENNEY, WANDA BROWN All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025
25-01751M

THIRD INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-5520 Tax Deed #:2025TD000151 NOTICE IS HEREBY GIVEN that SKLAC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-5520 Year of Issuance 2023 Description of Property UNIT 104 SOUTH BLDG THE CASTILLIAN CONDO TOGETHER WITH ASSIGNED PARKING SPACE #12 AND STORAGE SPACE #8 PI#80073.0175/0 Parcel ID Number 8007301750 Property Address: 4525 GULF OF MEXICO DR APT 104 LONGBOAT KEY, FL 34228 Names in which assessed: DAVID J BREWER, PAIGEN BREWER All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025
25-01734M

THIRD INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-287 Tax Deed #:2025TD000159 NOTICE IS HEREBY GIVEN that FIG 20 LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-287 Year of Issuance 2023 Description of Property TRACT 59 LESS E 702.58 FT; ALSO THE S 20 FT OF E 702.58 FT OF TRACT 59 WATERBURY GRAPEFRUIT TRACTS SUB OF SEC PI#3147.4700/7 Parcel ID Number 314747007 Property Address: 4748 VERNA BETHANY RD MYAKKA CITY, FL 34251 Names in which assessed: RONALD L BUTRUM JR All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025
25-01752M

THIRD INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-2620 Tax Deed #:2025TD000134 NOTICE IS HEREBY GIVEN that SKILAC SB MUNI CUST the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-2620 Year of Issuance 2023 Description of Property LOTS 366,367,368; ALSO THE E1/2 OF VACATED ALLEY LY W OF LOT 366 WASHINGTON PARK UNITS 1, 2, 3 & 4 PI#25114.0000/0 Parcel ID Number 2511400000 Property Address: 415 29TH ST E PALMETTO, FL 34221 Names in which assessed: DAVID L SIMPSON, SHERRYE SIMPSON All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025
25-01739M

THIRD INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-1889 Tax Deed #:2025TD000132 NOTICE IS HEREBY GIVEN that SKILAC SB MUNI CUST the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-1889 Year of Issuance 2023 Description of Property UNIT 5-D TARA PLANTATION GARDENS PHASE II PI#17315.3205/5 Parcel ID Number 1731532055 Property Address: 5465 FAIR OAKS ST BRADENTON, FL 34203 Names in which assessed: BURNETT M CAUDILL II, CELESTE SCOTT CAUDILL, MARSHALL & CELESTE CAUDILL LIVING TRUST U/A/D 6/18/24 All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025
25-01737M

THIRD INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2021-3760 Tax Deed #:2025TD000130 NOTICE IS HEREBY GIVEN that CERTMAX LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2021-3760 Year of Issuance 2021 Description of Property LOT 1, ELMORE PROPERTY, LESS H/W R/W AS DESC IN OR 205/372, LOTS 2,3; LESS OR 706 P 70; SUBJ TO DRIVEWAY EASMTS DESC IN OR 999 P 7 & OR 999 P 13; ALSO LESS OR 2097/2532 DESC AS FOLLOWS: LOT 1, LESS THE S 300 FT, LOT 2, LESS THE S 300 FT & LOT 3, LESS THE S 315 FT OF THE W 160 FT & LESS THE S 300 FT OF THE E 6.5 FT OF SD LOT 3 ELMORE PROPERTY; TOGETHER WITH THE S 300 FT OF THE E 140 FT OF LOT 1, LESS THE S 18 FT OF THE E 7.3 FT FOR THE DOT R/W; THE W 1.5 FT OF THE S 300 FT OF LOT 1; THE S 300 FT OF LOT 2; THE E 6.5 FT OF THE S 300 FT OF LOT 3, PLAT OF ELMORE PROPERTY AS REC IN PB 4 PG 79A, BEING THE SAME PROPERTY DESC AS FOLLOWS: BEG AT THE NE COR OF LOT 1, ELMORE PROPERTY SUB AS REC IN PB 4 PG 79A, OF THE PRMCF; TH S 89 DEG 35 MIN 30 SEC W, ALG THE N LN OF SD SUB, 499.50 FT TO THE NW COR OF LOT 3, OF SD SUB; TH S 00 DEG 17 MIN 34 SEC E, ALG THE W LN OF SD LOT 3, A DIST OF 326.45 FT; TH N 89 DEG 31 MIN 30 SEC E, 135.00 FT; TH S 00 DEG 17 MIN 34 SEC E, 315.00 FT TO THE N R/W LN OF STATE RD 684; TH N 89 DEG 31 MIN 30 SEC E, ALG SD N R/W/L, 357.20 FT; TH N 00 17 MIN 34 SEC W, 18.00 FT; TH N 89 DEG 31 MIN 30 SEC E, 7.30 FT; TH N 00 DEG 17 MIN 34 SEC W, ALG THE E LN OF LOT 1, 622.87 FT TO THE POB; SUBJ TO EASMTN REC IN OR 706/74. PI#49280.0005/9 Parcel ID Number 4928000059 Property Address: MAIN ST BRADENTON, FL 34207 Names in which assessed: TOYS R US-DELAWARE INC All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025
25-01733M

THIRD INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-4167 Tax Deed #:2025TD000138 NOTICE IS HEREBY GIVEN that CERTMAX LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4167 Year of Issuance 2023 Description of Property LOT 19 BLK 39 HOLIDAY HEIGHTS SECOND ADD PI#53079.0000/0 Parcel ID Number 5307900000 Property Address: 5018 24TH ST W; UNIT B BRADENTON, FL 34207 Names in which assessed: DANIEL J CHRISTIANSON, LEANNE M CHRISTIANSON All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025
25-01743M

THIRD INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-2602 Tax Deed #:2025TD000156 NOTICE IS HEREBY GIVEN that FIG 20 LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-2602 Year of Issuance 2023 Description of Property N 18 FT OF E 60 FT OF LOT 133 & E 60 FT OF LOTS 134 & 135 WASHINGTON PARK UNITS 1, 2, 3 & 4 PI#24994.0000/6 Parcel ID Number 2499400006 Property Address: 411 27TH ST E PALMETTO, FL 34221 Names in which assessed: MIGUEL A RESENDEZ All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025
25-01750M

THIRD INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-3372 Tax Deed #:2025TD000161 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 08 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-3372 Year of Issuance 2023 Description of Property LOT 30 MAMIE-G SUB PI#42146.1150/3 Parcel ID Number 4214611503 Property Address: 3009 21ST AVE W BRADENTON, FL 34205 Names in which assessed: DONNA CECCHETTI, RICHARD CECCHETTI All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025
25-01754M

THIRD INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-2995 Tax Deed #:2025TD000136 NOTICE IS HEREBY GIVEN that SKILAC SB MUNI CUST the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-2995 Year of Issuance 2023 Description of Property THE E 185 FT OF SAID LOT 4 BLK A BROBERG PLAT PI#31903.0000/8 Parcel ID Number 3190300008 Property Address: 210 15TH ST E BRADENTON, FL 34208 Names in which assessed: 5950 SBA LOAN 1 LLC All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025
25-01741M

THIRD INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-1937 Tax Deed #:2025TD000155 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 03 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-1937 Year of Issuance 2023 Description of Property LOT 126 HARBORAGE ON BRADEN RIVER PHASE II PI#17357.1725/9 Parcel ID Number 1735717259 Property Address: 5638 SIMONTON ST BRADENTON, FL 34203 Names in which assessed: GILLETTE FIVE LLC All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025
25-01749M

THIRD INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-5473 Tax Deed #:2025TD000150 NOTICE IS HEREBY GIVEN that MERIDIAN TAX the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-5473 Year of Issuance 2023 Description of Property UNIT 12 NAUTILUS LONGBEACH PI#78079.0065/4 Parcel ID Number 7807900654 Property Address: 7065 GULF OF MEXICO DR APT 12 LONGBOAT KEY, FL 34228 Names in which assessed: SUSAN P TOBIAS, THOMAS S TOBIAS All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025
25-01732M

THIRD INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-1461 Tax Deed #:2025TD000153 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 08 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-1461 Year of Issuance 2023 Description of Property LOT 1 HIDDEN LAGOON PI#11793.1005/9 Parcel ID Number 1179310059 Property Address: 3111 PINE ST BRADENTON, FL 34208 Names in which assessed: DORELIEEN INC All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025
25-01747M

THIRD INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-1898 Tax Deed #:2025TD000154 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 04 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-1898 Year of Issuance 2023 Description of Property LOT 38 TAILFEATHER WAY AT TARA PI#17315.6590/9 Parcel ID Number 1731565909 Property Address: 6626 TAILFEATHER WAY BRADENTON, FL 34203 Names in which assessed: PAMELA MILLER, PAUL GARDNER All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025
25-01748M

THIRD INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-5533 Tax Deed #:2025TD000152 NOTICE IS HEREBY GIVEN that CANAL TAX the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-5533 Year of Issuance 2023 Description of Property UNIT 7 TRACT F LONGBOAT KEY CASA DEL MAR INC PI#80122.1460/0 Parcel ID Number 8012214600 Property Address: 4621 GULF OF MEXICO DR UNIT 7F LONGBOAT KEY, FL 34228 Names in which assessed: DARIN ROW, KATHLEEN LARRISON All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025
25-01735M



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

SECOND INSERTION	
<b>NOTICE OF PUBLIC SALE</b> Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: Facility Address 5225 Caruso Road, Bradenton, FL 34203 Phone Number 941-216-0233 Time of Sale October 23, 2025 @ 11am Kristy Weinberg Household The auction will be listed and advertised on www.storagetreasures.com Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. October 3, 10, 2025	
25-01818M	

THIRD INSERTION	
<b>NOTICE OF ACTION FOR PUBLICATION</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA <b>Case No.: 2025 DR 2104</b> <b>Division: 4</b> <b>IN RE: TERMINATION OF PARENTAL RIGHTS FOR PROPOSED ADOPTION OF DALLAS RAY FOLLETT Minor Child.</b> TO: Kylee Lauren Follett DOB: 09/09/1999 Age: 26 Race: White Hair Color: Brown Eye Color: Brown Height: 5'7 Weight: 180 lbs Date of Birth of minor children: 12/29/2021 Place of Birth of minor child: Sarasota County, Florida YOU ARE NOTIFIED that an action for JOINT PETITION GRANDPARENT'S ADOPTION AND TERMINATION OF PARENTAL RIGHTS has been filed against you. You are required to serve a copy of your written defenses, if any, to this action on Tinley M. Rudd, Esq., Petitioner's attorney, whose address is 2127 Ringling Blvd, Suite 103, Sarasota, Florida 34237, on or before 10/29/2025, and file the original with	
the clerk of this court at Manatee County Courthouse, 1115 Manatee Ave W., Manatee, Florida 34205, either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the petition. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanction, including dismissal or striking of pleadings. If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. DATED this 17TH day of September, 2025. CLERK OF THE CIRCUIT COURT By:/s/ Deputy Clerk Sept. 26; Oct. 3, 10, 17, 2025	
25-01774M	

THIRD INSERTION	
<b>NOTICE OF ACTION TERMINATION OF PARENTAL RIGHTS</b> IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY <b>CASE NO. 2025-DP-003 Div.J</b> <b>IN THE INTEREST OF: N.B. DOB: 12/25/2024, MINOR CHILD</b> TO: Tijuana Booth, address unknown YOU ARE HEREBY NOTIFIED that the State of Florida, Department of Children and Families, has filed a Petition to terminate your parental rights	
and permanently commit the following child for adoption: N.B. born on 12/25/2024. You are hereby commanded to appear on October 20, 2025 , at 9:00 AM before the Honorable Lon Arrend at the Manatee Courthouse, Manatee County Judicial Center Courtroom 8B 1051 Manatee Ave. W Bradenton, FL 34205, for an ADVISORY HEARING. FAILURE TO PERSONALLY APPEAR AT THIS ADVISORY HEARING CONSTITUTES CONSENT TO THE TERMINATION OF PARENTAL RIGHTS OF THIS CHILD (OR CHILDREN). IF YOU FAIL TO APPEAR	

FOURTH INSERTION	
<b>NOTICE OF ACTION TO QUIET TITLE TO REAL PROPERTY AND TO DECLARE TRUST TERMS AND DETERMINE TRUST BENEFICIARY</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA <b>CASE NO.: 2025 CA 002012</b> <b>ALICE M. LOWE, as Personal Representative of the Estate of Margaret A. Lowe, Plaintiff, v. UNKNOWN BENEFICIARIES AND PARTIES CLAIMING THROUGH The Thomas P. and Alice L. Geoghegan Joint Trust Agreement dated August 9, 1994, Defendant(s).</b> TO: Unknown Beneficiaries and Parties Claiming Through the Thomas P. And Alice L. Geoghegan Joint Trust Agreement Dated August 9, 1994 YOU ARE HEREBY NOTIFIED that an action has been commenced	
to declare trust terms of the Thomas P. And Alice L. Geoghegan Joint Trust Agreement Dated August 9, 1994, and to determine that Margaret A. Lowe is the sole beneficiary of the trust estate, including the real property commonly known as 6915 7th Ave. W. Bradenton, Florida 34209-3409; and YOU ARE HEREBY FURTHER NOTIFIED that the action seeks to quiet title to the following real property, lying and being and situated in Manatee County, Florida, more particularly described as follows: Unit 6019, Section 10, Village Green of Bradenton Condominium, according to the Declaration of Condominium recorded in O.R. Book 960, Page 849, inclusive, as per plat thereof as recorded in Condominium Book 9, Pages 176, 177 and 178, of the Public Records of Manatee County, Florida. more commonly known as 6915 7th Ave. W. Bradenton, Florida	

THIRD INSERTION	
<b>NOTICE OF ACTION BY PUBLICATION</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA <b>CASE NO.: 2025 CA 001559</b> <b>LARRY JAMES BOWEN, Plaintiff, v. KAJAINE ESTATES, LLC, FCI LENDER SERVICES, INC. MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AND ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT TITLE, OR INTEREST IN THE PROPERTY, LOAN, OR MORTGAGE DESCRIBED HEREIN, Defendants.</b> TO: ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT TITLE, OR INTEREST IN THE PROPERTY, LOAN, OR	
MORTGAGE DESCRIBED HEREIN; YOU ARE HEREBY notified that an action seeking to quiet title against the named Defendants and to extinguish the encumbrance through the mortgage recorded on December 7, 2004 at Official Records Instrument Number: 200441002050655 in the Public Records of Manatee County, Florida, upon the following described real property located in MANATEE County, Florida: 612 13th Ave W, Bradenton, FL 34205 Lot 8, less the West 6 feet, Block C, Subdivision of the SE ¼ of the NW ¼ of the NE ¼ HORTONS SUBDIVISION according to the map or plat thereof as recorded in Plat Book 1, Page 134, Public Records of Manatee County, Florida. And Lot 10, Block C as shown on map of the Subdivision of the SE ¼ of NW ¼ of NE ¼ of Section 35, Township 34 South, Range 17 East, recorded in the Office of the Clerk of the Circuit Court for Manatee County, Florida in Volume 1 of Maps at Page 134. And	

SECOND INSERTION	
<b>NOTICE OF PUBLIC SALE</b> Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: Extra Space Storage, 3708 Manatee Ave W Bradenton, FL 34205 on 10/23/25 at 9: 30 AM Asa Elliott- Tvs tables furniture clothes Tzu Wei Lin- Household Goods/Furniture Tyler Olson- Household Kaitlyn Dupre- household item, clothing boxes The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. October 3, 10, 2025	
25-01820M	

THIRD INSERTION	
<b>NOTICE OF ACTION TERMINATION OF PARENTAL RIGHTS</b> IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY <b>CASE NO. 2023-DP-306 DIV. J</b> <b>IN THE INTEREST OF: R.R.H. DOB: 9/29/2017, MINOR CHILD</b> TO: Russell Hill, address unknown YOU ARE HEREBY NOTIFIED that the State of Florida, Department of Children and Families, has filed a Petition to terminate your parental rights and permanently commit the following child for adoption: R.R.H. born on 9/29/2017. You are hereby commanded to appear on December 1, 2025, at 10:30 AM before the Honorable Gilbert A. Smith, Jr. at the Manatee County Judicial Center Courtroom 3A 1051 Manatee Ave. W Bradenton, Florida 34206, for an ADVISORY HEARING. FAILURE TO PERSONALLY APPEAR AT THIS ADVISORY HEARING CONSTITUTES CONSENT TO THE TERMINATION OF PARENTAL RIGHTS OF THIS CHILD (OR CHILDREN). IF YOU FAIL TO APPEAR	
ON THE DATE AND TIME SPECIFIED, YOU MAY LOSE ALL LEGAL RIGHTS AS A PARENT TO THE CHILD OR CHILDREN NAMED IN THIS NOTICE. If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. WITNESS, my hand as Clerk of said Court and the Seal thereof, this 24 day of September, 2025. Angelina Colonnese Manatee County Clerk of The Circuit Court By:/s/ C. Gaskin As Deputy Clerk Sept. 26; Oct. 3, 10, 17, 2025	
25-01811M	

THIRD INSERTION	
<b>NOTICE OF ACTION TERMINATION OF PARENTAL RIGHTS</b> IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY <b>CASE NO. 2025-DP-003 Div.J</b> <b>IN THE INTEREST OF: N.B. DOB: 12/25/2024, MINOR CHILD</b> TO: Tijuana Booth, address unknown YOU ARE HEREBY NOTIFIED that the State of Florida, Department of Children and Families, has filed a Petition to terminate your parental rights	
immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. WITNESS, my hand as Clerk of said Court and the Seal thereof, this 17 day of September, 2025. Angelina M. Colonnese, Clerk of Court By:/s/ C. Hoatland Deputy Clerk Sept. 26; Oct. 3, 10, 17, 2025	
25-01756M	

FOURTH INSERTION	
<b>NOTICE OF ACTION TO QUIET TITLE TO REAL PROPERTY AND TO DECLARE TRUST TERMS AND DETERMINE TRUST BENEFICIARY</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA <b>CASE NO.: 2025 CA 002012</b> <b>ALICE M. LOWE, as Personal Representative of the Estate of Margaret A. Lowe, Plaintiff, v. UNKNOWN BENEFICIARIES AND PARTIES CLAIMING THROUGH The Thomas P. and Alice L. Geoghegan Joint Trust Agreement dated August 9, 1994, Defendant(s).</b> TO: Unknown Beneficiaries and Parties Claiming Through the Thomas P. And Alice L. Geoghegan Joint Trust Agreement Dated August 9, 1994 YOU ARE HEREBY NOTIFIED that an action has been commenced	
34209-3409, This action has been filed against you and you are required to serve a copy of your written defense, if any, upon George Parpas, Esquire, Williams Parker Harrison Dietz & Getzen, Attorneys for Plaintiff, whose address is 50 Central Avenue, Eighth Floor, Sarasota, Florida 34236, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before with service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint. In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar	
Lawyer Referral Service at (800) 342-8011. If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. WITNESS my hand and seal of this Court on the 15TH day of September, 2025. Angelina Colonnese Circuit and County Courts By:/s/ Kris Gaffney Deputy Clerk 9221332.v1 Sept. 19, 26; Oct. 3, 10, 2025	
25-01693M	

THIRD INSERTION	
<b>NOTICE OF ACTION BY PUBLICATION</b> IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA <b>CASE NO.: 2025 CA 001559</b> <b>LARRY JAMES BOWEN, Plaintiff, v. KAJAINE ESTATES, LLC, FCI LENDER SERVICES, INC. MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AND ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT TITLE, OR INTEREST IN THE PROPERTY, LOAN, OR MORTGAGE DESCRIBED HEREIN, Defendants.</b> TO: ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT TITLE, OR INTEREST IN THE PROPERTY, LOAN, OR	
do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011. If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. WITNESS my hand and seal of this Court on this 22nd day of September, 2025. Angelina M. Colonnese Clerk of the Circuit Court 1115 Manatee Avenue West Bradenton, Florida 34205-7803 By: As: Deputy Clerk Sept. 26; Oct. 3, 10, 17, 2025	
25-01795M	

SECOND INSERTION	
<b>NOTICE OF PUBLIC SALE</b> Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: Extra Space Storage, 5305 Manatee Ave W Bradenton, FL 34205 Phone: 561-288-4405 on 10-23-2025 at 9: 30 AM Tenant - Liz Mannon -trailer for lawn equip Chiquita Lashone James-TVs; small household items, clothes Dayana Alejandra Alvarez Mayora-Household Items Chastity Hope-Household Goods/Furniture The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. October 3, 10, 2025	
25-01821M	

THIRD INSERTION	
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-3374 Tax Deed #:2025TD000162 NOTICE IS HEREBY GIVEN that MERIDIAN TAX the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-3374 Year of Issuance 2023 Description of Property E 20 FT OF LOT 18 AND AMP; W 40 FT OF LOT 19 BLENKHORN SUB PI#42260.0000/0 Parcel ID Number 4226000000 Property Address: 1810 19TH AVE W BRADENTON, FL 34205 Names in which assessed: EDWARD M BARKOWSKI, SANDRA LEE KERWIN All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025	
25-01755M	

THIRD INSERTION	
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-2841 Tax Deed #:2025TD000135 NOTICE IS HEREBY GIVEN that SKILAC SB MUNI CUST the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-2841 Year of Issuance 2023 Description of Property N1/2 OF LOT 2 BLK 3 WILLIS ADD PI#27779.0000/8 Parcel ID Number 2777900008 Property Address: 516 7TH AVE W; APT 1 PALMETTO, FL 34221 Names in which assessed: FRANK EKEZOKHAE JR All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025	
25-01740M	

THIRD INSERTION	
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-4427 Tax Deed #:2025TD000139 NOTICE IS HEREBY GIVEN that CANAL TAX SB MUNI CUST the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4427 Year of Issuance 2023 Description of Property LOT 11 BLK E CASA LOMA MOBILEHOME SUB PI#55897.1630/6 Parcel ID Number 5589716306 Property Address: 305 51ST AVE E BRADENTON, FL 34203 Names in which assessed: GREGORY ATKINSON, TAMMY ATKINSON All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025	
25-01744M	

THIRD INSERTION	
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-1524 Tax Deed #:2025TD000104 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 06 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-1524 Year of Issuance 2023 Description of Property LOTS 11,12 BLK D BRADEN MANOR, AS PER THE PLAT THEREOF RECORDED IN PLAT BOOK 4, PAGE 66 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FL PI#13365.0000/2 Parcel ID Number 1336500002 Property Address: 808 24TH ST E BRADENTON, FL 34208 Names in which assessed: ANGELA LOVE, ARNETTA BUNDRAGE, BENNY BUNDRAGE, CHRISTINE HILL, ELOISE MCADAMS, GREGORY MITCHELL, HERMAN ROBINSON, HUBERT ROBINSON, J W ROBINSON, LAVONNE PRICE, MARVA J MITCHELL, MARVA JEAN MITCHELL, TANGELA LOVE, YVONNE WELCH All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025	
25-01746M	

THIRD INSERTION	
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Certificate Number: 2023-4473 Tax Deed #:2025TD000140 NOTICE IS HEREBY GIVEN that CERTMAX LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4473 Year of Issuance 2023 Description of Property COM 25 FT E OF SW COR OF NW1/4 OF SE1/4 OF NE1/4, OF SEC 13, TWN 35S, RNG 17E, FOR A POB; TH RUN N 77 FT, TH N 89 DEG 41 MIN 10 SEC E, 141 FT; TH S 77 FT; TH S 89 DEG 41 MIN 10 SEC W, 141 FT TO POB. (1999/287) PI#57509.0000/2 Parcel ID Number 5750900002 Property Address: 5533 12TH ST E BRADENTON, FL 34203 Names in which assessed: AMANDA CARLENE THOMPSON, AMANDA THOMPSON All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025	
25-01745M	