

LEE COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION	
PUBLIC SALE	
Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 24381 S. Tamiami Trail, Bonita Springs, FL 34134 Phone: 239-251-7633 Auction Date 11/6/25 @11am Janet K Herrington Household Items	
The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.	
October 17, 24, 2025	25-04063L

FIRST INSERTION	
Notice Under Fictitious Name Law According to Florida Statute Number 865.09	
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of The Learning Experience Fort Myers located at 6080 Jonathans Bay Dr in the City of Fort Myers, Lee County, FL 33908 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.	
Dated this 15th day of October, 2025. Rising Minds Academy Fort Myers LLC	
October 17, 2025	25-04129L

FIRST INSERTION	
Notice Under Fictitious Name Law According to Florida Statute Number 865.09	
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Residences at Maravilla located at 1915 Maravilla Ave in the City of Fort Myers, Lee County, FL 33901 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.	
Dated this 13th day of October, 2025. TV 1915 Maravilla, LLC	
October 17, 2025	25-04124L

FIRST INSERTION	
NOTICE OF ADMINISTRATIVE COMPLAINT	
To: WISTANE JUIN Case: CD202505888/D 3224704/3402255 An Administrative Complaint to suspend your license(s) and eligibility for licensure has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708 Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law.	
Oct. 17, 24, 31; Nov. 7, 2025	25-04061L

FIRST INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	
Tax Deed #:2025001632 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-00042 Year of Issuance 2023 Description of Property LOTS 50 AND 51, BLOCK 5464, UNIT 90, CAPE CORAL, A SUBDIVISION, AS RECORDED IN PLAT BOOK 24, PAGES 12 THROUGH 29, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 13-43-22-C3-05464.0510 Names in which assessed: TSAVO GROUP, INC. All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.	
Oct. 17, 24, 31; Nov. 7, 2025	25-04019L

FIRST INSERTION	
PUBLIC SALE	
Extra Space Storage, on behalf of itself or its affiliates, Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:11301 Bonita Beach Rd SE, Bonita Springs, FL 34135, November 6th, 2025, at 12:30 PM Suali Mendez - Sporting Goods	
The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.	
October 17, 24, 2025	25-04062L

FIRST INSERTION	
NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES	
NOTICE IS HEREBY GIVEN that Cody Gravette / SOUTHERN DEMOLITION LLC will engage in business under the fictitious name SOUTHERN CONTRACTING, with a physical address 2275 Bruner Ln #5 Ft Myers, FL 33912, with a mailing address 5971 Poetry Ct North Ft Myers, FL 33903, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.	
October 17, 2025	25-04084L

FIRST INSERTION	
Notice Under Fictitious Name Law According to Florida Statute Number 865.09	
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Peter's German Cafe located at 1412 Dean Street, Suite 100 in the City of Fort Myers, Lee County, FL 33901 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.	
Dated this 8th day of October, 2025. Stefan Weiss, Marika Weiss	
October 17, 2025	25-04068L

FIRST INSERTION	
NOTICE OF PUBLIC SALE	
The following personal property of Daniel Lowell Cooper, Jamii Michelle Cooper and Walter Eugene Keim, Jr will on the 31st day of October 2025 at 11:00 a.m., on property at 32 Fletcher Drive, Lot #6, North Ft. Myers, Lee County, Florida 33903, in Southwind Village, be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109: Year/Make: 1982 BILT Mobile Home VIN Nos.: KBFLSNA243303/ KBFLSNB243303 Title Nos.: 21633585/21633584 And All Other Personal Property Therein	
PREPARED BY: Rosia Sterling Lutz, Bobo & Telfair, P.A. 2155 Delta Blvd, Suite 210-B Tallahassee, Florida 32303	
October 17, 24, 2025	25-04065L

FIRST INSERTION	
NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES	
NOTICE IS HEREBY GIVEN that Rinald Turhani / FRANKLIN HOMES 239 INC will engage in business under the fictitious name VETRA DEVELOPMENT, with a physical address 3708 Sw 19th ave Cape Coral, FL 33914, with a mailing address 3708 Sw 19th ave Cape Coral, FL 33914, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.	
October 17, 2025	25-04067L

FIRST INSERTION	
Notice Under Fictitious Name Law According to Florida Statute Number 865.09	
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of American University of Creativity and Innovation located at 8660 College Pkwy, Ste 60 in the City of Fort Myers, Lee County, FL 33919 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.	
Dated this 13th day of October, 2025. American University of Creativity and Innovation LLC	
October 17, 2025	25-04125L

FIRST INSERTION	
PUBLIC SALE	
Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 28239 S. Tamiami Trl Bonita Springs, FL 34134 November 6th, 2025 at 9:45am Bryan Josue Granados Tools	
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 17, 24, 2025	25-04083L

FIRST INSERTION	
Notice Under Fictitious Name Law According to Florida Statute Number 865.09	
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Acustrat located at 1407 SE 40TH STREET in the City of Cape Coral, Lee County, FL 33904 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.	
Dated this 13th day of October, 2025. Nicholas Zivkovic Acustrat, LLC	
October 17, 2025	25-04123L

FIRST INSERTION	
Notice Under Fictitious Name Law According to Florida Statute Number 865.09	
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of MDS Embroidery located at 1331 Lavin Lane in the City of Fort Myers, Lee County, FL 33917 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.	
Dated this 10th day of October, 2025. Coyote T-Shirts & More, LLC	
October 17, 2025	25-04118L

FIRST INSERTION	
Fictitious Name Notice	
Notice is hereby given that Florida's Finest Industries, Inc, desiring to engage in business under the fictitious name of Flood Safe located at 16141 Old US 41, Fort Myers, FL, 33912 intends to register the said name in Lee County with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.	
October 17, 2025	25-04085L

FIRST INSERTION	
Notice of Sale	
Pursuant to Florida Statute 713.585 F.S. United American Lien & Recovery as agent w/ power of attorney will sell the following vehicle(s) to the highest bidder; net proceeds deposited with the clerk of court; owner/lienholder has right to hearing and post bond; owner may redeem vehicle for cash sum of lien; inspect 1 week prior @ the lienor facility; cash or cashier check; any person interested ph (954) 563-1999 Sale Date November 7th 2025 @ 10:00 AM at each individual repair facility. 41228 2011 BMW VIN#: WBAPK7G-59BNN86462 Repair Facility: Midas of Fort Myers 4608 S Cleveland Ave Fort Myers 239-728-5070 Lien Amt \$2,266.44 41229 2016 Jeep VIN#: 1C4PJLDB9GW184158 Repair Facility: Cape Coral Dodge Chrysler Jeep Ram 2200 NE Pine Island Rd Cape Coral 239-500-0000 Lien Amt \$5,072.49 41230 2012 Jeep VIN#: 1C4AJWAG-0CL233637 Repair Facility: Cape Coral Dodge Chrysler Jeep Ram 2200 NE Pine Island Rd Cape Coral 239-500-0000 Lien Amt \$5,383.33	
October 17, 2025	25-04066L

FIRST INSERTION	
Notice Under Fictitious Name Law According to Florida Statute Number 865.09	
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Biscotti's Cafe located at 15751 SAN CARLOS BLVD STE 1 in the City of FORT MYERS, Lee County, FL 33908 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.	
Dated this 10th day of October, 2025. ALAN RUSSO, LLC	
October 17, 2025	25-04117L

FIRST INSERTION

STONEYBROOK COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF FISCAL YEAR 2026 MEETINGS

The Board of Supervisors ("Board") of the Stoneybrook Community Development District ("District") will hold Regular Meetings for Fiscal Year 2026 at the Stoneybrook Community Center, 11800 Stoneybrook Golf Boulevard, Estero, Florida 33928 on the following dates and times:

October 28, 2025 at 9:00 a.m.
November 24, 2025 at 9:00 a.m.
December 9, 2025 at 9:00 a.m.
January 27, 2026 at 9:00 a.m.
February 24, 2026 at 6:00 p.m.
March 24, 2026 at 9:00 a.m.
April 28, 2026 at 9:00 a.m.
May 26, 2026 at 6:00 p.m.
June 23, 2026 at 9:00 a.m.
July 28, 2026 at 9:00 a.m.
August 25, 2026 at 6:00 p.m.
September 22, 2026 at 9:00 a.m.

The purpose of the meetings is for the Board to consider any business which may properly come before it. The meetings are open to the public and will be conducted in accordance with the provision of Florida Law for Community Development Districts. The meetings may be continued to a date, time, and place to be specified on the record at the meetings. There may be occasions when one or more Supervisors or staff will participate by telephone. A copy of the agenda for the meetings may be obtained by contacting the offices of the District Manager, Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (561) 571-0010, during normal business hours or by visiting the District's website http://www.stoneybrookesteroecd.com/.	
Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at the meetings because of a disability or physical impairment should contact the District Office at (561) 571-0010 at least 48 hours prior to the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.	

A person who decides to appeal any decision made at the meetings with respect to any matter considered at the meetings is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.	
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District Manager	
October 17, 2025	25-04122L

FIRST INSERTION	
NOTICE OF ACTION WITH MAILING	
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA Case No.: 25-DR-5035 Division: Family IN THE MATTER OF THE ADOPTION OF : THATCHER WILLIAM JONES TO: SEAN D CROY, 2275 Central Ave #39, Fort Myers, FL 33901 YOU ARE HEREBY NOTIFIED that a Complaint or other related relief has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Petitioner's Counsel Timothy P. Culhane, Esq., at the Law Firm of LANDMARK LAW, located at 3949 Evans Avenue, Suite 300B, Fort Myers, Florida 33901 on or before November 17, 2025 and file the original with the clerk of this Court at Lee County Clerk of Court, 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901 before service on Plaintiff's Counsels or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition. Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. This matter will be ran in the Business Observer. Dated: 10/08/2025 KEVIN C. KARNES Clerk of the Court (SEAL) By: E Bakelman Deputy Clerk	
/s/ Timothy P. Culhane Timothy P. Culhane 3949 Evans Avenue, Suite 300B Fort Myers, Florida 33901 Fla. Bar No. 124657 Oct. 17, 24, 31; Nov. 7, 2025	25-04074L

FIRST INSERTION	
NOTICE OF PUBLIC SALE:	
Master Touch Auto Repair Inc. DBA Master Touch Auto Body (239) 574-6711 gives Notice of Foreclosure of Lien and intent to sell these vehicles on 11/13/2025 09:00 AM at 1508 Viscaya Pkwy , Cape Coral, FL 33990 pursuant to subsection 713.78 of the Florida Statutes. KND-MB5C13H6284424 2017 KIA SEDONA LX Charges for VIN KND-MB5C13H6284424 Storage Charges To Date: \$385.00 MILEAGE: \$13.75 LIEN RELEASE FEE: \$250.00 TOWING: \$215.00 ADMIN FEE: \$100.00 FLOOR DRY: \$25.00	
October 17, 2025	25-04064L

Melissa Barris, Esquire, Melissa@barris.law, 4513 Lee Blvd, Lehigh Acres, FL 33972 Oct. 17, 24, 31; Nov. 7, 2025	25-04075L
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FIRST INSERTION	
Notice Under Fictitious Name Law According to Florida Statute Number 865.09	
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of VIBESMITH located at 8177 Gull Ln in the City of Ft Myers, Lee County, FL 33967 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.	
Dated this 11th day of October, 2025. Matthew James	
October 17, 2025	25-04116L

FIRST INSERTION	
Notice of Public Sale	
Notice is hereby given that on November 13th, 2025 at 10:00 AM the following vehicles may be sold at public sale for cash for the amount owed on each vehicle to satisfy the lien for repairs, services, storage charges, and any administrative fees allowed pursuant to Florida Statute 713.585.As is. Where is. Title is not guaranteed. CASE:44271 2017 NISS VIN: JN8AY2N-F5H9304717 Lienor information & Sale Location:HERRERAS BEST TRUCK REPAIR LLC.MV102902. 212 8TH AVE.LEHIGH ACRES, FL 33936. Ph:239-703-4569 Total Lien \$10697.50 The customer/owner or any other person claiming an interest, or a lien may redeem the vehicle by satisfying the amount due in cash on or before the sale date and time. The customer/owner or any other person claiming an interest, or a lien has a right to file for a hearing prior to the date of sale with the clerk of the courts in the Lee County where the vehicle is held to determine whether the vehicle has been wrongfully taken or withheld from him or her. At any time before the date of sale Owner/Lienholder may recover the vehicle without instituting judicial proceedings by posting a bond as per 559.917 F.S. Net proceeds in excess of lien amount will be deposited with the clerk of courts pursuant to 713.585 F.S.	
October 17, 2025	25-04130L

FIRST INSERTION	
Fictitious Name Notice	
Notice is hereby given that Florida's Finest Industries, Inc, desiring to engage in business under the fictitious name of FloodSafe, located at 16141 Old US 41, Fort Myers, FL 33912 intends to register the said name in Lee County with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.	
October 17, 2025	25-04086L

--- ESTATE ---	
FIRST INSERTION	
NOTICE TO CREDITORS	
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT LEE COUNTY, FLORIDA PROBATE DIVISION File No: 25-CP-3044 Division: Probate IN RE: THE ESTATE OF WILLIAM JOE WILSON, Deceased.	

The Estate of WILLIAM JOE WILSON, deceased, whose date of death was September 10, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, File No. 25-CP-3044, which address is: Lee County Justice Center, 1st Floor, 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below. The date of first publication of this notice is October 17, 2025. All creditors and those having claims or demands against decedent's estate, including unmaturred, contingent or unliquidated claims, upon whom a copy of this notice has been served are required to file their claims with the above named court within the later of three (3) months after the date of the first publication of this notice or thirty (30) days after the date of service of a copy of this notice on them. All other creditors having claims or demands against decedent's estate, including unmaturred, contingent or unliquidated claims, are required to file their claims with the abovenamed court within three (3) months after the date of the first publication of this notice. 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. ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. Personal Representative: Helen Wilson 5011 SW 22nd Avenue Cape Coral, FL 33914 Attorney for Personal Representative: Jennifer M. Neilson Florida Bar No. 54986 NEILSON LAW, P.A. 829 SE 47th Terrace Cape Coral, Florida 33904 Office: (239) 443-3866 Email: jn@nlaw.us	
October 17, 24, 2025	25-04090L

TAX DEEDS

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001639 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-01085 Year of Issuance 2023 Description of Property LOTS 21 AND 22, BLOCK 4327, UNIT 61, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGES 4 TO 20, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 31-43-23-C2-04327.0210 Names in which assessed: DIANA RYAN, JOE RYAN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025
25-04024L

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001557 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-01342 Year of Issuance 2023 Description of Property LOTS 48 AND 49, BLOCK 3849, CAPE CORAL UNIT 53, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 19, PAGES 64 THROUGH 78, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 33-43-23-C4-03849.0480 Names in which assessed: STARO INVESTMENTS LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025
25-04025L

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001560 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-01416 Year of Issuance 2023 Description of Property LOTS 60 AND 61, BLOCK 2915, CAPE CORAL SUBDIVISION, UNIT 42, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 17, PAGES 32 THROUGH 44 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 34-43-23-C3-02915.0600 Names in which assessed: WATERLINE HOMES LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025
25-04026L

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001658 NOTICE IS HEREBY GIVEN that HMF FL E LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-08104 Year of Issuance 2023 Description of Property LOT 32, BLOCK D, LEGENDS GOLF AND COUNTRY CLUB - UNIT EIGHT, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 70, PAGE 40-47, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 28-45-25-13-0000D.0320 Names in which assessed: KWANGHYUN KIM, KWANG-HYUN P KIM All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025
25-04039L

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001655 NOTICE IS HEREBY GIVEN that HMF FL E LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-08376 Year of Issuance 2023 Description of Property LOT 2, BLOCK 23, SAN CARLOS PARK, GOLF COURSE SOUTH ADDITION, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 28, PAGES 7 AND 8, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 17-46-25-16-00023.0020 Names in which assessed: MOHAMED AL-DARSANI, MOHAMED ALDARSANI All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025
25-04040L

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001509 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-08547 Year of Issuance 2023 Description of Property LOT 22, SPRING RUN AT THE BROOKS PHASE V, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 65, PAGES 58 THROUGH 63, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 10-47-25-E4-13000.0220 Names in which assessed: ADAM VONPHILP, THOMAS M VONPHILP All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025
25-04043L

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001536 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-00109 Year of Issuance 2023 Description of Property LOTS 7 + 8, BLOCK 5423, CAPE CORAL SUBDIVISION, UNIT 90, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 24, PAGES 12 THROUGH 29, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 24-43-22-C3-05423.0070 Names in which assessed: V 2 V BUILDERS INC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025
25-04021L

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001628 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-00314 Year of Issuance 2023 Description of Property LOTS 53 AND 54, BLOCK 5241, UNIT 81, CAPE CORAL SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 24, PAGES 102 THROUGH 112, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 01-44-22-C2-05241.0530 Names in which assessed: TSAVO GROUP INC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025
25-04022L

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001524 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-03090 Year of Issuance 2023 Description of Property LOTS 44 AND 45, BLOCK 3936, CAPE CORAL UNIT 54, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGES 79 THROUGH 91, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 17-44-23-C2-03936.0440 Names in which assessed: INVESTO CAPE CORAL LOTS LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025
25-04030L

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001621 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-04069 Year of Issuance 2023 Description of Property LOT (S) 9 AND 10, BLOCK 5548, CAPE CORAL UNIT 84, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 24, PAGE(S) 30 THROUGH 48, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 19-43-24-C1-05548.0090 Names in which assessed: HERMAN ALTER All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025
25-04031L

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001533 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-04275 Year of Issuance 2023 Description of Property LOTS 13 AND 14, BLOCK 5631, UNIT 85, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 24, PAGES 49 THROUGH 58, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 20-43-24-C4-05631.0130 Names in which assessed: ALLISON ANDREA DELGADO, JUAN SEBASTIAN LEON All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025
25-04032L

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001629 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-07168 Year of Issuance 2023 Description of Property LOTS 2 AND 3, OF THAT CERTAIN SUBDIVISION KNOWN AS CAMPBELL ACRES, UNIT 2, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 25, PAGE 158, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 09-44-25-22-00000.0020 Names in which assessed: ROBERT L LEAL, ROBERT LEAL, SANDRA LEAL All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025
25-04036L

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001545 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-11156 Year of Issuance 2023 Description of Property LOTS 1 AND 2, BLOCK 38, UNIT 3, LEHIGH ACRES, SECTION 27, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 77, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 27-44-26-03-00038.0010 Names in which assessed: JOSE R CID, JOSE R CID GONZALEZ, OLGA Z GONZALEZ All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025
25-04048L

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025000772 NOTICE IS HEREBY GIVEN that MARTIN PICO APOLLO GROUP HOLDINGS, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-14389 Year of Issuance 2023 Description of Property LOT 1, BLOCK 233, NORTH PART OF UNIT 36, GREENBRIAR, SECTION 6, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 27, PAGE 56, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 06-44-27-02-00233.0010 Names in which assessed: LINDA M HARRIS All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/04/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Aug. 15, 22, 29; Sept. 5; Oct. 17, 2025
25-04080L

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001543 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-21429 Year of Issuance 2023 Description of Property LOT 17, BLOCK 84, UNIT 15, LEHIGH ACRES, SECTION 25, TOWNSHIP 45 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 18, PAGE 121, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-45-27-15-00084.0170 Names in which assessed: ALISENA JEAN-CHARLES, EZECK JEAN CHARLES, EZECK JEAN-CHARLES All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025
25-04060L

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001608 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-20025 Year of Issuance 2023 Description of Property LOT 48, BLOCK 73, UNIT 14, SECTION 14, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 146, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 14-45-27-14-00073.0480 Names in which assessed: ROSANNA CINQUEMANI-WILSON, ROSANNA M CINQUEMANI All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025
25-04056L

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001607 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-15673 Year of Issuance 2023 Description of Property LOT 22, BLOCK 10, UNIT 3, SECTION 14, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 16, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 14-44-27-03-00010.0220 Names in which assessed: PEARL AIRD All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025
25-04050L

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001646 NOTICE IS HEREBY GIVEN that HMF FL E LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-07810 Year of Issuance 2023 Description of Property CONDOMINIUM UNIT NO. 407, BUILDING 2865, OF VILLAGE CREEK, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORD INSTRUMENT NO. 2005000192444, AS THEREAFTER AMENDED, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 31-44-25-P1-01904.0407 Names in which assessed: JAMES P BARRY All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025
25-04037L

--- TAX DEEDS ---

FIRST INSERTION	FIRST INSERTION	FIRST INSERTION	FIRST INSERTION	FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001667 NOTICE IS HEREBY GIVEN that RAJ Tax Liens 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: 21-002766 Year of Issuance 2021 Description of Property LOT 24, BLOCK B, GOLDEN LAKE HEIGHTS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 10, PAGE 11, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 16-44-25-02-0000B.0240 Names in which assessed: SERGIO G HERNADEZ, SERGIO GUTIERREZ HERNADEZ All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001535 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-00097 Year of Issuance 2023 Description of Property LOTS 22 AND 23, BLOCK 5469, UNIT 90, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 24, PAGES 12 THROUGH 29, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 24-43-22-C2-05469.0220 Names in which assessed: VITALY DEYKHIN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001643 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-08508 Year of Issuance 2023 Description of Property LOT 13, VILLA PALMERAS, ACCORDING TO THE PLAT THEREOF, AS RECORDED AS OFFICIAL RECORD INSTRUMENT NO. 2013000058644, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 35-46-25-E4-36000.0130 Names in which assessed: ANNIE LAI KI LEE All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001563 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-08817 Year of Issuance 2023 Description of Property LOT 12, BLOCK 18, BONITA SPRINGS, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGE 26, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 35-47-25-B2-00318.0120 Names in which assessed: KSWFL HOMESITES LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001484 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-17396 Year of Issuance 2023 Description of Property UNBUILT UNIT 19, BUILDING 4, SUNSET LAKES, PHASE 1, AND AN UNDIVIDED SHARE IN THE COMMON ELEMENTS THERETO, LYING IN SECTION 31, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEE COUNTY, FLORIDA, ACCORDING TO THE DECLARATION OF CONDOMINIUM AT OR BOOK 2698 PAGES 65-155, INCLUSIVE, AND AMENDED AS RECORDED IN OR BOOK
25-04017L	25-04020L	25-04042L	25-04044L	25-04051L

FIRST INSERTION	FIRST INSERTION	FIRST INSERTION	FIRST INSERTION	FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001549 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-08439 Year of Issuance 2023 Description of Property LOT 448 OF PARCEL G OF CASCADES AT ESTERO, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 80, PAGES 63 THROUGH 65 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 27-46-25-E1-17000.4480 Names in which assessed: MARY P NUCKOLS, RICHARD J NUCKOLS All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001534 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-10624 Year of Issuance 2023 Description of Property LOT 7, BLOCK 22, UNIT 3, LEHIGH ACRES, SECTION 23, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 67 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 23-44-26-03-00022.0070 Names in which assessed: FETUR LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001521 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-19920 Year of Issuance 2023 Description of Property LOTS 7 AND 8, BLOCK 38, UNIT 7, SECTION 14, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 137, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 14-45-27-07-00038.0070 Names in which assessed: MARSHA A WARNIKE All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001617 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-11862 Year of Issuance 2023 Description of Property LOT 10, BLOCK 54, UNIT 6, LEHIGH ACRES, SECTION 35, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 91, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 35-44-26-06-00054.0100 Names in which assessed: RUMUALDO VALDES All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001490 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-05020 Year of Issuance 2023 Description of Property LEASEHOLD INTEREST IN: LOT 371, SIX LAKES COUNTRY CLUB, A COOPERATIVE LOCATED ON THE FOLLOWING DESCRIBED PROPERTY: A PARCEL OR TRACT OF LAND SITUATED IN SECTIONS 33 AND 34, TOWNSHIP 43 SOUTH, RANGE 24 EAST, LEE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 33 (NORTHWEST CORNER OF SAID SECTION 34); THENCE S 0 DEGREES, 20'27" E FOR 25 FEET TO A POINT ON THE SOUTH RIGHT OF WAY OF A 50 FOOT PUBLIC ROAD (LITTLETON ROAD) AND THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 0 DEGREES 20'27" EAST ALONG THE CENTERLINE OF A 50 FOOT WIDE DRAINAGE EASEMENT RECORDED IN DEED BOOK 237, PAGES 564 AND 565, FOR 2,631.80 FEET; THENCE SOUTH 89 DEGREES 56'53 " WEST PASSING THROUGH THE EAST QUARTER (E1/4) CORNER OF SAID SECTION 33 AND CONTINUING ALONG THE SOUTH LINE OF THE NORTHEAST 1/4 OF SAID
25-04041L	25-04047L	25-04055L	25-04049L	25-04035L

FIRST INSERTION	FIRST INSERTION	FIRST INSERTION	FIRST INSERTION	FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001517 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-00037 Year of Issuance 2023 Description of Property LOTS 39 AND 40, BLOCK 5462, CAPE CORAL UNIT 90, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 24, PAGES 12 THROUGH 29, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-43-22-C3-05462.0390 Names in which assessed: AMISPHERE FARM LABOR INC, AMISPHERE FARM LABOR INC., TSAVO GROUP INC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001503 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-00422 Year of Issuance 2023 Description of Property LOTS 39 AND 40, BLOCK 6104, CAPE CORAL, UNIT 97, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 25, PAGES 85 THROUGH 97, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 07-43-23-C4-06104.0390 Names in which assessed: SALT LEWIS INC, SALT LEWIS INC. All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001502 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-02292 Year of Issuance 2023 Description of Property LOTS 37 AND 38, BLOCK 4201, UNIT 60, CAPE CORAL, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGES 154 TO 169, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 06-44-23-C3-04201.0370 Names in which assessed: SOLE HOMES BUILDERS CORP, SOLE HOMES REALTY, SOLE HOMES REALTY, LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001593 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-02379 Year of Issuance 2023 Description of Property LOTS 31 AND 32, BLOCK 4185, CAPE CORAL UNIT 59, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 19, PAGE(S) 140 THROUGH 153, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 07-44-23-C2-04185.0310 Names in which assessed: SOLE HOMES BUILDERS CORP, SOLE HOMES REALTY, SOLE HOMES REALTY, LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001581 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-02554 Year of Issuance 2023 Description of Property LOTS 1 AND 2, BLOCK 4011, UNIT 55, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 19, PAGES 92 THROUGH 106, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 08-44-23-C4-04011.0010 Names in which assessed: CARMEN ISABEL VILLARRE JIMENEZ, VICTOR MANUEL DAZA All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025
25-04018L	25-04023L	25-04027L	25-04028L	25-04046L

--- TAX DEEDS ---

FIRST INSERTION	FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001529 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-20304 Year of Issuance 2023 Description of Property LOT 11, BLOCK 61, UNIT 18, MIRROR LAKES, SECTION 18, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 27, PAGE 105, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 18-45-27-18-00061.0110 Names in which assessed: ROY W EVANS All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025 25-04057L	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001580 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-18594 Year of Issuance 2023 Description of Property LOT 12, BLOCK 91, UNIT 18, SOUTHWOOD, SECTION 7, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 26, PAGE 81, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 07-45-27-18-00091.0120 Names in which assessed: HAYDEE GUTIERREZ FERREIRO, LAZARO PIAS MOREDO All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025 25-04054L

FIRST INSERTION	FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001530 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-20311 Year of Issuance 2023 Description of Property LOT 12, BLOCK 96, UNIT 32, MIRROR LAKES, SECTION 18, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 27, PAGE 119, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 18-45-27-32-00096.0120 Names in which assessed: AUBREY A ANDREPONT, WILMA D ANDREPONT All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025 25-04058L	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001619 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-09471 Year of Issuance 2023 Description of Property LOT 13, BLOCK 24, UNIT 5, SECTION 3, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, FLORIDA ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 26, PAGE 7 PUBLIC RECORDS, LEE COUNTY, FLORIDA Strap Number 03-44-26-05-00024.0130 Names in which assessed: MSM DEAL HOLDINGS LLC, MSM DEAL HOLDINGS, LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025 25-04045L

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25 CP 3069 Division Probate IN RE: ESTATE OF CHRISTINA C. ROECK Deceased. The administration of the estate of Christina C. Roeck, deceased, whose date of death was September 20, 2025, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Blvd., Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property

FIRST INSERTION	FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001616 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-17669 Year of Issuance 2023 Description of Property WEST ½ OF LOT 1, BLOCK 15, PLAT OF UNIT 4, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 54, LEE COUNTY, FLORIDA Strap Number 36-44-27-04-00015.001B Names in which assessed: HEATHER SAMPSON, MARK PENROSE All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025 25-04052L	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001622 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-04772 Year of Issuance 2023 Description of Property LOT(S) 17 AND 18, BLOCK 2147, UNIT 32, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 1 TO 13, INCLUSIVE, IN PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 31-43-24-C1-02147.0170 Names in which assessed: FEDERMAN ELIA CASTIL-LA REVOLLO, FEDERMAN ELIAS CASTILLA REVOLLO, MERCEDES ROSA HINCAPIE RAMIREZ All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025 25-04034L

FIRST INSERTION	FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001647 NOTICE IS HEREBY GIVEN that HMF FL E LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-07811 Year of Issuance 2023 Description of Property CONDOMINIUM UNIT NO. 502, BUILDING 5, OF VILLAGE CREEK, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN CLERK'S FILE NO. 2005000192444, AND ALL AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO. Strap Number 31-44-25-P1-01905.0502 Names in which assessed: JAMES P BARRY All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025 25-04038L	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001610 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-20686 Year of Issuance 2023 Description of Property LOT 6, BLOCK 25, UNIT 5, SECTION 22, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, LEE COUNTY, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 75, PUBLIC RECORDS, LEE COUNTY, FLORIDA Strap Number 22-45-27-05-00025.0060 Names in which assessed: CONSTANCIA M CARDENAS, CONSTANCIA M MCARDENAS ET AL, FE M JULIANO, HONORATA M OKTAY, JESUS T ORGANO, JOSE T MACARANAS, JOSEFINA M. FORD All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025 25-04059L

FIRST INSERTION
NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-002616 IN RE: ESTATE OF GEORGE FEKETE, JR. 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 George Fekete, Jr., deceased, File Number 25-CP-002616, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902; that the decedent's date of death was July 24, 2025; that the total value of the estate is \$268,429.34, of which \$220,000.00 is protected Homestead Property, and that the names and addresses of those to whom it has been assigned by such Order are: Name Address Michele S. Fekete 2000 Diana Dr, #103 Hallandale Beach, FL 33009 Patricia Bartlett 13 Rancocas Trail Southampton, NJ 08088 ALL INTERESTED PERSONS ARE

FIRST INSERTION	FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001494 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-04678 Year of Issuance 2023 Description of Property LEASEHOLD INTEREST IN: UNIT/LOT NO. 63, BLOCK 3 (FORMERLY KNOWN AS UNIT/LOT NO. 63, BLOCK 3 (IF APPLICABLE)) ("COOPERATIVE LOT") OF TAMIAMI CO-OP, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION ("CORPORATION"), ACCORDING TO THE DECLARATION OF MASTER FORM OCCUPANCY AGREEMENT RECORDED IN O.R. BOOK 3719, PAGE 319, ET SEQ., AS AMENDED BY THE FIRST AMENDMENT TO DECLARATION OF MASTER FORM OCCUPANCY AGREEMENT RECORDED IN O.R. BOOK 4220, PAGE 3286, ET SEQ., AS FURTHER AMENDED BY THE SECOND AMENDMENT TO DECLARATION OF MASTER FORM OCCUPANCY AGREEMENT RECORDED IN O.R. BOOK 4622, PAGE 3405, ET SEQ.. (THE "SECOND AMENDMENT"), AS FURTHER AMENDED BY THE THIRD AMEND-	MENT TO DECLARATION OF MASTER FORM OCCUPANCY AGREEMENT RECORDED IN INSTRUMENT NUMBER 2007000103108, ALONG WITH A CORRECTIVE MEMORANDUM AS TO LOT NUMBERS AND STREET ADDRESSES RECORDED AT O.R. BOOK 4220, PAGE 3273, ET SEG., A SECOND CORRECTIVE MEMORANDUM AS TO LOT NUMBERS AND STREET ADDRESSES RECORDED AT O.R. BOOK 4622, PAGE 3396, ET SEQ., AND A THIRD CORRECTIVE MEMORANDUM AS TO LOT NUMBERS AND STREET ADDRESSES RECORDED AT INSTRUMENT NUMBER 2013000096313, PUBLIC RECORDS OF LEE COUNTY, FLORIDA (COLLECTIVELY THE "DECLARATION"), AND AS GRAPHICALLY DEPICTED IN EXHIBIT "A" TO SAID SECOND AMENDMENT (THE "PLOT PLAN") Strap Number 27-43-24-13-00003.0630 Names in which assessed: SANTIAGO NOZIGLIA, SANTIAGO NOZIGLIA All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025 25-04033L

FIRST INSERTION	FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001493 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-18399 Year of Issuance 2023 Description of Property CONDOMINIUM UNIT NO. 2, TRACT S, PINWOOD CONDOMINIUM OF LEHIGH ACRES, A CONDOMINIUM ALL AS SET OUT IN DECLARATION OF CONDOMINIUM AND EXHIBITS ATTACHED THERETO, RECORDED IN OFFICIAL RECORD BOOK 1012, PAGE 373, AND ALL AMENDMENTS THERETO, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND AS DESCRIBED BY THE PLANS THEREOF RECORD-	ED IN CONDOMINIUM PLAT BOOK 4, PAGE 82, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, INCLUDING WITHOUT LIMITATION AN UNDIVIDED SHARE IN THE COMMON ELEMENTS OF SAID CONDOMINIUM AND ALL OTHER INTEREST APPURTENANT TO SAID UNIT UNDER THE PROVISIONS OF SAID DECLARATION. Strap Number 05-45-27-21-00200.0020 Names in which assessed: DENISE M LEVINE, DENISE M MORIN, DENISE MARIE MORIN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/09/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 17, 24, 31; Nov. 7, 2025 25-04053L

FIRST INSERTION	FIRST INSERTION
NOTICE TO CREDITORS IN THE TWENTIETH JUDICIAL CIRCUIT COURT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 25-CP-3017 INRE: ESTATE OF SANDRA L. HARTMANN Deceased. The administration of the estate of SANDRA L. HARTMANN, deceased, whose date of death was August 23, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division; the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons, who have claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, and who have been served a copy of this notice, must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons who have claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF 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 SO 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 CREDITOR 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 17, 2025. Personal Representative: JENNIFER CHEFF /s/ Brittany A. Blocker Attorney for Personal Representative: Brittany A. Blocker, Esq. Florida Bar No. 1035288 Law Office of Sam J. Saad III 2670 Airport Road S. Naples, FL 34112 Telephone: (239) 963-1635 bblocker@saadlegal.com eservice@saadlegal.com October 17, 24, 2025 25-04079L

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10/20/2025 3:47 PM

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25 CP 2181
Division Probate
IN RE: ESTATE OF KENNETH HORNE, Deceased.

The administration of the estate of KENNETH HORNE, deceased, whose date of death was April 8, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd., Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent of 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 SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

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

The date of first publication of this notice is October 17, 2025.

Personal Representative:
Shannan L. Jones
1260 Hall Road
North Fort Myers, FL 33903
Attorney for Personal Representative: Pamela D. Keller, Esquire
Attorney for Personal Representative
Florida Bar Number: 082627
Keller Law Office, P.A.
201 W. Marion Avenue, Suite 1209
Punta Gorda, Florida 33950
Telephone: (941) 505-2555
Fax: (941) 505-2355
E-Mail: administrator@kellerlaw.biz
October 17, 24, 2025 25-04115L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
Case Number: 2025-002670-CP
IN RE: ESTATE OF ABRAHAM ROMANO Deceased.

The administration of the estate of Abraham Romano, deceased, Case Number: 2025-002670-CP, whose date of death was February 28, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Justice Center, 2nd Floor, 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is: October 17, 2025

Personal Representative
Nathalie Dahan
2600 S. Douglas Rd., Suite 1007,
Coral Gables, FL 33134
Attorney for Personal Representative
Niuris Bezanilla, Esq.
FL Bar No.: 1018405
South Florida Law, PLLC
2600 S. Douglas Rd., Suite 1007,
Coral Gables, FL 33134
Tel: 954-900-8885
E-mail: niuris@southfloridalawpllc.com
October 17, 24, 2025 25-04072L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-3031
Division Probate
IN RE: ESTATE OF CAROLEE FELLNER Deceased.

The administration of the estate of Carolee Fellner, deceased, whose date of death was July 23, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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 17, 2025.

Personal Representative:
Carl J. Fellner
2503 SE 22nd Ave
Cape Coral, Florida 33904
Attorney for Personal Representative: Douglas A. Dodson, II
Florida Bar Number: 126439
DORCEY LAW FIRM PLC
10181 Six Mile Cypress Parkway, Ste C
Fort Myers, FL 33966
Telephone: (239) 418-0169
Fax: (239) 418-0048
E-Mail: douglas@dorceylaw.com
Secondary E-Mail: probate@dorceylaw.com
October 17, 24, 2025 25-04094L

FIRST INSERTION

NOTICE TO CREDITORS (Intestate)
IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
CASE NO: 25-CP-003048
IN RE: ESTATE OF KAREN J. HUDSON, Decedent.

The administration of the Estate of Karen J. Hudson, Deceased, whose date of death was June 28, 2025; Case Number 25-CP-003048, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO Box 2469, Ft Myers, FL 33902. The name and address of the Personal Representative are Gregory Thompson, 7336 South Land Park Drive, Sacramento, CA 95831, and the name and address of the Personal Representative's attorney are set forth below.

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

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

ALL CLAIMS, DEMANDS AND OBJECTIONS NOT SO FILED WILL BE FOREVER BARRED.

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

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

The date of the first publication of this Notice is October 17, 2025.

CARR LAW GROUP, P.A.
Lee R. Carr, II, Esquire
200 Central Avenue, Suite 400
St. Petersburg, FL 33701
Voice: 727-894-7000;
Fax: 727-821-4042
Primary email address: lcarr@carlawgroup.com
Secondary email address: pcardinal@carlawgroup.com
October 17, 24, 2025 25-04092L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-002993
IN RE: ESTATE OF WILLIAM EUGENE GREEN Deceased.

The administration of the estate of William Eugene Green, deceased, whose date of death was June 5, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Drive Martin Luther King Jr Boulevard Fort Myers, Florida, 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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 10/17/2025.

Personal Representative:
Edith Golden
323 Old Burnt Store Rd. N
Cape Coral, Florida 33993
Attorney for Personal Representative: Andrew Ponnock
Attorney
Florida Bar Number: 195420
10100 West Sample Road, 3rd Fl
Coral Springs, FL 33065
Telephone: (954) 340-4051
Fax: (954) 340-3411
E-Mail: andy@ponnocklaw.com
Secondary E-Mail: eservice@ponnocklaw.com
October 17, 24, 2025 25-04073L

FIRST INSERTION

NOTICE TO CREDITORS (summary administration)
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
Case No. 25-CP-2575
IN RE: PATRICIA ANN MCAULEY, 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 Patricia Ann McAuley, deceased, File Number 25-CP-2575, by the Circuit Court for Lee County, Florida, Probate Division, the address of which 1700 Monroe Street, Fort Myers, Florida 33901; that the decedent's date of death was May 25, 2024; that the total value of the estate is \$11,700.00 and that the names and addresses of those to whom it has been assigned by such order are:

NAME	ADDRESS
Brion McAuley	1994 Bermuda Court
N. Fort Myers, FL 33903	
Eric B. McAuley	3625 NW 1st Terrace
Cape Coral, FL 33993	

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and other 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 17, 2025.

Brion McAuley
Co-Personal Representative
1994 Bermuda Court
N. Fort Myers, FL 33903
Eric B. McAuley
Co-Personal Representative
3625 NW 1st Terrace
Cape Coral, FL 33993
Caleb W. Pringle, Esquire
Attorney for Co-Personal Representatives
Florida Bar Number: 118863
Richard W. Pringle, P.A.
2125 First Street, Suite 200
Fort Myers, FL 33901
Phone: (239) 332-4717
Fax: (239) 332-4718
Email: caleb@strayhornandstrayhornlaw.com
Second Email: kristine@strayhornandstrayhornlaw.com
October 17, 24, 2025 25-04087L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-2988
IN RE: ESTATE OF MICHAEL J. IACAMPO, aka MIKE J. IACAMPO Deceased.

The administration of the estate of MICHAEL J. IACAMPO (also known as MIKE J. IACAMPO), deceased, whose date of death was July 27, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St., Fort Myers, Florida 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this Notice is: October 17, 2025.

Signed on this 10th day of October, 2025.

PAULA HOPE IACAMPO, a/k/a PAULA H. IACAMPO a/k/a PAULA THRASHER-IACAMPO a/k/a PAULA IACAMPO, Personal Representative
22040 Longleaf Trail Dr.
Estero, FL 34135
SUSAN NESBET-SIKUTA
Attorney for Personal Representative
Florida Bar No. 859001
Dentons Cohen & Grigsby P.C.
9110 Strada Place, Suite 6200
Naples, FL 34135
Telephone: (239) 390-1900
Email: susan.sikuta@dentons.com
Secondary Email: wanda.portnoy@dentons.com
Tertiary Email: michelle.malis@dentons.com
5336667v1
October 17, 24, 2025 25-04106L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-002979
Division PROBATE
IN RE: ESTATE OF JAMES D. NATALINI Deceased.

The administration of the estate of James D. Natalini, deceased, whose date of death was March 11, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 3390. The names and addresses of the personal representatives' attorney are set forth below.

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

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 17, 2025.

Personal Representatives:
April Morlock
25 Navajo Way
Rockaway, New Jersey 07866
Melanie Benton
57 Tremont Drive East
Hanover, New Jersey 07936
Attorney for Personal Representatives: Danielle Stief, Attorney
Florida Bar Number: 70766
12 SE 7th Street, Suite 803
FORT LAUDERDALE, FL 33301
Telephone: (954) 271-0120
Fax: (954) 278-3084
E-Mail: danielle@llgpa.com
Secondary E-Mail: info@llgpa.com
October 17, 24, 2025 25-04098L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-3145
Division Probate
IN RE: ESTATE OF MAURA ALEXANDER A/K/A MAURA J. ALEXANDER Deceased.

The administration of the estate of Maura Alexander a/k/a Maura J. Alexander, deceased, whose date of death was March 26, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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Business Observer

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--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-2335
IN RE: ESTATE OF
TAMA L. WHITE
a/k/a TAMA WHITE,
Deceased.

The administration of the estate of Tama L. White a/k/a Tama White, deceased, whose date of death was November 5, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is October 17, 2025.

Jonathon W. White
Personal Representative
4453 Norwaldo Ave
Indianapolis, IN 46205
Attorney for Personal Representative:
ALVARO C. SANCHEZ
Attorney for Petitioner
1714 Cape Coral Parkway East
Cape Coral, Florida 33904
Tel 239/542-4733
FAX 239/542-9203
FLA BAR NO. 105539
Email: alvaro@capecoralattorney.com
Email:
courtfilings@capecoralattorney.com
October 17, 24, 2025 25-04091L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
PROBATE DIVISION
Case No.: 25-CP-002081
IN RE: ESTATE OF
WILLIAM E. MORGAN, JR. ,
Deceased.

The administration of the estate of William E. Morgan, Jr., deceased, whose date of death was January 31, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative 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 17, 2025.

/s/ **Robert W. Morgan**
Robert W. Morgan
Petitioner

/s/ Ehren J. Frey
Ehren J. Frey, Esq.
Attorney for Petitioner
Florida Bar Number: 1005571
Zacharia Brown PC
26811 South Bay Drive, Unit 270
Bonita Springs, Florida 34134
Telephone: (239) 345-4545
Fax: (724) 942-6202
E-Mail: efrey@zacbrownlaw.com
Secondary E-Mail:
hayley@zacbrownlaw.com
October 17, 24, 2025 25-04120L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-2735
Division Probate
IN RE: ESTATE OF
ROBERT E. BAILEY
Deceased.

The administration of the estate of Robert E. Bailey, deceased, whose date of death was June 27, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Blvd, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes. The written demand must be filed with the clerk.

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

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

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

The date of first publication of this notice is October 17, 2025.

Personal Representative:
Kevin L. Bailey
1332 County Road 10
Prattville, Alabama 36067
Attorney for Personal Representative:
T. Thomas Shirley
Attorney
Florida Bar Number: 154581
Dunkin & Shirley, P.A.
170 West Dearborn Street
Englewood, Florida 34223
Telephone: (941) 474-7753
Fax: (941) 475-1954
E-Mail: tom@dunkinshirley.com
October 17, 24, 2025 25-04099L

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE
COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-002590
Division Probate
IN RE: ESTATE OF
JOSEPH LEWANDOWSKI A/K/A
JOSEPH E. LEWANDOWSKI
Deceased.

The administration of the estate of Joseph Lewandowski a/k/a Joseph E. Lewandowski, deceased, whose date of death was April 25, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE
COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-003117
IN RE: ESTATE OF
BARBARA J. NESTER
Deceased.

The administration of the estate of Barbara J. Nester, deceased, whose date of death was February 19, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King, Jr. Blvd., Fort Myers, FL 33901. The names and addresses of the personal

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE
COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-3079
Division Probate
IN RE: ESTATE OF
JESUS GUMERSINDO
GONZALEZ A/K/A JESUS G.
GONZALEZ
Deceased.

The administration of the estate of Jesus Gumersindo Gonzalez a/k/a Jesus G. Gonzalez, deceased, whose date of death was June 3, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-003136
Division Probate
IN RE: ESTATE OF
MARY CATHERINE BENNETT
A/K/A MARY KAY BENNETT
A/K/A MARY C. BENNETT
Deceased.

The administration of the estate of Mary Catherine Bennett a/k/a Mary Kay Bennett a/k/a Mary C. Bennett, deceased, whose date of death was August 8, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is October 17, 2025.

Michael A. Scott
Attorney
Florida Bar Number: 105555
DORCEY LAW FIRM PLC
10181 Six Mile Cypress Parkway, Ste C
Fort Myers, FL 33966
Telephone: (239) 418-0169
Fax: (239) 418-0048
E-Mail: mike@dorceylaw.com
Secondary E-Mail:
probate@dorceylaw.com
October 17, 24, 2025 25-04097L

which is 2075 Dr. Martin Luther King Jr. Blvd., Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

of which is P.O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-003122
IN RE: ESTATE OF
LAWRENCE WILLIAM SKINNER
Deceased.

The administration of the estate of Lawrence William Skinner, deceased, whose date of death was June 23, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is October 17, 2025.

Personal Representative:
Terri J. Skinner
15170 Flightline Court
Fort Myers, Florida 33905
Attorney for Personal Representative:
ROLAND D. WALLER, ESQ.
Attorney
Florida Bar Number: 139706
LAW OFFICE OF ROLAND D.
WALLER
5332 MAIN ST
NEW PORT RICHEY, FL 34652
Telephone: (727) 847-2288
Fax: (727) 848-4183
E-Mail: pleadings@rdwaller.com
October 17, 24, 2025 25-04095L

FIRST INSERTION

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must

FIRST INSERTION

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. 732.221, Florida Statutes. The written demand

FIRST INSERTION

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
File No. 25-CP-3120
Division: Probate
IN RE: ESTATE OF
ODD E. FJOTLAND
Deceased.

The administration of the estate of Odd E. Fjotland, deceased, whose date of death was August 30, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is October 17, 2025.

Personal Representative:
Linda R. Colvin
7 Highland Ave.
West Milford, New Jersey 07480
Attorney for Personal Representative:
Hayley E. Donaldson, Attorney
Florida Bar Number: 1002236
Sheppard Law Firm
9100 College Pointe Court
Fort Myers, FL 33919
Telephone: (239) 334-1141
Fax: (239) 334-3965
E-Mail:
donaldson@sheppardlawfirm.com
Secondary E-Mail:
tcorsini@sheppardlawfirm.com
October 17, 24, 2025 25-04113L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 25-CP-002586
Division: Probate
IN RE: ESTATE OF
DENNIS C. ANDREWS,
Deceased.

The administration of the Estate of Dennis C. Andrews, deceased, whose date of death was May 20, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

The Personal Representative has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Sections 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under Section 732.221, Florida Statutes.

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

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

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

The date of first publication of this Notice is October 17, 2025.

Personal Representative:
Terryll Andrews
535 Wayfarers Way
North Fort Myers, FL 33917
Attorney for Personal Representative:
Kevin A. Kyle
Attorney for Personal Representative
Florida Bar Number: 980595
SCHOENFELD KYLE &
ASSOCIATES LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: kevin@trustska.com
4937-1599-3432, v. 1
October 17, 24, 2025 25-04096L

Personal Representative:
Rosario Lewandowski
6896 Sedgewick Ct
Fort Myers, Florida 33919
Attorney for Personal Representative:
Alina Gonzalez-Dockery, Attorney
Florida Bar Number: 94099
5237 Summerlin Commons Blvd.,
Suite 109
Fort Myers, Florida 33907
Telephone: (239) 789-2533
Fax: (239) 790-5088
E-Mail: alina@lifelawplanning.com
Secondary E-Mail:
service@lawsprt.com
October 17, 24, 2025 25-04121L

Cape Coral, Florida 33993
Attorney for Personal Representative:
M. TRAVIS HAYES, Attorney
Florida Bar Number: 27883
GUNSTER, YOAKLEY & STEWART
5551 Ridgewood Drive, Suite 501
Naples, Florida 34108
Telephone: (239) 514-1000
Fax: (239) 594-7313
E-Mail: thayes@gunster.com
Secondary E-Mail:
jstevenson@gunster.com
Secondary E-Mail:
eservice@gunster.com
ACTIVE:38404513.1
October 17, 24, 2025 25-04089L

Asta Gonzalez
17525 Holly Oak Ave
Fort Myers, Florida 33967
Attorney for Personal Representative:
Douglas A. Dodson, II
Florida Bar Number: 126439
DORCEY LAW FIRM PLC
10181 Six Mile Cypress Parkway,
Ste C
Fort Myers, FL 33966
Telephone: (239) 418-0169
Fax: (239) 418-0048
E-Mail: douglas@dorceylaw.com
Secondary E-Mail:
probate@dorceylaw.com
October 17, 24, 2025 25-04107L

--- ESTATE ---

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-2986 Division Probate IN RE: ESTATE OF MARY L. CURRAN Deceased.

The administration of the estate of Mary L. Curran, deceased, whose date of death was July 6, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is October 17, 2025.

Personal Representative: Helen Welsh 1321 SE 23rd Terrace Cape Coral, Florida 33990 Attorney for Personal Representative: Jennifer J. Hammond, Esq. - Attorney Florida Bar Number: 121531 SCHOENFELD KYLE & ASSOCIATES LLP 1380 Royal Palm Square/ Fort Myers, FL 33919 Telephone: (239) 936-7200/ Fax: (239) 936-7997 E-Mail: jenniferh@trustska.com Secondary E-Mail: carolg@trustska.com October 17, 24, 2025	25-04119L
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FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 25-CP-002910 Division: Probate IN RE: ESTATE OF HAROLD D. WILCOXEN, Deceased.

The administration of the Estate of Harold D. Wilcoxen, deceased, whose date of death was July 6, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File Number: 25-CP-002732 Division: Probate, Guardianship & Mental Health IN RE: ESTATE OF JOSE RAFAEL GARZON Deceased.

The administration of the estate of JOSE RAFAEL GARZON, deceased, File Number: 25-CP-002732, whose date of death was March 22, 2025, is pending in the Circuit Court for Lee County, Florida, Probate, Guardianship & Mental Health Division, the address of which is Justice Center, 2nd Floor, 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.221.

The date of first publication of this notice is: October 17, 2025.

Personal Representative Dora Garzon-Hornick 8809 Grenore Drive Dallas, TX 75218 214-957-9605 Attorney for Personal Representative Monica M. Cabrera, Esq. Florida Bar Number: 26578 The Florida Probate & Family Law Firm 2600 S. Douglas Rd., Suite 502 Coral Gables, FL 33134 Office Line: (305) 677-5119 Facsimile: (305) 735-6468 Email: monica@tlpfl.com October 17, 24, 2025	25-04114L
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732.221, Florida Statutes.

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

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

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

The date of first publication of this Notice is October 17, 2025.

Florida Trust Wealth Management Company (f/k/a Sanibel Captiva Trust Company) By: T. John Costello, Jr., Sr. Vice President 13525 Bell Tower Drive Fort Myers, FL 33907 Attorney for Personal Representative: Kevin A. Kyle Attorney for Personal Representative Florida Bar Number: 980595 SCHOENFELD KYLE & ASSOCIATES LLP 1380 Royal Palm Square Boulevard Fort Myers, Florida 33919 Telephone: (239) 936-7200 Fax: (239) 936-7997 E-Mail: kevink@trustska.com 4913-6943-7542, v. 1 October 17, 24, 2025	25-04108L
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FIRST INSERTION
NOTICE OF UNCLAIMED GUARDIANSHIP FUNDS DEPOSITED IN COURT REGISTRY IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY FLORIDA, GUARDIANSHIP ACTION 20-GA-000065

IN RE: The Guardianship of Neal Werner

Notice is given that, pursuant to section 744.534, Florida Statutes, unclaimed guardianship funds from the following case remain on deposit in the registry of court:

Guardianship of: IN RE: The Guardianship of Neal Werner, Person Subject to Guardianship

Case number 20-GA-000065, \$7812.04 (less the cost of publication); Patrick C Weber, PA, as Guardian, deposited these funds per order entered on 09/24/2025, on behalf of Neal Werner.

The Clerk of the Circuit Court shall deposit these funds with the State Treasurer no less than six months after the posting or the first publication of this notice, after deducting fees and any costs of publication. Within 10 years from the date of such deposit with the State Treasurer, any person, firm, corporation, or other legal entity entitled to such funds may obtain same by order of court and compliance with other applicable provisions of section 744.534, Florida Statutes. All funds deposited with the State Treasurer not claimed within 10 years from the date of deposit shall escheat to the State for the benefit of the State School Fund.

Dated: October 13, 2025 KEVIN C. KARNES, CLERK OF CIRCUIT COURT, Lee County 1700 Monroe St. Ft. Myers, FL 33901 By: s/ Karen Dix Deputy Clerk Oct. 17; Nov. 14, 2025	25-04112L
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FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION: CASE NO.: 24-CA-004056 PENNYMAC LOAN SERVICES, LLC, Plaintiff, vs. JAMES FAULKNER; RIVA DEL LAGO CONDOMINIUM ASSOCIATION, INC.; UNKNOWN SPOUSE OF JAMES FAULKNER; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KEVIN C. KARNES as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.Lee.realforeclose.com at, 9:00 AM on the 13 day of November, 2025, the following described property as set forth in said Final Judgment, to wit:

UNIT 1502-N, OF RIVA DEL LAGO CONDOMINIUM, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN INSTRUMENT NO. 2005000128203, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ANY AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS. PROPERTY ADDRESS: 14300 RIVA DEL LAGO DR APT 1502, FORT MYERS, FL 33907

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

Dated this day of 10/13/2025
KEVIN C. KARNES
Clerk Of The Circuit Court
(SEAL) By: N Wright-Angad
Deputy Clerk

Submitted by: De Cubas & Lewis, P.A. PO Box 5026 Fort Lauderdale, FL 33310 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 24-01149 October 17, 24, 2025	25-04111L
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FIRST INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY GENERAL JURISDICTION DIVISION CASE NO. 23-CA-013459 LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. NICHOLAS JAMES FASANO A/K/A NICHOLAS FASANO A/K/A NICHOLAS FASANO, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered August 18, 2025 in Civil Case No. 23-CA-013459 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and Nicholas James Fasano a/k/a Nicholas Fasano a/k/a Nicholas Fasano, et al., are Defendants, the Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on November 6, 2025 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: LOTS 57 AND 58, BLOCK 2312, UNIT 36, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 16, PAGES 112 THROUGH 130, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Address: 2732 NE 5TH PL, CAPE CORAL, FL 33909

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed. Dated this 10/09/2025

Deputy Clerk CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) BY: T Mann McCalla Raymer Leibert Pierce, LLP 110 SE 6th Street, Suite 2300 Fort Lauderdale, FL 33301 AccountsPayable@mccalla.com Counsel of Plaintiff 23-06950FL October 17, 24, 2025	25-04078L
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FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT CIVIL COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR LEE COUNTY CIVIL DIVISION CASE NO. 25-CA-001299 Division I

BYLINE BANK AS SUCCESSOR IN INTEREST TO COMMUNITY BANK OF OAK PARK RIVER FOREST
Plaintiff, vs.
SCOTT M. STRAKA, SOPHIA M STRAKA, HERITAGE POINTE MASTER ASSOCIATION, INC., AND UNKNOWN TENANTS/ OWNERS,
Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on October 3, 2025, in the ;Circuit Court of Lee County, Florida, Kevin C. Karnes, Clerk of the Circuit Court, will sell the property situated in Lee County, Florida described as:

UNIT 1115, BUILDING 11, OF TERRACE VI AT HERITAGE POINTE, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 4781, PAGE(S) 2771, AND ALL SUBSEQUENT AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

and commonly known as: 16575 LAKE CIR DR, APT 1115, FT MYERS, FLORIDA 33908; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, at: www.lee.realforeclose.com on NOVEMBER 20, 2025 at 9:00 a.m.

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

Dated this day of 10/13/2025
Clerk of the Circuit Court
Kevin C. Karnes
(SEAL) By: N Wright-Angad
Deputy Clerk

Jennifer M. Scott (813) 229-0900 x Kass Shuler, P.A. 1604 N. Marion St. Tampa, FL 33602 ForeclosureService@kasslaw.com 327486/2529270/wll October 17, 24, 2025	25-04110L
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--- ACTIONS / SALES ---

FIRST INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 20-CA-005572 MTGLQ INVESTORS, L.P., Plaintiff, v. DOUGLAS SPIEGEL; HEATHER SPIEGEL; UNKNOWN SPOUSE OF DOUGLAS SPIEGEL; UNKNOWN SPOUSE OF HEATHER SPIEGEL; DANIELS PARK HOMEOWNERS ASSOCIATION, INC.; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendant.

NOTICE IS HEREBY GIVEN pursuant to the Order dated September 24, 2025 entered in Civil Case No. 20-CA-005572 in Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, Civil Division, wherein MTGLQ INVESTORS, L.P., Plaintiff and DOUGLAS SPIEGEL; HEATHER SPIEGEL; DANIELS PARK HOMEOWNERS ASSOCIATION, INC.; are Defendant(s), Kevin C. Karnes, Clerk of Court, will sell to the highest and best bidder for cash beginning at 9:00 AM at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on November 13, 2025 the following described property as set forth in said Final Judgment, to-wit:

LOT 15, DANIELS PARK, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 82, PAGES 79 THROUGH 83, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property Address: 14067 Danpark Loop, Fort Myers, FL 33912
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031.

10/13/2025 Kevin C. Karnes CLERK OF THE CIRCUIT COURT Lee County, Florida (SEAL) N Wright-Angad DEPUTY CLERK OF COURT Kelley Kronenberg 10360 W State Rd 84 Fort Lauderdale, FL 33324 Service Email: arbservices@kelleykronenberg.com File No.: M2022-JMV October 17, 24, 2025	25-04128L
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FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION CASE NO. 25-CA-002033 SANIBEL CAPTIVA COMMUNITY BANK, a Florida banking corporation, Plaintiff, vs. LAZY FLAMINGO PLAZA, INC., a Florida Corporation, LCT PROPERTIES, INC., a Florida corporation, LARRY C. THOMPSON, LUXURY HOMES FUNDING, LLC, a Wyoming limited liability company, THE UNITED STATES OF AMERICA, on behalf of THE SMALL BUSINESS ADMINISTRATION, an Agency of the United States of America and UNKNOWN TENANTS IN POSSESSION, Defendants.
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NOTICE IS GIVEN that pursuant to the Consent Final Judgment of Foreclosure filed on the 8th day of October, 2025, in Civil Action No. 25-CA-002033, of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, in which LAZY FLAMINGO PLAZA, INC., a Florida Corporation, LCT PROPERTIES, INC., a Florida corporation, LARRY C. THOMPSON, LUXURY HOMES FUNDING, LLC, a Wyoming limited liability company, THE UNITED STATES OF AMERICA, on behalf of THE SMALL BUSINESS ADMINISTRATION, an Agency of the United States of America and UNKNOWN TENANTS IN POSSESSION, are the Defendants, SANIBEL CAPTIVA COMMUNITY BANK, a Florida Banking Corporation, is the Plaintiff, Kevin C. Karnes, Clerk of Court, Lee County will sell to the highest and best bidder for cash on the 6th of November, 2025 at 9:00 a.m. by electronic sale at www.lee.realforeclose.com, the following described real property set forth in the Summary Final Judgment of Foreclosure in Lee County, Florida:

Parcel One:
Lots 1, 2, and 3, Block C, Del Seg Unit One, according to the plat thereof as recorded in Plat Book 8, page 21, of the Public Records of Lee County, Florida.
AND
Parcel Two:
Lots 4 and 5, Block C, Del Seg Unit One, according to the plat thereof as recorded in Plat Book 8, page 21, of the Public Records

FIRST INSERTION
NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 24-CA-006597 LOAN FUNDER LLC, SERIES 50118, Plaintiff, vs. COCO HAMMOCK ASSETS LLC, a Florida Limited Liability Company; JOHN PATRICK SCIASCIA; COCO BAY COMMUNITY ASSOCIATION, INC., Defendants.

NOTICE IF HEREBY GIVEN that pursuant to a Final Judgment of Foreclosure entered on October 3, 2025 in the Civil Case No. 24-CA-006597 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein the Clerk of the Court, Kevin C. Karnes, will on OCTOBER 30, 2025 at 9:00 a.m. (EST), offer for sale and sell at public outcry to the highest and best bidder for cash at http://www.lee.realforeclose.com/ in accordance with Chapter 45, Florida Statutes for the following described property situated in Lee County, Florida:

Lot 39, COCO BAY, according to the plat thereof, recorded in Plat Book 78, Page(s) 44 through 48, inclusive, of the Public Records of Lee County, Florida. Property address is commonly known as: 11105 Sea Tropic Lane, Fort Myers, FL 33908
Parcel Identification Number: 06-46-24-32-00000.0390
Folio Number: 10491339
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.
Dated 10/08/2025

Kevin C. Karnes CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) By: T Mann Deputy Clerk Tiffani N Brown Law, PLLC Attn: Sale Department 12574 Flagler Center Blvd Jacksonville, FL 32258 Phone: (850) 312-1323 Fax: (850) 213-6504 tbrown@tnbrownlaw.com October 17, 24, 2025	25-04069L
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of Lee County, Florida.
AND
Parcel Three:
A lot or parcel of land lying in part of Lots 1, 2, and 3, Block D, Del Seg Unit One, according to the plat or map thereof recorded in Plat Book 8, page 21 of the Public Records of Lee County, Florida, which lot or parcel is described as follows:

From the Southeasterly corner of said Lot 3, run Northeasterly along the Easterly line of said lot for 3.5 feet to an intersection with the Northeasterly line 33 feet from the centerline of Sanibel-Captiva Road and the POB of the herein described parcel. From said POB continue Northeasterly along said Easterly line for 136.50 feet to the Northeasterly corner of said Lot 3; thence run Northwesterly perpendicular to the Easterly line of said lot along the Northerly line of Lots 3, 2, and 1 for 174.07 feet to a point of curvature; thence run Northwesterly along the arc of a curve to the left of radius 20 feet along the Northeasterly line of said lot for 2.80 feet to an intersection with said Northeasterly line 33 feet from the centerline of Sanibel-Captiva Road; thence run Southeasterly along said Northeasterly line along the arc of a curve to the left of radius 539.96 feet for 225.04 feet to the POB.
AND
Parcel Four:
Lots 6 and 7, Block C, Del Seg Unit One, according to the plat thereof as recorded in Plat Book 8, page 21, of the Public Records of Lee County, Florida.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031.
Dated this 9 day of October, 2025.

KEVIN C. KARNES, CLERK OF COURT (SEAL) By: T Mann Deputy Clerk M. Brian Cheffer, Attorney for Plaintiff, Cheffer & Hagan, P.A., 2120 McGregor Boulevard, Fort Myers, FL 33901, 239-334-1381 October 17, 24, 2025	25-04070L
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What makes public notices in newspapers superior to other forms of notices?

Public notices in newspapers are serendipitous. When readers page through a newspaper, they will find important public notice information they otherwise would not find anywhere else.

Rarely do consumers specifically search online for public notices.

LV18237_V12

ACTIONS / SALES

FIRST INSERTION		
NOTICE OF ACTION BY PUBLICATION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL CASE NO. 25-CC-005564 PLANTATION BEACH CLUB I OWNERS' ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. HELEN J. STANDISH, INDIVIDUALLY AND AS TRUSTEE OF THE THEODORE C. AND HELEN J. STANDISH TRUST, DATED FEBRUARY 10, 1987; THEODORE C. STANDISH, JR.; LEANNA J. STANDISH; JOANNA H. STANDISH; THE UNKNOWN SUCCESSOR TRUSTEE(S) OF THE THEODORE C. AND HELEN J. STANDISH TRUST, DATED FEBRUARY 10, 1987, Defendants. TO: HELEN J. STANDISH, INDIVIDUALLY, HELEN J. STANDISH, AS TRUSTEE OF THE THEODORE C. AND HELEN J. STANDISH TRUST, DATED FEBRUARY 10, 1987, THE UNKNOWN SUCCESSOR TRUSTEE(S) OF THE THEODORE C. AND HELEN J. STANDISH TRUST, DATED FEBRUARY 10, 1987 LAST KNOWN ADDRESS: 18 JESSE WOOD LN COLRAIN, MA 01340 YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in LEE County, Florida:		
Unit Week 3, 4, and 5 in Condominium Parcel Number B1 (A/K/A UNIT 1009), of PLANTATION BEACH CLUB I, PHASE B-1, a Condominium according to the Declaration of Condominium thereof, as recorded in Official Records Book 1188 at Page 480 in the Public Records of Lee County Florida and all amendments thereto, if any.	has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Plaintiff's Complaint.	WITNESS my hand and seal of this Court on this 10 day of October, 2025.
Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, 2364 Fruitville Road, Sarasota, Florida 34237 service@michaelbelle.com 49263	Kevin C. Karnes, CLERK OF COURTS (SEAL) By: K Shoap Deputy Clerk	
October 17, 24, 2025	25-04082L	

FIRST INSERTION		
NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 25-CA-004484 NATIONSTAR MORTGAGE LLC, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WHITNEY MCDOWELL A/K/A WHITNEY E. MCDOWELL, DECEASED, et. al. Defendant(s), TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WHITNEY MCDOWELL A/K/A WHITNEY E. MCDOWELL, DECEASED, whose last known residence is: 15409 BELLAMAR CIR, #713, FORT MYERS, FL 33908 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property: CONDOMINIUM UNIT 713, BUILDING 7, BELLAMAR AT BEACHWALK VI, A CONDOMINIUM ACCORDING TO THE DECLARATION OF		
CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 4187, PAGE 672, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THEREOF, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS.	has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 within /(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.	
	THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.	
	WITNESS my hand and the seal of this Court at Lee County, Florida, this day of 10/09/2025	Kevin C. Karnes
	CLERK OF THE CIRCUIT COURT (SEAL) BY: N Wright-Angad DEPUTY CLERK	
ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 25-292332		
October 17, 24, 2025	25-04076L	

FIRST INSERTION		
NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION CASE NO. 362025CA001742A001CH THIRD FEDERAL SAVINGS AND LOAN ASSOCIATION OF CLEVELAND Plaintiff, vs. PATRICIA SMITH, et al, Defendants NOTICE IS HEREBY GIVEN pursuant to Final Judgement dated October 3, 2025, and entered in Case No. 362025CA001742A001CH of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein THIRD FEDERAL SAVINGS AND LOAN ASSOCIATION OF CLEVELAND is the Plaintiff and PATRICIA SMITH, SPARROWOOD CONDOMINIUM ASSOCIATION, INC., THIRD FEDERAL SAVINGS AND LOAN ASSOICATON OF CLEVELAND and UNKNOWN TENANT 1, the Defendants. Kevin C. Karnes, Clerk of the Circuit Court in and for Lee County, Florida will sell to the highest and best bidder for cash at www.lee.realforeclose.com, the Clerk's website for on-line auctions at 9:00 a.m. on 10/30/2025, the following described property as set forth in said Order of Final Judgment, to wit: UNIT 202, BUILDING A, PHASE I, SPARROWOOD, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL		
RECORDS BOOK 1741, PAGE 1403, ET.SEQ., OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH ALL APPURTENANCES THEREUNTO APPERTAINING AND SPECIFIED IN SAID CONDOMINIUM DECLARATION, AND AS MAY BE AMENDED.	IF YOU ARE A 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, YOU MUST FILE A CLAIM WITH THE CLERK OF COURT BEFORE OR NO LATER THAN THE DATE THAT THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. IF YOU FAIL TO FILE A TIMELY CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF THE RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.	
	If the sale is set aside, the Purchaser may be entitled to only a return of the sale deposit less any applicable fees and costs and shall have no further recourse against the Mortgagor, Mortgagee or the Mortgagee's Attorney.	
	DATED at Lee County, Florida, this 10/10/2025	Kevin C. Karnes,
	Clerk of the Court & Comptroller Lee County, Florida (SEAL) By: T Mann Deputy Clerk	
25-F001125/TL		
October 17, 24, 2025	25-04103L	

FIRST INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA Case No.: 25-CA-003595 ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC., Plaintiff, v. UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF MARY MICHELLE O'SULLIVAN, DECEASED; GLADIOLUS GARDENS CONDOMINIUM ASSOCIATION, SECTION X, INC.; GLADIOLUS GARDENS RECREATIONAL AND MAINTENANCE ASSOCIATION, INC.; DANIEL O'SULLIVAN, AS POTENTIAL HEIR OF THE ESTATE OF MARY MICHELLE O'SULLIVAN; DANIEL O'SULLIVAN, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF MARY MICHELLE O'SULLIVAN; ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendant. To the following Defendant(s): UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF MARY MICHELLE O'SULLIVAN, DECEASED 8071 COUNTRY ROAD UNIT 203 FORT MYERS, FL 33919 YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property: UNIT NO. 203 OF GLADIOLUS GARDENS CONDO-		
MINIUM, SECTION X, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 1526, PAGES 868 THROUGH 932 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS.	a/k/a 8071 Country Rd, Fort Myers, FL 33919	has been filed against you and you are required to serve a copy of your written defenses, if any, upon Kelley Kronenberg, Attorney for Plaintiff, whose address is 10360 West State Road 84, Fort Lauderdale, FL 33324 within thirty (30) days after the first publication of this Notice in Business Observer and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.
	This notice is provided pursuant to Administrative Order No. 2.065.	
	If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.	
	WITNESS my hand and the seal of this Court on this day of 10/10/2025,	Kevin C. Karnes
	As Clerk of the Court (SEAL) By N Wright Angad As Deputy Clerk	
Kelley Kronenberg, Attorney for Plaintiff, 10360 West State Road 84, Fort Lauderdale, FL 33324 October 17, 24, 2025		25-04101L

FIRST INSERTION		
NOTICE OF ACTION BY PUBLICATION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL CASE NO. 25-CC-005115 THE SOUTH SEAS CLUB CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. ANNE MARIE NEWMAN AND GLENN T. BERBAUM, Defendant(s). TO: ANNE MARIE NEWMAN AND GLENN T. BERBAUM Last Known Address: 140 BLENHEIM PLACE, ATLANTA, GA 30350 YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in LEE County, Florida: Unit Week No. 50 in Condominium Parcel Number J (A/K/A UNIT 1311) of THE SOUTH SEAS CLUB, a Condominium according to the declaration of Condominium thereof, recorded in Official Records Book 1480 at		
Page 970, of the Public Records of Lee County, Florida, and all amendment thereto, if any	has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Plaintiff's Complaint.	
	WITNESS my hand and seal of this Court on this 10 day of October, 2025.	Kevin C. Karnes, CLERK OF COURTS (SEAL) By: K Shoap Deputy Clerk
Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, 2364 Fruitville Road, Sarasota, Florida 34237 service@michaelbelle.com 49231		October 17, 24, 2025
		25-04102L

FIRST INSERTION		
NOTICE OF ACTION BY PUBLICATION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL CASE NO. 25-CC-005114 THE SOUTH SEAS CLUB CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. SAMUEL DAVID BISHOP, II, ANNE MARIE NEWMAN AND DAVID OTTO FEILEN, Defendant(s). TO: SAMUEL DAVID BISHOP, II, ANNE MARIE NEWMAN AND DAVID OTTO FEILEN Last Known Address: 140 BLENHEIM PLACE, ATLANTA, GA 30350 YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in LEE County, Florida: Unit Week No. 50 in Condominium Parcel Number M (A/K/A UNIT 1310) of THE SOUTH SEAS CLUB, a Condominium according to the declaration of Condominium thereof, recorded		
in Official Records Book 1480 at Page 970, of the Public Records of Lee County, Florida, and all amendment thereto, if any.	has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Plaintiff's Complaint.	
	WITNESS my hand and seal of this Court on this 10 day of October, 2025.	Kevin C. Karnes, CLERK OF COURTS (SEAL) By: K Shoap Deputy Clerk
Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, 2364 Fruitville Road, Sarasota, Florida 34237 service@michaelbelle.com 49230		October 17, 24, 2025
		25-04100L

FIRST INSERTION		
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION CASE NO. 25-CA-003514 LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. JAY C. MILLER; UNKNOWN SPOUSE OF JAY C. MILLER; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY, Defendant(s) NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 13, 2025, and entered in Case No. 25-CA-003514, of the Circuit Court of the 20th Judicial Circuit in and for LEE County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and JAY C. MILLER; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; are defendants. KEVIN C. KARNES, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.LEE.REALFORECLOSE.COM, at 9:00 A.M., on the 11 day of December, 2025, the following described property as set forth in said Final Judgment, to wit: LOT 10, BLOCK J, PINE ISLAND CENTER - UNIT 3, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 10, PAGE 108, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the Clerk reports the surplus as unclaimed. Dated this day of 10/13/2025. KEVIN C. KARNES As Clerk of said Court (SEAL) By N Wright-Angad As Deputy Clerk		
Submitted by: Kahane & Associates, P.A. 1619 NW 136th Avenue, Suite D-220 Sunrise, Florida 33323 Telephone: (954) 382-3486 Telefacsimile: (954) 382-5380 Designated service email: notice@kahaneandassociates.com File No.: 25-00800 NML October 17, 24, 2025		25-04127L
FIRST INSERTION		
NOTICE OF ACTION BY PUBLICATION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL CASE NO. 25-CC-005155 THE SOUTH SEAS CLUB CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. ANNE MARIE NEWMAN, GLENN T. BERBAUM, AND MARGARET M. BERBAUM, Defendant(s). TO: ANNE MARIE NEWMAN, GLENN T. BERBAUM, AND MARGARET M. BERBAUM Last Known Address: 140 BLENHEIM PLACE, ATLANTA, GA 30350 YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in LEE County, Florida: Unit Week No. 51 & 52 in Condominium Parcel Number K (A/K/A UNIT 1313) of THE SOUTH SEAS CLUB, a Condominium according to the declaration of Condominium thereof, recorded in Official Records Book 1480 at Page 970, of the Public Records of Lee County, Florida, and all amendment thereto, if any. has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Plaintiff's Complaint. WITNESS my hand and seal of this Court on this 10 day of October, 2025. KEVIN C. KARNES, CLERK OF COURTS (SEAL) By: K Shoap Deputy Clerk		
Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, 2364 Fruitville Road, Sarasota, Florida 34237 service@michaelbelle.com 49239		October 17, 24, 2025
		25-04105L

FIRST INSERTION		
NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION CASE NO.: 24-CC-1736 PROLINE CONSTRUCTION & REMODELING, INC, a Florida Corporation, D/B/A PROLINE POOLS, INC. Plaintiff, v. KRISTIN LEIGH ANDERSON and COURTNEY CASSANDRA REID, Defendants. NOTICE IS HEREBY given as required by a Final Judgment for Foreclosure entered in Case No.: 24-CC-1736 of the County Court of the Twentieth Judicial Circuit in and for Lee County, Florida, where PROLINE CONSTRUCTION & REMODELING, INC., is the Plaintiff and KRISTIN LEIGH ANDERSON and COURTNEY CASSANDRA REID are the Defendants. I will sell to the highest bidder for cash beginning at 9:00 a.m. at www.lee.realforeclose.com in accordance with Chapter 45 Florida Statutes on November 13, 2025, the following described property in accordance with the Final Judgment for Foreclosure: Lots 3 and 4, Block 5104, Unit 80, Cape Coral, according to plat thereof as recorded in Plat Book 22, Pages 140 through 159, of the Public Records of Lee County, Florida. Address: 2324 Northwest 31st Terrace, Cape Coral, FL 33993 Parcel ID: 28-43-23-C1-05104.0030 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031. 10/09/2025 CLERK OF THE CIRCUIT COURT (SEAL) KEVIN C. KARNES Lee County Clerk of Court By: T Mann as Deputy Clerk		
Freidin & Inglis, P.A. 2245 McGregor Boulevard Fort Myers, FL 33901 October 17, 24, 2025		25-04126L

FIRST INSERTION		
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 22-CA-005039 U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST, Plaintiff, vs. CHANDRA MONTES DE OCA, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 12, 2025, and entered in 22-CA-005039 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST is the Plaintiff and CHANDRA MONTES DE OCA; UNKNOWN SPOUSE OF CHANDRA MONTES DE OCA are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on November 06, 2025, the following described property as set forth in said Final Judgment, to wit: LOTS 33 AND 34, BLOCK 3814, UNIT 52, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 19, PAGES 49 THROUGH 63, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property Address: 1629 NW 11TH STREET, CAPE CORAL, FL 33993 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031. Dated this 10/09/2025 Kevin C. Karnes As Clerk of the Court (SEAL) By: T Mann As Deputy Clerk		
Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC Attorneys for Plaintiff 6409 Congress Avenue, Suite 100, Boca Raton, FL 33487 Telephone: 561-241-6901 Fax: 561-997-6909 22-057698 - MaM October 17, 24, 2025		25-04077L

--- PUBLIC SALES ---

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of CAPE CORAL TIRE SHOP located at 905 SE 9th Terr Unit 905F in the City of Cape Coral, Lee County, FL 33990 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 13th day of October, 2025.

Speedy Mobile Tire Shop LLC

October 17, 202525-04134L

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of OSTEO-MASSAGE Health Center located at 9240 Bonita Beach Rd SE, Suite 3307 in the City of BONITA SPRINGS, Lee County, FL 34135 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 13th day of October, 2025.

OSTEO-MASSAGE Health Centers of America Inc.

Shahin Pourgol

October 17, 202525-04135L

FIRST INSERTION

NOTICE OF CIVIL ACTION WITHOUT MAILING

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

CASE NO: 25-CA-005173

Elizabeth B. Trotter

Plaintiff, vs.

Sandra Martinez

Defendants.

Address Unknown.

TO: SANDRA MARTINEZ

ADDRESS UNKNOWN

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

1317 NW 9th Terrace, Cape Coral, FL 33993

COMPLAINT TO QUIET TITLE has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Donald Isaac, Esquire, Law Offices of Donald Isaac, Esq., LLC, Attorney for Petitioner, whose address is 5237 Summerlin Commons Blvd., Suite 310, Fort Myers, FL 33907, on or before November 19, 2025 and file the original with the Clerk of this Court either before service on Petitioner's attorney or immediately thereafter, otherwise a Default will be entered against you for the relief demanded in the Complaint.

WITNESS my hand and seal of this Court on October 10, 2025,

Kevin C. Karnes

(SEAL) By: K Shoap

Deputy Clerk

Donald Isaac, Esquire,

Law Offices of Donald Isaac, Esq., LLC,

Attorney for Petitioner,

5237 Summerlin Commons Blvd.,

Suite 310,

Fort Myers, FL 33907

Phone No. 239-275-2200

Email: disaac@donaldisaaclaw.com

Oct. 17, 24, 31; Nov. 7, 2025

25-04081L

OFFICIAL COURTHOUSE WEBSITES

MANATEE COUNTY

manateeclerk.com

SARASOTA COUNTY

sarasotaclerk.com

CHARLOTTE COUNTY

charlotteclerk.com

LEE COUNTY

leeclerk.org

COLLIER COUNTY

collierclerk.com

HILLSBOROUGH COUNTY

hillsclerk.com

PASCO COUNTY

pascoclerk.com

PINELLAS COUNTY

mypinellasclerk.gov

POLK COUNTY

polkcountyclerk.net

ORANGE COUNTY

myorangeclerk.com

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FIRST INSERTION

BAYSIDE IMPROVEMENT COMMUNITY DEVELOPMENT DISTRICT AND BAY CREEK COMMUNITY DEVELOPMENT DISTRICT NOTICE OF FISCAL YEAR 2026 JOINT MEETINGS

The Boards of Supervisors (“Boards”) of the Bayside Improvement and the Bay Creek Community Development Districts (“Districts”) will hold Fiscal Year 2026 Joint Regular Meetings, on the fourth Monday of each month, at 2:00 p.m., unless otherwise indicated, at the Pelican Landing Community Center, 24501 Walden Center Drive, Bonita Springs, Florida 34134, on the following dates:

October 27, 2025

December 8, 2025

January 26, 2026

February 23, 2026

March 23, 2026

April 27, 2026

May 18, 2026

June 22, 2026

July 17, 2026 (Budget Workshop at 9:00 a.m.)

July 27, 2026

August 24, 2026

September 28, 2026

The purpose of the joint meetings is for the Boards to consider any business which may properly come before the Supervisors. The meetings are open to the public and will be conducted in accordance with the provision of Florida Law for Community Development Districts. The meetings may be continued to a date, time, and place to be specified on the record at the meetings. A copy of the agenda for the meetings may be obtained from the office of the District Manager at least seven (7) days in advance of the meeting by contacting the District Manager's office via email at info@pelicanlandgcds.net, by calling (561) 571-0010, during normal business hours or by visiting the Districts' website, <http://pelicanlandgcds.net/>.

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

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

District Manager

October 17, 202525-04140L

FIRST INSERTION

RIVER RIDGE COMMUNITY DEVELOPMENT DISTRICT NOTICE OF FISCAL YEAR 2026 MEETINGS

The Board of Supervisors (“Board”) of the River Ridge Community Development District (“District”) will hold Regular Meetings for Fiscal Year 2026 at 1:00 p.m., in person at the Sound Room of the River Club Conference Center, (second floor of Fitness Center), 4784 Pelican Sound Boulevard, Estero, Florida 33928 and via Zoom, on the following dates:

October 28, 2025

<https://us02web.zoom.us/j/85648242803>

Meeting ID: 856 4824 2803 Dial by your location 1-305-224-1968

November 18, 2025

<https://us02web.zoom.us/j/85045796292>

Meeting ID: 850 4579 6292 Dial by your location 1-305-224-1968

December 9, 2025

<https://us02web.zoom.us/j/86948071935>

Meeting ID: 869 4807 1935 Dial by your location 1-305-224-1968

January 27, 2026

<https://us02web.zoom.us/j/88625995821>

Meeting ID: 886 2599 5821 Dial by your location 1-305-224-1968

February 24, 2026

<https://us02web.zoom.us/j/81009509260>

Meeting ID: 810 0950 9260 Dial by your location 1-305-224-1968

March 24, 2026

<https://us02web.zoom.us/j/88957492735>

Meeting ID: 889 5749 2735 Dial by your location 1-305-224-1968

April 28, 2026

<https://us02web.zoom.us/j/81830165024>

Meeting ID: 818 3016 5024 Dial by your location 1-305-224-1968

May 26, 2026

<https://us02web.zoom.us/j/83914864195>

Meeting ID: 839 1486 4195 Dial by your location 1-305-224-1968

June 23, 2026

<https://us02web.zoom.us/j/82920101781>

Meeting ID: 829 2010 1781 Dial by your location 1-305-224-1968

July 28, 2026

<https://us02web.zoom.us/j/89463898554>

Meeting ID: 894 6389 8554 Dial by your location 1-305-224-1968

August 25, 2026

<https://us02web.zoom.us/j/81204741384>

Meeting ID: 812 0474 1384 Dial by your location 1-305-224-1968

September 22, 2026

<https://us02web.zoom.us/j/83263895820>

Meeting ID: 832 6389 5820 Dial by your location 1-305-224-1968

The District fully encourages public participation in a safe and efficient manner. To that end, any member of the public interested in listening to and participating in the meeting may do so via the Zoom details specified above.

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

For assistance in connecting to the meetings or arranging further accommodations for participation, and any other questions can be addressed by contacting the District Manager's office at the phone number, above or by visiting the District's website.

Any person requiring special accommodations at the meetings because of a disability or physical impairment should contact the District Office at (561) 571-0010 at least 48 hours prior to the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

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

District Manager

October 17, 202525-04133L

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF FORECLOSURE SALE

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

DIVISION: CIVIL

CASE NO. 25-CC-004939

THE SOUTH SEAS CLUB CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation,

Plaintiff, vs.

RICHARD DUPONT AND SHERRY DUPONT,

Defendants.

NOTICE is hereby given that the undersigned, Clerk of Circuit and County Courts of Lee County, Florida, will on November 6, 2025, at 9:00 A.M. via electronic sale at www.lee.real

foreclose.com, in accordance with Section 45.031, Florida Statutes, offer for sale and sell to the highest bidder for cash, the following described property situated in Lee County, Florida:

Unit Week No. 39 in Condominium Parcel Number U of THE SOUTH SEAS CLUB, a Condominium according to the declaration of Condominium thereof, recorded in Official Records Book 1480 at Page 970, of the Public Records of Lee County, Florida, and all amendment thereto, if any.

A/K/A UNIT 1318, WEEK 39 pursuant to the Final Judgment of Lien Foreclosure entered in a case pending in said Court in the above-styled cause.

Any person claiming an interest in

FIRST INSERTION

NOTICE OF ACTION

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

CASE NO.: 25-CA-004111

BANK OF AMERICA, N.A.,

Plaintiff, vs.

ESTATE OF A. DEWEY HARDIN A/K/A ADMIRAL DEWEY HARDIN, DECEASED; UNKNOWN HEIRS, DEVEISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF A. DEWEY HARDIN A/K/A ADMIRAL DEWEY HARDIN, DECEASED; KAREN DEAN DYER; JOHN RANDALL HARDIN; BRIDGET DAWNE GIVENS; VANESSA HARDIN; JONATHAN HARDIN; KAYDEN EASTMAN; ESTATE OF ROBERT LEE HARDIN, DECEASED; UNKNOWN HEIRS, DEVEISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF ROBERT LEE HARDIN, DECEASED; ESTATE OF GENEVIEVE DIANE HARDIN, DECEASED; UNKNOWN HEIRS, DEVEISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF GENEVIEVE DIANE HARDIN, DECEASED; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, et al.

Defendant(s).

TO: ESTATE OF A. DEWEY HARDIN A/K/A ADMIRAL DEWEY HARDIN, DECEASED (Current Residence Unknown) (Last Known Address) 524 NE 19TH COURT CAPE CORAL, FL 33909

UNKNOWN HEIRS, DEVEISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF A.

DEWEY HARDIN A/K/A ADMIRAL DEWEY HARDIN, DECEASED (Last Known Address) 524 NE 19TH COURT CAPE CORAL, FL 33909

ESTATE OF ROBERT LEE HARDIN, DECEASED (Last Known Address) 544 SOUTH 20TH STREET LOUISVILLE, KY 40203

UNKNOWN HEIRS, DEVEISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF ROBERT LEE HARDIN, DECEASED (Last Known Address) 544 SOUTH 20TH STREET LOUISVILLE, KY 40203

ESTATE OF GENEVIEVE DIANE HARDIN, DECEASED (Last Known Address) 508 WORCHESTER AVENUE MIDDLESBORO, KY 40965

UNKNOWN HEIRS, DEVEISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF GENEVIEVE DIANE HARDIN, DECEASED (Last Known Address) 508 WORCHESTER AVENUE MIDDLESBORO, KY 4965

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

LOTS 18 AND 19, BLOCK 1529, CAPE CORAL SUBDIVISION, UNIT 17, ACCORDING TO THE PLAT THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 14, PAGES 23 TO 38, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

A/K/A: 524 NE 19TH COURT, CAPE CORAL, FL 33909.

has been filed against you and you are

FIRST INSERTION

NOTICE OF ACTION

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

CASE NO. 25-CA-003731

FIRST HORIZON BANK

Plaintiff, v.

THE UNKNOWN HEIRS, GRANTEES, DEVEISEES, LIENORS, TRUSTEES, AND CREDITORS OF KENNETH JAMES ELLEFSON, DECEASED, ET AL.

Defendants.

TO: THE UNKNOWN HEIRS, GRANTEES, DEVEISEES, LIENORS, TRUSTEES, AND CREDITORS OF KENNETH JAMES ELLEFSON, DECEASED, Current Residence Unknown, but whose last known address was: 1325 BARRETT RD, NORTH FORT MYERS, FL 33903-5734

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Lee County, Florida, to-wit: ALL THE CERTAIN LAND SITUATED IN THE CITY OF NORTH FORT MYERS, COUNTY OF LEE, STATE OF FLORIDA TO WIT: THE NORTH HALF OF THE NORTH HALF OF THE NORTH HALF OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 4, TOWNSHIP 44 SOUTH, RANGE 24 EAST, LEE COUNTY, FLORIDA, LESS ROAD RIGHT OF WAY. BEING LOT 13, SMOKEY HOLLOW FARMS, LESS THE NORTH 30 FEET THEREOF. LESS THE FOLLOWING DESCRIBED LAND: PART OF LOT 13, OF UNRECORDED SMOKEY HOLLOW FARMS, IN THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 4, TOWNSHIP 44 SOUTH, RANGE 24 EAST, LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHWEST CORNER OF THE SOUTHEAST 1/4

OF SAID SECTION 4, THENCE SOUTH 4 DEGREES 37 MINUTES 00 SECONDS EAST, ALONG THE WEST LINE OF SAID SOUTHEAST 1/4, SECTION 4, 30.10 FEET TO THE POINT OF BEGINNING, THENCE DUE EAST PARALLEL TO AND 30.00 FEET SOUTH OF THE NORTH LINE OF SAID SOUTHEAST 1/4, SAID SECTION 4, FOR 621.85 FEET, THENCE SOUTH 4 DEGREES 37 MINUTES 00 SECONDS EAST, 140.00 FEET, THENCE NORTH 89 DEGREES 58 MINUTES 50 SECONDS WEST, 621.87 FEET, TO AN INTERSECTION WITH THE WEST LINE, OF SAID SOUTHEAST 1/4 OF SECTION 4, THENCE NORTH 4 DEGREES 37 MINUTES 00 SECONDS EAST, 140.00 FEET, THENCE NORTH 89 DEGREES 58 MINUTES 50 SECONDS WEST, 621.87 FEET, TO AN INTERSECTION WITH THE WEST LINE, OF SAID SOUTHEAST 1/4 OF SECTION 4, THENCE NORTH 4 DEGREES 37 MINUTES 00 SECONDS WEST, ALONG SAID WEST LINE 139.79 FEET TO THE POINT OF BEGINNING. TOGETHER WITH: A 20.00 FEET WIDE ACCESS EASEMENT FOR EGRESS AND INGRESS IN PART OF LOT 13 OF UNRECORDED SMOKEY HOLLOW FARMS IN THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 4, TOWNSHIP 44 SOUTH, RANGE 24 EAST, LEE COUNTY, FLORIDA. SAID EASEMENT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHWEST CORNER OF SAID SOUTHEAST 1/4, SECTION 4, THENCE SOUTH 4 DEGREES 37 MINUTES 00 SECONDS EAST, ALONG THE WEST LINE OF SAID SOUTHEAST 1/4, SECTION 4, 30.10 FEET, THENCE DUE EAST PARALLEL TO AND 30.00 FEET SOUTH OF THE NORTH LINE OF SAID SOUTHEAST 1/4 OF SAID SECTION 4, 621.85 FEET TO THE POINT OF BEGINNING OF SAID EASEMENT, THENCE CONTINUE DUE EAST 631.90 FEET TO AN

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

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

WITNESS my hand and the seal of this Court this 10 day of October, 2025.

KEVIN C. KARNES

As Clerk of the Court and/or

Comptroller

(SEAL) K Shoap

Deputy Clerk

Brian L. Rosaler, Esquire,

POPKIN & ROSALER, P.A.,

1701 West Hillsboro Boulevard,

Suite 400,

Deerfield Beach, FL 33442.,

25-51838

October 17, 24, 202525-04109L

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

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

WITNESS my hand and the seal of this Court this 10 day of October, 2025.

KEVIN C. KARNES

As Clerk of the Court and/or

Comptroller

(SEAL) K Shoap

Deputy Clerk

Brian L. Rosaler, Esquire,

POPKIN & ROSALER, P.A.,

1701 West Hillsboro Boulevard,

Suite 400,

Deerfield Beach, FL 33442.,

25-51838

October 17, 24, 202525-04109L

INTERSECTION WITH THE WEST RIGHT OF WAY LINE OF BARRETT ROAD, THENCE SOUTH 4 DEGREES 28 MINUTES 00 SECONDS EAST, ALONG SAID WEST LINE OF BARRETT ROAD, 20.05 FEET, THENCE DUE WEST 631.86 FEET, THENCE NORTH 4 DEGREES 37 MINUTES 00 SECONDS WEST, 20.05 FEET TO THE POINT OF BEGINNING.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on eXL Legal, PLLC, Plaintiff's attorney, whose address is 12425 28th Street North, Suite 200, St. Petersburg, FL 33716, within thirty (30) days after the first publication of this Notice of Action, and file the original with the Clerk of this Court at P.O. Box 310, Ft. Myers, FL 33902, 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 petition.

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

WITNESS my hand and seal of the Court on this 10 day of October, 2025.

Kevin C. Karnes

Clerk of the Circuit Court

(SEAL) N Wright Angad

Deputy Clerk

eXL Legal, PLLC,

Plaintiff's attorney,

12425 28th Street North, Suite 200,

St. Petersburg, FL 33716,

1000010940

October 17, 24, 202525-04104L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
CASE NO.: 25-CA-001792
EF MORTGAGE LLC,
Plaintiff, v.
GISLA, LLC., a Florida Limited
Liability Company; RALPH
MARC LEVY, an Individual;
JUAN MANUEL GUTIERREZ
ALCUBILLA, an Individual;
UNKNOWN TENANT #1;
UNKNOWN TENANT #2,
Defendant.
NOTICE IS HEREBY GIVEN pursuant
to Final Judgment Foreclosure dated
October 13, 2025 entered in Civil Case
No. 25-CA-001792 in Circuit Court of
the 20th Lee Judicial Circuit in and
for Lee County, Florida, Civil Division,
wherein EF MORTGAGE LLC, Plain-
tiff and GISLA, LLC., a Florida Limited
Liability Company are Defendant(s),
Kevin C. Karnes, Clerk of Court, will
sell to the highest and best bidder for
cash beginning at 9:00 AM at www.
lee.realforeclose.com in accordance
with Chapter 45, Florida Statutes on
12/4/2025 the following described
property as set forth in said Final Judg-
ment, to-wit:
LOT 10, BLOCK 68, UNIT 8,
SECTION 2, TOWNSHIP 45
SOUTH, RANGE 26 EAST,
LEHIGH ACRES REPLAT OF
SECTION 2, ACCORDING
TO PLAT THEREOF AS RE-
CORDED IN PLAT BOOK 26,
PAGE 180, OF THE PUBLIC
RECORDS OF LEE COUNTY,
FLORIDA.
Property Address: 3403 28th St
SW, Lehigh Acres, FL 33976
ANY PERSON CLAIMING AN IN-
TEREST IN THE SURPLUS FROM
THE SALE, IF ANY, OTHER THAN
THE PROPERTY OWNER AS OF
THE DATE OF THE LIS PENDENS
MUST FILE A CLAIM BEFORE THE
CLERK REPORTS THE SURPLUS AS
UNCLAIMED.
THE COURT, IN ITS DISCRETION,
MAY ENLARGE THE TIME OF THE
SALE. NOTICE OF THE CHANGED
TIME OF SALE SHALL BE PUBLISHED
AS PROVIDED HEREIN.
10/14/2025
Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
Lee County, Florida
(SEAL) N Wright-Angad
DEPUTY CLERK OF COURT
Kelley Kronenberg
10360 W State Rd 84
Fort Lauderdale, FL 33324
Service Email:
flrealprop@kelleykronenberg.com
File No.: 3087,000357
October 17, 24, 2025 25-04148L

FIRST INSERTION

SECOND NOTICE OF
FORECLOSURE SALE
(As to Sale of Property 3, Property
4, Property 5, Property 6, Property 7
and Property 9 only)
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 24-CA-007468
WILMINGTON SAVINGS FUND
SOCIETY FSB, NOT IN ITS
INDIVIDUAL CAPACITY, BUT
SOLELY AS TRUSTEE FOR
RESIDENTIAL MORTGAGE
AGGREGATION TRUST,
Plaintiff, vs.
FRAZIER UNIQUE HOMES LLC,
et al.
Defendant(s).
NOTICE IS HEREBY GIVEN pursu-
ant to a Final Judgment of Foreclosure
dated August 18, 2025, and entered in
24-CA-007468 of the Circuit Court of
the TWENTIETH Judicial Circuit in
and for Lee County, Florida, wherein
WILMINGTON SAVINGS FUND
SOCIETY FSB, NOT IN ITS INDI-
VIDUAL CAPACITY, BUT SOLELY
AS TRUSTEE FOR RESIDENTIAL
MORTGAGE AGGREGATION
TRUST is the Plaintiff and FRAZIER
UNIQUE HOMES LLC; OCTEON
MCCALL A/K/A OCTEON C. MC-
CALL are the Defendant(s). Kevin C.
Karnes as the Clerk of the Circuit Court
will sell by means of "Separate Sales,"
subject Property 3, Property 4, Prop-
erty 5, Property 6, Property 7, Property
9, more specifically described below,
to the highest and best bidder for cash
at www.lee.realforeclose.com, at 09:00
AM, on November 06, 2025, the follow-
ing described properties as set forth in
said Final Judgment, to wit:
AS TO COUNT VIII
LOAN 3/PROPERTY 3
2320 NW 38th Avenue, Cape
Coral, FL 33993 - Property 3
Lots 69 and 70, Block 4338,
CAPE CORAL UNIT 61, accord-
ing to the map or plat thereof, as
recorded in Plat Book 21, Page(s)
4 through 20, inclusive, of the
Public Records of Lee County,
Florida.
AS TO COUNT XII
LOAN 4/PROPERTY 4
3225 NW 15th Lane Cape Coral,
FL 33993 - Property 4
Lots 27 and 28, Block 4269,
CAPE CORAL UNIT 60, a Sub-
division, according to the map or
plat thereof, as recorded in Nat

Book 19, Pages 154 through 169,
inclusive, of the Public Records
of Lee County, Florida.
AS TO COUNT XIV
LOAN 5/PROPERTY 5
4142 NW 38th Place, Cape Coral,
FL 33993 - Property 5
Lots 39 & 40, Block 5498, CAPE
CORAL UNIT 91, according to
the plat thereof, as recorded in
Plat Book 24, Page(s) 88 through
98, inclusive, of the Public Re-
cords of Lee County, Florida.
AS TO COUNT XVII
LOAN 6/PROPERTY 6
4217 NW 32nd Terrace, Cape
Coral, FL 33993 - Property 6
Lots 51 And 52, Block 5421,
CAPE CORAL UNIT 90, A Sub-
division, According To The Map
Or Plat Thereof, As Recorded In
Plat Book 24, Pages 12 Through
29, Inclusive, Of The Public Re-
cords Of Lee County, Florida.
AS TO COUNT XX
LOAN 7/PROPERTY 7
4230 NW 25th Terrace, Cape
Coral, FL 33993 - Property 7
Lots 7 and 8, Block 5178, CAPE
CORAL UNIT 83, according to
the plat thereof, recorded in Plat
Book 23, Page 41, inclusive, of
the Public Records of Lee Coun-
ty, Florida.
AS TO COUNT XXVI
LOAN 9/PROPERTY 9
4348 NW 27th Lane Cape Coral,
FL 33993 - Property 9
Lots 3 and 4, Block 5181, CAPE
CORAL UNIT 83, a Subdivi-
sion according to the map or plat
thereof, as recorded in Plat Book
23, Pages 41 through 54, inclu-
sive, of the Public Records of Lee
County, Florida.
Any person claiming an interest in
the surplus from the sale, if any, other
than the property owner as of the date
of the lis pendens must file a claim
in accordance with Florida Statutes,
Section 45.031.
Dated this 10/14/2025
Kevin C. Karnes
As Clerk of the Court
(SEAL) By: T Mann
As Deputy Clerk
Submitted by: Robertson, Anschutz,
Schneid, Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
25-361590 - NaC
October 17, 24, 2025 25-04141L

--- ACTIONS / SALES / ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE
COUNTY, FLORIDA
PROBATE DIVISION
FILE NO. 25-CP-001075
Division Probate
IN RE: ESTATE OF
DOROTHY F. NIGHTINGALE
Deceased.
The administration of the estate of Dor-
othy F. Nightingale, deceased, whose
date of death was August 14, 2022, is
pending in the Circuit Court for Lee
County, Florida, Probate Division, the
address of which is P.O. Box 310, Fort
Myers, Florida 33902. The names and
addresses of the personal representative
and the personal representative's attor-
ney are set forth below.
All creditors of the decedent and oth-
er persons having claims or demands
against decedent's estate on whom a
copy of this notice is required to be
served must file their claims with this
court ON OR BEFORE THE LATER
OF 3 MONTHS AFTER THE TIME
OF THE FIRST PUBLICATION OF
THIS NOTICE OR 30 DAYS AFTER
THE DATE OF SERVICE OF A COPY
OF THIS NOTICE ON THEM.
All other creditors of the decedent
and other persons having claims or de-
mands against decedent's estate must
file their claims with this court WITH-
IN 3 MONTHS AFTER THE DATE OF
THE FIRST PUBLICATION OF THIS
NOTICE.
The personal representative has no
duty to discover whether any property
held at the time of the decedent's death
by the decedent or the decedent's sur-
viving spouse is property to which the
Florida Uniform Disposition of Commu-
nity Property Rights at Death Act as
described in ss. 732.216-732.228,
Florida Statutes, applies, or may apply,
unless a written demand is made by a
creditor as specified under s. 732.221,
Florida Statutes. The written demand
must be filed with the clerk.
ALL CLAIMS NOT FILED WITHIN
THE TIME PERIODS SET FORTH
IN FLORIDA STATUTES SEC-
TION 733.702 WILL BE FOREVER
BARRED.
NOTWITHSTANDING THE TIME
PERIODS SET FORTH ABOVE, ANY
CLAIM FILED TWO (2) YEARS OR
MORE AFTER THE DECEDENT'S
DATE OF DEATH IS BARRED.
The date of first publication of this
notice is October 17, 2025.
Personal Representative:
D. Hugh Kinsey, Jr.
9100 College Point Court
Fort Myers, Florida 33919
Attorney for Personal Representative:
D. Hugh Kinsey, Jr.
Florida Bar Number: 961213
Sheppard Law Firm, P.A.
9100 College Pointe Court
Fort Myers, FL 33919
Telephone: (239) 334-1141
Fax: (239) 334-3965
E-Mail: kinsey@sbshlaw.com
Secondary E-Mail:
hkimg@sbshlaw.com
October 17, 24, 2025 25-04152L

FIRST INSERTION

NOTICE OF FORECLOSURE
SALES
[Sale of Property 1, Property 2, and
Property 8 only]
IN THE CIRCUIT COURT FOR THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
CIVIL DIVISION
Case No.: 24-CA-007468
WILMINGTON SAVINGS FUND
SOCIETY FSB, not in its individual
capacity, but solely as trustee for
Residential Mortgage Aggregation
Trust,
Plaintiff, v.
FRAZIER UNIQUE HOMES LLC;
OCTEON MCCALL a/k/a OCTEON
C. MCCALL; et al.
Defendants.
NOTICE IS HEREBY GIVEN pursuant
to Summary Final Judgment of Foreclo-
sure dated August 18, 2025 (the "Judg-
ment") and Order Granting Defendants'
Motion to Cancel and Reschedule Fore-
closure Sale ("Order"), both entered in
the above Case No. 24-CA-007468 of
the Circuit Court for Lee County, Flor-
ida, I will sell by separate sales subject
Property 1, Property 2, and Property 8,
more specifically described below, to
the highest and best bidder for cash at
three separate public sales to be held
on the 6th day of NOVEMBER, 2025,
at 9:00 a.m., each sale to be conducted
electronically online at three separate
sales at the following website www.lee.
realforeclose.com in accordance with
Chapter 45, Florida Statutes. Plaintiff's
credit bid for each of the three separate
sales shall only be the total amount due
as to each respective Count, and not the
total of the separate total sums specifi-
ed in Paragraph 4(a), Paragraph 4(b), and
Paragraph 4(h) of the Judgment.
AS TO COUNT II
Loan No. xxxxx9867
1003 NE 10th Place, Cape Coral,
FL 33909 - Property 1
Lots 32 and 33, Block 2056,

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE
COUNTY, FLORIDA
PROBATE DIVISION
FILE NO. 25-CP-2695
Division Probate
IN RE: ESTATE OF
EDWARD L. SPARDA
Deceased.
The administration of the estate of Ed-
ward L. Sparda, deceased, whose date of
death was November 18, 2023, is pend-
ing in the Circuit Court for Lee County,
Florida, Probate Division, the address
of which is P.O. Box 9346, Fort Myers,
FL 33902. The names and addresses of
the personal representative and the
personal representative's attorney are
set forth below.
All creditors of the decedent and oth-
er persons having claims or demands
against decedent's estate on whom a
copy of this notice is required to be
served must file their claims with this
court ON OR BEFORE THE LATER
OF 3 MONTHS AFTER THE TIME
OF THE FIRST PUBLICATION OF
THIS NOTICE OR 30 DAYS AFTER
THE DATE OF SERVICE OF A COPY
OF THIS NOTICE ON THEM.
The personal representative has no
duty to discover whether any property
held at the time of the decedent's death
by the decedent or the decedent's sur-
viving spouse is property to which the
Florida Uniform Disposition of Commu-
nity Property Rights at Death Act as
described in ss. 732.216-732.228,
Florida Statutes, applies, or may apply,
unless a written demand is made by a
creditor as specified under s. 732.221,
Florida Statutes. The written demand
must be filed with the clerk.
All other creditors of the decedent
and other persons having claims or de-
mands against decedent's estate must
file their claims with this court WITH-
IN 3 MONTHS AFTER THE DATE OF
THE FIRST PUBLICATION OF THIS
NOTICE.
ALL CLAIMS NOT FILED WITHIN
THE TIME PERIODS SET FORTH
IN FLORIDA STATUTES SEC-
TION 733.702 WILL BE FOREVER
BARRED.
NOTWITHSTANDING THE TIME
PERIODS SET FORTH ABOVE, ANY
CLAIM FILED TWO (2) YEARS OR
MORE AFTER THE DECEDENT'S
DATE OF DEATH IS BARRED.
The date of first publication of this
notice is October 17, 2025.
Personal Representative:
Robin L. Sparda-Curran a/k/a
Robin L. Curran
23 Monroe Street
Hanson, Massachusetts 02341
Attorney for Personal Representative:
Douglas A. Dodson, II
Florida Bar Number: 126439
DORCEY LAW FIRM PLC
10181 Six Mile Cypress Parkway, Ste C
Fort Myers, FL 33966
Telephone: (239) 418-0169
Fax: (239) 418-0048
E-Mail: douglas@dorceylaw.com
Secondary E-Mail:
probate@dorceylaw.com
October 17, 24, 2025 25-04156L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
PROBATE DIVISION
CASE NO.: 25-CP-2695
IN RE: ESTATE OF
ROBERT H. SINCLAIR aka
ROBERT HARRIS SINCLAIR,
Deceased.
The administration of the Estate of
Robert H. Sinclair aka Robert Harris
Sinclair, deceased, whose date of death
was April 21, 2025, is pending in the
Circuit Court for Lee County, Florida,
Probate Division, the address of which
is 1700 Monroe St., Fort Myers, FL
33907. The names and addresses of the
Personal Representative and the Per-
sonal Representative's attorney are set
forth below.
All creditors of the Decedent and
other persons having claims or de-
mands against Decedent's estate on
whom a copy of this notice is required
to be served must file their claims with
this court ON OR BEFORE THE LAT-
ER OF THREE (3) MONTHS AFTER
THE TIME OF THE FIRST PUBLICA-
TION OF THIS NOTICE OR THIRTY
(30) DAYS AFTER THE DATE OF
SERVICE OF A COPY OF THIS NO-
TICE ON THEM.
The Personal Representative has no
duty to discover whether any property
held at the time of the Decedent's death
by the Decedent or the Decedent's sur-
viving spouse is property to which the
Florida Uniform Disposition of Commu-
nity Property Rights at Death Act as
described in Sections 732.216-732.228,
Florida Statutes, applies, or may apply,
unless a written demand is made by a
creditor as specified under Section
732.221, Florida Statutes. The written
demand must be filed with the clerk.
All other creditors of the Decedent
and other persons having claims or de-
mands against Decedent's estate must
file their claims with this court WITH-
IN THREE (3) MONTHS AFTER THE
DATE OF THE FIRST PUBLICATION
OF THIS NOTICE.
The date of first publication of this
notice is October 17, 2025.
/s/ Mark R. Sinclair
Mark R. Sinclair,
Personal Representative
4875 Dtc. Blvd., Ste. 3-104
Denver, CO 80237
/s/ Matthew A. Linde
Matthew A. Linde, Esq.
FL Bar No.: 528791
LINDE, GOULD & ASSOCIATES
12693 New Brittany Blvd.
Fort Myers, FL 33907
Telephone: (239) 939-7100
Facsimile: (239) 939-7104
malinde@lindegould.com
courtfilings@lindegould.com
Attorney for the Personal
Representative
October 17, 24, 2025 25-04153L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
20TH JUDICIAL CIRCUIT, IN AND
FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 25-CA-001575
LOANDEPOT.COM, LLC,
Plaintiff, vs.
ALL UNKNOWN HEIRS,
CREDITORS, DEVISEES,
BENEFICIARIES, GRANTEES,
ASSIGNEES, LIENORS,
TRUSTEES AND ALL OTHER
PARTIES CLAIMING AN
INTEREST BY, THROUGH,
UNDER OR AGAINST THE
ESTATE OF JOSEPH C. ADKINS,
DECEASED; ALEXANDRA
ADKINS, PERSONAL
REPRESENTATIVE OF THE
ESTATE OF JOSEPH C. ADKINS,
DECEASED; ALEXANDRA
ADKINS; ADAM ADKINS;
TAMIAMI MASTER
ASSOCIATION, INC.; TAMIAMI
VILLAGE HOMEOWNERS
ASSOCIATION, INC.; UNKNOWN
PERSON(S) IN POSSESSION OF
THE SUBJECT PROPERTY,
Defendant(s)
NOTICE IS HEREBY GIVEN pursu-
ant to a Final Judgment of Foreclosure
filed October 3, 2025 and entered in
Case No. 25-CA-001575, of the Circuit
Court of the 20th Judicial Circuit in
and for LEE County, Florida, wherein
LOANDEPOT.COM, LLC is Plaintiff
and ALL UNKNOWN HEIRS, CREDI-
TORS, DEVISEES, BENEFICIARIES,
GRANTEES, ASSIGNEES, LIENORS,
TRUSTEES AND ALL OTHER PART-
IES CLAIMING AN INTEREST BY,
THROUGH, UNDER OR AGAINST
THE ESTATE OF JOSEPH C. AD-
KINS, DECEASED; ALEXANDRA
ADKINS, PERSONAL REPRESENTA-
TIVE OF THE ESTATE OF JOSEPH
C. ADKINS, DECEASED; ALEXAN-
DRA ADKINS; ADAM ADKINS; UN-
KNOWN PERSON(S) IN POSSES-

SION OF THE SUBJECT PROPERTY;
TAMIAMI MASTER ASSOCIATION,
INC.; TAMIAMI VILLAGE HOME-
OWNERS ASSOCIATION, INC.; are
defendants. KEVIN C. KARNES, the
Clerk of the Circuit Court, will sell to
the highest and best bidder for cash BY
ELECTRONIC SALE AT: WWW.LEE.
REALFORECLOSE.COM, at 9:00
A.M., on October 30, 2025, the follow-
ing described property as set forth in
said Final Judgment, to wit:
LOT 17, BLOCK 10, TAMIAMI
VILLAGE F/K/A LEESURE
VILLAGE, ACCORDING
TO THE MAP OR PLAT
THEREOF, AS RECORDED
IN PLAT BOOK 3, PAGE(S) 60
THROUGH 76, INCLUSIVE,
OF THE PUBLIC RECORDS
OF LEE COUNTY, FLORIDA.
TOGETHER WITH THAT
CERTAIN 1978 CELT MO-
BILE HOME HAVING ID#
CELTFL81186X WITH TITLE#
15553321 AND ID# CELT-
FL81186U WITH TITLE#
15553322
Any person claiming an interest in the
surplus from the sale, if any, other than
the property owner as of the date of the
lis pendens must file a claim before the
Clerk reports the surplus as unclaimed.
Dated this day of 10/14/2025,
KEVIN C. KARNES
As Clerk of said Court
(SEAL) By N Wright-Angad
As Deputy Clerk
Submitted by:
Kahane & Associates, P.A.
1619 NW 136th Avenue, Suite D-220
Sunrise, Florida 33323
Telephone: (954) 382-3486
Telefacsimile: (954) 382-5380
Designated service email:
notice@kahaneandassociates.com
File No.: 25-00169 LND
V6.20190626
October 17, 24, 2025 25-04147L

FIRST INSERTION

NOTICE OF SALE PURSUANT TO
CHAPTER 45
IN THE COUNTY COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
CASE NO.: 25-CC-2152
JUDGE KIMBERLY DAVIS
BOCELLI
WB WILLIAMSON BROS, INC.,
a Florida Corporation,
Plaintiff, vs.
THUY THANH THI PHAM,
TRUSTEE OF THE HUYNH-PHAM
FAMILY LIVING TRUST DATED
OCTOBER 27, 2016,
Defendant.
Notice is given that pursuant to the
Final Judgment of Foreclosure dated
October 6, 2025, entered in Case No.
2025-CC-002152 of the County Court
of the Twentieth Judicial Circuit in
and for Lee County, Florida, in which
WB WILLIAMSON BROS, INC., is the
Plaintiff, and THUY THANH THI
PHAM, TRUSTEE OF THE HUYNH-
PHAM FAMILY LIVING TRUST
DATED OCTOBER 27, 2016, is the De-
fendant, the Clerk of the Circuit Court
will sell to the highest and best bidder
for cash to be conducted in an online
sale at http://www.lee.realforeclose.
com beginning at 9:00 a.m. Eastern
Time on the 6th day of November 2025,
in accordance with Chapter 45 Florida
Statutes, the following-described prop-
erty set forth in said Final Judgment of
Foreclosure against Defendant, THUY
THANH THI PHAM, TRUSTEE OF
THE HUYNH-PHAM FAMILY LIV-
ING TRUST DATED OCTOBER 27,

2016
Lee County Real Property:
Lots 9, 10 and 11, Block 4077,
Cape Coral Unit 57, according to
the map or plat thereof, as re-
corded in Plat Book 19, Page(s)
124 through 137, inclusive, of the
Public Records of Lee County,
Florida.
Parcel ID No. 05-44-23-C1-
04077.0090 Folio ID 10038552
PROPERTY ADDRESS: 3113
Diplomat Parkway W, Cape Cor-
al, FL 33993
ANY PERSON CLAIMING AN IN-
TEREST IN THE SURPLUS FROM
THE SALE, IF ANY, OTHER THAN
THE PROPERTY OWNER AS OF
THE DATE OF THE LIS PENDENS,
MUST FILE A CLAIM BEFORE THE
CLERK REPORTS THE SURPLUS AS
UNCLAIMED.
Dated this 14th day of October 2025.
10/14/2025
Kevin C. Karnes
(SEAL) N Wright-Angad
CLERK OF COURT
LEE COUNTY, FLORIDA
/s/ Scott J. Hertz
Scott J. Hertz
Florida Bar No. 98552
Aloia Roland Lubell & Morgan PLLC
2222 Second Street
Fort Myers, Florida 33901
Telephone: (239) 791-7950
Facsimile: (239) 791-7951
shertz@lawdefined.com
dosnac@lawdefined.com
Attorney for WB Williamson Bros, Inc
October 17, 24, 2025 25-04143L

FIRST INSERTION

NOTICE TO CREDITORS

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

PROBATE DIVISION

Case No. 2025-CP-002294

IN RE: THE ESTATE OF RALPH JOSEPH MAZZIO.

Deceased.

The administration of the Estate of Ralph Joseph Mazzio, deceased, whose date of death was November 13, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is: Clerk of the Court, Lee County, Probate Division, P. O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is October 17, 2025.

Personal Representative:

Jack Pankow

Attorney for Personal Representative

Jack Pankow, Esquire

5230-2 Clayton Court

Fort Myers, FL 33907

Telephone: 239-334-4774

FL Bar # 164247

October 17, 24, 2025

25-04157L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE

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

CIRCUIT CIVIL DIVISION

CASE NO.: 24-CA-000503

CROSSCOUNTRY MORTGAGE, LLC

Plaintiff(s), vs.

STANLEY CYPRESS IV; CALOOSA LAKES HOMEOWNERS' ASSOCIATION, INC.; THE UNKNOWN SPOUSE OF STANLEY CYPRESS IV

Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on October 14, 2025 in the above-captioned action, the Clerk of Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 13th day of November, 2025 at 09:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

LOT 154, CALOOSA LAKES PHASE 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN INSTRUMENT NUMBER 20060000358513, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property address: 10521 Canal Brook Lane, Lehigh Acres, FL 33936

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.

Kevin Karnes

CLERK OF THE CIRCUIT COURT

As Clerk of the Court

(SEAL) BY: N Wright-Angad

Deputy Clerk

Padgett Law Group,

Attorney for Plaintiff

6267 Old Water Oak Road, Suite 203

Tallahassee, FL 32312

attorney@padgettlawgroup.com

TDP File No. 23-012398-1

October 17, 24, 2025

25-04150L

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA

PROBATE DIVISION

File No. 25-CP-2841

Division Probate

IN RE: ESTATE OF JOSEPH THOMAS LIBERTI

Deceased.

The administration of the estate of Joseph Thomas Liberti, deceased, whose date of death was July 11, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Blvd., Ft. Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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 17, 2025.

Personal Representative:

Gary Liberti

Attorney for Personal Representative:

Nancy J. Gibbs, Esq.

E-mail Addresses:

nancy@sgnapleslaw.com

Florida Bar No. 15547

Skrivan & Gibbs, PLLC

1110 Pine Ridge Road, Suite 300

Naples, FL 34108

Telephone: (239) 597-4500

October 17, 24, 2025

25-04154L

--- ACTIONS / SALES / ESTATE ---

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45

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

CIVIL DIVISION

Case No. 21-CA-5951

REGIONS BANK,

Plaintiff, v.

SNOW MASS PROPERTY LLC, ACCAM1 INC., ACCAM LLC, COLLIER COUNTY BOARD OF COMMISSIONERS, TRUE VALUE COMPANY, SANIBEL CAPTIVA COMMUNITY BANK, ALFRED M. MUELLER, UNCLE AL'S SEASONAL RETAIL, INC., FIRE-POWER FIREWORKS, INC., and JOHN/ JANE DOES I AND II.

Defendants.

Notice is given that pursuant to the Amended Final Judgment of Foreclosure and Consent Award of Attorney's Fees and Costs dated October 14, 2025 entered in Case No. 2021-CA-5951 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, in which REGIONS BANK, is the Plaintiff, and SNOW MASS PROPERTY LLC, ACCAM1 INC., ACCAM LLC, COLLIER COUNTY BOARD OF COMMISSIONERS, TRUE VALUE COMPANY, SANIBEL CAPTIVA COMMUNITY BANK, ALFRED M. MUELLER, UNCLE AL'S SEASONAL RETAIL, INC., FIREPOWER FIREWORKS, INC. and JOHN / JANE DOES I AND II et. al., are the Defendants, the Clerk of the Circuit Court will sell to the highest and best bidder for cash to be conducted in an online sale at <http://www.lee.realforeclose.com> beginning at 9:00 a.m. on 13th day of November 2025, in accordance with Chapter 45 Florida Statutes, the following-described property set forth in said Final Judgment of Foreclosure and Amended Final Judgment of Foreclosure:

Lee County Real Property: A tract or parcel of land lying in the Northwest quarter (NW 1/4) of Section 18, Township 45 South, Range 25 East, Lee County, Florida, which lot or parcel is described as follows:

From the Northwest corner of said Section 18 run North 89°00'36" East along the North line of said Section for 199 feet more or less to the East right-of-way line (65 feet from the centerline) of the Seaboard Coast Line Railroad; thence continue North 89°00'36" East along said North line for 445.45 feet to the West line of a 12.5 feet wide strip for drainage and public utilities purposes lying adjacent to Canal Road (100 feet wide); thence run South 00°01'25" East along said West line of said strip for 393.42 feet to the Point of Beginning of the herein described parcel. From said Point of Beginning continue South 00°01'25" East along said West line for 221.06 feet to an intersection with the centerline of a 40 feet wide drainage easement; thence run South 88°45'50" West along said centerline for 291.41 feet; thence run South 78°03'12" West along said centerline for 149.58 feet to an intersection with said East right-of-way line of said Seaboard Coast Line Railroad; thence run North 00°40'41" West along said East right-of-way line for 250.72 feet; thence run South 89°00'38" East for 440.62 feet to the Point of Beginning.

With an address of 12090 Metro Parkway, Fort Myers, Florida 33966.

All buildings, structures and other improvements now or hereafter located on, above or below the surface of the real property described on Exhibit "A" attached to this Financing Statement, or any part or parcel thereof (the "Mortgaged Property"), together with:

(a) All rights, title and interest of Debtor in and to the minerals, topsoil, muck, peat, humus, sand, common clay, flowers, shrubs, crops, trees, timber and ail other emblems now or hereafter on said Mortgaged Property or under or above the same or any part or parcel thereof.

(b) All and singular the tenements, hereditaments, easements, riparian and littoral rights, and appurtenances thereunto belonging or in any wise appertaining, whether now owned or hereafter acquired by Debtor, and including all rights of ingress and egress to and from property adjoining the Mortgaged Property (whether such rights now exist or subsequently arise) together with the reversion or reversions, remainder or remainders, rents, issues and profits thereof; and also all the estate, right, title, interest, homestead, dower, right of dower, elective share, separate estate, property, possession, claim and demand whatsoever of Debtor of, in and to the same and of, in and to every part and parcel of the Mortgaged Property.

(c) All machinery, apparatus, equipment, fittings, fixtures, whether actually or constructively attached to the Mortgaged Property and Including all trade, domestic and ornamental fixtures, and articles of personal property of every kind and nature whatsoever except consumer goods (other than those consumer goods in which Secured Party has a purchase money security interest), whether now owned or hereafter acquired, now or hereafter located in, upon or under said Mortgaged Property or any part thereof and used or usable in connection with any present or future operation of said Mortgaged Property and now owned or hereafter acquired by Debtor, including, but without limiting the generality of the foregoing, all heating, air-cooling, airconditioning, freezing, lighting, laundry, incinerating and power equipment; engines; pipes; pumps; tanks; motors; conduits, switchboards; plumbing, lifting, cleaning, fire prevention, fire extinguishing, refrigerating, ventilating and communications apparatus; boilers, furnaces, oil burners or units thereof; appliances; elevators; escalators; shades; awnings; screens; storm doors and windows; stoves; attached cabinets; partitions; ducts and compressors; rugs and carpets; draperies; furniture and furnishings; together with all building materials and equipment now or hereafter delivered to the land and Installed or intended to be installed therein, Including but not limited to lumber, plaster, cement, shingles, roofing, plumbing, fixtures, pipe, lath, wallboard, cabinets, nails, sinks, toilets, furnaces, brick, tile, water heaters, screens, window frames, glass, doors, flooring, paint, lighting fixtures and refrigerating, cooking, heating and ventilating appliances and equipment; together with all

--- ACTIONS / SALES / ESTATE ---

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45

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

CIVIL DIVISION

Case No. 21-CA-5951

REGIONS BANK,

Plaintiff, v.

SNOW MASS PROPERTY LLC, ACCAM1 INC., ACCAM LLC, COLLIER COUNTY BOARD OF COMMISSIONERS, TRUE VALUE COMPANY, SANIBEL CAPTIVA COMMUNITY BANK, ALFRED M. MUELLER, UNCLE AL'S SEASONAL RETAIL, INC., FIRE-POWER FIREWORKS, INC., and JOHN/ JANE DOES I AND II.

Defendants.

proceeds, additions and accessions thereto and replacements thereof.

(d) All of the water, sanitary and storm sewer systems now or hereafter owned by Debtor which are now or hereafter located by, over, and upon the Mortgaged Property, or any part and parcel thereof, and which water system includes all water mains, service laterals, hydrants, valves and appurtenances, and which sewer system includes all sanitary sewer lines, including mains, laterals, manholes and appurtenances.

(e) All paving for streets, roads, walkways or entrance ways now or hereafter owned by Debtor and which are now or hereafter located on the Mortgaged Property.

(f) Any and all awards or payments, including interest thereon, and the right to receive the same, as a result of (a) the exercise of the right of eminent domain, (b) the alteration of the grade of any street, or (c) any other injury to, taking of, or decrease in the value of, the Mortgaged Property, to the extent of all amounts which may be secured by that certain Mortgage given by Debtor to Secured Party on or about the date hereof which encumbers the Mortgaged Property (the -Mortgages) at the date of receipt of any such award or payment by Secured Party and of the reasonable attorney's fees, costs and disbursements incurred by Secured Party in connection with the collection of such award or payment.

(g) All of the right, title and interest of Debtor in and to all unearned premiums accrued, accruing or to accrue under any and all insurance policies now or hereafter provided pursuant to the terms of the Mortgage, and all proceeds or sums payable for the loss of or damage to (a) any property encumbered by the Mortgage, or (b) rents, revenues, Income, profits or proceeds from leases, franchises, concessions or licenses of or on any part of the Mortgaged Property.

Collier County Real Property Lot 11, Block 230, GOLDEN GATE UNIT 7, according to the map or plat thereof as recorded in Plat Book 5, pages 135 to 136, inclusive, of the Public Records of Collier County, Florida.

and

Lot 10, Block 230, GOLDEN GATE UNIT 7, according to the map or plat thereof as recorded in Plat Book 5, pages 135 to 146, inclusive, of the Public Records of Collier County, Florida.

Together with all existing and subsequently erected or affixed buildings, improvements and fixtures; all easements, rights of way and appurtenances; all water, water rights, watercourses and ditch rights(including stock in utilities with ditch or irrigation rights); and all other rights, royalties and profits relating to the Real Property, including without limitation all minerals, oil, gas, geothermal and similar matters.

Personal Property

All inventory, equipment, accounts, chattel paper, instruments (including but not limited to all promissory notes), letter-of-credit rights, letters of credit, documents, deposit accounts, investment property,

money, other rights to payment and performance, and general intangibles(including but not limited to all software and all payment intangibles); all fixtures; all attachments, accessions, accessories, fittings, increases, tools, parts, repairs, supplies, and commingled goods relating to the foregoing property; all insurance refunds relating to the foregoing property; all good will relating to the foregoing property; all records and data and embedded software relating to the foregoing property; and all additions, replacements of and substitutions for all or any part of the foregoing property; all insurance refunds relating to the foregoing property; all good will relating to the foregoing property; all records and data and embedded software relating to the foregoing property; and all supporting obligations relating to the foregoing property; all whether now existing or hereafter arising, whether now owned or hereafter acquired or whether now or hereafter subject to any rights in the foregoing property; and all products and proceeds (including but not limited to all insurance payments) of or relating to the foregoing property of Debtor.

The following motor vehicles and trailers:

1) DODGE 1500; VIN: 1D7H-A18D14J255436; Year: 2004.

2) FORD E350; VIN: 1FDWE35L14HB04189; Year 2004.

3) DODGE 3500; VIN: 3D7M-S48C65G818780; Year 2005.

4) 8' x 24' GOOSENECK CTRA TRAILER; VIN: 4YMG-D242X5G102749; Year 2005.

5) 8' x 16' GRANITE STAGE TRAILER.

6) 6' x 10' x 20' EQUP TRAILER; VIN: 4Y3US2025YS006547; Year 2000.

7) 5' x 12' MOBILE MFG SLT5000 TRAILER; VIN: 1M9KA1218V1319254; Year 1997.

8) 6' x 15' CRONKHITE 4200ESA TRAILER; VIN: 47342202741111099

And ALL BUSINESS ASSETS of Debtor, whether now owned or hereafter acquired, together with all replacements, accessions, proceeds, and products of the foregoing, wherever located.

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

Dated this 14th day of October 2025.

Kevin C. Karnes

(SEAL) N Wright-Angad

CLERK OF COURT

LEE COUNTY, FLORIDA

/s/ Dana L. Robbins-Boehner

Dana L. Robbins-Boehner, Esquire

Fla. Bar No: 100626

Eric S. Golden, Esquire

Florida Bar No. 146846

BURR & FORMAN LLP

201 N. Franklin Street, Suite 3200

Tampa, Florida 33602

(813) 221-2626 (office)

Primary E-Mail Addresses:

drobbins-boehner@burr.com

and egolden@burr.com

Secondary E-Mail Addresses:

mguerra@burr.com and

dmorse@burr.com

Attorneys for Plaintiff

46622109 v1

October 17, 24, 2025

25-04155L

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SUBSEQUENT INSERTIONS

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE
COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-002460
IN RE: ESTATE OF
MODESTO GONZALEZ
Deceased.

The administration of the estate of Modesto Gonzalez, deceased, whose date of death was May 7, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is October 10, 2025.

Personal Representative:
Rebeca Gonzalez-White
9850 Quail Hollow Rd
North Fort Myers, Florida 33917

Attorney for Personal Representative:
Heidi M. Brown, Attorney
Florida Bar Number: 48692
Osterhout & McKinney, P.A.
3783 Seago Lane
Fort Myers, FL 33901
Telephone: (239) 939-4888
Fax: (239) 277-0601
E-Mail: heidib@omplaw.com
Secondary E-Mail:
hillaryh@omplaw.com
October 10, 17, 2025 25-03993L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT,
IN AND FOR LEE COUNTY,
FLORIDA
PROBATE DIVISION
CASE NO.: 25-CP-002811
SECTION NO.: P(4)
IN RE: ESTATE OF
GARY J. BALAZS
Deceased.

The administration of the Estate of GARY J. BALAZS, deceased (the "Decedent"), whose date of death was June 29, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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 10, 2025.

Personal Representative:
NATASHA PEREZ
7950 NW 53 Street, Suite 337
Doral, Florida 33166

Attorney for Personal Representative:
SUNRISE LEGAL P.A.
NATASHA PEREZ, ESQUIRE
Florida Bar No. 302792
7950 NW 53 Street, Suite 337
Doral, Florida 33166
T: 305-845-0345 | F: 305-845-0345
NPerez@SunriseLegalFL.com
October 10, 17, 2025 25-03991L

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

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

FOURTH INSERTION	FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001235 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-15598 Year of Issuance 2023 Description of Property LOT 20, BLOCK 26, LEHIGH ACRES, UNIT 9, PER PLAT RECORDED IN PLAT BOOK 15, PAGE 15, BEING IN SECTION 13, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEE COUNTY, FLORIDA Strap Number 13-44-27-09-00026.0200 Names in which assessed: ROBERT C WHITT All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025 25-03702L	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001105 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-07380 Year of Issuance 2023 Description of Property LOT 67, SABBAL PALM GARDENS SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 25, PAGE 52, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 17-44-25-P4-00400.0670 Names in which assessed: SELVIN DELCID, YENY JACK-ELINE ESPINOZA REYES All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025 25-03670L
SECOND INSERTION	SECOND INSERTION
Notice of Self Storage Sale Please take notice Prime Storage - North Fort Myers Hancock located at 4150 Hancock Bridge Pkwy #39 North Fort Myers FL 33903 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants who are in default at an Auction. The sale will occur as an online auction via www.selfstorageauction.com on 10/28/2025 at 12:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Zita Jordan Jones unit #00547; Edward Grassi unit #00562; Jessie Vega unit #01032; Laurence Collier unit #3262. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. October 10, 17, 2025 25-03941L	Notice of Self Storage Sale Please take notice Prime Storage - North Fort Myers located at 2590 N. Tamiami Trail North Fort Myers FL 33903 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants who are in default at an Auction. The sale will occur as an online auction via www.selfstorageauction.com on 10/28/2025 at 12:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. William Ealsey unit #1116; Ashley Adams unit #334; Carol Straight unit #450K. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. October 10, 17, 2025 25-03940L
SECOND INSERTION	SECOND INSERTION
NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CASE NO: 25-DR-007119 IN RE: The Marriage of Pam Alicia Tinney Petitioner and Christopher Ward Tinney Respondent TO: Christopher Ward Tinney 10004 Celtic Ash Drive, Ruskin, Florida 33573 YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Pam Alicia Tinney whose address is 10224 Avelar Ridge Drive, Riverview, Florida 33578 on or before November 10, 2025, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If	you fail to do so, a default may be entered against you for the relief demanded in the petition. Copies of all court documents in this case, including orders, are available at the Clerk of Circuit Court's office. You may review these documents upon request. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. Dated: 10/01/2025 Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) By: E Bakelman Deputy Clerk October 10, 17, 24, 31, 2025 25-04002L

SECOND INSERTION
NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CASE NO: 25-DR-007119 IN RE: The Marriage of Pam Alicia Tinney Petitioner and Christopher Ward Tinney Respondent TO: Christopher Ward Tinney 10004 Celtic Ash Drive, Ruskin, Florida 33573 YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Pam Alicia Tinney whose address is 10224 Avelar Ridge Drive, Riverview, Florida 33578 on or before November 10, 2025, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If

SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION File Number: 25-CP-000954 Division: Probate IN RE: THE ESTATE OF ROGELIO IZQUIERDO REYES, Deceased. The administration of the estate of Rogelio Izquierdo Reyes, deceased, whose date of death was November 19, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St., Ft. Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the Decedent and other persons having claims or demands against Decedent's estate on whom a copy of this notice is required to be served must file their claims with this Court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the Decedent and other persons having claims or demands against Decedent's estate must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property

held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes.

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

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

The date of first publication of this notice is October 10, 2025.

Personal Representative
/s/ **Aclaris Reyes Galindo**
Aclaris Reyes Galindo
688 Thomas Sherwin Ave., S.
Lehigh Acres, FL 33974
THE HINSON LAW FIRM, P.A.
/s/ Kathryn E. Stanfill
Matthew H. Hinson, Esq.
Florida Bar No. 94017
Kathryn E. Stanfill, Esq.
Florida Bar No. 1002636
300 West Adams St., Suite 500
Jacksonville, FL 32202
Phone: 904-527-1700
Fax: 904-355-8088
Matt@HinsonLawPA.com
Kathryn@HinsonLawPA.com
Attorney for Personal Representative
October 10, 17, 2025 25-03990L

SECOND INSERTION	SECOND INSERTION
NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CASE NO: 25-DR-007120 IN RE: The Marriage of Shuangshuo Wang Petitioner and Jiarui Wei Respondent TO: Jiarui Wei 200 Holmes Place, Apt. 9, Pittsburgh, Pennsylvania 15213 YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Shuangshuo Wang whose address is P.O. Box 470100, Kissimmee, Florida 34747 on or before November 10, 2025, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition. Copies of all court documents in this case, including orders, are available at the Clerk of 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 emailed to the address(es) on record at the clerk's office. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. Dated: 10/01/2025 Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) By: E Bakelman Deputy Clerk October 10, 17, 24, 31, 2025 25-04011L	NOTICE OF ACTION FOR CHANGE OF NAME OF MINOR CHILD IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA - DOMESTIC RELATIONS Case No. 25-DR-052018 IN RE: THE NAME CHANGE OF EMBER JOY RICHTER, a minor child. IN RE: THE NAME CHANGE OF E.J.R., A MINOR CHILD TO: JAMES MICHAEL RICHTER 15185 Iona Lakes Drive Fort Myers, Florida 33908 YOU ARE NOTIFIED that an action for Change of Name of Minor Child has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on MaryElizabeth Langsam, whose address is confidential by mailing a copy to the Lee County Clerk's Office at 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901 on or before November 3, 2025, and file the original with the clerk of this Court at 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition. Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or emailed to the addresses on record at the clerk's office. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. Dated: 09/24/2025. Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) By: E. Bakelman {Deputy Clerk} October 10, 17, 24, 31, 2025 25-03964L
THIRD INSERTION	THIRD INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CA-003328 DIVINE REAL ESTATE HOLDING INCORPORATION, Plaintiff, v. NINE BARK CONSTRUCTION, INC., Defendants. TO: NINE BARK CONSTRUCTION, INC. c/o ROBERT L. RING, its Registered Agent 121 OBRIEN TERRACE BIGFORK, MT 59911 YOU ARE NOTIFIED that an action to quiet title on the following property in Lee County, Florida: LOT SIX (6), BLOCK ONE HUNDRED TWENTY THREE (123), SOUTH PART UNIT 21, GREENBRIAR, SECTION 9, TOWN SHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 27,	PAGE 34, PUBLIC RECORDS, LEE COUNTY, FLORIDA. has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, on or before November 4, 2025, and file the original with the Clerk of this Court, at 2075 Dr Martin Luther King Jr Blvd, Fort Myers, Florida 33901 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint. DATED this 25th day of September, 2025. Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: K. Harris As Deputy Clerk The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202 October 3, 10, 17, 24, 2025 25-03812L

SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT COURT IN AND FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-001881 Division Probate IN RE: ESTATE OF PATRICIA J. LAYMAN, Deceased. The administration of the estate Patricia J. Layman, deceased, whose date of death was June 16, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which 3315 Tamiami Trail East, Ste. 102, Naples, Florida 34112. The names and addresses of the personal representatives and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative or curator has no duty to discover whether any

property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes.

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

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

The date of first publication of this notice is October 10, 2025.

Personal Representative:
/s/ **Stephanie Dannhasen**
Stephanie Dannhasen
339 Ashworth Ct
Dublin, OH 43017
Attorney for Personal Representative: /s/ Donna M. Flammang, Donna M. Flammang
Attorney for Personal Representative
Florida Bar Number: 015230
Brennan, Manna & Diamond, PL
9240 Bonita Beach Rd., Suite 1101
Bonita Springs, FL 34135
P: 239.405.8672; F: 239.319.1064
Email: dmflammang@bmdpl.com
Secondary Email: acroczo@bmdpl.com
4923-6372-3089, v. 1
October 10, 17, 2025 25-04015L

SECOND INSERTION	SECOND INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CASE No. 24-CA-007546 FVX LLC IN TRUST FOR MORGAN STANLEY BANK, N.A., Plaintiff, vs. MARJORIE MCGUIRE AKA MARJORIE FAYE MCGUIRE, et al., Defendants. NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 24-CA-007546 of the Circuit Court of the 20TH Judicial Circuit in and for Lee County, Florida, wherein, FVX LLC IN TRUST FOR MORGAN STANLEY BANK, N.A., Plaintiff, and MCGUIRE, MARJORIE, et. al., are Defendants, I will sell to the highest bidder for cash at WWW.LEE.REALFORECLOSE.COM, at the hour of 9:00 A.M., on the 13th day of November 2025, the following described property: LOT 2, BLOCK DD, WHISKEY CREEK CLUB ESTATES UNIT EIGHT, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 32, PAGE(S) 8 AND 9 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Any person claiming an interest in the surplus from the sale, if any, must file a claim per the requirements set forth in FL Stat. 45.032. DATED this day of 10/02/2025, KEVIN C. KARNES Clerk Circuit Court (SEAL) By: N Wright-Angad Deputy Clerk Submitted by: Karissa Chin-Duncan GREENSPOON MARDER, LLP 100 West Cypress Creek Road Trade Centre South, Suite 700 Fort Lauderdale, FL 33309 954-491-1120 (24-001251) October 10, 17, 2025 25-03945L	NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL CASE NO. 25-CC-005165 THE SOUTH SEAS CLUB CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. RICHARD DUPONT AND SHERRY DUPONT, Defendants. NOTICE is hereby given that the undersigned, Clerk of Circuit and County Courts of Lee County, Florida, will on November 6, 2025, at 9:00 A.M. via electronic sale at www.lee.realforeclose.com, in accordance with Section 45.031, Florida Statutes, offer for sale and sell to the highest bidder for cash, the following described property situated in Lee County, Florida: Unit Week No. 38 in Condominium Parcel Number U (A/K/A UNIT 1318) of THE SOUTH SEAS CLUB, a Condominium according to the declaration of Condominium thereof, recorded in Official Records Book 1480 at Page 970, of the Public Records of Lee County, Florida, and all amendment thereto, if any. pursuant to the Final Judgment of Lien Foreclosure entered in a case pending in said Court in the above-styled cause. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031. WITNESS my hand and official seal of said Court this 10/08/2025 KEVIN C. KARNES, CLERK OF COURT (SEAL) By: T Mann Deputy Clerk
FOURTH INSERTION	FOURTH INSERTION
AMENDED NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CA-003029 WILLIAM M. SHAFRANICH, Plaintiff, v. ESTATE OF MELISSA HOOVER and UNKNOWN HEIRS OF MELISSA HOOVER, Defendants. TO: ESTATE OF MELISSA HOOVER 107 SUMMER BROOKE PEACHTREE CITY, GA 30269 UNKNOWN HEIRS OF MELISSA HOOVER 107 SUMMER BROOKE PEACHTREE CITY, GA 30269 YOU ARE NOTIFIED that an action to quiet title on the following property in Lee County, Florida: THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN LEE COUNTY, FLORIDA, TO WIT: LOT 20, BLOCK 21, UNIT NO. 3, SECTION 14, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15,	PAGE 133, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, on or before October 28, 2025, and file the original with the Clerk of this Court, at 2075 Dr Martin Luther King Jr Blvd., Fort Myers, Florida 33901 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint. DATED this 18th day of September, 2025. Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: K. Harris As Deputy Clerk The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202 Sept. 26; Oct. 3, 10, 17, 2025 25-03749L



SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 25-CP-2858 Division: Probate IN RE: ESTATE OF FRANCES LORRAINE VERACKA, Deceased. The administration of the Estate of Frances Lorraine Veracka, deceased, whose date of death was April 30, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representatives and the Personal Representatives' attorney are set forth below. All creditors of the Decedent and other persons having claims or demands against the Decedent's Estate on whom a copy of this Notice is required to be served must file their claims with this Court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. The Personal Representatives have no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Sections 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under

Section 732.221, Florida Statutes.

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

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

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

The date of first publication of this Notice is October 10, 2025.

Personal Representatives:
Michael Veracka
1096 Broadview Dr.
Annapolis, MD 21409
Adam Veracka
35 Chester Ct.
Middletown, MD 21769
Attorney for Personal Representatives: Kevin A. Kyle
Attorney for Personal Representatives
Florida Bar Number: 980595
SCHOENFELD KYLE & ASSOCIATES LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: kevink@trustska.com
4928-6360-2519, v. 1
October 10, 17, 2025 25-04001L

ACTIONS / SALES / PUBLIC SALES

SECOND INSERTION		SECOND INSERTION		SECOND INSERTION			
NOTICE OF ACTION FOR emergency temporary custody IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA Case No.: 25-DR-007166 Division: Judge: Carlin, John S Kristina Tyler Andrew Tyler, Petitioner, and Kathryn Pavliscak (Deceased) Modelien Pierre, Respondent. TO: Modelien Pierre Unknown YOU ARE NOTIFIED that an action for temporary custody by extended family has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Kristina Tyler, whose address is 18251 Beauty Berry Ct. Lehigh Acres FL, 33972 on or before November 10th, 2025, and file the original with the clerk of this Court at 1700 Monroe Street Fort Myers FL 33901 before service on Petitioner or		so, a default may be entered against you for the relief demanded in the petition. Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the addresses on record at the clerk's office. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. Dated: September 29th 2025 CLERK OF THE CIRCUIT COURT (SEAL) By: TE {Deputy Clerk} October 10, 17, 24, 31, 2025		NOTICE OF PUBLIC SALE LLC will sell at public lien sale on October 28, 2025, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:45 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified. PUBLIC STORAGE # 00126, 11995 State Rd 82, Fort Myers, FL 33913, (941) 259-4534 Time: 09:45 AM Sale to be held at www.storagetreasures.com. 1007 - Nieves, Harry; 1014 - Torres, Xiomara; 1044 - Rodriguez, Olga; 1076 - White, Davonte; 1117 - Brown, Danise; 1119 - Menendez, Ulabarro; 1128 - ibrahim, Sara; 1183 - Adams, Andre; 2035 - pascual, trevino; 2044 - whiting, Callie; 2050 - Attwood, Staci; 2078 - Sunez, Carlos; 2102 - Gomez, Victor; 2126 - Sanchez, Savannah; 2182 - Fleming, Desiree A; 2188 - Fleur, BenjaminArthur Belle; 2197 - grove, James; 2208 - Fanfan, Myrline; 2300 - Jean, Marie ; 3059 - Reis, Heather; 3087 - Muse, Todd; 3097 - Stanek, Jessica; 3100 - Urbina, Cindy; 3125 - jimenez, Christian; 3126 - Pierre, Destiney; 3144 - holmes, Clifonia; 3179 - Rosario, Angel; 3190 - Garcia, Lizzette; 3226 - sotolongo, Yadenis Endrinal; 3229 - Pagan, Elizabeth; 3237 - Guzman, Nicholas; 3260 - Lozano, Delia PUBLIC STORAGE # 27142, 10688 Colonial Blvd, Fort Myers, FL 33913, (239) 310-6447 Time: 10:00 AM Sale to be held at www.storagetreasures.com. 1016 - Cargill, DeCarla; 1057 - Fink, Travis; 1091 - Hearn, William; 1099 - Douglas-Rose, Carles; 1177 - Nunez, Rafmi; 1501 - Weaver, Kelli; 2047 - Ross, Felicity; 2053 - Rivera, Ezequiel; 2078 - Bouie, Sabrina; 2084 - Owens, Trelany; 2095 - Brown, Emily; 2186 - Lanier, kimberly; 2220 - Scurry, sammie; 2289 - Beaver, Krisa; 2324 - Lopez, Margarita; 2342 - Ross, Viesha; 2372 - Juan, Tomas Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080. October 10, 17, 2025		NOTICE OF SALE IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA Case No. 25-CC-7147 QX13, LLC, a Florida limited liability company, Plaintiff, v. APEX LAND HOLDINGS, LLC, as Trustee of the Florida No. 7823 Land Trust, Defendant. NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure entered on September 25, 2025 in Case No. 25-CC-7147 in the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida wherein QX13, LLC, a Florida limited liability company is the Plaintiff and APEX LAND HOLDINGS, LLC, as Trustee of the Florida No. 7823 Land Trust is the Defendant. The Clerk of the Court, Kevin C. Carnes, will sell to the highest bidder for cash at at www.lee.realforeclose.com on November 6, 2025 at 9:00 a.m. the following described real property: 25-03937L	

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NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 25-CA-004327 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. CODY KELLOGG A/K/A CODY LAMAR KELLOGG A/K/A CODY L KELLOGG, et al., Defendants. TO: MELLISSA COCCHIOLA AS TRUSTEE OF THE KELLOGG LAND TRUST 1915 GROVE AVE, FORT MYERS, FL 33901 YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:		whose address is PO BOX 5026, FORT LAUDERDALE, FL 33310 within thirty (30) days after the first publication of this Notice in the (Please publish in BUSINESS OBSERVER) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239)		NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE 20th JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA Case No.: 25-DR-006241 Division: Judge: Reichling, Trent Adza Larose, Petitioner, and Didley Benjamin, Respondent, TO: Didley Benjamin 3710 37th St SW Lehigh Acres FL 33376 YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are		required to serve a copy of your written defenses, if any, to it on Adza Larose, whose address is 3110 42nd St w lehigh Acres FL 33971 on or before Nov. 12, 2025, and file the original with the clerk of this Court at 1700 Monroe Street, Ft Myers, FL 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition. Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address,		Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the address(es) on record at the clerk's office. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. Dated: 10/3/2025 KEVIN C. KARNES CLERK OF THE CIRCUIT COURT (SEAL) By: D Wheway Deputy Clerk October 10, 17, 24, 31, 2025 25-03985L		West 162.00 feet of Lot 11, Block 57, SUNCOST ESTATES, an unrecorded subdivision, according to the plat thereof, as recorded in Official Records Book 32, Page 528, of the Public Records of Lee County, Florida. Parcel Identification Number: 25-43-24-03-00057.011B More commonly known as: 7823 Marx Drive, North Fort Myers, FL 33917 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. Dated this 10/08/2025 KEVIN C. KARNES Clerk of the Court (SEAL) By: T Mann As Deputy Clerk October 10, 17, 2025 25-04004L	

THE SOUTH 130 FEET OF THE EAST HALF (E 1/2) OF LOT SEVENTEEN (17) AND ALL OF LOT EIGHTEEN (18), BLOCK THREE IN THAT CERTAIN SUBDIVISION KNOWN AS GROVE CITY PARK, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF LEE COUNTY, FLORIDA, IN PLAT BOOK 5, PAGE 4		533-1711, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.		SECOND INSERTION		SECOND INSERTION		SECOND INSERTION	
has been filed against you and you are required to serve a copy of your written defenses, if any, to, on, De Cubas & Lewis, P.A., Attorney for Plaintiff,		WITNESS my hand and the seal of this Court this day of October 2, 2025.		PUBLIC AUCTION - BUSINESS LIQUIDATION SALE, ROYSTON ARCHITECTURAL ELEMENTS & CARPENTRY.		NOTICE OF SELF STORAGE SALE		NOTICE OF SELF STORAGE SALE	
De Cubas & Lewis, P.A., Attorney for Plaintiff, PO BOX 5026, FORT LAUDERDALE, FL 33310 25-039043		KEVIN C. KARNES As Clerk of the Court (SEAL) By N Wright-Angad As Deputy Clerk		An incredible opportunity to acquire high-quality carpentry shop equipment, tools, and assets from a full-service architectural millwork and fabrication business. Location: 16360 Innovation Ln #106, Fort Myers, FL 33913, Auction Date: October 20, 2025, at 12:00 PM. Over 5,000 sq. ft. of warehouse space filled with top-brand woodworking and fabrication equipment – over \$350,000 in tools and machinery value! Featured Equipment attached.		Please take notice 24-7 Store It - Pine Island located at 5111 Doug Taylor Circle St. James FL 33956 intends to hold a sale to sell the property stored at the Facility by the below Occupant who is in default at an Auction. The sale will occur as an online auction via www.storageauctions.com on 10/27/2025 at 10:00 AM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Tammy Scott unit #G42. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.		Please take notice 24-7 Store It - Pine Island located at 5111 Doug Taylor Circle St. James FL 33956 intends to hold a sale to sell the property stored at the Facility by the below Occupant who is in default at an Auction. The sale will occur as an online auction via www.storageauctions.com on 10/31/2025 at 10:00 AM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Evelyn S Marshall unit #F44. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.	
October 10, 17, 2025 25-03976L		October 10, 17, 2025 25-04016L		October 10, 17, 2025 25-04016L		October 10, 17, 2025 25-03938L		October 10, 17, 2025 25-03938L	
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NOTICE OF PUBLIC SALE To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on October 28, 2025, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 10:45 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com , where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified. PUBLIC STORAGE # 25805, 3232 Colonial Blvd, Fort Myers, FL 33966, (305) 204-9211 Time: 10:45 AM Sale to be held at www.storagetreasures.com. 0005 - Spiller, Andrew; 0031 - Jeskey, Paul; 0041 - Washington, Susana; 0102 - Ventura, Luis; 0207 - Rose-Swan, Pamela; 0266 - Andrews, Barbara; 0269 - Sullivan, Peter; 0307 - Florence, Eddie; 0326 - Jeskey, Paul; 0331 - Tech Help Enterprise LLC Tyndall, Jason; 0340 - powell, Keely; 0399 - Bonilla, Otto; 0404 - Welch, shannen; 0415 - Mundy, Alexander; 0439 - Souza, Alex; 0446 - Haddon, Danielle; 0477 - kelly, Chelsea; 0559 - bowen, dobie; 0646 - Vinton, Yvonne; 0658 - Felix, Stephan; 0736 - Rennie, Jacob; 0984 - Courtney, Crystal; 1017 - Ruiz, Nylexcia; 1306 - Murdoch, Jacqueline; 1345 - Miranda, Braden; 1380 - Wilson, Chavone; RV1113 - Murdoch, Jacqueline; RV1160 - Rodriguez, Jose PUBLIC STORAGE # 25841, 8953 Terrene Ct, Bonita Springs, FL 34135, (305) 501-4721 Time: 11:00 AM Sale to be held at www.storagetreasures.com. 0105E - Taylor, Nicholas; 0111E - Singer Jr, Robert; 0202E - DURFEE, JOSEPH; 1002G - Nixon, Jeffery; 1009G - Mccune, Steven; 1164 - Porto, Anthony; 2011G - Arseneau, Aaron; 3006 - o'Neill, Nicole; 4025G - Diego Tomas, Andreas; 4028G - Green, Ron; 4035G - Joseph, Darren; 6004 - Buckingham services Burlington, Mark PUBLIC STORAGE # 25843, 2235 Colonial Blvd, Fort Myers, FL 33907, (941) 257-5489 Time: 11:15 AM Sale to be held at www.storagetreasures.com. 011 - Cadeau, Petislin; 034 - Dickinson, Jaret; 075 - jones, Thomas; 111 - brownlow, Desiree; 115 - Forrest Jr., Wayne; 145 - Bottorff, Emory; 154 - Bottorff, Emory; 157 - Mercado, Adilio Enock; 164 - Cintora, Christopher; 171 - Northcutt, willie; 199 - Mojica, Evaristo; 213 - Feliciano, Evaristo; 217 - Dunn, Vickie; 233 - crespo, Beatriz; 256 - Peoples, Shermekia; 273 - watson, antonetta; 279 - Miller, Frank; 292 - Alexander, Patricia; 331 - Webb, Geno; 432 - watson, Robert; 448 - Fluharty, Mary; 474 - Lee, Yvette; 510 - Parker, Rebecca; 524 - Thomas, Terrell; 947 - Chisholm, Harold; 960 - Morales, Michael PUBLIC STORAGE # 27143, 20091 Tiburon Way, Estero, FL 33928, (239) 676-6571 Time: 12:15 PM Sale to be held at www.storagetreasures.com. A018 - Wells, Antoinette; B330 - Bustamante, Maria; C417 - Wells, Antoinette; D55276 - Fowler, Alexandra; D555 - whidden, Hope PUBLIC STORAGE # 27263, 11800 S Cleveland Ave, Fort Myers, FL 33907, (941) 348-6897 Time: 12:30 PM Sale to be held at www.storagetreasures.com. 1518 - Paul, David; 2020 - Diaz, Laura; 2216 - Davina Automotive Group Paul, David; 3117 - Sherwood, Darren; 3140 - Dill, Erin PUBLIC STORAGE # 27679, 780 NE 19th Pl, Cape Coral, FL 33909, (239) 643-6200 Time: 01:00 PM Sale to be held at www.storagetreasures.com. 1033 - Gamble, Dennis; 1072 - Mukovic, Samir; 1074 - Luma, Ryan; 1109 - Petito, Dale; 111037 - Lyons, Paul; 1113 - Suthard, Frances; 112627 - Stich, Jamie; 2033 - Watkins, Florence; 2048 - Parzyck, Jonathon; 209697 - Dejesus, Frank; 2126 - Barnes, Dennis; 2177 - Ordenez, Kailen; 2211 - Gillick, Amanda; 2223 - Stich, Jamie; 3000 - Douglas, Brooke; 3035 - Robinson, Sherry; 3063 - hutter, Kiersten; 3085 - O'Neill-Boisvert, Stephenie; 3156 - Black, christopher; 3186 - Perez, Daniel; 3193 - Petrucci, Cortni; 3200 - Shade, Matrice; 3206 - Barreiro, Jose; 3231 - Taylor, Lindsay; 5036 - DF Auto Towin Corp Alberto, Pablo Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080. October 10, 17, 2025		NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA. CIVIL DIVISION CASE NO. 24-CA-006996 NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. RICHARDSON BIEN AIME; HORTENCIA ZAVALA; CHRISTI BIEN AIME; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s). NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated September 25, 2025, and entered in Case No. 24-CA-006996 of the Circuit Court in and for Lee County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING is Plaintiff and RICHARDSON BIEN AIME; HORTENCIA ZAVALA; CHRISTI BIEN AIME; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, I will sell to the highest and best bidder for cash on Lee County's Public Auction website, www.lee.realforeclose.com , 9:00 a.m., on October 30, 2025 , the following described property as set forth in said Order or Final Judgment, to-wit: STARTING AT A CONCRETE MONUMENT AT THE NE CORNER OF THE SE 1/4 OF THE NW 1/4 OF THE NE 1/4 OF AFORESAID SECTION 25, TOWNSHIP 43 SOUTH, RANGE 26 EAST; THENCE SOUTH 0° 33' EAST ALONG THE EAST LINE OF THE SE 1/4 OF THE NW 1/4 OF THE NE 1/4 OF AFORESAID SECTION 25, A DISTANCE OF 55.10 FEET; THENCE NORTH 0° 33' WEST A DISTANCE OF 201.32 FEET TO A POINT IN THE SOUTHERLY LINE OF STATE ROUTE NO. 80; THENCE NORTH 77° WEST ALONG THE SOUTHERLY LINE OF STATE ROUTE NO. 80, A DISTANCE OF 105.00 FEET; THENCE SOUTH 7° 51' 45" WEST A DISTANCE OF 224.88 FEET; THENCE SOUTH 87° 56' 30" EAST, A DISTANCE OF 79.90 FEET TO THE POINT OF BEGINNING. LYING AND BEING SITUATE IN LEE COUNTY, FLORIDA; LESS ROAD RIGHT OF WAY AS RECORDED IN OFFICIAL RECORDS BOOK 2802, PAGE 3567, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN. Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale. DATED at Ft. Myers, Florida, on 10/06/2025 KEVIN C. KARNES As Clerk, Circuit Court (SEAL) By: T Mann As Deputy Clerk Diaz Anselmo & Associates, P.A. Attorneys for Plaintiff P.O. BOX 19519 Fort Lauderdale, FL 33318 Telephone: (954) 564-0071 Service E-mail: answers@dallegal.com 1496-208219 / TM1 October 10, 17, 2025		JERICHO, NEW YORK 11753 FRANK STOFFERS 16 DEER LANE JERICHO, NEW YORK 11753 MARIE DELSON VAL 14892 SW 18TH ST MIRAMAR, FLORIDA 33027 LUCIEN VAL 14892 SW 18TH ST MIRAMAR, FLORIDA 33027 ALLEN RADMAIR N91W17426 SAINT REGIS DR MENOMONEE FALLS, WISCONSIN 53051 YOU ARE NOTIFIED that an action to quiet title on the following property in Lee County, Florida: THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN LEE COUNTY, FLORIDA, TO WIT: LOTS 49 & 50; BLOCK 2368; UNIT: 35, CAPE CORAL, AC-3020-2368-35-00	

SECOND INSERTION		THIRD INSERTION	
NOTICE OF SALE IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA Case No. 25-CC-7147 QX13, LLC, a Florida limited liability company, Plaintiff, v. APEX LAND HOLDINGS, LLC, as Trustee of the Florida No. 7823 Land Trust, Defendant. NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure entered on September 25, 2025 in Case No. 25-CC-7147 in the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida wherein QX13, LLC, a Florida limited liability company is the Plaintiff and APEX LAND HOLDINGS, LLC, as Trustee of the Florida No. 7823 Land Trust is the Defendant. The Clerk of the Court, Kevin C. Carnes, will sell to the highest bidder for cash at www.lee.realforeclose.com on November 6, 2025 at 9:00 a.m. the following described real property: The North 130.00 feet of the West 162.00 feet of Lot 11, Block 57, SUNCOAST ESTATES, an unrecorded subdivision, according to the plat thereof, as recorded in Official Records Book 32, Page 528, of the Public Records of Lee County, Florida. Parcel Identification Number: 25-43-24-03-00057.011B More commonly known as: 7823 Marx Drive, North Fort Myers, FL 33917 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. DATED this 10/08/2025 KEVIN C. CARNES Clerk of the Court (SEAL) By: T Mann As Deputy Clerk October 10, 17, 2025		25-04004L	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CA-003768 TOWERIDGE LLC, Plaintiff, v. KIMBERLY STOFFERS, FRANK STOFFERS, MARIE DELSON VAL, LUCIEN VAL and ALLEN RADMER Defendants. TO: KIMBERLY STOFFERS 16 DEER LANE JERICHO, NEW YORK 11753 FRANK STOFFERS 16 DEER LANE JERICHO, NEW YORK 11753 MARIE DELSON VAL 14892 SW 18TH ST MIRAMAR, FLORIDA 33027 LUCIEN VAL 14892 SW 18TH ST MIRAMAR, FLORIDA 33027 ALLEN RADMER N91W17426 SAINT REGIS DR MEMOMONEE FALLS, WISCONSIN 53051 YOU ARE NOTIFIED that an action to quiet title on the following property in Lee County, Florida: THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN LEE COUNTY, FLORIDA, TO WIT: LOTS 49 & 50; BLOCK 2368; UNIT: 35, CAPE CORAL, ACCORDING TO PLAT THEREOF RECORDED ON PLAT BOOK 16, PAGES 100-111 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. EAST ½ OF LOT 24, BLOCK 14, UNIT 6, LEHIGH ACRES, SECTION 17, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 20, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, on or before November 4, 2025, and file the original with the Clerk of this Court, at 2075 Dr. Martin Luther King Jr. Blvd., Fort Myers, Florida 33901 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint. DATED this 25th day of September, 2025. Kevin C. Carnes Clerk of the Circuit Court (SEAL) By: K. Harris As Deputy Clerk The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202 October 3, 10, 17, 24, 2025		25-03813L	

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

FOURTH INSERTION	FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001145 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-02007 Year of Issuance 2023 Description of Property LOT(S) 41 AND 42, BLOCK 2855, UNIT 41, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 17, PAGE(S) 2-14, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 03-44-23-C3-02855.0410 Names in which assessed: SABIR WILDS All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001314 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-00593 Year of Issuance 2023 Description of Property LOTS 11 & 12, BLOCK 2327B, UNIT 36, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT AS RECORDED IN PLAT BOOK 16, PAGE(S) 112 TO 130, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-43-23-C1-02327.B120 Names in which assessed: KM RESIDENTIAL LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025
25-03650L	25-03649L

THIRD INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CASE NO: 25-DR-007050 IN RE: The Marriage of Giorgi Kurdoghiani Petitioner and Ashley Pineda Respondent TO: Ashley Pineda 10855 NW 1st Street, Apt. 105, Pembroke Pines, Florida 33026 YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Giorgi Kurdoghiani whose address is 1825 S Ocean Drive, Apt. 605, Hallandale Beach, Florida 33009 on or before date November 10, 2025, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or	immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition. Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or emailed to the address(es) on record at the clerk's office. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. Dated: 09/29/2025 Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) By: E. Bakelman Deputy Clerk October 3, 10, 17, 24, 2025
	25-03849L

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CA-002781 THE BANK OF NEW YORK MELLON, F/K/A THE BANK OF NEW YORK AS SUCCESSOR IN INTEREST TO JPMORGAN CHASE BANK, N.A. AS TRUSTEE FOR NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2003-1, NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2003-1, Plaintiff, vs. JOHNNIE JOHNSON; UNKNOWN SPOUSE OF JOHNNIE JOHNSON; UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF EDDIE JOHNSON A/K/A EDDIE LEE JOHNSON, DECEASED; MICHELLE WEST; UNKNOWN SPOUSE OF MICHELLE WEST; HERBERT LEE YOUNG, JR.; UNKNOWN SPOUSE OF HERBERT LEE YOUNG, JR.; JIMMY YOUNG; UNKNOWN SPOUSE OF JIMMY YOUNG; DARREL YOUNG; UNKNOWN SPOUSE OF DARREL YOUNG; CHUCKY YOUNG, SR.; UNKNOWN SPOUSE OF CHUCKY YOUNG, SR.; TELESHA JOHNSON; STATE OF FLORIDA, DEPARTMENT OF REVENUE O/B/O JAMIE NICOLE BOWERS; CLERK OF THE COURT, LEE COUNTY, FLORIDA, Defendant(s). TO: Unknown Heirs, Devisees, Grant-ees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming an interest by, through, under or against the Estate of Eddie Johnson a/k/a Ed-die Lee Johnson, deceased 9035 Bryan Dairy Road Largo, Florida 33908 YOU ARE NOTIFIED that an action to foreclose a mortgage on the follow-ing described property in Lee County, Florida: LOT A, NEW CASTLE HEIGHTS, UNRECORDED DIVISION OF LOT 16, BLOCK J, HARLEM HEIGHTS SEC-TION 33, T.45S., R.24E. LEE	COUNTY, FLORIDA. ALL THAT PART OF THE NORTH 135 FEET OF LOT 16, BLOCK J, HARLEM HEIGHTS, ACCORDING TO PLAT RE-CORDED IN PLAT BOOK 8 AT PAGE 76 OF THE PUBLIC RECORDS OF LEE COUNTY LYING EAST OF THE WEST 572 FEET OF SAID LOT. SUB-JECT TO AN EASEMENT FOR ROADWAY PURPOSES LYING OVER AND ACROSS THE EAST 15 FEET THEREOF, AND SUBJECT TO AN EASEMENT FOR PUBLIC UTILITIES LY-ING OVER AND ACROSS THE NORTH 12 FEET THEREOF. Street Address: 4600 New Ha-ven Drive, Fort Myers, Florida 33908 has been filed against you and you are required to serve a copy of your writ-en defenses, if any, to it on McCabe, Weisberg & Conway, LLC, Plaintiff's attorney, whose address is 3222 Com-merce Place, Suite A, West Palm Beach, FL 33407, within 30 days after the date of the first publication of this notice and file the original with the Clerk of this Court, otherwise, a default will be en-tered against you for the relief demand-ed in the complaint or petition. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Mon-roee Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or imme-diatly upon receiving this notification if the time before the scheduled appear-ance is less than 7 days; if you are hear-ing or voice impaired, call 711. Dated on October 2, 2025. Kevin Karnes Clerk of said Court (SEAL) By: N Wright-Angad As Deputy Clerk McCabe, Weisberg & Conway, LLC 3222 Commerce Place, Suite A West Palm Beach, FL 33407 Telephone: (561) 713-1400 FLpleadings@MWC-law.com File#:25-400137 October 10, 17, 2025
	25-03965L

SECOND

NOTICE OF DEFAULT AND INTENT TO FORECLOSE; regarding timeshare interest(s) owned by the Obligor(s) (see **Schedule "1"** attached hereto for Obligors and their notice address) at **Lighthouse Resort & Club, a Condominium**, located in **Lee** County, Florida, and more specifically described as follows: Unit Week (**See Exhibit "A-1"**) in Condominium Parcel Number (**See Exhibit "A-1"**) and its undivided share of the common elements of Lighthouse Resort & Club, a Condominium, according to the Declaration of Condominium and exhibits thereof, as recorded in Official Records Book 1247, beginning at Page 598, all of the public records of Lee County, Florida and all amendments thereto, if any. Pursuant to the Declaration(s)/ Plan(s) referenced above, **Lighthouse Resort & Club Association, Inc., a Florida non-profit corporation (the "Association")**, 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: **First American Title Insurance Company, a Nebraska corporation**, duly registered in the state of Florida as an Insurance Company, 400 S. Rampart Blvd, Suite 290, Las Vegas, NV, 89145. **Batch No.: Foreclosure HOA 155367-LRC1-HOA, NOD. Schedule "1":** Obligors, Notice Address; Christobel Carter Kemp and Richard Mark Dunn and Hester E. Weld, 275 Marion Dr Defuniak Springs, Fl 32433 United States; Noel Frieson-Lyttle and Michael Lyttle, 358 Brighton Lane Crete, Il 60417 United States; Kevin Moore and Elizabeth Moore, Po Box 1328 Wauchula, Fl 33873 United States; Kevin J. Des Enfants, 3953 Scoria Street Lafayette, In 47909 United States; Richard L. Brittenham and Angela F. Brittenham, 6900 Daniels Pkwy #29 Fort Myers, Fl 33912 United States; Anne Luley and Arthur Luley, 8100 Memory Ln #105 Rotonda West, Fl 33947 United States; Rebecca Tracey and Leonard Clements, Po Box 8 Perrysburg, Oh 43552 United States; Kenneth J. Warger and Jessica E. Warger and Kenneth J. Warger, Jr. and Mark F. Tierney, 704 Ocean Dunes Circle Jupiter, Fl 33477 United States; Kathlyn A. Sposato, 2630 Antilles Lane Vero Beach, Fl 32967 United States; Kathlyn A. Sposato, 2630 Antilles Lane Vero Beach, Fl 32967 United States; Pearl Mahavir and Cy Mahavir and Nick Mahavir, 2859 Brigata Way Ocoee, Fl 34761 United States; Pearl Mahavir and Cy Mahavir and Nick Mahavir, 2859 Brigata Way Ocoee, Fl 34761 United States; W.M.F Properties, Inc., A Florida Corporation, 1025 S Atlantic Ave Daytona Beach, Fl 32118 United States; W.M.F Properties, Inc., A Florida Corporation, 1025 S Atlantic Ave Daytona Beach, Fl 32118 United States; Marie E. Dremann, 10907 Johnson Blvd #J304 Seminole, Fl 33772 United States; Gloria M. Giovelli, As Trustee Of The Gloria M. Giovelli Living Trust Dated October 16, 1996, 2414 Winterset Road Winter Haven, Fl 33884 United States; Julie Walker-Hunt and Kenneth L. Watson III, 2056 Hagadorn Rd Mason, Mi 48854 United States; Julie Walker-Hunt, 2056 Hagadorn Rd Mason, Mi 48854 United States; Heirs And/Or Devises Of The Estate Of Lyn J. Main, C/O Kerry J. Barnes 1750 Bikini Court Cape Coral, Fl 33904 United States; Mary Jo Hill, Trustee Of The Mary Jo Hill Family Trust Dated January 25, 2008, 2221 Rolling Hills Blvd Fairfield, Oh 45014 United States; Robert J. Campisi and Rita A. Campisi, 93 Whitman Road Yonkers, Ny 10710 United States; James P. Manika and Janet L. Manika, Trustees Of The Manika Family Trust Dated June 14, 2006, 9091 Shady Drive Hickory Hills, Il 60457 United States; Andrew L. Brenneis and Patricia A. Brenneis, 34704 Radio Road Leesburg, Fl 34788 United States; Ramon Torres, Jr. and Maria T. Torres, 633 N 10th Street Allentown, Pa 18102 United States; Ramon Torres, Jr. and Harry M. Torres, 633 N 10th Street Allentown, Pa 18102 United States; Julian

NOTICE OF DEFAULT AND INTENT TO FORECLOSE; regarding timeshare interest(s) owned by the Obligor(s) (see Schedule "1" attached hereto for Obligors and their notice address) at Shell Island Beach Club, a Condominium , located in Lee County, Florida, and more specifically described as follows: Unit Week (See Exhibit "A-1") in Condominium Parcel Letter (See Exhibit "A-1") in Building Num-ber (See Exhibit "A-1") and its undivided share of the common elements of Shell Island Beach Club, a condominium, according to the Declaration of Condominium and exhibits thereof, as recorded in Official Records in Book 1428 Page 955, in the Public Records of Lee County, Florida and any amendments thereto. Pursuant to the Declaration(s) /Plan(s) referenced above, Shell Island Beach Club Association, Inc., a Florida non-profit corporation (the "Association") , 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: First American Title Insurance Company, a Nebraska corporation , duly registered in the state of Florida as an Insurance Company, 400 S. Rampart Blvd, Suite 290, Las Vegas, NV, 89145. Batch No.: Fore-closure HOA 155416-SIB1-HOA, NOD. Schedule "1": Obligors, Notice Address; Heirs and/or devisees of the estate of Kai Hekker, C/O Stephen Hekker 1556 Palmers Bridge Rd Mc Clellanville, Sc 29458 United States; Thomas B. Curtis, Jr. and Mary Ellen Johnson, 1001 S Indian River Dr Fort Pierce, Fl 34950 United States; Ross Gosnell, 3812 Sw 27th Court Cape Coral, Fl 33914 United States; Debbie A. How-ard and Millard E. Howard Iii, 4538 Cagney Lane Middletown, De 19709 United States; Jeanette I. Marusak and Charles S. Marusak, 47199 Mission Vly E Macomb, Mi 48042 United States. Exhibit "A-1": Contract No., Unit Week, Condo Parcel Let-ter, Building No., Frequency; V-AUW7-GHTP, 50, C, 16, annual; V-AWPD-BXTU, 32, C, 1, annual; V-MOPP-QEKF, 21, D, 16, annual; V-PJE5-GR5N, 34, C, 8, annual; V-YUK2-X8A2, 37, B, 16, annual. October 10, 17, 2025	25-03956L
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SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO. 25-CA-001077 BH GLOBAL INVESTMENTS, LLC, a Florida limited liability company, Plaintiff, vs. TSAVO GROUP INC, a Florida corporation; and et al, Defendant. NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Fore-closure dated October 3, 2025 entered in Case No. 25-CA-001077of the Cir-cuit Court of the 20th Judicial Circuit in and for Lee County, Florida wherein BH GLOBAL INVESTMENTS, LLC, a Florida limited liability company, is the Plaintiff(s) and TSAVO GROUP INC, a Florida corporation; and DIAMOND GULF CONSTRUCTION, LLC, a Florida limited liability company, are the Defendants, I will sell to the highest and best bidder for cash by electronic sale beginning at 9:00 a.m. on the 30th day of October, 2025 at www.lee.realforeclose.com, the following de-scribed property as set forth in said Or-der or Final Judgment, to-wit: A portion of Tract "A" in Block 2371 in "Cape Coral Unit 35" as recorded in Plat Book 16, at Pages 100 through 111, inclu-sive, of the Public Records of Lee County, Florida, and being more particularly described as follows: Commencing at the Southeast-erly corner of Lot 1, Block 2371 of said "Cape Coral Unit 35", said point also being the Northeast-erly corner of "Tract A", Block 2371 of said "Cape Coral Unit	35"; thence Southeasterly along the arc of a circular curve to the left having a radius of 2910.18 feet through a central angle of 5°44'50" for a distance of 291.91 feet to a point of tangency; thence South 26°48'23" East, 405.35 feet to a Point of Begin-ning; thence continue South 26°48'23" East, 159.13 feet; thence South 63°10'25" West for a distance of 748.50 feet; thence South 63°12'28" West for a distance of 33.59 feet to the Southwest corner of Tract "A"; thence North 00°01'34" West, a distance of 496.71 feet; thence South 89°50'24" East, a distance of 626.39 feet to the Point of Be-ginning. a/k/a: 255 Santa Barbara Blvd. N, Cape Coral, FL 33993 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031. WITNESS my hand and seal of said Court on 10/03/2025 KEVIN C. KARNES Clerk of Court (SEAL) By: N Wright-Angad as Deputy Clerk DAVID R. ROY, P.A. 4209 N. Federal Hwy. Pompano Beach, FL 33064 Tel. (954) 784-2961 Fax. (954) 788-2425 Email: david@davidrroy.com Email: teyvonn@davidrroy.com By: Teyvon Johnson Fla. Bar No. 1011005 October 10, 17, 2025
	25-03970L

Johnson and Jessica Johnson, Po Box 2754 Livermore, Ca 94551 United States; Julian Johnson and Jessica Johnson, Po Box 2754 Livermore, Ca 94551 United States; Joanne D. Lukeman and Thomas R. Lukeman, 81 Catspaw Cpe Coronado, Ca 92118 United States; Joanne Lukeman and Thomas Lukeman, 81 Catspaw Cpe Coronado, Ca 92118 United States; Darrian Raymondo Crumbley and Dorcas A. Laidler Crum-bley, Po Box 1933 Lakeland, Fl 33802 United States; Andrew Wilkes and Sally Wil-kes, Waterbridge Frogmore Hill, Watton-At-Stone Herts Sg14 3rr, United Kingdom; Nicole Walker and Ryan Hunt, 12314 Mission Hills Drive Dewitt, Mi 48820 United States; Thomas N. Mackinson, 2000 N Bayshore Dr #527 Miami, Fl 33137 United States; John N. Blackmore and Helen E. Blackmore, 17 Hart Grove, Ealing London W5 3na, United Kingdom; John N. Blackmore and Helen E. Blackmore, 17 Hart Grove, Ealing London W5 3na, United Kingdom; John N. Blackmore and Helen E. Blackmore, 17 Hart Grove, Ealing London W5 3na, United Kingdom; Mark Robin-son and Shirley K. Robinson, 5024 Saint Germain Ave Belle Isle, Fl 32812 United States; Tami Andrews, 14217 Natal Plum Drive Corpus Christi, Tx 78418 United States; Tami Andrews, 14217 Natal Plum Drive Corpus Christi, Tx 78418 United States; Larry D. Zaval and Pamela S. Zaval and Wallace W. Corbin, 4781 Nw 66th St Ocala, Fl 34482 United States; Larry Zaval and Pamela Zaval, 4781 Nw 66th St Ocala, Fl 34482 United States; Edward J. Maher and Lucile H. Maher, 22954 Maple Ridge Road, Unit 206 North Olmsted, Oh 44070 United States; Gloria M. Giovelli and Stacie A. Borsello, 2414 Winterset Road Winter Haven, Fl 33884 United States; Linda L. Bass, Trustee Of The Linda L. Bass Revocable Trust Agreement, Dated Feb-ruary 11, 2002, 5007 East 111th Avenue Tampa, Fl 33617 United States; Elizabeth B. Maloney, 111 Market Place Baltimore, Md 21202 United States; William P. Ger-aghty and Roger E. Schaefer and Betty J. Schaefer, 3905 Monserrate St Miami, Fl 33134 United States; Beatrice Farrell, As Trustee Of The Beatrice Farrell Revocable Living Trust Dated December 16, 2011 and William E. Farrell, 4799 Nw 92nd Ter-race Coral Springs, Fl 33067 United States; Walter King Laidler, Jr. and Carrie Ada Lewis Laidler, As Trustees Of The Walter King Laidler, Jr. and Carrie Ada Lewis Laidler Living Revocable Trust Made March 30, 2016, Po Box 1271 Lakeland, Fl 33802 United States. Exhibit "A-1": Contract No., Unit Week, Condominium Parcel No.; V-170N-TFPT, 37, 109; V-1FL8-FMEJ, 29, 301; V-4FJ7-B4EK, 28, 307; V-502C-JFGY, 27, 201; V-7UJF-MAY5, 26, 110; V-9CNJ-XKBM, 40, 205; V-9QT6-3TYC, 48, 108; V-A8B1-WBB1, 43, 103; V-AAUT-IHN3.1, 38, 304; V-AAUT-IHN3.2, 39, 304; V-BWBU-M28A.1, 26, 206; V-BWBU-M28A, 2, 26, 204; V-C9G3-6ECB.1, 36, 104; V-C9G3-6ECB.2, 37, 104; V-CQ5D-TD78, 22, 303; V-CQYA-0BNR, 25, 204; V-EMN5-XAHU.1, 18, 101; V-EMN5-XAHU.2, 19, 101; V-EU2R-MKFF, 20, 303; V-FKJE-YCEW, 22, 106; V-GGCB-3PBB, 21, 306; V-HC2E-FMUB, 48, 101; V-HG95-QET5, 49, 105; V-JLFG-8CER.1, 28, 308; V-JLFK-8CER.2, 27, 310; V-K19G-EF6Q.1, 25, 301; V-K19G-EF6Q.2, 34, 109; V-K8AX-DEPH.1, 50, 306; V-K8AX-DEFH.2, 49, 208; V-KQTH-FXYC, 25, 109; V-LCW7-2BJK, 22, 203; V-LLWM-HG91, 18, 208; V-LLWM-HG91, 19, 208; V-LQDL-TIQO, 23, 207; V-LWQG-ITKN.1, 39, 107; V-LWQG-ITKN.2, 37, 107; V-LWQG-ITKN.3, 38, 107; V-NA6N-WDJT, 24, 208; V-PBMC-RDIA.1, 36, 209; V-PBMC-RDIA.2, 37, 209; V-PW3T-TG3K.1, 35, 208; V-PW3T-TG3K.2, 36, 208; V-Q9T3-HKQA, 21, 304; V-TAGB-NPMU, 33, 307; V-TW9W-EBKL, 36, 103; V-UTR2-3PTW, 14, 105; V-XG16-MDC1, 23, 310; V-XNJX-1EGL, 41, 310; V-YJWR-HFXE.2, 22, 310; V-YJWR-HFXE.3, 33, 205. October 10, 17, 2025	25-03955L
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--- ESTATE ---

SECOND INSERTION	SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-2989 Division : Probate IN RE: ESTATE OF NICOLE LACH Deceased.	SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-002805 Division Probate IN RE: ESTATE OF JOHN F. VANDERSLICE, Deceased.
The administration of the estate of Nicole Lach, deceased, whose date of death was June 30, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P. O. Box 9346, Fort Myers, Florida 33902. The names and address-es of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and oth-er persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or de-mands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's sur-viving spouse is property to which the Florida Uniform Disposition of Com-munity Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is October 10, 2025 Personal Representative: Gianna M. Lach 19640 Vedura Circle Unit 311 Fort Myers, Florida 33908 Attorney for Personal Representative: D. Hugh Kinsey, Jr. Florida Bar Number: 961213 Sheppard Law Firm, P.A. 9100 College Pointe Court Fort Myers, FL 33919 Telephone: (239) 334-1141 Fax: (239) 334-3965 E-Mail: kinsey@sbshlaw.com Secondary E-Mail: hking@sbshlaw.com October 10, 17, 2025	The administration of the estate of John F. Vanderslice, deceased, whose date of death was April 3, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and ad-dresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and oth-er persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or de-mands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's sur-viving spouse is property to which the Florida Uniform Disposition of Com-munity Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is October 10, 2025. Personal Representative: Kevin P. Vanderslice 186 Daylesford Blvd. Berwyn, PA 19312 Attorney for Personal Representative: Guy S. Emerich, Esq. Florida Bar Number: 126991 Farr Law Firm P.A. 99 Nesbit Street Punta Gorda, FL 33950 Telephone: (941) 639-1158 Fax: (941) 639-0028 E-Mail: gemerich@farr.com Secondary E-Mail: sziegler@farr.com and probate@farr.com October 10, 17, 2025
25-03967L	25-03975L

ACTIONS / SALES

SECOND INSERTION		
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY GENERAL JURISDICTION DIVISION CASE NO. 36-2024-CA-006208 LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. ERIC E GIBSON, et al., Defendant. NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered July 9, 2025 in Civil Case No. 36-2024-CA-006208 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and Eric E Gibson, et al., are Defendants, the Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on October 30, 2025 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: Lot 7, Block 61, Unit 6, Section 34, Township 44 South, Range 26 East, Lehigh Acres, according to the plat thereof as recorded in Plat Book 15, Page 90, Public Records of Lee County, Florida. Address: 3809 4th St SW, Lehigh Acres, FL 33976 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed. Dated this 10/06/2025 Deputy Clerk CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) BY: T Mann McCalla Raymer Leibert Pierce, LLP 110 SE 6th Street, Suite 2300 Fort Lauderdale, FL 33301 AccountsPayable@mccalla.com Counsel of Plaintiff 24-09790FL October 10, 17, 202525-03987L		

SECOND INSERTION		
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-3039 IN RE: ESTATE OF JAMES N. GRACE, II Deceased. The administration of the estate of James N. Grace, II, deceased, whose date of death was June 6, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. 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 10, 2025. Personal Representative: James N. Grace, III 9373 Ranch Road 1888 Blanco, Texas 78606 Attorney for Personal Representative: Haylee N. Blessing, Attorney Florida Bar Number: 1059314 Henderson, Franklin, Starnes & Holt, P.A. 3451 Bonita Bay Blvd, Suite 206 Bonita Springs, Florida 34134 Telephone: (239) 344-1100 Fax: (239) 344-1200 E-Mail: haylee.blessing@henlaw.com Secondary E-Mail: denise.edwards@henlaw.com October 10, 17, 202525-03992L		

SECOND INSERTION		
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY GENERAL JURISDICTION DIVISION CASE NO. 24-CA-005983 ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC, Plaintiff, vs. GORDON RANDALL LAVERS, et al., Defendant. NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered July 24, 2025 in Civil Case No. 24-CA-005983 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC is Plaintiff and Gordon Randall Lavers, et al., are Defendants, the Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 30th day of October, 2025 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: Unit 212 of Timberwood Village II, a Condominium according to the Declaration of Condominium thereof recorded in Official Records Book 1820, Page 673, of the Public Records of Lee County, Florida, and all amendments thereto, together with its undivided share in the common elements. Address: 6012 Timberwood Cir, APT 212, Fort Myers, FL 33908 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed. Dated this 10/06/2025 Deputy Clerk CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) BY: T Mann McCalla Raymer Leibert Pierce, LLP 110 SE 6th Street, Suite 2300 Fort Lauderdale, FL 33301 AccountsPayable@mccalla.com Counsel of Plaintiff 24-10266FL October 10, 17, 202525-03981L		

SECOND INSERTION		
NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION Case No. 25-CA-001594 TRYON STREET ACQUISITION TRUST I, Plaintiff, v. FORT MYERS BUILDING, LLC, a/k/a Fort Myers Building, CESAR GABRIEL HERNANDEZ JR., and JOHN / JANE DOE, fictitious names representing tenants in possession, Defendants. Notice is given that pursuant to the Final Judgment of Foreclosure and Damages dated October 7, 2025, entered in Case No. 2025-CA-001594 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, in which TRYON STREET ACQUISITION TRUST I, is the Plaintiff, and FORT MYERS BUILDING, LLC et. al., are the Defendants, the Clerk of the Circuit Court will sell to the highest and best bidder for cash to be conducted in an online sale at http://www.lee.realforeclose.com beginning at 9:00 a.m. on 20th day of November 2025, in accordance with Chapter 45 Florida Statutes, the following-described property set forth in said Final Judgment of Foreclosure and Damages: Lot 20, Block 15, Unit 2, Section 12, Township 45 South, Range 26 East, Lehigh Acres, according to the plat thereof in Plat Book 15, Page 98, of the Public Records of Lee County, Florida. Property Address: 3030 39th Street SW, Lehigh Acres, Florida 33976 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM IN ACCORDANCE WITH FLORIDA STATUTES, SECTION 45.031. Dated this 7th day of October, 2025. Clerk of Court Kevin C. Karnes (SEAL) T Mann CLERK OF COURT LEE COUNTY, FLORIDA /s/ Ronald B. Cohn Ronald B. Cohn, Esquire Fla. Bar No: 599786 BURR & FORMAN LLP 201 N. Franklin Street, Suite 3200 Tampa, Florida 33602 (813) 221-2626 (office) Primary E-Mail Addresses: rcohn@burr.com Secondary E-Mail Addresses: dmorse@burr.com and mguerra@burr.com Attorney for Plaintiff 46622109 v1 October 10, 17, 202525-04000L		

SECOND INSERTION		
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 14-CA-051498 HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE FOR DEUTSCHE ALT-B SECURITIES MORTGAGE LOAN TRUST, SERIES 2006-AB4, Plaintiff, vs. DIEUFORT J. PIERRE AND NOZILLA L. HOMMEUS A/K/A NOZILLA HOMMEUS, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated November 19, 2014, and entered in 14-CA-051498 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE FOR DEUTSCHE ALT-B SECURITIES MORTGAGE LOAN TRUST, SERIES 2006-AB4 is the Plaintiff and DIEUFORT J. PIERRE are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on October 30, 2025, the following described property as set forth in said Final Judgment, to wit: LOT(S) 7, BLOCK 4, UNIT 1, SECTION 28, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 20, PAGE(S) 55, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property Address: 521 ALABASTER ST, LEHIGH ACRES, FL 33974 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031. Dated this day of 10/02/2025, Kevin C. Karnes As Clerk of the Court (SEAL) By: N Wright-Angad As Deputy Clerk Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC Attorneys for Plaintiff 6409 Congress Avenue, Suite 100, Boca Raton, FL 33487 Telephone: 561-241-6901 Fax: 561-997-6909 14-41942 - MaM October 10, 17, 202525-03947L		

SECOND INSERTION		
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 23-CA-013007 CARRINGTON MORTGAGE SERVICES LLC, Plaintiff, vs. KATHLEEN RYAN, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated May 12, 2025, and entered in 23-CA-013007 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein CARRINGTON MORTGAGE SERVICES LLC is the Plaintiff and KATHLEEN RYAN; THE UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on October 30, 2025, the following described property as set forth in said Final Judgment, to wit: LOT 19, BLOCK 34, LEHIGH ACRES, UNIT 4, SECTION 12, TOWNSHIP, 44 SOUTH, RANGE 26 EAST, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 61, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property Address: 2916 47TH STREET W, LEHIGH ACRES, FL 33971 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031. Dated this day of 10/02/2025 Kevin C. Karnes As Clerk of the Court (SEAL) By: N Wright-Angad As Deputy Clerk Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC Attorneys for Plaintiff 6409 Congress Avenue, Suite 100, Boca Raton, FL 33487 Telephone: 561-241-6901 Fax: 561-997-6909 23-159297 - MaM October 10, 17, 202525-03948L		

SECOND INSERTION		
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-3032 IN RE: ESTATE OF EDWARD RALPH GARDNER Deceased. The administration of the estate of Edward Ralph Gardner, deceased, whose date of death was July 14, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against 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 10, 2025. Personal Representative: Robert Kurtz PO Box 51 Cedar, Michigan 49621 Attorney for Personal Representative: Haylee N. Blessing, Attorney Florida Bar Number: 1059314 Henderson, Franklin, Starnes & Holt, P.A. 3451 Bonita Bay Blvd., Suite 206, Bonita Springs, Florida 34134 Telephone: (239) 344-1100 Fax: (239) 344-1200 E-Mail: haylee.blessing@henlaw.com Secondary E-Mail: angela.gjoni@henlaw.com October 10, 17, 202525-03994L		
SECOND INSERTION		
NOTICE OF ACTION CONSTRUCTIVE SERVICE - PROPERTY IN THE COUNTY OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE: 25-CA-002727 ANITA SPECTOR, as Trustee of the Harold Spector Trust dated 06-05-96 Plaintiff V Christopher Michael Teahl and Macherie Teahl Defendant(s) TO: Macherie Teahl 216 REDLIN ST, NORTH FORT MYERS FL 33903 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in LEE County, Florida: 216 REDLIN ST, NORTH FORT MYERS FL 33903 Lots 13 and 14, Block 39, Palmona Park Unit No. 2, a Subdivision, according to the Plat thereof as recorded in Plat Book 7, page(s) 56 and 57, of the Public Records of Lee County, Florida. Together with the following manufactured home: 1983 SAND VIN# FLFL1AD267004108 Title# 22772589 PIN: 34-43-24-02-00039.0130 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Alan F Hamisch, the plaintiff's attorney, whose address is 501 Goodlette Frank Rd, Suite A210, Naples, FL 34102 within 30 days after the first publication of the notice and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. DATED 10/07/2025. Kevin C. Karnes Clerk of Court (SEAL) By: K Harris as Deputy Clerk		
Alan F Hamisch, the plaintiff's attorney, 501 Goodlette Frank Rd, Suite A210, Naples, FL 34102 October 10, 17, 202525-03998L		

SECOND INSERTION		
NOTICE OF CIVIL ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION CASE NO. 25-CA-2252 JOANNA ORTEGA, Plaintiff, vs. BENJAMIN CADENBACH, HARRIS LAND AND TIMBER COMPANY, LLC, a Virginia Limited Liability Company, JERMAINE PILLION, Defendants. TO: JERMAINE PILLION COMES NOW, the Plaintiff, JOANNA ORTEGA, by and through the undersigned attorney, and hereby gives notice that a civil action has been instituted on the above action, and is now pending in the Circuit Court of the State of Florida, County of Lee, on April 25, 2025. Case No: 2025-CA-2252 1. LOT 11, BLOCK 47, UNIT 8, SECTION 1, TOWNSHIP 45 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGES 177, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, SUBJECT TO RESERVATIONS AND RESTRICTIONS OF RECORD, AND FURTHER SUBJECT TO THE RESERVATION OF ALL OIL, GAS AND MINERAL RIGHTS AS SET FORTH IN OFFICIAL RECORDS BOOK 996 ON PAGE 289. Parcel ID: 01-45-27-L2-08047.0110 Folio 10397641 Commonly Known as: 1245 Sunrise Blvd., Lehigh Acres, FL 33974 You are required to serve an Answer to this action upon: RICHARD M. RICCIARDI, JR., ESQUIRE of YOUR ADVOCATES, P.A., Plaintiff's attorney, who address is 2050 McGregor Blvd., Fort Myers, FL 33901 on or before November 17, 2025 and file the original with the clerk of this court at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, either before service on Plaintiff's attorney or immediately thereafter. You must keep the Clerk of the Circuit Court's office notified of your current address. Future papers in this lawsuit will be mailed to the address on record at the clerk's office. DATED THIS 7th DAY OF October, 2025. Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: K Harris Deputy Clerk Signed on September 26th, 2025. /s/ Richard M. Ricciardi Jr., Esq. Richard M. Ricciardi, Jr., Esq. Florida Bar No. 90567 Your Advocates, PA Attorney for Plaintiff 2050 McGregor Blvd. Fort Myers, FL 33901 (239) 689-1096 (Telephone) (239) 791-8132 (Facsimile) astevens@your-advocates.org October 10, 17, 24, 31, 202525-03997L		
SECOND INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA. CIVIL DIVISION CASE NO. 25-CA-001963 MEGA BANK, Plaintiff, vs. ELMA FRED A/K/A ELMA E. FRED; ANDY W. FRED; AMBER H. FRED; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s). TO: ELMA FRED A/K/A ELMA E. FRED Last Known Address 2445 SW 25TH ST CAPE CORAL, FL 33914 Current Residence is Unknown YOU ARE NOTIFIED that an action to foreclose a mortgage on the following described property in Lee County, Florida: LOT(S) 49 AND 50, BLOCK 5983, CAPE CORAL UNIT 93, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 25, PAGE(S) 1 THROUGH 21, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. has been filed against you and you are		
required to serve a copy of your written defenses, if any, to it on Diaz Anselmo & Associates, P.A., Plaintiff's attorneys, whose address is P.O. BOX 19519, Fort Lauderdale, FL 33318, (954) 564-0071, answers@dallegal.com, within 30 days from first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorneys or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED ON 10/02/2025, Kevin C. Karnes As Clerk of the Court (SEAL) By: N Wright-Angad As Deputy Clerk Diaz Anselmo & Associates, P.A., Plaintiff's attorneys, P.O. BOX 19519, Fort Lauderdale, FL 33318, (954) 564-0071, answers@dallegal.com, 4050-215773 / ME2 October 10, 17, 202525-03986L		
SECOND INSERTION		
NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2025-CA-000752 NATIONSTAR MORTGAGE LLC, Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST GLENN GILHOOLY AKA GLENN THOMAS GILHOOLY, DECEASED., et al, Defendant(s). NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated August 27, 2025, and entered in Case No. 2025-CA-000752 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida in which Nationstar Mortgage LLC, is the Plaintiff and Deborah Gilhooly; The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees or other claimants claiming by, through, under, or against Glenn Gilhooly aka Glenn Thomas Gilhooly, deceased.; Country Club Estates Condominium Association, Inc.; Any And All Unknown Parties Claiming by, Through, Under, And Against The Herein named Individual Defendant(s) Who are not Known To Be Dead Or Alive, Whether Said Unknown Parties May Claim An Interest in Spouses, Heirs, Devisees, Grantees, Or Other Claimants are defendants, the Lee County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on www.lee.		
realforeclose.com in accordance with chapter 45 Florida Statutes, Lee County, Florida at 9:00am on the 30 day of October 2025, the following described property as set forth in said Final Judgment of Foreclosure: THAT CERTAIN CONDOMINIUM PARCEL COMPOSED OF UNIT A-9 OF COUNTRY CLUB EST. CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 457, PAGE 351 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS. A/K/A 403 SE 43RD TER CAPE CORAL FL 33904 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim before the Clerk reports the surplus as unclaimed. Dated in Lee County, Florida this day of 10/01/2025 Kevin C. Karnes Clerk of the Circuit Court Lee County, Florida (SEAL) By: N Wright-Angad Deputy Clerk Albertelli Law Attorney for Plaintiff P.O. Box 23028 Tampa, FL 33623 (813) 221-4743 (813) 221-9171 facsimile eService: servealaw@albertellilaw.com IN- 24-032240 October 10, 17, 202525-03944L		

--- TAX DEEDS ---

SECOND INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001345 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-08454 Year of Issuance 2023 Description of Property A TRACT OR PARCEL OF LAND SITUATED IN THE STATE OF FLORIDA, COUNTY OF LEE, LYING IN THE EAST HALF (E 1/2) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 28, TOWNSHIP 46 SOUTH, RANGE 25 EAST, BEING A PART OF A PARCEL OF LAND AS RECORDED IN OFFICIAL RECORD BOOK 1524, PAGE 534 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A CONCRETE MONUMENT MARKING THE NORTHEAST CORNER OF SAID FRACTION OF A SECTION; THENCE RUN SOUTH 00-∞39'00" EAST (BASIS OF BEARINGS BEING THE CENTERLINE SURVEY OF RELOCATED S.R. 45) ALONG THE QUARTER SECTION LINE FOR A DISTANCE OF 800.00 FEET; THENCE SOUTH 89-∞21'00" WEST FOR 125.00 FEET; THENCE NORTH 00-∞39'00" WEST FOR 335.96 FEET; THENCE NORTH 58-∞09'01" WEST FOR 316.48 FEET TO THE SOUTHEASTERLY LINE OF A ROADWAY EASEMENT 40.00 FEET WIDE; THENCE NORTH 30-∞34'00" EAST ALONG SAID SOUTHEASTERLY LINE FOR 350.00 FEET TO A CONCRETE MONUMENT ON THE NORTHERLY LINE OF SAID SECTION 28; THENCE SOUTH 89-∞12'00" EAST ALONG SAID SECTION LINE FOR 210.59 FEET TO THE POINT OF BEGINNING. TOGETHER WITH THE HEREINABOVE DESCRIBED ROADWAY EASEMENT 40 FEET WIDE. ALSO GRANTING THE RIGHT TO USE OF THAT CERTAIN FORTY (40') FEET WIDE ROADWAY EASEMENT WHICH LIES DIRECTLY ADJACENT TO AND NORTHEAST OF NORTH-	EASTERLY BOUNDARY OF THE GRANTORS PROPERTY WHICH IS DESCRIBED IN THE FOREGOING MEETS AND BOUNDS DESCRIPTION AS A LINE COMMENCING AT A CONCRETE MONUMENT IN THE NORTHEASTERLY LINE OF STATE ROAD 45 AND THENCE RUNNING NORTH 30-∞34'00" EAST FOR 1,038 FEET. TOGETHER WITH THE BELOW DESCRIBED EASEMENT: THE PROPERTY ON WHICH THE SIGN SHALL BE LOCATED IS PART OF THAT 12.88 ACRE TRACT OF PROPERTY SITUATED IN THE E 1/2 OF THE NW 1/4, SECTION 28, TOWNSHIP 46S, RANGE 25E, LEE COUNTY, FLORIDA, ACQUIRED BY JOSEPH SZELIGA, TRUSTEE BY DEED OF RECORD, IN O.R. BOOK 1524, PAGE 532 OF THE RECORDS OF LEE COUNTY, FLORIDA TO WHICH REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION OF THE ENTIRE TRACT. THE LOCATION OF SAID SIGN SHALL BE IN THE NORTHWEST PART OF THE GRANTOR'S PROPERTY AT THE POINT OF INTERSECTION OF TWO STRAIGHT LINES, ONE DRAWN ACROSS THE GRANTOR'S PROPERTY PARALLEL TO THE RIGHT OF WAY OF STATE ROUTE 45 (NOW KNOWN AS U.S. 41) AND SET BACK SIXTEEN (16) LINE WHICH FRONTS ON STATE ROUTE 45 AND THE SECOND INTERSECTING LINE BEING DRAWN PARALLEL TO THE NORTHEAST BOUNDARY OF THE GRANTOR'S PROPERTY FROM THE FRONT OF THE PROPERTY TO THE BACK OF THE PROPERTY AND SET BACK SIXTEEN (16) FEET INSIDE THE GRANTOR'S NORTHEAST PROPERTY SIDE LINE. Strap Number 28-46-25-E1-U1889.2558 Names in which assessed: SIMPDEN LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03900L

SECOND INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001416 NOTICE IS HEREBY GIVEN that ATCF II Florida-A LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-07622 Year of Issuance 2023 Description of Property LOT 4 OF HANSONS HIGHLAND SUBD ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 57, AS DESCRIBE IN O.R. BOOK 1285, PAGE 1101, LESS ROW DESCRIBED IN O.R. BOOK 4167, PAGE 2850, AND O.R. BOOK 4078, PAGE 609, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 19-44-25-P2-01004.0170 Names in which assessed: ALLIE M SAPP, ALLIE M. SAPP, ANNIE WILL LUCKY, CAROL HUNT LINDSEY, CYNTHIA B. GRIMSLEY, ESTATE OF JIMMY D. GRIMSLEY, SR., HOLLY JORDAN, NANCY A. GRIMSLEY OLIVER, SARA L. JOHNSON, URIAH GRIMSLEY, WILLIAM H. GRIMSLEY III All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03896L	

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER
CALL 941-908-9386 and select the appropriate County name from the menu option
OR E-MAIL: legal@businessobserverfl.com

Business Observer

1V20306_V12

SECOND INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001396 NOTICE IS HEREBY GIVEN that MUNICIPAL TAX SERVICING LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-06106 Year of Issuance 2023 Description of Property UNIT NO. 1808 OF PINWOOD SOUTH, A CONDOMINIUM, PHASE IV, ACCORDING TO THE CONDOMINIUM DECLARATION THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN OFFICIAL RECORDS BOOK 1723, PAGES 1881 THROUGH 1945, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH ALL APPURTENANCES THEREUNTO APPERTAINING AND SPECIFIED IN SAID CONDOMINIUM DECLARATION AND ALL AMENDMENTS THERETO. Strap Number 02-45-24-P2-00500.1808 Names in which assessed: ESTATE OF MARGARET A POWER, ESTATE OF MARGARET A. POWER, JONI D. MODAFF, JONI MODAFF, MARGARET A POWER, SUSAN MATYUS-EHRlich, THOMAS J POWER All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03888L	

SECOND INSERTION	
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 36-2024-CA-005917 LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. TWILA SEUNDRA JOHNSON, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 25, 2025, and entered in 36-2024-CA-005917 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is the Plaintiff and TWILA SEUNDRA JOHNSON; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; CALOOSA LAKES HOMEOWNERS' ASSOCIATION, INC. are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on October 30, 2025, the following described property as set forth in said Final Judgment, to wit: LOT 385, CALOOSA LAKES PHASE 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN INSTRUMENT NUMBER 2006000358513, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. BEING THAT PARCEL OF LAND CONVEYED TO TWILA SEUNDRA JOHNSON, AN UNMARRIED WOMAN FROM D.R. HORTON, INC., A DELAWARE CORPORATION BY THAT DEED DATED 07/17/2019 AND RECORDED 07/18/2019 IN INSTRUMENT 2019000167993, OF THE LEE COUNTY, FL PUBLIC REGISTRY. Property Address: 10288 SILVER POND LANE, LEHIGH ACRES, FL 33936 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031. Dated this day of 10/02/2025 Kevin C. Karnes As Clerk of the Court (SEAL) By: N Wright-Angad As Deputy Clerk Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC Attorneys for Plaintiff 6409 Congress Avenue, Suite 100, Boca Raton, FL 33487 Telephone: 561-241-6901 Fax: 561-997-6909 24-228008 - MaM October 10, 17, 2025 25-03946L	
SECOND INSERTION	
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION Case No.: 24-CA-7366 VILLAGE CREEK CONDOMINIUM ASSOCIATION, INC. Plaintiff, v. JAMES P. BARRY and UNKNOWN TENANTS OR OCCUPANTS IN POSSESSION Defendants, NOTICE IS HEREBY GIVEN pursuant to the Amended Partial Final Judgment of Foreclosure entered on October 1, 2025, in Case No. 24-CA-7366, of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, in which Village Creek Condominium Association, Inc is the Plaintiff, and James P. Barry and Unknown Tenants or Occupants in Possession, n/k/a Marcos Titolio, Sandra Viaga, Janyan Duncan a/k/a Riente Jawuan Duncan, David Camillo, Johnny Mae McDonald, Camilo Silva, and Merianne Byers are the Defendants, the Clerk of the Circuit Court, Kevin C. Karnes, will sell to the highest and best bidder for cash at www.lee.realforeclose.com at 9:00 AM on November 13, 2025, the following described properties situated in Lee County, Florida: Condominium Unit No. 203, Building 2835, of Village Creek, a Condominium, according to the Declaration Thereof, as Recorded in Clerk's File No. 2005000192444, and all amendments thereto, of the Public Records of Lee County, Florida, together with an undivided interest in the common elements appurtenant thereto. Property Identification No.: 31-44-25-P1-01902.0203 Property address: 2835 Winkler Ave., Unit 203, Fort Myers, FL 33916 -and- Condominium Unit No. 206, Building 2835, of Village Creek, a Condominium, according to the Declaration Thereof, as Recorded in Clerk's File No. 2005000192444, and all amendments thereto, of the Public Records of Lee County, Florida, together with an undivided interest in the common elements appurtenant thereto. Property Identification No.: 31-44-25-P1-01902.0206 Property address: 2835 Winkler Ave., Unit 206, Fort Myers, FL 33916 -and- Condominium Unit No. 207, Building 2835, of Village Creek, a Condominium, according to the Declaration Thereof, as Recorded in Clerk's File No. 2005000192444, and all	

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CASE NO: 25-CA-002304 AVAIL 3 LLC, A DELAWARE LIMITED LIABILITY COMPANY, Plaintiff, vs. DAVID SMITH; BELLA TERRA OF SOUTHWEST FLORIDA, INC.; TOWNHOMES I AT BELLA TERRA ASSOCIATION, INC.; STATE OF FLORIDA; LVNV FUNDING, LLC; UNITED STATES DEPARTMENT OF TREASURY - IRS; AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ALL OTHER PERSONS CLAIMING BY, THROUGH OR UNDER ANY OF THE NAMED DEFENDANT AND ANY OTHER PERSONS CLAIMING AN INTEREST IN THE REAL PROPERTY WHICH IS THE SUBJECT MATTER OF THIS ACTION BY AND THROUGH OR UNDER OR AGAINST THE NAMED DEFENDANTS HEREIN, Defendant(s). NOTICE IS HEREBY GIVEN that pursuant to the Final Summary Judgment of Foreclosure dated October 3, 2025, and entered in Case No. 25-CA-002304 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida wherein AVAIL 1 LLC is the Plaintiff and DAVID SMITH; BELLA TERRA OF SOUTHWEST FLORIDA, INC.; TOWNHOMES I AT BELLA TERRA ASSOCIATION, INC.; STATE OF FLORIDA; LVNV FUNDING, LLC; UNITED STATES DEPARTMENT OF TREASURY - IRS; AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ALL OTHER PER-	SONS CLAIMING BY, THROUGH OR UNDER ANY OF THE NAMED DEFENDANT AND ANY OTHER PERSONS CLAIMING AN INTEREST IN THE REAL PROPERTY WHICH IS THE SUBJECT MATTER OF THIS ACTION BY AND THROUGH OR UNDER OR AGAINST THE NAMED DEFENDANTS HEREIN, are Defendants, KEVIN C. KARNES, CLERK OF THE COURT & COMPTROLLER, will sell to the highest and best bidder for cash at www.Lee.realforeclose.com at 9:00 a.m. on NOVEMBER 20, 2025 the following described property set forth in said Final Judgment, to wit: Lot 87, Block A, Bella Terra Unit Eight, according to the Plat thereof recorded in Official Record Instrument Number 2006000338361, Public Records of Lee County, Florida. With a street address of: 20641 Larino Loop, Estero, FL 33928 ANY PERSON OR ENTITY CLAIMING AN INTEREST IN THE SURPLUS, IF ANY, RESULTING FROM THE FORECLOSURE SALE, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS, MUST FILE A CLAIM ON SAME WITH THE CLERK OF COURT BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. DATED October 6, 2025. Kevin C. Karnes, Clerk of the Circuit Court (SEAL) By: T Mann Deputy Clerk Submitted by: Vivian A. Jaime, Esq. Attorney for Plaintiff 2800 Biscayne Boulevard, Suite 500 Miami, Florida 33137 Telephone: (305) 372-0933 Vivian@rzllaw.com October 10, 17, 2025 25-03968L
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SECOND INSERTION	
amendments thereto, of the Public Records of Lee County, Florida, together with an undivided interest in the common elements appurtenant thereto. Property Identification No.: 31-44-25-P1-01902.0207 Property address: 2835 Winkler Ave., Unit 207, Fort Myers, FL 33916 -and- Condominium Unit No. 214, Building 2835, of Village Creek, a Condominium, according to the Declaration Thereof, as Recorded in Clerk's File No. 2005000192444, and all amendments thereto, of the Public Records of Lee County, Florida, together with an undivided interest in the common elements appurtenant thereto. Property Identification No.: 31-44-25-P1-01902.0214 Property address: 2835 Winkler Ave., Unit 214, Fort Myers, FL 33916 -and- Condominium Unit No. 306, Building 2845, of Village Creek, a Condominium, according to the Declaration Thereof, as Recorded in Clerk's File No. 2005000192444, and all amendments thereto, of the Public Records of Lee County, Florida, together with an undivided interest in the common elements appurtenant thereto. Property Identification No.: 31-44-25-P1-01903.0306 Property address: 2845 Winkler Ave., Unit 306, Fort Myers, FL 33916 -and- Condominium Unit No. 319, Building 2845, of Village Creek, a Condominium, according to the Declaration Thereof, as Recorded in Clerk's File No. 2005000192444, and all amendments thereto, of the Public Records of Lee County, Florida, together with an undivided interest in the common elements appurtenant thereto. Property Identification No.: 31-44-25-P1-01903.0319 Property address: 2845 Winkler Ave., Unit 319, Fort Myers, FL 33916 -and- Condominium Unit No. 401, Building 2865, of Village Creek, a Condominium, according to the Declaration Thereof, as Recorded in Clerk's File No. 2005000192444, and all amendments thereto, of the Public Records of Lee County, Florida, together with an undivided interest in the common elements appurtenant thereto. Property Identification No.: 31-44-25-P1-01904.0401	Property address: 2865 Winkler Ave., Unit 401, Fort Myers, FL 33916 -and- Condominium Unit No. 402, Building 2865, of Village Creek, a Condominium, according to the Declaration Thereof, as Recorded in Clerk's File No. 2005000192444, and all amendments thereto, of the Public Records of Lee County, Florida, together with an undivided interest in the common elements appurtenant thereto. Property Identification No.: 31-44-25-P1-01904.0402 Property address: 2865 Winkler Ave., Unit 402, Fort Myers, FL 33916 -and- Condominium Unit No. 407, Building 2865, of Village Creek, a Condominium, according to the Declaration Thereof, as Recorded in Clerk's File No. 2005000192444, and all amendments thereto, of the Public Records of Lee County, Florida, together with an undivided interest in the common elements appurtenant thereto. Property Identification No.: 31-44-25-P1-01904.0407 Property address: 2865 Winkler Ave., Unit 407, Fort Myers, FL 33916 -and- Condominium Unit No. 502, Building 2875, of Village Creek, a Condominium, according to the Declaration Thereof, as Recorded in Clerk's File No. 2005000192444, and all amendments thereto, of the Public Records of Lee County, Florida, together with an undivided interest in the common elements appurtenant thereto. Property Identification No.: 31-44-25-P1-01905.0502 Property address: 2875 Winkler Ave., Unit 502, Fort Myers, FL 33916 Any person or entity claiming an interest in the surplus, if any, resulting from the foreclosure sale, 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. WITNESS my hand and the official seal of the Court on 10/03/2025. Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: N Wright-Angad As Deputy Clerk Robert J. Hynds, Esq., Counsel for Plaintiff 630 S. Orange Ave, Ste 200 Sarasota, Florida 34236 (941) 702-2222 Email: robert@hyndsllaw.com October 10, 17, 2025 25-03969L

SECOND INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO. 25-CA-004567 WELLS FARGO BANK, N.A. Plaintiff, v. ROLAND MANFORD TROST, ET AL. Defendants. TO: ROLAND MANFORD TROST, Current residence unknown, but whose last known address was: 14 CRESTWOOD CIR S, LEHIGH ACRES, FL 33936-5920 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Lee County, Florida, to-wit: LOT 40, BLOCK 1, PLAT OF PARKWOOD III SECTION 31, TWP. 44S., RGE. 27E, AND SECTION 6, TWP. 45S., RGE. 27E, A SUBDIVISION OF LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 28, PAGE 95, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on eXL Legal, PLLC, Plaintiff's attorney, whose address is 12425 28th Street North, Suite 200, St. Petersburg, FL 33716, within thirty (30) days after the first publica-	tion of this Notice of Action, and file the original with the Clerk of this Court at P.O. Box 310, Ft. Myers, FL 33902, 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 petition. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. WITNESS my hand and seal of this Court on this day of 10/02/2025, Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: N Wright-Angad Deputy Clerk eXL Legal, PLLC, Plaintiff's attorney, 12425 28th Street North, Suite 200, St. Petersburg, FL 33716, 1000010969 October 10, 17, 2025 25-03980L

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ESTATE

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-002681 Division Probate IN RE: ESTATE OF JOHN J. MCGRORY Deceased. The administration of the estate of John J. McGrory, deceased, whose date of death was July 22, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is October 10, 2025. Personal Representative: John G. McGrory 8355 San Carlos Boulevard Fort Myers, Florida 33967 Attorney for Personal Representative: Abigail M. Lyons Attorney Florida Bar Number: 1040206 Lyons & Lyons, PA. 27911 Crown Lake Boulevard Ste 201 Bonita Springs, FL 34135 Telephone: (239) 948-1823 Fax: (239) 948-1826 E-Mail: abby.lyons@lyons-law.com October 10, 17, 2025 25-03983L	SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 25-CP-2774 Division: Probate IN RE: ESTATE OF BEATRICE BRUCE, Deceased. The administration of the Estate of Beatrice Bruce, deceased, whose date of death was July 19, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below. All creditors of the Decedent and other persons having claims or demands against the Decedent's Estate on whom a copy of this Notice is required to be served must file their claims with this Court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the Decedent and other persons having claims or demands against the Decedent's Estate must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The Personal Representative or Curator has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Sections 732.216 – 732.228 applies, or may apply, unless a written demand is made by the surviving spouse or a beneficiary as specified under Section 732.2211. The date of first publication of this Notice is October 10, 2025. Personal Representative: Todd J. Kuzawinski 21842 Rainbow Lake Court Estero, FL 33928 Attorney for Personal Representative: Kevin A. Kyle Attorney for Personal Representative Florida Bar Number: 980595 SCHOENFELD KYLE & ASSOCIATES LLP 1380 Royal Palm Square Boulevard Fort Myers, Florida 33919 Telephone: (239) 936-7200 Fax: (239) 936-7997 E-Mail: kevink@trustska.com 4916-9117-3987, v. 1 October 10, 17, 2025 25-03951L	SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 25-CP-002885 IN RE: ESTATE OF MERLE LEVITT Deceased. The administration of the estate of Merle Levitt, deceased, whose date of death was July 17, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr Martin Luther King Jr Blvd. Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is 10/10/2025. Personal Representative: Murray Levitt 11610 48th Place N Plymouth, Minnesota 55442 Attorney for Personal Representative: Andrew Ponnock Attorney Florida Bar Number: 195420 10100 West Sample Road, 3rd Fl Coral Springs, FL 33065 Telephone: (954) 340-4051 Fax: (954) 340-3411 E-Mail: andy@ponnocklaw.com Secondary E-Mail: eservice@ponnocklaw.com October 10, 17, 2025 25-03952L	SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-002316 IN RE: ESTATE OF EILEEN BELL KEELER Deceased. The administration of the estate of Eileen Bell Keeler, deceased, whose date of death was January 26, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Martin Luther King Jr. Blvd., 2nd Floor, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is October 10, 2025. Personal Representative: Brian Lametto 3513 Cordgrass Dr. Valrico, FL 33596 Attorney for Personal Representative: Carol R. Sellers Florida Bar Number: 893528 3525 Bonita Beach Rd., Ste 103 Bonita Springs, FL 34134 Telephone: (239) 992-2031 Fax: (239) 992-0723 E-Mail: csellers@richardsonsellers.com October 10, 17, 2025 25-03973L	SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-002877 IN RE: ESTATE OF JOHN RICHARD LAMETTO Deceased. The administration of the Estate of John Richard Lametto, deceased, whose date of death was August 23, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this Court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. 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 10, 2025. Personal Representative: Brian Lametto 3513 Cordgrass Dr. Valrico, FL 33596 Attorney for Personal Representative: Carol R. Sellers Florida Bar Number: 893528 3525 Bonita Beach Rd., Ste 103 Bonita Springs, FL 34134 Telephone: (239) 992-2031 Fax: (239) 992-0723 E-Mail: csellers@richardsonsellers.com October 10, 17, 2025 25-03973L	SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-002597 IN RE: ESTATE OF DONALD BRAKEBILL, Deceased. The administration of the estate of DONALD BRAKEBILL, deceased, whose date of death was November 23, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Po Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is: October 10, 2025. KELLY SPOMAR Personal Representative 12780 Penny Lane Fort Myers, FL 33966 Robert D. Hines, Esq. Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: jrvera@hnh-law.com October 10, 17, 2025 25-03966L
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SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 25-CP-2773 Division: Probate IN RE: ESTATE OF ALICE GLORIA BECKTOLD, a/k/a ALICE G. BECKTOLD, Deceased. The administration of the Estate of Alice Gloria Beckettold, a/k/a Alice G. Beckettold, deceased, whose date of death was May 1, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below. All creditors of the Decedent and other persons having claims or demands against the Decedent's Estate on whom a copy of this Notice is required to be served must file their claims with this Court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the Decedent and other persons having claims or demands against the Decedent's Estate must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.	SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 25-CP-003015 Division: Probate IN RE: ESTATE OF DIANE K. STEFFAN, Deceased. The administration of the Estate of Diane K. Steffan, deceased, whose date of death was July 5, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representatives and the Personal Representatives' attorney are set forth below. All creditors of the Decedent and other persons having claims or demands against the Decedent's Estate on whom a copy of this Notice is required to be served must file their claims with this Court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the Decedent and other persons having claims or demands against the Decedent's Estate must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The Personal Representative or Curator has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Sections 732.216 – 732.228 applies, or may apply, unless a written demand is made by the surviving spouse or a beneficiary as specified under Section 732.2211. The date of first publication of this Notice is October 10, 2025. Personal Representative: Shelley Bell 4603 NW 33 rd Terrace Cape Coral, FL 33993 Attorney for Personal Representative: Kevin A. Kyle Attorney for Personal Representative Florida Bar Number: 980595 Schoenfeld Kyle & Associates LLP 1380 Royal Palm Square Boulevard Fort Myers, Florida 33919 Telephone: (239) 936-7200 Fax: (239) 936-7997 E-Mail: kevink@trustska.com October 10, 17, 2025 25-03988L	SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 25-CP-002954 JUDGE: MICHAEL T. MCHUGH IN RE: ESTATE OF ANGELO ANTHONY MARTINI, SR., DECEASED. The administration of the estate of ANGELO ANTHONY MARTINI, SR., deceased, whose date of death was March 19, 2024; File Number 25 CP 002954, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. 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.	SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-002954 JUDGE: MICHAEL T. MCHUGH IN RE: ESTATE OF ANGELO ANTHONY MARTINI, SR., DECEASED. The administration of the estate of ANGELO ANTHONY MARTINI, SR., deceased, whose date of death was March 19, 2024; File Number 25 CP 002954, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. 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.	SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-002597 IN RE: ESTATE OF DONALD BRAKEBILL, Deceased. The administration of the estate of DONALD BRAKEBILL, deceased, whose date of death was November 23, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Po Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is: October 10, 2025. ANTHONY F. MARTINI 504 Colquitt Drive Pittsburgh, PA 15238 ANGELO A. MARTINI, JR. 104 Pheasant Drive Pittsburgh, PA 15238 Personal Representatives JUAN D. BENDECK, ESQ. Attorney for Personal Representatives Florida Bar No. 78298 DENTONS COHEN & GRIGSBY, P.A. 9110 Strada Place, Mercato Suite 6200 Naples, Florida 34108 Telephone: 239-390-1900 Email: juan.bendeck@dentons.com Secondary Email: tami.panozzo@dentons.com October 10, 17, 2025 25-03982L
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NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-002956 IN RE: ESTATE OF ANITA G. PARKER 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 Anita G. Parker, deceased, File Number 25-CP-002956, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902; that the decedent's date of death was July 25, 2025; that the total value of the estate is \$250,000.00 all of	which is considered EXEMPT HOME-STEAD property, and that the names and addresses of those to whom it has been assigned by such Order are: Name Address Billie J. Green 5 St. Joseph Dr. Lebanon, IL 62254 ALL INTERESTED PERSONS ARE NOTIFIED THAT: All creditors of the estate of the	decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOT-	WITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this Notice is October 10, 2025. Person Giving Notice: Billie J. Green 5 St. Joseph Dr. Lebanon, IL 62254	Somers Point, New Jersey 08244 Attorney for Person Giving Notice Carol R. Sellers Florida Bar Number: 893528 3525 Bonita Beach Rd., Ste 103 Bonita Springs, FL 34134 Telephone: (239) 992-2031 Fax: (239)992-0723 E-Mail: csellers@richardsonsellers.com October 10, 17, 2025 25-03972L
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--- ACTIONS / SALES / ESTATE / TAX DEEDS ---

THIRD INSERTION
NOTICE OF ACTION IN THE CIRCUIT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-001275 IN RE: THE ESTATE OF: WILLIAM D. WASHER Deceased. TO: AARON WESLEY YOUNG YOU ARE NOTIFIED that a Petition for Administration for the Estate of William D. Washer has been filed in Lee County, Florida, and you are considered an interested party. You are required to serve a copy of your objection, if any, to it on WESLEY T. MATHIEU, ESQ, the Petitioner's attorney, whose address is 1314 Cape Coral Pkwy E., Ste. 320, Cape Coral, FL 33904, on or before October 31, 2025, and file the original with the Clerk of this court either before service on the petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in this petition. Attorney for Personal Representative: WESLEY T. MATHIEU, ESQ. sklawyers, pllc 1314 Cape Coral Pkwy E. Ste. 320 Cape Coral, FL 33904 Telephone: (239) 772-1993 Email: wmathieu@sklawyers.net Florida Bar No. 116222 October 3, 10, 17, 24, 2025
25-03861L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001218 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-09847 Year of Issuance 2023 Description of Property LOT 17, BLOCK 29, UNIT 4, SECTION 12, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 61, PUBLIC RECORDS, LEE COUNTY, FLORIDA Strap Number 12-44-26-04-00029.0170 Names in which assessed: BEATRICE SEHR, GUNTHER SEHR All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025
25-03676L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001133 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-09398 Year of Issuance 2023 Description of Property LOT 11, BLOCK 104, UNIT 10, SECTION 2, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 59, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 02-44-26-10-00104.0110 Names in which assessed: PETER FOREMAN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025
25-03672L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001157 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-05203 Year of Issuance 2023 Description of Property LOT 1-2, BLOCK 3522, UNIT 47 PART 2 CAPE CORAL, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 23, PAGE 112-127 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 05-44-24-C1-03522.0010 Names in which assessed: CHE-SAN LAI All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025
25-03659L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001207 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-02737 Year of Issuance 2023 Description of Property LOTS 63 AND 64, BLOCK 2604, UNIT 37, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 17, PAGES 15 THROUGH 29, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 11-44-23-C2-02604.0630 Names in which assessed: ROBIN R VOLANTE, ROBIN VOLANTE All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025
25-03653L

FOURTH INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 2025-CA-3895 ANDREA BRECHA CAMPOS ROMANO DE AVILA, Plaintiff, v. JOHN DOE, AS THE PERSONAL REPRESENTATIVE FOR THE ESTATE OF ABRAHAM ELIBRI; KURT MCLAIN; AND RONALD COLEMAN; FRANCIS ELIBRI; JOSEPH ELIBRI, Defendants. To: KURT MCLAIN; RONALD COLEMAN; FRANCIS ELIBRI; JOSEPH ELIBRI YOU ARE HEREBY NOTIFIED that an action to Quiet Title to real property described as: LEHIGH ACRES UNIT 2 BLK 4 PB 20 PG 39 LOT 15 More commonly known as: 941 Panda Drive, Lehigh Acres, FL 33974 has been filed by Plaintiff, ANDREA BRECHA CAMPOS ROMANO DE AVILA, and you are required to serve a copy of your written defenses, if any, on Alisa Wilkes, Esq., 13400 Sutton Park Dr. S., Suite 1204, Jacksonville, FL 32224, (904)620-9545 on or before October 27, 2025 and file the original with the Clerk of Court and Plaintiff's attorney, otherwise a default and judgment will be entered against you for the relief demanded. Witness my hand and the seal of this court on this 17th day of September, 2025. Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: K Harris Deputy Clerk Alisa Wilkes, Esq. Wilkes & Mee, PLLC 13400 Sutton Park Dr. S, Suite 1204 Jacksonville, FL 32224 Sept. 26; Oct. 3, 10, 17, 2025
25-03747L

FOURTH INSERTION
NOTICE OF EXISTENCE OF (RCKMT) Ross Childs Kingdom Ministry TR For the benefit of the Family Be it known: RCKMT – Ross Childs Kingdom Ministry Trust, a private ecclesiastical body, duly constituted under God's Law, was originally established in SINGAPORE, and now holds law-ful existence and authority recognized in Florida. Said Trust shall operate in private capacity, with all rights reserved under Common law, without waiver or submission to public jurisdiction. This Notice serves as formal declaration of existence, standing, and intent. 9/12/2025 By: Lord Walter Ross private Authorized Trustee, without re-course, UCC 1-308 Sept. 26; Oct. 3, 10, 17, 2025
25-03735L

FOURTH INSERTION
NOTICE OF ACTION CIVIL LAWSUIT IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION Case No: 25-CC-005244 SABINE LAMMEY and BRIAN LAMMEY, Plaintiffs, vs. STS SOUTH LLC, a Florida limited liability company, and SAMUEL SCHAFFNER, individually, Defendants. TO: STS SOUTH LLC, a Florida limited liability company, Last Known Address: 1821 Lagoon Lane Cape Coral, FL 33914 YOU ARE NOTIFIED that an action has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Sabine Lammey and Brian Lammey, Plaintiffs, whose address is: 229 28th St., West Palm Beach FL 33407. on or before October 27, 2025, and file the original with the Clerk of this Court at: Clerk of the Circuit Court 1700 Monroe Street Fort Myers, Florida 33901 before service on Plaintiffs or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the Complaint. 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. DATED: 09/17/2025 Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) K Harris Deputy Clerk Sept. 26; Oct. 3, 10, 17, 2025
25-03744L

FOURTH INSERTION
NOTICE OF ACTION FOR TERMINATION OF PARENTAL RIGHTS AND ADOPTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY CASE NO.: 25-DR-6628 IN RE: THE ADOPTION OF: PAULINA XORXE MORALES, A Minor Child. TO: Tomas Xorxe Pol Respondent's last address: 1085 Southdale Rd. Apt. 104, Fort Myers, FL 33919 YOU ARE NOTIFIED that a Joint Petition for Adoption by Enrique Tello Garrido and Maria Morales Ambrocio has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Jorge J. Santana Jr. with Santana Law, P.A. whose address is 8191 College Parkway, Suite 200, Fort Myers, Florida 33919, on or before October 29, 2025, and file the original with the clerk of this Court at Lee County Clerk of Court, 1700 Monroe Street, Fort Myers, FL 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition. The adoptee is identified as follows: Date of Birth Place of Birth January 24, 1981 Guatemala Physical Description of Respondent: Age: 44 Race: Spanish Hair Color: Black Eye Color: Brown Approximate Height: Unknown Approximate Weight: Unknown Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the addresses on record at the clerk's office. DATED: 09/19/2025 Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) By: E. Bakelman Deputy Clerk Sept. 26; Oct. 3, 10, 17, 2025
25-03788L

SECOND INSERTION
NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL CASE NO. 25-CC-004939 THE SOUTH SEAS CLUB CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. RICHARD DUPONT AND SHERRY DUPONT, Defendants. NOTICE is hereby given that the undersigned, Clerk of Circuit and County Courts of Lee County, Florida, will on November 6, 2025, at 9:00 A.M. via electronic sale at www.lee.realforeclose.com, in accordance with Section 45.031, Florida Statutes, offer for sale and sell to the highest bidder for cash, the following described property situated in Lee County, Florida: Unit Week No. 39 in Condominium Parcel Number U of THE SOUTH SEAS CLUB, a Condominium according to the declaration of Condominium thereof, recorded in Official Records Book 1480 at Page 970, of the Public Records of Lee County, Florida, and all amendment thereto, if any. A/K/A UNIT 1318, WEEK 39 pursuant to the Final Judgment of Lien Foreclosure entered in a case pending in said Court in the above-styled cause. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031. WITNESS my hand and official seal of said Court this 10/08/2025 KEVIN C. KARNES, CLERK OF COURT (SEAL) By: T Mann Deputy Clerk Michael J. Belle, Esquire Attorney for Plaintiff 2364 Fruitville Road Sarasota, FL 34237 service@michaelbelle.com 49213 / 3-77164 October 10, 17, 2025
25-04012L

SECOND INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CA-000094 WILMINGTON TRUST, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR SEQUOIA MORTGAGE TRUST 2016-1, Plaintiff, vs. CARLOS M. PEREZ; TATIANA M. CARVAJAL; TD BANK, NATIONAL ASSOCIATION; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, and ALL OTHER UNKNOWN PARTIES, et.al., Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Summary Judgment of Foreclosure entered September 25, 2025, entered in Civil Case No.: 25-CA-000094 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein WILMINGTON TRUST, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR SEQUOIA MORTGAGE TRUST 2016-1, Plaintiff, and CARLOS M. PEREZ; TATIANA M. CARVAJAL; TD BANK, NATIONAL ASSOCIATION, are Defendants. I will sell to the highest bidder for cash, at www.lee.realforeclose.com, at 9:00 AM, on the 8th day of January, 2026, the following described real property as set forth in said Judgment, to wit: LOTS 25, 26 AND 27, BLOCK 574, UNIT 12, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 13, PAGES 49 THROUGH 55, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk before the clerk reports the surplus as unclaimed. If you fail to file a timely claim you will not be entitled to any remaining funds. After the funds are reported as unclaimed, only the owner of record as of the date of the Lis Pendens may claim the surplus. WITNESS my hand and the seal of the court on 10/08/2025. KEVIN C. KARNES, CLERK OF THE COURT (SEAL) By: T Mann Deputy Clerk Attorney for Plaintiff: Brian L. Rosaler, Esquire Popkin & Rosaler, P.A. 1701West Hillsboro Boulevard, Suite 400 Deerfield Beach, FL 33442 Telephone: (954) 360-9030; Facsimile: (954) 420-5187 24-51634 October 10, 17, 2025
25-04014L

SECOND INSERTION
NOTICE OF ACTION FOR Petition For temporary custody By Extended Family IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA Case No.: 25-DR-0007172 Division: Judge: Swift, Carolyn D Kristina Tyler Andrew Tyler, Petitioner, and Kathryn Pavliscak (Deceased) Brandon Decker, Respondent. TO: Brandon Decker Unknown YOU ARE NOTIFIED that an action for temporary custody by extended family has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Kristina Tyler, whose address is 18251 Beauty Berry Ct Lehigh Acres, FL, 33972 on or before Nov 10, 2025, and file the original with the clerk of this Court at 1700 Monroe Street Fort Myers FL 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition. Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the addresses on record at the clerk's office. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. DATED: September 29th 2025 CLERK OF THE CIRCUIT COURT (SEAL) By: TE {Deputy Clerk} October 10, 17, 24, 31, 2025
25-03949L

SECOND INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION: CASE NO.: 24-CA-000173 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. JOHN P. KATZ A/K/A JOHN PATRICK KATZ; UNKNOWN SPOUSE OF JOHN P. KATZ A/K/A JOHN PATRICK KATZ; WENDY KATZ A/K/A WENDY CAROLINE BASTOS A/K/A WENDY C. KATZ A/K/A WENDY CAROLINE FESSLER; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants. NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KEVIN C. KARNES as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.Lee.realforeclose.com at, 9:00 AM on the 20 day of November, 2025, the following described property as set forth in said Final Judgment, to wit: LOTS 32 AND 33, BLOCK 2771, CAPE CORAL UNIT 40, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 17, PAGES 81 THROUGH 97, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. PROPERTY ADDRESS: 3209 NW 2ND PL, CAPE CORAL, FL 33993 IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. DATED this 10/07/2025 KEVIN C. KARNES Clerk Of The Circuit Court (SEAL) By: T Mann Deputy Clerk Submitted by: De Cubas & Lewis, P.A. PO Box 5026 Fort Lauderdale, FL 33310 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 23-02644 October 10, 17, 2025
25-04003L

SECOND INSERTION
NOTICE OF ACTION IN THE COUNTY OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE: 25-CA-002727 ANITA SPECTOR, as Trustee of the Harold Spector Trust dated 06-05-96 Plaintiff V Christopher Michael Teahl and Macherie Teahl Defendant(s) TO: Christopher Michael Teahl 216 REDLIN ST, NORTH FORT MYERS FL 33903 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in LEE County, Florida: 216 REDLIN ST, NORTH FORT MYERS FL 33903 Lots 13 and 14, Block 39, Palmona Park Unit No. 2, a Subdivision, according to the Plat thereof as recorded in Plat Book 7, page(s) 56 and 57, of the Public Records of Lee County, Florida. Together with the following manufactured home: 1983 SAND VIN# FLFL IAD267004108 Title# 22772589 PIN: 34-43-24-02-00039.0130 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Alan F Hamisch, the plaintiff's attorney, whose address is 501 Goodlette Frank Rd, Suite A210, Naples, FL 34102 within 30 days after the first publication of the notice and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. DATED 10/07/2025. Kevin C. Karnes Clerk of Court (SEAL) By: K Harris as Deputy Clerk Alan F Hamisch, the plaintiff's attorney, 501 Goodlette Frank Rd, Suite A210, Naples, FL 34102 October 10, 17, 2025
25-03999L

SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-002574 IN RE: ESTATE OF HUBERT T. HUDSON, AKA HUBERT THOMAS HUDSON, Deceased. The administration of the estate of HUBERT T. HUDSON, aka HUBERT THOMAS HUDSON, deceased, whose date of death was May 25, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. 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. 732.221, Florida Statutes. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is October 10, 2025. Personal Representative: /s/ Jessica HUDSON JESSICA HUDSON 8370 Trentwood Court Fort Myers, FL 33912 Attorney for Personal Representative: /s/ Gregory J. Nussbickel Gregory J Nussbickel Florida Bar No. 0580643 The Nussbickel Law Firm P.A. 12487 Brantley Commons Court Fort Myers, FL 33907 Telephone: (239)900-9455 E-Mail Addresses: greg@will.estate christine@will.estate October 10, 17, 2025
25-04005L

--- TAX DEEDS ---

SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001419 NOTICE IS HEREBY GIVEN that ATCF II Florida-A LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-05575 Year of Issuance 2023 Description of Property LOTS 17 AND 18, BLOCK 1453, UNIT 16, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 13, PAGES 76 TO 88, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 18-44-24-C3-01453.0170 Names in which assessed: FLOURISHING INVESTMENTS LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03885L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001430 NOTICE IS HEREBY GIVEN that ATCF II Florida-A LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-08192 Year of Issuance 2023 Description of Property LOTS 38 AND 39, BLOCK 167, SAN CARLOS PARK, UNIT 13, ACCORDING TO THE PLAT THEREOF, RECORDED IN OFFICIAL RECORD BOOK 9, PAGES 192 THROUGH 201, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 09-46-25-02-00167.0380 Names in which assessed: SCOTT L CALLARI, SCOTT L. CALLARI All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03899L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001491 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-08605 Year of Issuance 2023 Description of Property TRACT 736, SAN CARLOS ESTATES, ACCORDING TO THE PLAT THEREOF RECORDED IN OFFICIAL RECORDS BOOK 557, AT PAGES 354 AND 355, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 22-47-25-B2-00200.7360 Names in which assessed: TARPON IV, LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03901L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001320 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-10945 Year of Issuance 2023 Description of Property LOT 2, BLOCK 27, UNIT 4, SECTION 25, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 70, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-44-26-04-00027.0020 Names in which assessed: SUNY COMFORT HOME LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03907L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001394 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-16227 Year of Issuance 2023 Description of Property LOT 11, BLOCK 38, UNIT 10, PLAT OF SECTION 18, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, RECORDED IN PLAT BOOK 15, PAGE 22, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 18-44-27-L2-00038.0110 Names in which assessed: YANELYS GONZALEZ ALMAGUER All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03920L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001467 NOTICE IS HEREBY GIVEN that Ram Tax Lien Fund LP RTLF-FL LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-06038 Year of Issuance 2023 Description of Property ALL THAT CERTAIN LAND SITUATE IN LEE COUNTY, FLORIDA, TO-WIT: BEGINNING AT THE SOUTHWEST CORNER OF SECTION 35, TOWNSHIP 44 SOUTH, RANGE 24 EAST NORTH ALONG THE WEST LINE OF SAID SECTION; A DISTANCE OF 30 FEET, THENCE EAST PARALLEL TO THE SOUTH LINE OF SAID SECTION A DISTANCE OF 232 FEET TO THE POINT OF BEGINNING, THENCE NORTH 240 FEET PARALLEL TO THE WESTERLY LINE OF SAID SECTION 35, THENCE EAST A DISTANCE OF 150 FEET PARALLEL TO THE SOUTHERLY LINE OF SAID SECTION 35, THENCE SOUTH A DISTANCE OF 240 FEET PARALLEL TO THE WESTERLY LINE OF SAID SECTION 35, THENCE WEST A DISTANCE OF 150 FEET PARALLEL TO THE SOUTHERLY LINE OF SAID SECTION 35 A DISTANCE OF 150 FEET TO THE POINT OF BEGINNING. Strap Number 35-44-24-P4-00064.0060 Names in which assessed: OMEGA HAITIAN BAPTIST CHURCH O, OMEGA HAITIAN BAPTIST CHURCH OF FT. MYERS INC. All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03887L
SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001486 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-07803 Year of Issuance 2023 Description of Property UNIT N206, BUILDING 2835, VILLAGE CREEK, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM, AS RECORDED UNDER INSTRUMENT NUMBER 2005000192444, AND ALL ITS ATTACHMENTS AND AMENDMENTS THERETO, ALL IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO Strap Number 31-44-25-P1-01902.0206 Names in which assessed: JAMES P BARRY, JAMES P. BARRY All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03897L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001402 NOTICE IS HEREBY GIVEN that MUNICIPAL TAX SERVICING LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-06513 Year of Issuance 2023 Description of Property UNIT 230, OF HARBOUR CAY A/K/A RIVERWALK COVE CONDOMINIUM, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 956, PAGE 63, AND AS AMENDED BY AMENDMENTS, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS. Strap Number 15-45-24-29-00000.2300 Names in which assessed: TRACY M FOX, TRACY M. FOX All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03892L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001398 NOTICE IS HEREBY GIVEN that MUNICIPAL TAX SERVICING LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-06176 Year of Issuance 2023 Description of Property APARTMENT NO. 104, CARLETON PLACE, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, OF RECORDED IN OFFICIAL RECORDS BOOK 1432, PAGE 1425 ET, SEQ., AS AMENDED, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APURTENANT THERETO. Strap Number 06-45-24-C4-02600.1040 Names in which assessed: 3903 S.E. 11TH AVENUE, #104 LAND TRUST DATED MARCH 14, 2022, 3903 SE 11TH AVE #104 LAND TRUST All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03889L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001424 NOTICE IS HEREBY GIVEN that ATCF II Florida-A LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-06587 Year of Issuance 2023 Description of Property UNIT 506, BUILDING 5, ENCLAVE AT CYPRESS LAKE, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS INSTRUMENT #2006000022259, AND ALL AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APURTENANT THERETO. Strap Number 22-45-24-37-00005.0506 Names in which assessed: LAUREN BARNHART, LINDA POTTORF All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03894L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001465 NOTICE IS HEREBY GIVEN that Ram Tax Lien Fund LP RTLF-FL LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-06660 Year of Issuance 2023 Description of Property UNIT 7, BUILDING 108, OF SUMMERLIN WOODS CONDOMINIUM NO. 3, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 1836, PAGE(S) 2893, AND ALL SUBSEQUENT AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 27-45-24-31-00108.0070 Names in which assessed: PAULA S GRAY All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03895L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001450 NOTICE IS HEREBY GIVEN that THREE REEDS CAPITAL LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-06556 Year of Issuance 2023 Description of Property UNIT 1427 OF PALMETTO COVE, PHASE 1, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS INSTRUMENT NO. 2007000376102, AND AMENDED IN THE AMENDMENT TO DECLARATION OF CONDOMINIUM RECORDED AT OFFICIAL RECORDS INSTRUMENT NUMBER 2008000088653 AND FURTHER AMENDED IN THE AMENDMENT TO DECLARATION OF CONDOMINIUM RECORDED AT OFFICIAL RECORDS INSTRUMENT NUMBER 2008000088660, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS. Strap Number 21-45-24-49-00014.1427 Names in which assessed: URBANO DI CICCIO GARCIA All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03893L
SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001595 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-21803 Year of Issuance 2023 Description of Property LOT 12, BLOCK 60, UNIT 12, SECTION 27, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 18, PAGE 135, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 27-45-27-12-00060.0120 Names in which assessed: RUDWAN ISSA AHMED All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03931L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001596 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-21874 Year of Issuance 2023 Description of Property LOT 8, BLOCK 17, UNIT 2, SECTION 28, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 20, PAGE 56, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 28-45-27-02-00017.0080 Names in which assessed: COLLIN JAMES GROUP LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03932L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001367 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-22254 Year of Issuance 2023 Description of Property THE SOUTH HALF OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 33, TOWNSHIP 46 SOUTH, RANGE 27 EAST. LESS THE WEST 462 FEET AS DESCRIBED IN OR BOOK 1542, PAGE 1895. Strap Number 33-46-27-00-00001.005B Names in which assessed: PETE FOREMAN, PETER FOREMAN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03935L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001515 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-19524 Year of Issuance 2023 Description of Property LOT 6, BLOCK 71, UNIT 15, SECTION 12, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 237 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 12-45-27-15-00071.0060 Names in which assessed: NIAXFLO LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03925L	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001298 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-00076 Year of Issuance 2023 Description of Property LOTS 41 AND 42, BLOCK 5439, CAPE CORAL UNIT 90, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 24, PAGES 12 TO 29, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 24-43-22-C2-05439.0410 Names in which assessed: V & A BUILDERS INC., V&A BUILDERS INC, V&A BUILDERS INC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Sept. 26; Oct. 3, 10, 17, 2025 25-03648L	

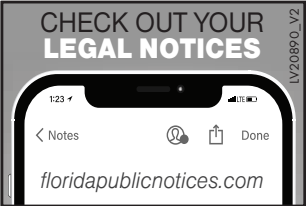
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Notes

Done

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CHECK OUT YOUR LEGAL NOTICES



TAX DEEDS

SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023000963 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank 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: 21-001374 Year of Issuance 2021 Description of Property Lot 30 and 31, Block 41, Unit No. 3, FORT MYERS SHORES, according to the map or plat thereof, as recorded in Plat Book 10, Page 27, of the Public Records of Lee County, Florida Strap Number 29-43-26-03-00041.030A Names in which assessed: SHOBE JUMAN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol- October 10, 17, 24, 31, 2025 25-03864L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001357 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-04813 Year of Issuance 2023 Description of Property LOTS 13 AND 14, BLOCK 2155, UNIT 32, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 1-13 INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 31-43-24-C2-02155.0130 Names in which assessed: RGEUROSANIT GROUP LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol- October 10, 17, 24, 31, 2025 25-03879L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001358 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-04841 Year of Issuance 2023 Description of Property LOTS 37 AND 38, BLOCK 2141, UNIT 32, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 1-13, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 31-43-24-C3-02141.0370 Names in which assessed: CAS PROPERTIES, INC. All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol- October 10, 17, 24, 31, 2025 25-03880L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001371 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-11754 Year of Issuance 2023 Description of Property LOT 10, BLOCK 74, UNIT 8, SECTION 34, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, AS RECORDED IN PLAT BOOK 15, PAGE 90, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 34-44-26-08-00074.0100 Names in which assessed: ORLANDO PACHECO All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol- October 10, 17, 24, 31, 2025 25-03912L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001447 NOTICE IS HEREBY GIVEN that ATCF II Florida-A LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-08820 Year of Issuance 2023 Description of Property LOT 10, BLOCK 27, BONITA SPRINGS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGE 26, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 35-47-25-B2-00327.0100 Names in which assessed: ADRIANA MERCADO, NICO-LAS MERCADO All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol- October 10, 17, 24, 31, 2025 25-03902L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001471 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-06332 Year of Issuance 2023 Description of Property LOT 36, BLOCK 26, UNIT 6, PINE MANOR SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGE 82 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 11-45-24-06-00026.0360 Names in which assessed: DAVID YSLAS, DAVIS YSLAS All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol- October 10, 17, 24, 31, 2025 25-03890L
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SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001324 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-00717 Year of Issuance 2023 Description of Property LOTS 28 AND 29, BLOCK 2811, UNIT 40, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 17, PAGES 81 THROUGH 97, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 26-43-23-C1-02811.0280 Names in which assessed: LISA PARKS All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol- October 10, 17, 24, 31, 2025 25-03865L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001347 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-01030 Year of Issuance 2023 Description of Property LOTS 30 AND 31, BLOCK 6177, UNIT 98, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 25, PAGES 107-121 INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 29-43-23-C4-06177.0300 Names in which assessed: MARIE-CLAIRE BRAUN, PASCAL BRAUN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol- October 10, 17, 24, 31, 2025 25-03868L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001356 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-01152 Year of Issuance 2023 Description of Property LOTS 11 AND 12, BLOCK 4318, CAPE CORAL, UNIT 61, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGES 4-20, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 31-43-23-C4-04318.0110 Names in which assessed: TSAVO GROUP INC, TSAVO GROUP INC. All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol- October 10, 17, 24, 31, 2025 25-03869L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001361 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-01182 Year of Issuance 2023 Description of Property LOTS 12 AND 13, BLOCK 4122, CAPE CORAL UNIT 57, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGES 124 THROUGH 137, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 32-43-23-C2-04122.0120 Names in which assessed: FERRA PROPERTIES LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol- October 10, 17, 24, 31, 2025 25-03870L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001598 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-05125 Year of Issuance 2023 Description of Property LOT 17, BLOCK 40, PALMONA PARK UNIT 2, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 7, PAGES 56 THROUGH 57, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 34-43-24-02-00040.0170 Names in which assessed: SHANE DENSLOW All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol- October 10, 17, 24, 31, 2025 25-03882L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001485 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-05364 Year of Issuance 2023 Description of Property LOTS 20 AND 21, BLOCK 2058, CAPE CORAL, UNIT 31, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGES 149 TO 165, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 06-44-24-C3-02058.0200 Names in which assessed: SANDRA GARIBALDI All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol- October 10, 17, 24, 31, 2025 25-03884L
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SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001405 NOTICE IS HEREBY GIVEN that MUNICIPAL TAX SERVICING LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-08045 Year of Issuance 2023 Description of Property UNIT NO. 202, BUILDING 3, PHASE 2 OF TIMBERLINE VILLAGE I OF CROSS CREEK CONDOMINIUM, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN O.R. BOOK 1780, PAGE 1984, AND ALL EXHIBITS AND AMENDMENTS THEREOF, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 20-45-25-05-00003.0200 Names in which assessed: REALDRONE107 LLC, REAL-DRONE107, LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol- October 10, 17, 24, 31, 2025 25-03898L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001583 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-09940 Year of Issuance 2023 Description of Property LOT 1, BLOCK 95, UNIT 10, SECTION 12, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 61, PUBLIC RECORDS, LEE COUNTY, FLORIDA; LESS SUBSURFACE RIGHTS Strap Number 12-44-26-10-00095.0010 Names in which assessed: HELEN HELENA VOLLMER, WALTER GEORGE VOLLMER All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol- October 10, 17, 24, 31, 2025 25-03903L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001379 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-11998 Year of Issuance 2023 Description of Property LOT 16, BLOCK 36, REPLAT OF TRACT H - UNIT 5, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, FLORIDA. ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 26, PAGE 168, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 36-44-26-05-00036.0160 Names in which assessed: CONNIE R ADAMS, CONNIE R. ADAMS, CONNIE RAE ADAMS All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol- October 10, 17, 24, 31, 2025 25-03914L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001512 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-19283 Year of Issuance 2023 Description of Property LOTS 14 AND 15, BLOCK 62, UNIT 15, SECTION 11, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THER CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 166 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 12-45-27-16-00072.0010 Names in which assessed: MAGGIE M. TAYLOR, WILLARD D. TAYLOR All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol- October 10, 17, 24, 31, 2025 25-03924L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001487 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-19525 Year of Issuance 2023 Description of Property LOTS 1 AND 2, BLOCK 72, UNIT 16, SECTION 12, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 238, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 12-45-27-16-00072.0010 Names in which assessed: MAGGIE M. TAYLOR, WILLARD D. TAYLOR All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol- October 10, 17, 24, 31, 2025 25-03926L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001477 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-21200 Year of Issuance 2023 Description of Property LOTS 29, 30, 31 AND 32, BLOCK 59, NORTH PART PLAT OF UNIT 6, SECTION 24, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 18, PAGE 98, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 24-45-27-06-00059.0290 Names in which assessed: LEHIGH ACRES LOTS LAND TRUST, LEHIGH ACRES LOTS LAND TRUST DATED 8/23/2022 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol- October 10, 17, 24, 31, 2025 25-03927L
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--- TAX DEEDS ---

SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001341 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-00931 Year of Issuance 2023 Description of Property LOTS 35 AND 36, BLOCK 5138, UNIT 80, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 22, PAGES 140-159, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 28-43-23-C3-05138.0350 Names in which assessed: EDWARD F SARAFIN, EDWARD F SARAFIN, ELIZABETH N SARAFIN, ELIZABETH N. SARAFIN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03866L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001346 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-01009 Year of Issuance 2023 Description of Property LOT(S) 52 AND 53, BLOCK 6148, CAPE CORAL UNIT 98, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 25, PAGE(S) 107 THROUGH 121, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 29-43-23-C3-06148.0520 Names in which assessed: INVERSIONES COVENPRO S A S All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03867L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001415 NOTICE IS HEREBY GIVEN that ATCF II Florida-A LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-01211 Year of Issuance 2023 Description of Property LOTS 15 & 16, BLOCK 4084, UNIT 57, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGE(S) 124 TO 137, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 32-43-23-C3-04084.0150 Names in which assessed: PETER J KOSLOWSKY, PETER J. KOSLOWSKY JR All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03871L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001510 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-02738 Year of Issuance 2023 Description of Property LOTS 65 AND 66, BLOCK 2604, UNIT 37, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 17, PAGES 15 THROUGH 29, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 11-44-23-C2-02604.0650 Names in which assessed: ROBIN R VOLANTE, ROBIN R. VOLANTE All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03875L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001328 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-03376 Year of Issuance 2023 Description of Property LOTS 31 THROUGH 40, BLOCK 3100, CAPE CORAL UNIT 62, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 21, PAGES 21 THROUGH 38, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 26-44-23-C2-03100.0310 Names in which assessed: BOLITAS COMMERCIAL GROUP LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03876L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001449 NOTICE IS HEREBY GIVEN that THREE REEDS CAPITAL LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-03412 Year of Issuance 2023 Description of Property LOTS 17 AND 18, BLOCK 4380, UNIT 63, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 21, PAGES 48 TO 81, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 27-44-23-C3-04380.0170 Names in which assessed: CHRISTIAN BIBAS, DANA BIBAS All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03877L
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SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001348 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-04728 Year of Issuance 2023 Description of Property LOT(S) 25 AND 26, BLOCK 2280, UNIT 33, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 40 TO 61, INCLUSIVE, IN PUBLIC RECORDS OF LEE COUNTY, FLORIDA. No 2112 NE 27TH TER Strap Number 29-43-24-C3-02280.0250 Names in which assessed: HYACINTH A CHIN, HYACINTH AGATHA CHIN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03878L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001363 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-04992 Year of Issuance 2023 Description of Property LOTS 13 AND 14, BLOCK 2214, UNIT 33, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 40 THROUGH 61, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 32-43-24-C4-02214.0130 Names in which assessed: H E MULLEN, HERBERT E. MULLEN, MILDRED W. MULLEN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03881L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001352 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-11339 Year of Issuance 2023 Description of Property LOT 14, BLOCK 25, LEHIGH ACRES, UNIT 3, SECTION 29, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 80, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 29-44-26-03-00025.0140 Names in which assessed: ARCEONIO GUTIERREZ LIBRADO All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03908L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001599 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-11946 Year of Issuance 2023 Description of Property LOT 14, BLOCK 113, UNIT 12, SECTION 35, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 91, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 35-44-26-12-00113.0140 Names in which assessed: PETER FOREMAN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03913L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001438 NOTICE IS HEREBY GIVEN that ATCF II Florida-A LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-12767 Year of Issuance 2023 Description of Property LOT 25, BLOCK A, HAMPTON PARK AT GATEWAY, ACCORDING TO THE PLAT THEREOF FILED IN PLAT BOOK 83, PAGES 64 THROUGH 85, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 06-45-26-31-0000A.0250 Names in which assessed: ANITA ROBERTS, JOHN J ROBERTS, JOHN ROBERTS All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03915L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001601 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-13670 Year of Issuance 2023 Description of Property LOT 11, BLOCK 22, UNIT 6, SECTION 1, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 3, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 01-44-27-06-00022.0110 Names in which assessed: TAREK KHAYYAT All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03919L
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SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001469 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee 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: 18-506 Year of Issuance 2022 Description of Property LOT 11, BLOCK 41, UNIT 7, SECTION 1, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 176 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 01-45-27-07-00041.0110 Names in which assessed: ESTATE OF GEORGE J. HEIDEMARK, ESTATE OF MARIAN B HEIDEMARK, MARIAN B HEIDEMARK All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03863L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001437 NOTICE IS HEREBY GIVEN that ATCF II Florida-A LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-05293 Year of Issuance 2023 Description of Property LOTS 22 AND 23, BLOCK 2069, UNIT 31, CAPE CORAL SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGES 149 THROUGH 165, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 06-44-24-C1-02069.0220 Names in which assessed: GUTIERREZ CUSTOM HOMES CORP, ROYAL SOUTHWEST HOLDINGS LLC, SALGADO GENERAL SERVICES CORP. All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03883L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001442 NOTICE IS HEREBY GIVEN that ATCF II Florida-A LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-10472 Year of Issuance 2023 Description of Property LOTS 18 AND 19, BLOCK 14, UNIT 2, SECTION 21, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, AS RECORDED IN PLAT BOOK 26, PAGE 38, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 21-44-26-05-00014.0190 Names in which assessed: ELOY PALACIOS, ELOY RAN-DALL PALACIOS All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03906L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001457 NOTICE IS HEREBY GIVEN that Ram Tax Lien Fund LP RTLF-FL LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-11546 Year of Issuance 2023 Description of Property UNIT A-104, THE SOMERSET AT WESTMINSTER, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM, RECORDED IN OFFICIAL RECORDS BOOK 2778, PAGE 3853, AS AMENDED, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 32-44-26-12-0000A.0104 Names in which assessed: EDWIN B WALLIS, EDWIN B. WALLIS JR TRUST UNDER AGREEMENT DATED JULY 10, 2013 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03911L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001604 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-12881 Year of Issuance 2023 Description of Property LOT 5, BLOCK 2, UNIT 1, SECTION 11, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 26, PAGE 189, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 11-45-26-01-00002.0050 Names in which assessed: PHILIP A LITANO, PHILIP A. LITANO All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03916L	SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001344 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-17217 Year of Issuance 2023 Description of Property LOT 7, BLOCK 12, UNIT 3, SECTION 28, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT RECORDED IN PLAT BOOK 15, PAGE 42, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 28-44-27-03-00012.0070 Names in which assessed: JEAN RODRIGUEZ FLEURINOR, ROSE D FLEURINOR, ROSE D. FLEURINOR All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/02/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. October 10, 17, 24, 31, 2025 25-03921L
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--- TAX DEEDS ---

FOURTH INSERTION

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

Tax Deed #:2025001134

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

Certificate Number: 23-13727
Year of Issuance 2023
Description of Property LOT 17, BLOCK 13, UNIT 4, SECTION 2, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 5, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Strap Number 02-44-27-04-00013.0170

Names in which assessed:
LEHIGH PARTNERS LLC, LEHIGH PARTNERS, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-036941

FOURTH INSERTION

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

Tax Deed #:2025001149

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

Certificate Number: 23-14073
Year of Issuance 2023 Description of Property LOT 7, BLOCK 30, SOUTH PART UNIT 7 IN SECTION 3, GREENBRIAR, SECTIONS 3 AND 4, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 27, PAGE 10, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Strap Number 03-44-27-09-00030.0070
Names in which assessed:
207 SILVERSOUTH REALTY INC, 207 SILVERSOUTH REALTY INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-036951

FOURTH INSERTION

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

Tax Deed #: 2025001212

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

Certificate Number: 23-15281
Year of Issuance 2023 Description of Property WEST ONE-HALF OF LOT 1, BLOCK 23, UNIT 6, SECTION 11, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN DEED BOOK 259, PAGE 121 AND IN PLAT BOOK 15, PAGE 13, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 11-44-27-06-00023.001A

Names in which assessed:
DUNCAN LENON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-03700L

FOURTH INSERTION

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

Tax Deed #:2025001241

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

Certificate Number: 23-15676
Year of Issuance 2023
Description of Property LOT 7, BLOCK 12, UNIT 3, SECTION 14, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 16, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Strap Number 14-44-27-03-00012.0070
Names in which assessed:
ARIASI INTERNATIONAL INC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee-realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-03703L

FOURTH INSERTION

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

Tax Deed #:2025001276

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

Certificate Number: 23-10403
Year of Issuance 2023
Description of Property LOT 3, BLOCK 4, UNIT 1, SECTION 20, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 26, PAGE 28, PUBLIC RECORDS, LEE COUNTY, FLORIDA.
Strap Number 20-44-26-01-00004.0030
Names in which assessed:
PHYLLIS H GRAY, RAYMOND T GRAY

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-03679L

FOURTH INSERTION

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

Tax Deed #:2025001092

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

Certificate Number:	23-11673
Year of Issuance	2023
Description of Property	LOT 10, BLOCK 13, UNIT 2, SECTION 34, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 90, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA
Strap Number	34-44-26-02-00013.0100

Names in which assessed:
ESTATE OF ANTHONY E. ROSENZWEIG

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-036881

ACTIONS / TAX DEEDS ---

FOURTH INSERTION

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

Tax Deed #:2025001177
NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-02385
Year of Issuance 2023
Description of Property LOT 82, BLOCK 4185, UNIT 59, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 19, PAGES 140-153, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 07-44-23-C2-04185.0820
Names in which assessed: CHARLES F MINNECI, CHARLES F MINNECI, MARY ANN MINNECI

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-03652L

FOURTH INSERTION

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

Tax Deed #:2025001203
NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-12813
Year of Issuance 2023
Description of Property LOT 2, BLOCK 17, UNIT 1, SECTION 10, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 96, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 10-45-26-01-00017.0020
Names in which assessed: ANDRIANA M COURTEMANCHE, KENNETH A COURTEMANCHE, KENNETH A. COURTEMANCHE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-03690L

FOURTH INSERTION

NOTICE OF ACTION CIVIL
LAWSUIT

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

CIVIL DIVISION
Case No: 25-CC-005244

SABINE LAMMEY and BRIAN LAMMEY, Plaintiffs, vs. STS SOUTH LLC, a Florida limited liability company, and SAMUEL SCHAFFNER, individually, Defendants.

TO: SAMUEL SCHAFFNER, individually
Last Known Address: 1821 Lagoon Lane Cape Coral, FL 33914

YOU ARE NOTIFIED that an action has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Sabine Lammey and Brian Lammey, Plaintiffs, whose address is: 229 28th St., West Palm Beach FL 33407, on or before October 27, 2025, and file the original with the Clerk of this Court at:

Clerk of the Circuit Court
1700 Monroe Street
Fort Myers, Florida 33901

before service on Plaintiffs or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the Complaint. 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.

DATED: 09/17/2025

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) K Harris
Deputy Clerk

Sept. 26; Oct. 3, 10, 17, 2025

25-03745L

FOURTH INSERTION

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

Tax Deed #:2025001081
NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-04468
Year of Issuance 2023
Description of Property LOT 15, IN A RESUBDIVISION OF THE E 1/2, BLOCK 34, SUNCOAST ESTATES, UNRECORDED, AS PER PLAT ON FILE IN OFFICIAL RECORDS BOOK 664, PAGE 11, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 24-43-24-03-00034.A150
Names in which assessed: YUNIER BARRETO, YUNIER BARRETO LLERENA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-03657L

FOURTH INSERTION

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

Tax Deed #:2025001342
NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-11258
Year of Issuance 2023
Description of Property LOT 15, BLOCK 12, UNIT 2, SECTION 28, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 78, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 28-44-26-02-00012.0150
Names in which assessed: ELGENE BROWN, SELVIN JAMES BROWN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-03687L

FOURTH INSERTION

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

Tax Deed #:2025001302
NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-04455
Year of Issuance 2023
Description of Property LOT 19, BLOCK 30, SUNCOAST ESTATES UNRECORDED, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 824, PAGE(S) 835, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 24-43-24-03-00030.0190
Names in which assessed: EQUITY TRUST COMPANY, EQUITY TRUST COMPANY CUSTODIAN FBO JACOB CAHALAN ROTH IRA AND EQUITY TRUST COMPANY CUSTODIAN FBO KAYLA CAHALAN IRA, JACOB CAHALAN, KAYLA CAHALAN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-03656L

FOURTH INSERTION

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

Tax Deed #:2025001303
NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-04471
Year of Issuance 2023
Description of Property LOT 12, BLOCK 35, SUNCOAST ESTATES SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN OFFICIAL RECORDS BOOK 566, PAGE 9, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 24-43-24-03-00035.0120
Names in which assessed: ANNA L MCELWEE, ANNA MCELWEE TRUST

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-03658L

FOURTH INSERTION

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

Tax Deed #:2025001309
NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-10860
Year of Issuance 2023
Description of Property LOT 10, BLOCK 82, UNIT 10, SECTION 24, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 68, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 24-44-26-10-00082.0100
Names in which assessed: CRAIS ARISS, HARVEY T ARISS, KATHLEEN ARISS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-03685L

FOURTH INSERTION

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

Tax Deed #:2025001222
NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-09901
Year of Issuance 2023
Description of Property LOT 18, BLOCK 68, UNIT 8, SECTION 12, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 61, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 12-44-26-08-00068.0180
Names in which assessed: IVADENNE BAISDEN HATFIELD, IVADENNE HATFIELD, R HATFIELD, RALPH HATFIELD

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-03677L

FOURTH INSERTION

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

Tax Deed #:2025001159
NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-05279
Year of Issuance 2023
Description of Property LOTS 42 AND 43, BLOCK 3540, UNIT 47, PART 2, CAPE CORAL, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 23, PAGES 112 THROUGH 127, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 05-44-24-C4-03540.0420
Names in which assessed: KETSIA CADILLON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-03660L

FOURTH INSERTION

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

Tax Deed #:2025001307
NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-10824
Year of Issuance 2023
Description of Property LOT 8, BLOCK 59, UNIT 8, SECTION 24, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 68, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 24-44-26-08-00059.0080
Names in which assessed: ESTATE OF JOHN BARBARA, JOHN BARBARA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-03683L

FOURTH INSERTION

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

Tax Deed #:2025001226
NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-15396
Year of Issuance 2023
Description of Property EAST HALF OF LOT 1, BLOCK 20, UNIT 5, SECTION 12, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, AS RECORDED IN PLAT BOOK 15, PAGE 14, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 12-44-27-05-00020.001B
Names in which assessed: JAMES M. VACHE, LOIS B COOK, LOIS B. COOK, MARY E VACHE, MARY E. VACHE, THEODORE S. VACHE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-03701L

FOURTH INSERTION

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

Tax Deed #:2025001267
NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-05583
Year of Issuance 2023
Description of Property LOTS 17 AND 18, BLOCK 1432, UNIT 16, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 13, PAGES 76 THROUGH 88, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 18-44-24-C4-01432.0170
Names in which assessed: BARUCH EDRI

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-03661L

FOURTH INSERTION

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

Tax Deed #:2025001208
NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-09693
Year of Issuance 2023
Description of Property LOT 16, BLOCK 57, UNIT 6, SECTION 11, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT AS RECORDED IN PLAT BOOK 15, PAGE 60, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 11-44-26-06-00057.0160
Names in which assessed: DEBRA HART, STEPHEN HART, STEPHEN L HART

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-03673L

FOURTH INSERTION

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

Tax Deed #:2025001248
NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-19900
Year of Issuance 2023
Description of Property LOT 14, BLOCK 30, UNIT 6, SECTION 14, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 136, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 14-45-27-06-00030.0140
Names in which assessed: MARY STELLA WOLFE, RICHARD T WOLFE, RICHARD T WOLFE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-03718L

FOURTH INSERTION

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

Tax Deed #:2025001305
NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-05700
Year of Issuance 2023
Description of Property LOT 18 AND 19, BLOCK 9, STADLER'S CENTRAL HEIGHTS SUBDIVISION ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 4, PAGE 64, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 24-44-24-P1-01109.0180
Names in which assessed: DAVID M ROSARIO, ESTATE OF ROSARIO DAVID M

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-03662L

FOURTH INSERTION

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

Tax Deed #:2025001211
NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-09775
Year of Issuance 2023
Description of Property LOT 2, BLOCK 112, UNIT 11, LEHIGH ACRES, SECTION 11, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 60, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 11-44-26-11-00112.0020
Names in which assessed: MSM DEAL HOLDINGS LLC, MSM DEAL HOLDINGS, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-03675L

FOURTH INSERTION

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

Tax Deed #:2025001285
NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-20471
Year of Issuance 2023
Description of Property LOT 2, BLOCK 27, UNIT 6, SECTION 12, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 59, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 21-45-27-06-00027.0020
Names in which assessed: DAISY'S TRANSPORT SERVICES, DAISYS TRANSPORT SERVICES LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 26; Oct. 3, 10, 17, 2025

25-03720L

--- TAX DEEDS ---

FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001270 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-07550 Year of Issuance 2023 Description of Property LOT 17, BLOCK 7, FRANKLIN PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 4, PAGE 72, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 19-44-25-P1-00307.0170 Names in which assessed: J&S CONSULTING & CONSTRUCTION, LLC, MOD SQUAD LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025 25-03671L	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001280 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-09735 Year of Issuance 2023 Description of Property LOT 6, BLOCK 80, UNIT 9, SECTION 11, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 60, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 11-44-26-09-00080.0060 Names in which assessed: MILES FRASER All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025 25-03674L	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001287 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-10581 Year of Issuance 2023 Description of Property LOT 14, BLOCK 30, UNIT 1, LEHIGH PARK, SECTION 22, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORD-ING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 64, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 22-44-26-04-00030.0140 Names in which assessed: LENA ESCOBAR TAPIA All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025 25-03680L	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001288 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-10657 Year of Issuance 2023 Description of Property LOT 16, BLOCK 3, LEHIGH PARK, UNIT 1, SECTION 23 TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORD-ING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 64, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 23-44-26-08-00003.0160 Names in which assessed: MOHAMMAD MALLICK All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025 25-03681L	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001308 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-10835 Year of Issuance 2023 Description of Property LOT 5, BLOCK 117, UNIT 8, SECTION 24, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 26, PAGE 134, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 24-44-26-08-00117.0050 Names in which assessed: YABEYIRE SERVICES INC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025 25-03684L	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001333 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-11135 Year of Issuance 2023 Description of Property LOT 14, BLOCK 13, UNIT 2, LEHIGH ACRES SUBDIVISION, SECTION 27, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORD-ING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 77, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 27-44-26-02-00013.0140 Names in which assessed: MANUEL RESENDIZ All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025 25-03686L
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FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001282 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-06839 Year of Issuance 2023 Description of Property FROM THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUAR-TER OF SECTION 21, TOWN-SHIP 43 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA; THENCE SOUTH 0-° 07' 54" WEST ALONG THE WEST-ERLY LINE OF SAID NORTH-EAST QUARTER OF NORTH- WEST QUARTER FOR 1290.98 FEET TO THE NORTHERLY RIGHT-OF-WAY OF AN UN- NAMED 60 FOOT WIDE ROADWAY; THENCE SOUTH 89-° 48' 10" EAST ALONG SAID NORTHERLY RIGHT- OF-WAY FOR 600.0 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG SAID NORTHERLY RIGHT- OFWAY SOUTH 89-° 48' 10" EAST FOR 255.92 FEET TO THE POINT OF CURVATURE OF A TANGENT CURVE TO THE LEFT HAVING A RA- DIUS OF 30.0 FEET AND A DELTA ANGLE OF 90-°; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE FOR 47.12 FEET TO THE POINT OF TANGENCY ON THE WESTERLY RIGHT- OF-WAY OF AN UNNAMED 60 FOOT WIDE ROADWAY; THENCE NORTH 0-° 11' 50" EAST ALONG SAID RIGHT- OF-WAY FOR 180.11 FEET; THENCE NORTH 89-° 48'10" WEST FOR 286.16 FEET; THENCE SOUTH 0-° 07,Â 54,Â WEST FOR 210.11 FEET TO THE POINT OF BEGIN- NING. SUBJECT TO A 10 FOOT WIDE PUBLIC UTIL- ITY EASEMENT ALONG THE WESTERLY BOUNDARY Strap Number 21-43-25-00-00016.0190 Names in which assessed: ADAM KEITH HECK AND VELVA J. HECK REVOCABLE LIVING TRUST AGREEMENT DATED AUGUST 8, 2005, VEL-VA J HECK All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025 25-03667L	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001227 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-13047 Year of Issuance 2023 Description of Property LOT 16, BLOCK 21, UNIT 3, SECTION 12, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 98, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 12-45-26-03-00021.0160 Names in which assessed: NOMADIC BUILDERS LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025 25-03691L	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001229 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-13056 Year of Issuance 2023 Description of Property LOT 2, BLOCK 31, UNIT 4, SECTION 12, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 98, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 12-45-26-04-00031.0020 Names in which assessed: AMBITO LLC, AMBITO, LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025 25-03692L	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001318 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-05872 Year of Issuance 2023 Description of Property LOT 32, UNIT NO. 2, MEAD VILLAS, AC- CORDING TO PLAT THERE- OF AS RECORDED IN PLAT BOOK 11, PAGE 99, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-44-24-P2-01900.0320 Names in which assessed: CAROLINA RESSUTTI All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed accord- ing to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025 25-03663L	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001239 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-06805 Year of Issuance 2023 Description of Property THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 43 SOUTH, RANGE 25 EAST, LEE COUN- TY, FLORIDA, ALSO KNOWN AS LOTS 25 AND 26 OF PALM CREEK PARK, AN UNRE- CORDED SUBDIVISION; LESS AND EXCEPT THE SOUTH 1/4 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 43 SOUTH, RANGE 25 EAST, LEE COUN- TY, FLORIDA, ALSO KNOWN AS THE SOUTH 1/2 OF LOT 25 OF PALM CREEK PARK, AN UNRECORDED SUBDIVI- SION Strap Number 14-43-25-00-00008.0180 Names in which assessed: MICHELE NELSON All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed accord- ing to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025 25-03666L
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FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001284 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-06550 Year of Issuance 2023 Description of Property UNIT 606, SOUTH POINTE SUB- DIVISION, LEE COUNTY, FLORIDA, AND MORE PAR- TICULARLY DESCRIBED AS FOLLOWS: A TRACT OR PARCEL OF LAND SITUATED IN THE STATE OF FLORIDA, COUNTY OF LEE, LYING IN SECTION 21, TOWN- SHIP 45 SOUTH, RANGE 24 EAST, AND BEING A PART OF TRACT 2, OF SOUTH POINTE SUBDIVISION AS RECORDED IN PLAT BOOK 33, AT PAGE 30, OF THE PUB- LIC RECORDS OF SAID LEE COUNTY, AND FURTHER BOUNDED AND DESCRIBED AS FOLLOWS: STARTING AT A 4" X 4" CONCRETE MONU- MENT (SET BY DUANE HALL AND ASSOCIATES, INC. IN DECEMBER OF 1979) MARK- ING THE WEST END OF A CURVE HAVING A RADIUS OF 1220.00 FEET, BEING THE SOUTHERLY RIGHT-OF-WAY LINE OF CAMELOT DRIVE (100 FEET WIDE) AS PER THE PLAT OF SAID SOUTH POINTE SUBDIVISION AND TO WHICH POINT A RADIAL LINE BEARS N 00-° 24' 16" E; THENCE N 89-° 44' 20" W ALONG A NON-TANGENT LINE TO SAID CURVE AND ALONG SAID RIGHT-OF-WAY FOR 125.38 FEET; THENCE S 00-° 37,Â 50" E FOR 113.49 FEET; THENCE S 89-° 37,Â 57" E FOR 100 FEET; THENCE S 00-° 37,Â 50" E FOR 493.97 FEET; THENCE S 35-° 54' 55" E FOR 43.58 FEET; THENCE S 89-° 54' 14" E FOR 466.97 FEET; THENCE S 00-° 16' 47" W FOR 45.20 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE CONTIN- UE S 00-° 16' 47" W FOR 59.00 FEET; THENCE N 89-° 43' 13" W FOR 28.67 FEET; THENCE N 00-° 16' 47" E FOR 48.00 FEET; THENCE S 89-° 43' 13" E FOR 17.34 FEET; THENCE N 00-° 16,Â 47" E FOR 11.00 FEET; THENCE S 89-° 43' 13" E FOR 11.33 FEET TO THE POINT OF BEGINNING. Strap Number 21-45-24-42-00000.6060 Names in which assessed: DOROTHY WENGER, LESLIE WENGER, LOUIS WENGER, ROBERT WENGER All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025 25-03664L	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001093 NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-06749 Year of Issuance 2023 Description of Property THE LAND REFERRED TO HEREIN BE- LOW IS SITUATED IN THE COUNTY OF LEE, STATE OF FLORIDA, AND DESCRIBED AS FOLLOWS: THE W 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE NW 1/4 OF THE NE 1/4 OF THE SE 1/4 OF SECTION 7, TOWNSHIP 43 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA; TOGETHER WITH A RE- LOCATED DRIVEWAY EASE- MENT DESCRIBED IN OFFI- CIAL RECORDS BOOK 3007, PAGE 1317 TO 1321, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHEAST COR- NER OF THE EAST HALF (E 1/2) OF THE NORTHWEST QUARTER (NW 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 7, TOWN- SHIP 43 SOUTH, RANGE 25 EAST RUN N. 01 DEGREES 34' 10" W. ALONG THE EASTERLY LINE OF SAID FRACTIONAL SECTION FOR 35.0 FEET TO THE NORTHERLY SIDE OF A ROAD AND DRAINAGE EASE- MENT; THENCE RUN S. 87 DEGREES 23' 33" W. ALONG SAID NORTHERLY SIDE FOR 79.40 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE S. 87 DEGREES 23' 33" W. FOR 10.0 FEET, PASSING THROUGH A LOT CORNER SET 4.0 FEET FROM THE POINT OF BEGINNING; THENCE RUN N. 02 DE- GREES 36' 27" W. FOR 34.70 FEET TO AN ANGLE POINT; THENCE RUN N. 00 DE- GREES 02' 08" W. FOR 98.30 FEET TO AN ANGLE POINT; THENCE RUN N. 01 DEGREES 34' 05" W. FOR 167.92 FEET TO THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SAID SECTION 7; THENCE RUN N. 87 DEGREES 26' 13"E. FOR 8.0 FEET, PASSING THROUGH A LOT CORNER AT 4.0 FEET; THENCE RUN S. 01 DEGREES 34' 05" E. FOR 167.92 FEET TO AN ANGLE POINT; THENCE RUN S. 00 DEGREES 24' 10" W. FOR 98.31 FEET TO AN ANGLE POINT; THENCE RUN S. 04 DEGREES 52' 21" E. FOR 34.69 FEET TO THE POINT OF BEGINNING. Strap Number 07-43-25-01-00000.003A Names in which assessed: MARK FITCH, PATRICIA A FITCH All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed accord- ing to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/18/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler. Sept. 26; Oct. 3, 10, 17, 2025 25-03665L
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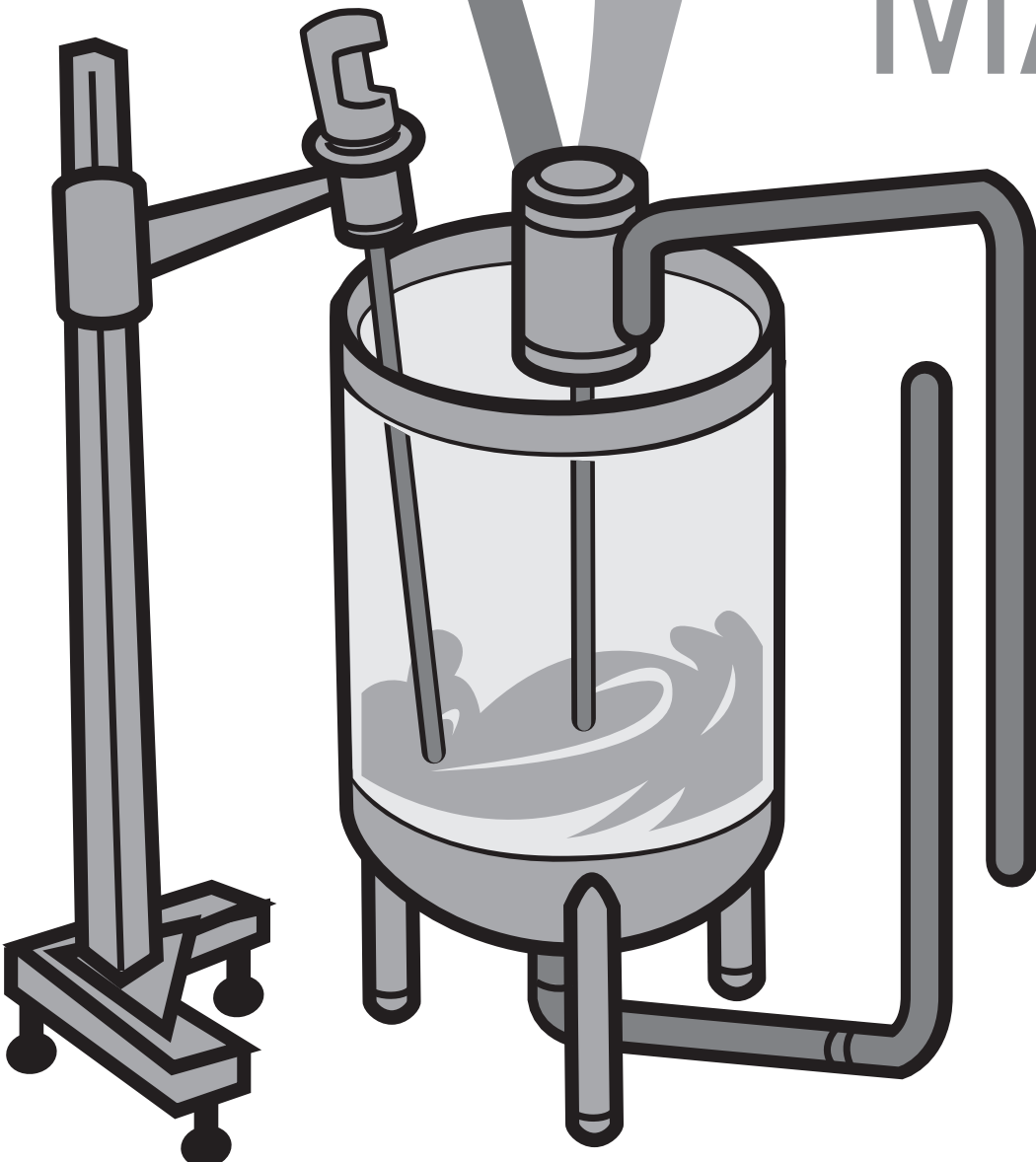
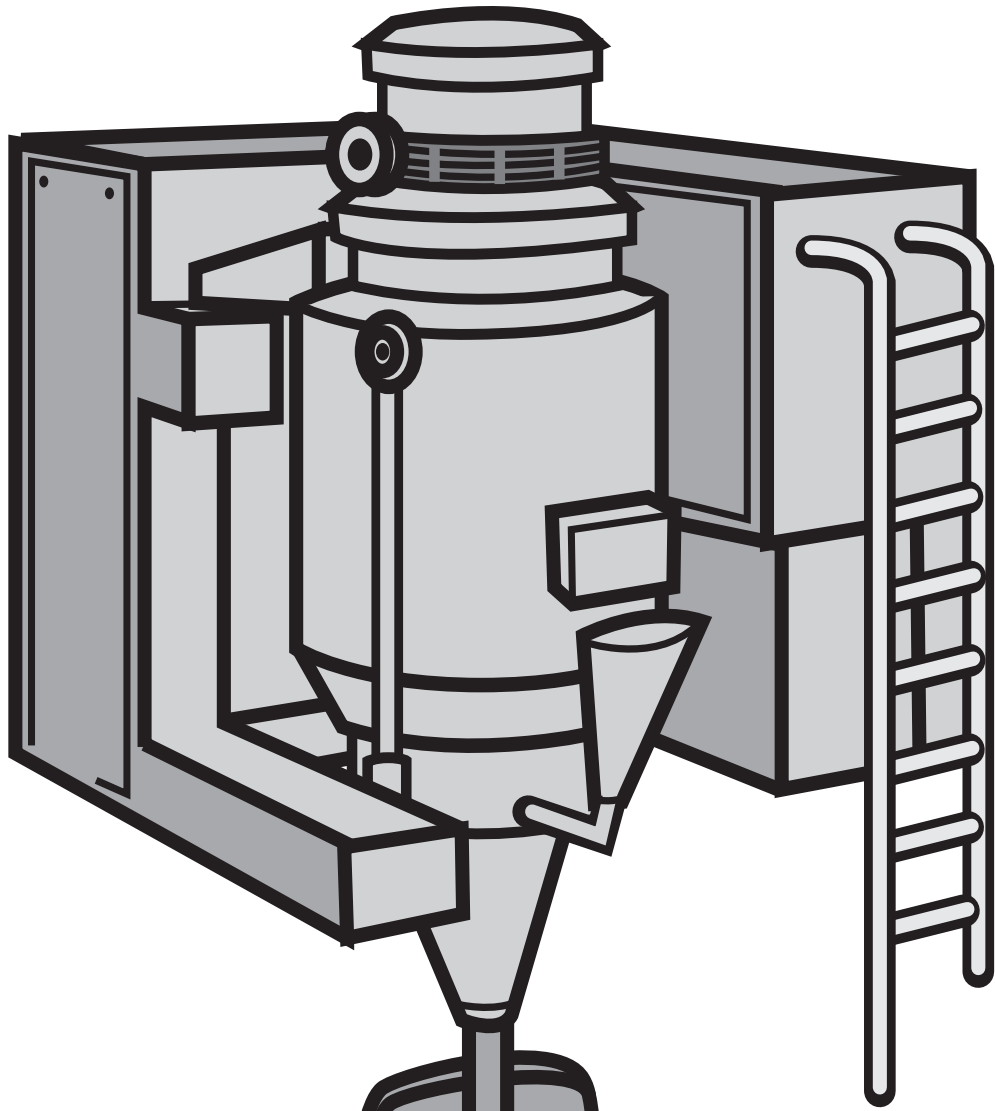
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A special printing of
a classic story illustrating
the importance of
protecting capitalism.

TOM SMITH AND HIS INCREDIBLE BREAD MACHINE

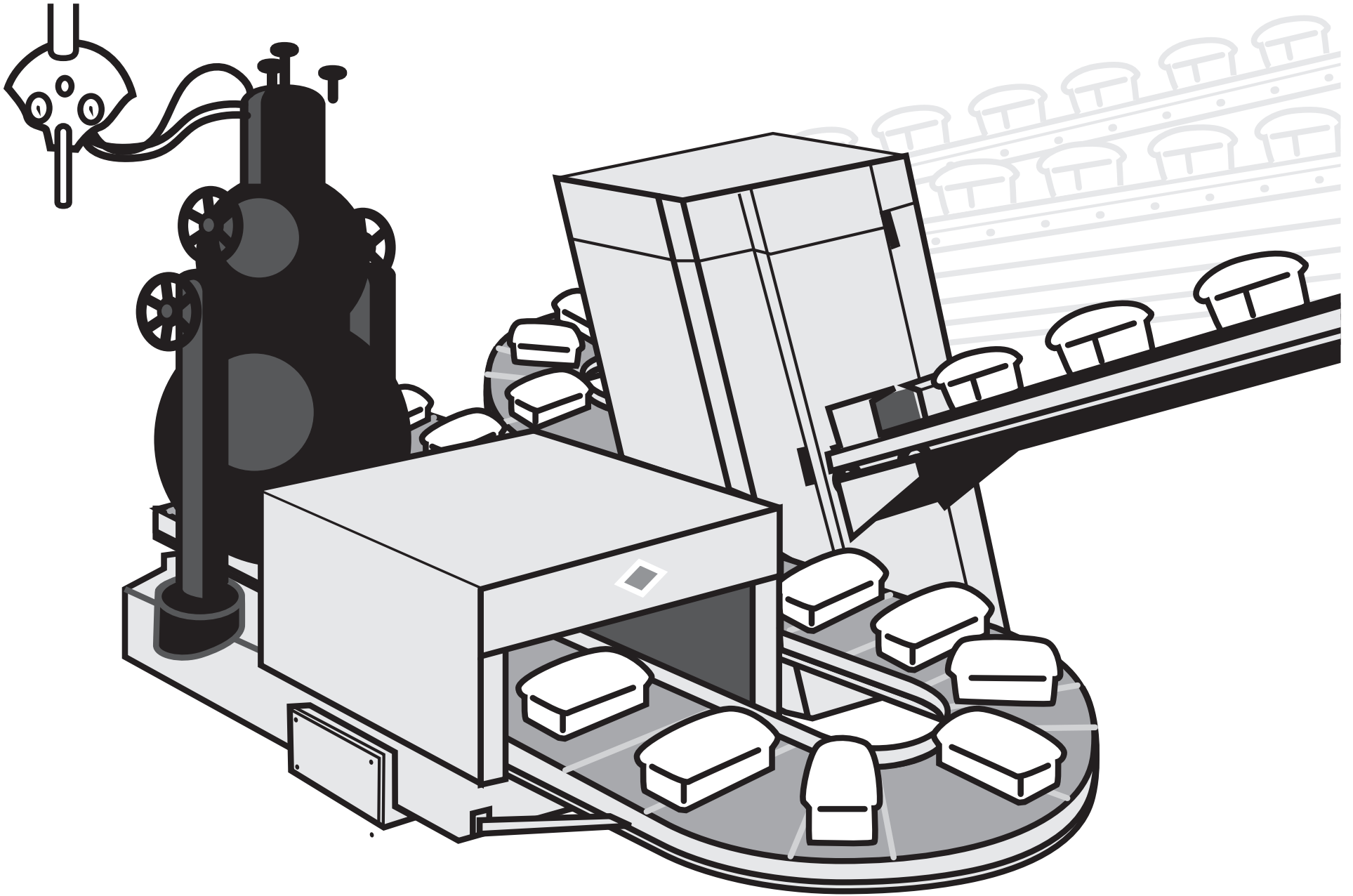
By R.W. Grant

Illustrations by Austin McKinley

This is the legend of a man whose name
Was a household word: a man whose fame
Burst on the world like an atom bomb.
Smith was his last name; first name: Tom.

The argument goes on today.
“He was a villain,” some will say.
“No! A hero!” others declare.
Or was he both? Well, I despair;
The fight will last ‘til kingdom come;
Was Smith a hero? Or was Smith a bum?
So, listen to the story and it’s up to you
To decide for yourself as to which is true!

Now, Smith, an inventor, had specialized
In toys. So people were surprised
When they found that he instead
Of making toys, was baking bread!
The news was flashed by CBS
Of his incredible success.
Then NBC jumped in in force,
Followed by the Times, of course.
The reason for their rapt attention,
The nature of his new invention,
The way to make bread he’d conceived
Cost less than people could believe!
And not just make it! This device
Could in addition wrap and slice!
The price per loaf, one loaf or many:
The miniscule sum of under one penny!



Can you imagine what this meant?
Can you comprehend the consequent?
The first time yet the world well fed!
And all because of Tom Smith's bread!

Not the last to see the repercussions
Were the Red Chinese, and, of course, the
Russians,
For Capitalist bread in such array

Threw the whole red block into black dis-
may!
Nonetheless, the world soon found
That bread was plentiful the world
around.
Thanks to Smith and all that bread,
A grateful world was at last well fed!

But isn't it a wondrous thing
How quickly fame is flown?
Smith, the hero of today
Tomorrow, scarcely known!
Yes, the fickle years passed by.
Smith was a billionaire.

But Smith himself was now forgot,
Though bread was everywhere.
People, asked from where it came,
Would very seldom know.

They would simply eat and ask,
'Was not it always so?'

However, Smith cared not a bit,
For millions ate his bread,
And "Everything is fine," thought he.
'I'm rich and they are fed!'

Everything was fine, he thought?
He reckoned not with fate.
Note the sequence of events
Starting on the date
On which inflation took its toll,
And to a slight extent,
The price on every loaf increased:
It went to one full cent!

A sharp reaction quickly came.
People were concerned.
White House aide expressed dismay.
Then the nation learned
That Russia lodged a sharp protest.
India did the same.
'Exploitation of the Poor!'
Yet, who was there to blame?

And though the clamor ebbed and flowed,
All that Tom would say
Was that it was but foolish talk.
Which soon would die away.
And it appeared that he was right.
Though on and on it ran,
The argument went 'round and 'round
But stopped where it began.

There it stopped, and people cried,
'For heaven's sake, we can't decide!
It's relative! Beyond dispute,
There's no such thing as 'absolute'!
And though we try with all our might,
Since nothing's ever black or white,
All that we can finally say is
'Everything one shade of grey is!'
So people cried out, "Give us light!
We can't tell what's wrong from right!"

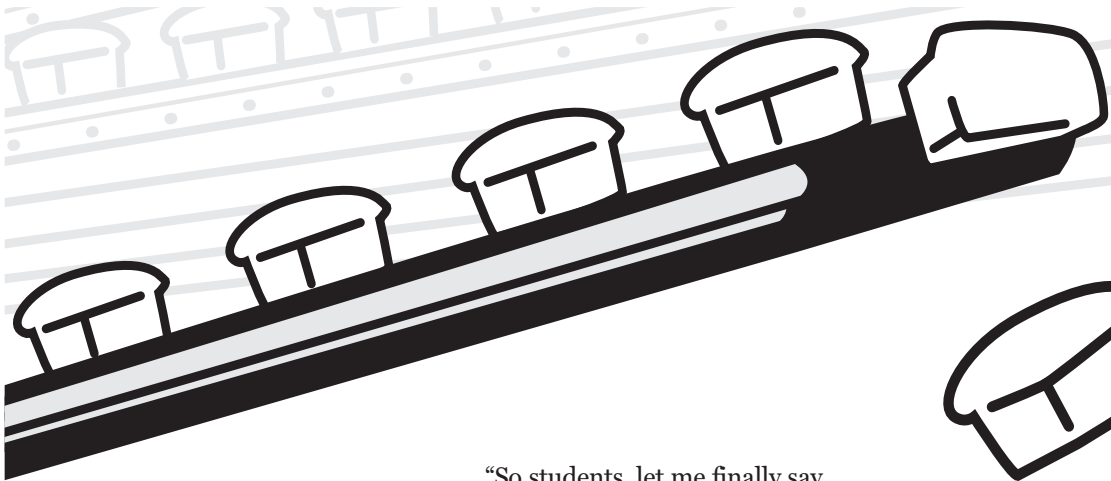
To comprehend confusion,
We seek wisdom at its source.
To whom, then did the people turn?
The Intellectuals, of course!

And what could be a better time
For them to take the lead,
Than at their International Conference
On Inhumanity and Greed.
For at this weighty conference,
Once each year we face
The moral conscience of the world—
Concentrated in one place.

At that mighty conference were
A thousand, more or less,
Of intellectuals and bureaucrats,
And those who write the press.
And from Yale and Harvard
The professors; all aware
The fate of Smith would now be known.
Excitement filled the air!

"The time has come," the chairman said
"To speak of many things:
Of duty, bread and selfishness,
And the evil that it brings.
For, speaking thus we can amend
That irony of fate
That gives to unenlightened minds
The power to create.





“Since reason tells us that it can’t,
Therefore let us start
Not by thinking with the mind,
But only with the heart!
Since we believe in people, then,”
At last the chairman said,
“We must meet our obligation
To see that they are fed!”

And so it went, one by one,
Denouncing private greed;
Denouncing those who’d profit thus
From other people’s need!

Then, suddenly each breath was held,
For there was none more wise
Than the nation’s foremost Pundit
Who now rose to summarize:

“My friends,” he said, (they all
exhaled)
“We see in these events
The flouting of the Higher Law—
And its consequence.
We must again remind ourselves
Just why mankind is cursed:
Because we fail to realize
Society comes first!”

“Smith placed himself above the
group
To profit from his brothers.
He failed to see the Greater Good,
Is Service, friends, to Others!”

With boldness and with vision,
then,
They ratified the motion
To dedicate to all mankind
Smith’s bread-and their devotion!

The conference finally ended.
It had been a huge success.
The intellectuals had spoken.
Now others did the rest.

The professors joined in all the
fuss,
And one was heard to lecture thus:
(For clarity, he spoke in terms
Of Mother Nature, birds and worms):

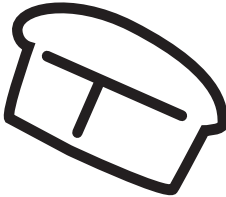
“That early birds should get the worm
Is clearly quite unfair.
Wouldn’t it much nicer be
If all of them would share?
But selfishness and private greed

Seem part of nature’s plan,
Which Mother Nature has decreed
For bird. But also Man?
The system which I question now,
As you are well aware,
(I’m sure you’ve heard the term
before
Is Business, Laissez-Faire!

“So students, let me finally say
That we must find a nobler way.
So, let us fix the race that all
May finish side-by-side;
The playing field forever flat,
The score forever tied.
To achieve this end, of course,
We turn to government-and force.
So, if we have to bring Smith do
As indeed we should,
I’m sure you will agree with me,
It’s for the Greater Good!”

Comments in the nation’s press
Now scorned Smith and his plunder:
“What right had he to get so rich
On other people’s hunger?”
A prize cartoon depicted Smith
With fat and drooping jowls
Snatching bread from hungry babes,
Indifferent to their howls.

One night, a TV star cried out,
“Forgive me if I stumble,
But I don’t think, I kid you not,
That Smith is very humble!”
Growing bolder, he leaped up,



(Silencing the cheers)
“Humility!” he cried to all—
And then collapsed in tears!

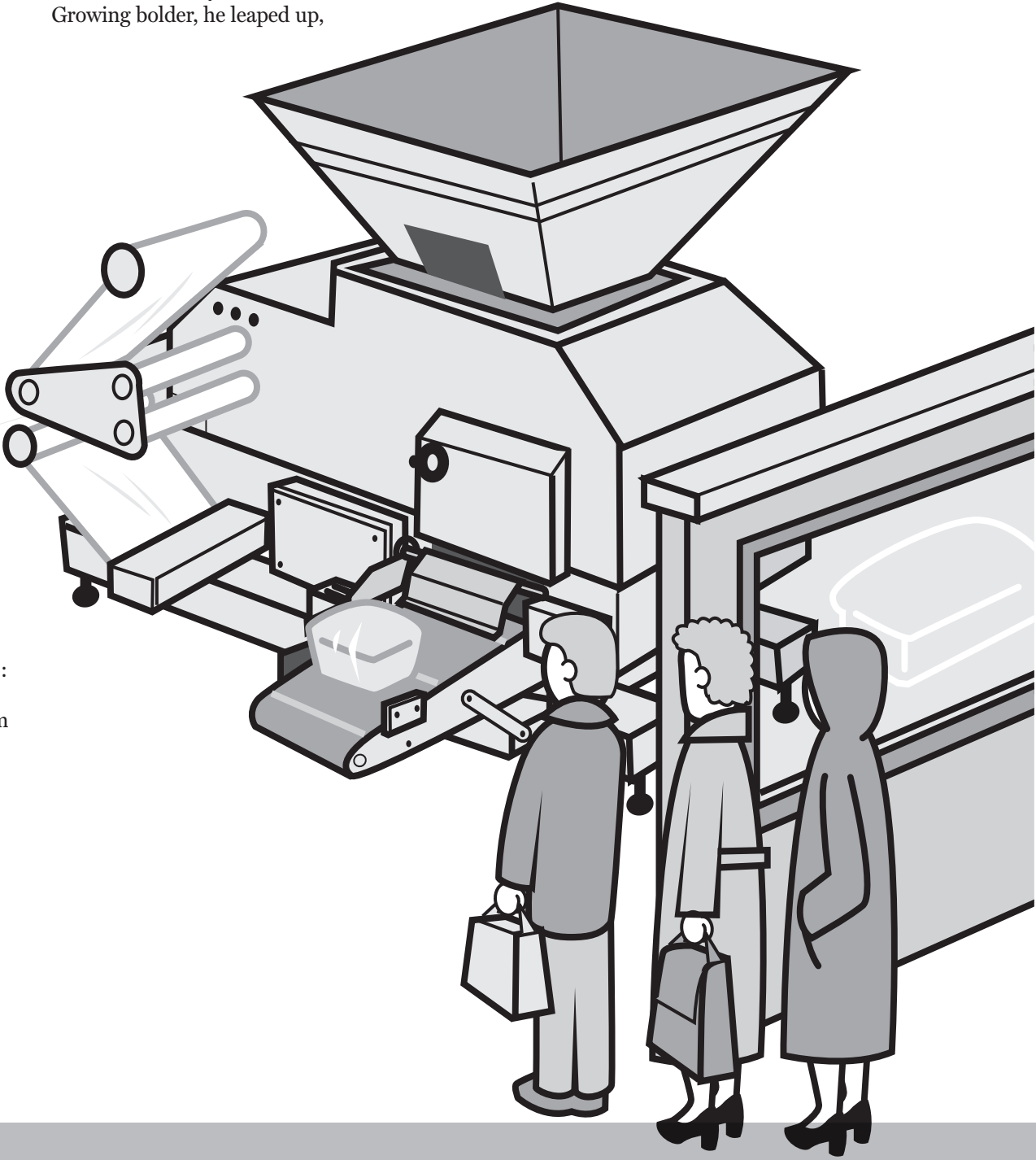
The clamor rises all about;
Now hear the politician shout:
“What’s Smith done, so rich to be?
Why should Smith have more than thee?
So, down with Smith and all his greed;
I’ll protect your right to need!”

Then Tom found to his dismay
That certain businessmen would say,
“The people now should realize
It’s time to cut Smith down to size,
For he’s betrayed his public trust
(And taken all that bread from us!)”

Well, since the Public does come first,
It could not be denied
That in matters such as this,
The public must decide.
So, SEC became concerned,
And told the press what it had learned:
“It’s obvious that he’s guilty
—Of what we’re not aware—
Though actually and factually
We’re sure there’s something there!”

And Antitrust now took a hand.
Of course it was appalled
At what it found was going on.
The “bread trust” it was called.

“Smith has too much crust,”
they said. “A deplorable condition
That Robber Barons profit thus
From cutthroat competition!”



WELL!
This was getting serious!
So Smith felt that he must
Have a friendly interview
With SEC and ‘Trust.
So, hat in hand, he went to them.
They’d surely been misled;
No rule of law had he defied.
But then their lawyer said:

“The rule of law, in complex times,
Has proved itself deficient.
We much prefer the rule of men.
It’s vastly more efficient.

“So, nutshell-wise, the way it is,
The law is what we say it is!

“So, let me state the present rules,”
The lawyer then went on,
“These very simple guidelines
You can rely upon:
You’re gouging on your prices
If you charge more than the rest.
But it’s unfair competition
If you think you can charge less!
“A second point that we would make,
To help avoid confusion:
Don’t try to charge the same amount,
For that would be collusion!

“You must compete—but not too much.
For if you do, you see,
Then the market would be yours—
And that’s monopoly!
Oh, don’t dare monopolize!
We’d raise an awful fuss,
For that’s the greatest crime of all!
(Unless it’s done by us!)”

“I think I understand,” said Tom.
“And yet, before I go,
How does one get a job like yours?
I’d really like to know!”

The lawyer rose then with a smile;
“I’m glad you asked,” said he.
“I’ll tell you how I got my start
And how it came to be.”

(His secretaries gathered ‘round
As their boss did thus expound.)

*“When I was a lad going off to school,
I was always guided by this golden rule:
Let others take the lead in things, for
heaven’s sake,
So if things go wrong-why, then it’s their
mistake!”
(So if things go wrong-why, then it’s their
mistake!)*

*“Following this precept it came to pass
I became the president of my senior class.
Then on to college where my profs extolled
The very same theory from the very same
mold!”
(The very same theory from the very same
mold!)*

*“Let others take the chances, and I would
go along.
Then I would let them know where they all
went wrong!
So successful was my system that then
indeed,
I was voted most likely in my class to suc-
ceed!”*

*(He was voted most likely in his class to
succeed!)*

*“Then out into the world I went, along
with all the rest,
Where I put my golden rule to the ulti-
mate test.
I avoided all of commerce at whatever the
cost—
And because I never ventured, then I also
never lost!”
(And because he never ventured, then he
also never lost!)*

*‘With this unblemished record then, I
quickly caught the eye
Of some influential people ‘mongst the
powers on high.*

*And so these many years among the
mighty I have sat,
Having found my niche as a bureaucrat!”
(Having found his niche as a bureaucrat)*

*“To be a merchant prince has never been
my goal,
For I’m qualified to play a more impor-
tant role:
Since I’ve never failed in business, this of
course assures
That I’m qualified beyond dispute to now
run yours!’
(That he’s qualified beyond dispute to now
run yours!)*

“Thanks; that clears it up,” said Tom.

The lawyer said, “I’m glad!
We try to serve the public good.
We’re really not so bad!

“Now, in disposing of this case,
If you wish to know just how,
Go up to the seventh floor;
We’re finalizing now!”

So, Tom went to the conference room
Up on the seventh floor.
He raised his hand, about to knock,
He raised it—but no more—
For what he overheard within
Kept him outside the door!
A sentence here, a sentence there—
Every other word—
He couldn’t make it out (he hoped),
For this is what he heard:

“Mumble, mumble, let’s not fumble!
Mumble, mumble, what’s the charge?
Grumble, grumble, he’s not humble?
Private greed? Or good of all?

“Public Interest, Rah! Rah! Rah!
Business, Business, Bah! Bah! Bah!

“Say, now this now we confess
That now this now is a mess!
Well now, what now do we guess?
Discharge? Which charge would be best?

“How ‘bout ‘Greed and Selfishness’?
Oh, wouldn’t that be fun?
It’s vague enough to trip him up
No matter what he’s done!

‘We don’t produce or build a thing!
But before we’re through,
We allow that now we’ll show Smith how
We handle those who do!

‘We serve the public interest;
We make up our own laws;
Oh, golly gee, how selflessly
We serve the public cause!

“For we’re the ones who make the rules
At ‘Trust and SEC,
So bye and bye we’ll get that guy;
Now, what charge will it be?

“Price too high? Or price too low?
Now, which charge will we make?
Well, we’re not loath to charging both
When public good’s at stake!

“But can we go one better?
How ‘bout monopoly?
No muss, no fuss, oh clever us!
Right-O! Let’s charge all three!

“But why stop here? We have one more!
Insider Trading! Number four!
We’ve not troubled to define
This crime in any way so,
This allows the courts to find
Him guilty ‘cause we say so!”

So, that was the indictment.
Smith’s trial soon began.
It was a cause célèbre
Which was followed’ cross the land.
In his defense Tom only said,
“I’m rich, but all of you are fed!
Is that bargain so unjust
That I should now be punished thus?”

Tom fought it hard all the way.
But it didn’t help him win.
The jury took but half an hour
To bring this verdict in:

“Guilty! Guilty! We agree!
He’s guilty of this plunder!
He had no right to get so rich
On other people’s hunger!”

“Five years in jail!” the judge then said.
“You’re lucky it’s not worse!
Robber Barons must be taught
Society Comes First!
As flies to wanton boys,” he leered,
“Are we to men like these!
They exploit us for their sport!
Exploit us as they please!”

The sentence seemed a bit severe,
But mercy was extended.
In deference to his mother’s pleas,
One year was suspended.
And what about the Bread Machine?
Tom Smith’s little friend?
Broken up and sold for scrap.
Some win. Some lose. The end.

EPILOGUE

Now, bread is baked by government.
And as might be expected,
Everything is well controlled—
The public well protected.

True, loaves cost ten dollars each.
But our leaders do their best.
The selling price is half a cent.
Taxes pay the rest!

