MANATEE COUNTY LEGAL NOTICES

MANATEE COUNTY

--- PUBLIC SALES ---

FIRST INSERTION

NOTICE OF PUBLIC SALE Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: Facility Address-4010 State Road 64 E., Bradenton, FL 34208 / Phone Number-941-705-9605 / Time

of Sale-11/06/25 9:30am Clayton Weems-2 tool boxes boxes John Schroeder-Tools, household items, furniture, books, electronics.

Marilyn Moore-household goods Fabian Rodriguez-Furniture clothes

The auction will be listed and advertised on www.storagetreasures.com October 17, 24, 2025

FIRST INSERTION

NOTICE OF PUBLIC SALE

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

Facility Address 5717 14th Street W, Bradenton, Florida 34207

Phone Number 941-866-6675

Time of Sale 11/06/2025 9:30am Ernest Hunter - totes, furniture, clothing, electronics

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 25-01924M

FIRST INSERTION

NOTICE OF PUBLIC SALE

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

Facility Address 5225 Caruso Road, Bradenton, FL 34203

Phone Number 941-216-0233 Time of Sale November 6, 2025 @

Megan Collins 2 box springs, furniture, stool, kitchen items, misc boxes

The auction will be listed and adver $tised\ on\ www.storage treasures.com$

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 25-01935M

FIRST INSERTION

NOTICE OF PUBLIC SALE Extra Space Storage will hold a public auction to sell personal property de-scribed below belonging to those individuals listed below at the location indicated:

Facility Address 5305 Manatee Ave W Bradenton, Fl 34209

Phone Number 561-288-4405 Time of Sale 11/06/2025 @ 9:30a Badalamenti-Household Denise

Goods/Furniture Patricia Goen-Beach stuff Jessica Calderon-Household Goods/

Furniture, Tools/Appliances, car parts
The auction will be listed and adver $tised\ on\ www.storage treasures.com.$

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

FIRST INSERTION NOTICE OF PUBLIC SALE

Auction date and time 11/06/25 @ 10:00AM

Grant Griffin- Household Furniture Francis Kearney-Tools, luggage, outdoor equipment Edward Winship-Furniture and con-

tainers Aaron Henderson- home furnish-

ings, business items, blinds

Oscar Bracho- tools boxes materials Imani Ofray- Boxes and Furniture Extra Space Storage 1930 Cortez Rd W.

Bradenton, FL, 34207

941-302-9918 www.Storagetreasures.com

Extra Space Storage will hold a public auction to sell personal property described below at the location indicated.

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

October 17, 24, 2025

FIRST INSERTION

FICTITIOUS NAME NOTICE Notice is hereby given that BEAM CRAFT HOLDINGS INC, OWNER, desiring to engage in business under the fictitious name of BEAM CRAFTERS located at 14117 NIGHTHAWK TER-RACE, LAKEWOOD RANCH, FLOR-IDA 34202 intends to register the said name in MANATEE county with the Division of Corporations, Florida Department of State, pursuant to section

25-01933M October 17, 2025

865.09 of the Florida Statutes

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 LWR Home Improvement located at 14273 Crimson Ave in the City of Lakewood Ranch, Manatee County, FL 34211 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 14th day of October, 2025. Scott Lindsey

October 17, 2025 25-01953M

FIRST INSERTION

NOTICE OF PUBLIC SALE Extra Space Storage will hold a public auction to sell personal property described below belonging to those in-dividuals listed below at the location indicated: Facility Address-12129 US Highway 301 N, Parrish, FL 34219 /

Phone Number-941-212-0445 / Time of Sale-11/6/25 9:30am Lew Junior-Household items and furniture and clothes and shoes

The auction will be listed and advertised on www.storagetreasures.com October 17, 24, 2025 25-01922M

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW

Pursuant to F.S. §865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Lakewood Contractor Services, located at 8374 Market Street #496, in the City of Bradenton, County of Manatee, State of FL, 35202, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 10 October, 2025. Ruel Alexander Grover 8374 Market Street #496 Bradenton, FL 35202

October 17, 2025

25-01932M

FIRST INSERTION

NOTICE OF RULE-MAKING AND NOTICE OF PUBLIC HEARING TO ADOPT REVISED RULES AND FEES OF THE WATERLEFE COMMUNITY DEVELOPMENT DISTRICT GOLF COURSE

A public hearing will be conducted by the Board of Supervisors of the Waterlefe Community Development District ("District") on November 17, 2025, during the meeting of the Board of Supervisors beginning at 2:00 p.m. at the Waterlefe Golf Club, 1022 Fish Hook Cove, Bradenton, Florida 34212.

In accordance with Chapters 120 and 190, Florida Statutes, the hearing will provide an opportunity for the public and the Board of Supervisors to address and consider rule amendments relating to usage and pricing of the Waterlefe Community Development District golf course, including, but not limited to, revisions to the current rates and pricing. The purpose and effect of the proposed revised pricing is to (includes but is not limited to the desire to) increase revenue of the District golf course and assist in operations. The proposed revisions may be adjusted at the public hearing pursuant to discussion by the Board of Supervisors and public comment.

Legal authority for the rule amendments and the provisions of the Florida Statutes being implemented includes Chapter 120 and 190, Florida Statutes, generally, and Sections 190.011 and 190.035, Florida Statutes specifically. Any person who wishes to provide the District with information regarding the statement of estimated regulatory costs or to provide a proposal for a lower cost regulatory alternative as provided by 120.541(1), Florida Statutes, must do so in writing within twenty-one (21) days after publication of this notice.

This public hearing may be continued to a date, time, and place to be specified on the record at the hearing, without additional public notice. If anyone chooses to appeal any decision of the Board with respect to any matter considered at the hearing, such person will need a record of the proceedings and should accordingly ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which such appeal is to be based. Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District at the address and number below. Copies of the currently proposed programs, categories and rates may be obtained by contacting Ruben Durand, District Manager, 2700 S. Falkenburg Drive, Suite 2745, Riverview, FL 33578; (813-533-2950). On the 10th of October 2025, a Notice of Rule Development was published in the Observer.

Matt O'Nolan District Manager October 17, 2025

25-01927M

FIRST INSERTION

NOTICE OF PUBLIC MEETING DATES VILLAGES OF GLEN CREEK COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of the Villages of Glen Creek Community Development District will hold its regular meetings for Fiscal 2025/2026 at 6:00 p.m. at the SpringHill Suites by Marriott Bradenton Downtown/Riverfront, located at 102 12th Street West, Bradenton, Florida 34205, on the following dates:

> October 14, 2025 November 11, 2025 January 13, 2026 March 10, 2026 May 12, 2026 July 14, 2026 August 11, 2026

The meetings will be open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. Meetings may be continued in progress without additional published notice to a time, date and location stated on the record at the meeting.

A copy of the agenda for these meetings and workshops may be obtained by contacting the District Office, Rizzetta & Company, Inc., by mail at 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614, or by phone at (813) 533-2950, or by visiting the District's website: https://www.villagesofglencreekcdd.org/

There may be occasions when one or more Supervisors, staff, or members of the Committee will participate by telephone.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at least forty-eight (48) hours before the meeting by contacting the District Manager at (813) 533-2950. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-(800) 955-8770, who can aid you in contacting the

A person who decides to appeal any decision made at the meeting with respect to any matter considered at the meeting 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

Villages of Glen Creek Community Development District

Matt O'Nolan District Manager October 17, 2025

25-01944M

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 ApartClean located at 18124 Fattoria Ter in the City of Bradenton, Manatee County, FL 34211 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. Christopher Moss

October 17, 2025 25-01950M

FIRST INSERTION

NOTICE OF PUBLIC SALE Extra Space Storage, 5311 34th Street W

Bradenton, FL 34210 on 11/06/2025 at 9:30 AM

Nathalie Memnon Julien - Bedroom set, Dining room set Shawn Mietus

- Clothes household items The auction will be listed and adver-

tised on www.storagetreasures.com. 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 trans-action. 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 25-01934M

FIRST INSERTION

PUBLIC NOTICE COPPERSTONE COMMUNITY DEVELOPMENT DISTRICT SPECIAL MEETING ATTORNEY/CLIENT SESSION MEETING

TUESDAY, NOVEMBER 4, 2025 AT 6:30 PM HARRISON RANCH CLUBHOUSE, 5755 HARRISON RANCH BOULEVARD, PARRISH, FL 34219

A meeting will be held under the Attorney/Client Session provisions available under Florida's Sunshine Law, Section 286,011(8), Florida Statutes, on Tuesday, November 4, 2025, and beginning at 6:30 p.m. and lasting approximately ninety (90) minutes at the request of the District's Attorney. This meeting shall be held at the Harrison Ranch Clubhouse, 5755 Harrison Ranch Boulevard, Parrish, FL 34219. This meeting shall commence at an open meeting and then will move into an Attorney/ Client Session limited in attendance to the District Attorneys, Marisa Powers, and Matthew Liebert and District Manager Stephanie DeLuna who will meet in private with the Board of Supervisors of the Copperstone Community Development District (Adam Bailey, Gerard Litrenta, Tom Fretz, Michael Fondario, Cory Richter), and a court reporter who will transcribe the full proceedings to be made part of the public record for release at the conclusion of the litigation for the purpose of discussing: settlement negotiations or strategy sessions related to litigation expenditures in the following court case: Copperstone Community Development District v. Crosscreek Environmental, Inc., et al, Case No.: 2023-CA-0041075. At the conclusion of the private portion of the meeting, the meeting shall then reopen in public.

PURSUANT TO SECTION 286.0105, FLORIDA STATUTES, IF AN INDIVIDU-AL DECIDES TO APPEAL ANY DECISION MADE BY THE BOARD OF SUPER-VISORS WITH RESPECT TO ANY MATTER CONSIDERED AT THIS MEET-ING, A RECORD OF THE PROCEEDINGS WILL BE REQUIRED AND THE INDIVIDUAL WILL NEED TO ENSURE THAT A VERBATIM TRANSCRIPT OF THE PROCEEDINGS IS MADE, WHICH RECORDING INCLUDES THE TESTI-MONYAND EVIDENCE UPON WHICH THE APPEAL IS BASED.

PURSUANT TO SECTION 286.26, FLORIDA STATUTES, IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT AND FLORIDA STATE STATUTES, PERSONS WITH DISABILITIES NEEDING SPECIAL ASSIS-TANCE TO PARTICIPATE IN THIS PROCEEDING SHOULD CONTACT THE DISTRICT MANAGER AT LEAST THREE BUSINESS DAYS PRIOR TO THE $MEETING (813) \ 933-5571.$

October 17, 2025

FIRST INSERTION

Notice of Public Meeting for the Copperstone **Community Development District**

The Copperstone Community Development District will hold a special meeting on Wednesday, November 5, 2025, located at the Copperstone Clubhouse located at 8145 115th Avenue, Parrish FL 34219, at 6:30 p.m.

There may be occasions when one or more Supervisors will participate by telephone. At the above location there will be present a speaker telephone so that any person can attend the meeting at the above location and be fully informed of the discussions taking place either in person or by telephone communication.

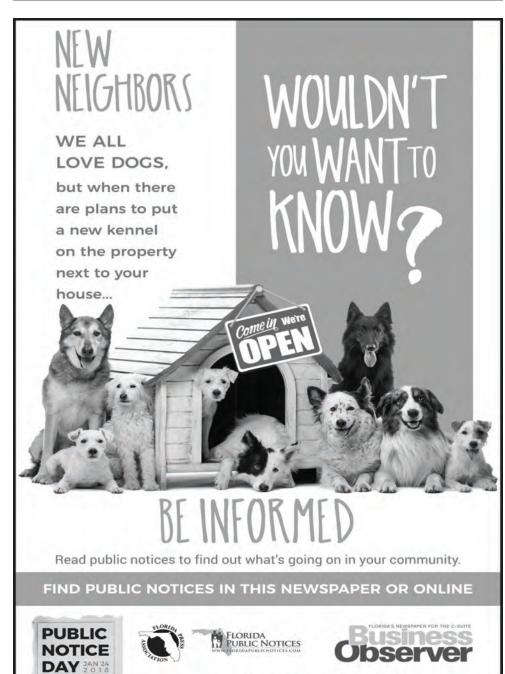
Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in

this meeting is asked to advise the District Office at (813) 533-2950, at least 48 hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 7-1-1 or 1(800) 955-8770, who can aid you in contacting the District A person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised

that this same 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 the appeal is to be based.

Stephanie DeLuna District Manager October 17, 2025

25-01954M



FloridaPublicNotices.com

--- ESTATE ---

MANATEE COUNTY

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2025CP002216AX IN RE: ESTATE OF MARY ANN WITTY a/k/a MARY WITTY, Deceased.

The administration of the Estate of Mary Ann Witty a/k/a Mary Witty, deceased, whose date of death was July 21, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, Florida 34206. The names and addresses of the Personal Representative and the Personal Representative's Attorney are set forth below.

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

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

The Personal Representative has no duty to discover whether any property

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: Nancy McCord

2043 Pine Knot Drive Heartland, Texas 75126 Attorney for Personal Representative: Ashly Mae Guernaccini, Esq. Florida Bar Number: 1022329 At Cause Law Office, PLLC 314 S. Missouri Avenue, Suite 201 Clearwater, Florida 33756 Telephone: (727) 477-2255 Fax: (727) 234-8024 E-Mail: ashly@atcauselaw.com Secondary E-Mail: ashlev.cribbis@atcauslaw.com 25-01952M October 17, 24, 2025

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA File No. 2025-CP-002310 AX **Probate Division** IN RE: ESTATE OF Frederic Henry Lazarus, Deceased.

The administration of the estate of Frederic Henry Lazarus, deceased, whose date of death was September 8, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Manatee County Courthouse, Probate Division, P.O. Box 25400, Bradenton, FL 34206-5400. The names and addresses of the Personal Representative and the Personal Representative's attorney are set

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

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

The Personal Representative has no

NOTICE TO CREDITORS

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

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

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

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

Personal Representative: David A. Lazarus 366 Luzerne Road

Queensbury, NY 12804 Attorney for Personal Representative: Michael M. Hamrick Email Address: mhamrick@manateelegal.comEmail Address: cgodfrey@manateelegal.comFlorida Bar No. 0290556 Greene Hamrick Schermer & Johnson, P.A. 410 43rd Street West, Suite N

Bradenton, FL 34209 Telephone: 941-747-1871 October 17, 24, 2025 25-01955M

FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration)
IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 2131

Division Probate IN RE: ESTATE OF Warren P. Welsh 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 Warren P. Welsh, deceased, File Number 2025 CP 2131; by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, P. O. Box 25400, Bradenton Florida; that the decedent's date of death was August 9, 2025; that the total value of the estate is \$0.00 and that the names and addresses of those to whom

it has been assigned by such order are: NAME ADDRESS Kristen Welsh 759 N. Citrus Ave Los Angeles, CA 90038 Catherine Welsh-Smith 675 Hampshire Road Apt 29 Westlake Village, CA 91361 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. NOTWITH-STANDING ANY OTHER APPLI-CABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

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

Person Giving Notice:

Kristen Welsh

759 N. Citrus Ave Los Angeles, CA 90038 Attorney for Person Giving Notice: Rodney D. Gerling, Esq. Florida Bar No. 0554340 Affordable Attorney Gerling Law Group Chartered 6148 State Road 70 East Bradenton, Florida 34203 Telephone: (941) 756-6600 Email: rgerling@gerlinglawgroup.com October 17, 24, 2025

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 001266

IN RE: ESTATE OF JOSEPH RANDALL VENABLE

Deceased.The administration of the estate of Joseph Randall Venable, deceased, whose date of death was January 29, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the street address of which is 1115 Manatee Avenue West. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-

IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

NOTWITHSTANDING THE TIME 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 10 day of October,

William A. "Bill" Venable, II Personal Representative

16922 Herridge Road Pearland, TX 77584 James H. Burgess, Jr., Esq. Attorney for Personal Representative Email: jburgess@burgessharrell.com Secondary Email: kmolinaro@burgessharrell.com Florida Bar No. 280763 Burgess, Harrell, Colton & La Porta, P.A. 1776 Ringling Boulevard Sarasota, FL 34236 Telephone: 941-366-3700

25-01946M

October 17, 24, 2025

IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-002157-AX

IN RE: ESTATE OF RICHARD A. DESIRO, Deceased.

The administration of the Estate of RICHARD A. DESIRO, Deceased, whose date of death was July 2, 2024 is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH TION 733.702 WILL BE FOREVER

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

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 270 Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand 272 is made by a creditor as specified under s. 732.2211. Section 13.

BONNIE L. DESIRO

Lakewood Ranch, Florida 34202 Michael A. Varone, Esq. Attorney for Personal Representative Florida Bar No. 1054398 $Najmy\ Thompson\ P.L.$ 6320 Venture Drive, Suite 104 Lakewood Ranch, FL 34202 Telephone: 941-907-3999 Email:

Secondary Email: mscott@najmythompson.com October 17, 24, 2025

FIRST INSERTION

FIRST INSERTION

NOTICE TO CREDITORS IN FLORIDA STATUTES SEC-BARRED.

DATE OF DEATH IS BARRED.

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

Personal Representative 6320 Venture Drive, Ste. 104

mvar one@najmy thompson.com

25-01931M

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 25CP2345 IN RE: ESTATE OF MARK A. VRANCKEN

Deceased. The administration of the estate of MARK A. VRANCKEN, deceased, whose date of death was September 6, 2025, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, FL 34206, The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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: PAIGE E. DEAN 10310 Eastwood Drive Bradenton, Florida 34211

Attorney for Personal Representative: JOHN FERRARI, JR. Florida Bar Number: 111132 Ferrari, Butler & Moneymaker, PLLC 2520 Tamiami Trail North, Suite 11 Nokomis, Florida 34275 Telephone: (941) 960-1676 Fax: (941) 296-8656

 $\hbox{E-Mail: johnf@elderlegalfl.com}$ Secondary E-Mail: pollyb@elderlegalfl.com October 17, 24, 2025 25-01947M

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY FLORIDA PROBATE DIVISION

File No. 2025 CP 2225 IN RE: ESTATE OF JUDITH A. DOBBINS, also known as JUDITH ANN DOBBINS, Deceased.
The administration of the estate of

JUDITH A. DOBBINS, also known as JUDITH ANN DOBBINS, deceased, whose date of death was August 3, 2025, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the street address of which is vision, Bradenton, Florida 34205 and the mailing address of which is P.O. Box 25400, Probate Division, Bradenton, FL 34206.

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

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

The personal representative or curator has no duty to discover whether any property held at the time of the dece-

dent's death by the decedent or the de-cedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor or a beneficiary as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-ON 733.702 WILL BE 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.

Sheryl Lynn Rhodes Personal Representative 2930 Alster

New Braunfels, TX 78130-0365 Jeffrey S. Goethe Attorney for Personal Representative Florida Bar No. 0861420 BARNES WALKER, GOETHE PERRON, SHEA & JOHNSON, PLLC 3119 Manatee Avenue West Bradenton, FL 34205Telephone: (941) 741-8224 Email: jgoethe@barneswalker.com Secondary Email: amonroe@barneswalker.com October 17, 24, 2025 25-01930M

FIRST INSERTION

IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2025CP0022443AX **Division Probate** IN RE: ESTATE OF SANDRA L. KILLEN A/K/A SANDRA BERRY KILLEN

Deceased.The administration of the estate of Sandra L. Killen a/k/a Sandra Berry Killen, deceased, whose date of death was May 31, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate icion the address of which Manatee Avenue W, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set

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

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

The personal representative has no

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-702 WILL BE FOR

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:

Terence J. Killen

 $625~30\mathrm{th}$ Avenue West, Apt. G-412 Bradenton, Florida 34205-8946 Attorney for Personal Representative: Bonnie A. Brown, Esq. Florida Bar Number: 0011097 Law Offices of Bonnie A. Brown 400 Whitehead Street, Unit 4635Key West, Florida 33040 Telephone: (772) 266-0411 Fax: (772) 266-0299

E-Mail: bonnie@bonr ieabrownpa.com Secondary E-Mail: cynthia@flestateparalegal.com October 17, 24, 2025 25-01956M

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-2273

IN RE: ESTATE OF COREY MICHAEL BOSTON, **Deceased.**The administration of the estate of CO-

REY MICHAEL BOSTON, deceased, whose date of death was August 18, 2025, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the street address of which is 1115 Manatee Avenue West, Probate Division, Bradenton, Florida 34205 and the mailing address of which is PO Ro 25400, Probate Division, Bradenton,

The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH FLORIDA STATUTES SEC-3702 WILL BE FOR 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. Rhonda Renette Seaver Personal Representative

14480 Waterline Road

Bradenton, FL 34212-9126 Jeffrey S. Goethe Attorney for Personal Representative Florida Bar No. 0861420 BARNES WALKER, GOETHE, PERRON, SHEA & JOHNSON, PLLC 3119 Manatee Avenue West Bradenton, FL 34205 Telephone: (941) 741-8224 Email: jgoethe@barneswalker.comSecondary Email: $amonroe@\,barneswalker.com$ October 17, 24, 2025 25-01945M

JBSCRIBE TO THE BUSINESS OBSERVER

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

--- ESTATE / ACTION ---

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION CASE NO: 2025 CP 1935

IN RE: THE ESTATE OF: DAVID W. ROBERTSON a/k/a DAVID WILLIAM ROBERTSON, Deceased.

The administration of the estate of DA-VID W. ROBERTSON a/k/a DAVID WILLIAM ROBERTSON, deceased, whose date of death was June 20, 2025. and whose Social Security Number is xxx-xx-2817, is pending in the Circuit Court in and for Manatee County, Florida, Probate Division, the address of which is Post Office Box 25400, Bradenton. Florida 34206. The names and addresses of the Personal Representative and the Personal Representative's

attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against 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 FOREV-ER BARRED.

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

The date of the first publication of this Notice is 10/17/25.

Personal Representative HEATHER DEVINE c/o Richard Barton Ray, Registered Agent

6108 26th Street West, Suite 2 Bradenton, Florida 34207 Attorney for Personal Representative: s/Richard Barton Ray RICHARD BARTON RAY, Esquire 6108 26th Street West, Suite 2 Bradenton, Florida 34207 (941) 755-3731 Florida Bar No: 0717381 October 17, 24, 2025

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR Manatee COUNTY, FLORIDA PROBATE DIVISION File No. 2025CP002340 IN RE: ESTATE OF Celia Stickler Deceased.

The administration of the estate of Celia Stickler, deceased, whose date of death was May 28th, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1501 Manatee Avenue W, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no

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

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

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.

Kevin Stickler P.O. Address: 617 35th Street W, Bradenton, FL 34205 Loren M. Paul, Esq. Florida Bar No. 0174660

Attorneys for Personal Representative Baker & Paul 503 Manatee Avenue East Bradenton, FL 34208

Telephone: 9417470888 Email Addresses: Rhonda@bpdlawoffice.com Service@bpdlawoffice.com

October 17, 24, 2025 25-01963M

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION

File No. 2025CP001512AX IN RE: ESTATE OF PHYLLIS JEAN BREWER

Deceased.
The administration of the estate of PHYLLIS JEAN BREWER, Deceased, whose date of death was May 18, 2025, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is HEN-DRIX LEE BREWER5 Manatee Ave., W, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or 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 WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF

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

NOTICE TO CREDITORS

IN THE CIRCUIT COURT

OF THE TWELFTH JUDICIAL

CIRCUIT IN AND FOR

MANATEE COUNTY, FLORIDA

File No.: 2025-CP-2356

IN RE:

SAMUEL JOHN MCCUTCHEON,

Deceased.The administration of the estate of

SAMUEL JOHN MCCUTCHEON, de-

ceased, File Number 2025-CP-2356, is

pending in the Clerk of Court, Manatee

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

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

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.

HENDRIX LEE BREWER,

Personal RepresentativeAttorney for Personal Representative: Scott R. Bugay, Esquire Florida Bar No. 5207 2501 Hollywood Blvd. Suite 206 Hollywood, Florida 33020 Telephone: (305) 956-9040 Fax: (305) 945-2905 Primary Email: Scott@srblawyers.com Secondary Email: Jennifer@srblawyers.com October 17, 24, 2025

County Courthouse, P.O. Box 25400.

Bradenton, Florida 34206. The name

and address of the Petitioner and the

Petitioner's attorney are set forth below.

All creditors of the decedent and oth-

er 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

3 MONTHS AFTER THE DATE OF

THE FIRST PUBLICATION OF THIS

25-01959M

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT

IN AND FOR MANATEE COUNTY, FLORIDA

Case No.: 25-CP-002262 IN RE: THE ESTATE OF HAROLD WAYNE RANSDELL Deceased.

The administration of the estate of Har-old Wayne Ransdell, deceased, whose date of death was September 13, 2025, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Ave. W. Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.
ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER 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:

Jeffrey A. Ransdell

Attorney for Personal Representative: FLORIDA ELDER LAW & LEGACY PLANNING /s/ T. Edmund Spinks T. Edmund Spinks, Esq. Fla Bar No. 0423947 2801 W. Busch Blvd. Ste 200 Tampa, FL 33618 Phn: 813-651-1233 Email: ed@flellp.com 25-01961M October 17, 24, 2025

FIRST INSERTION

NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

The date of first publication of this Notice is October 17, 2025. Signed on Oct. 8, 2025.

Elizabeth Streb Petitioner

Damian M. Ozark, Esquire The Ozark Law Firm, P.A. Florida Bar No. 0582387 1904 Manatee Avenue West, Ste. 300 Bradenton, Florida 34205 Telephone: (941)750-9760 dmozark@ozarklawfirm.com 25-01928M October 17, 24, 2025

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR MANATEE COUNTY

GENERAL JURISDICTION DIVISION CASE NO. 412025CA000983CAAXMA PLANET HOME LENDING, LLC, Plaintiff, vs.

JORDAN ASHLEY GREGORY, et

Defendant.

To: ANY AND ALL UNKNOWN PAR-TIES CLAIMING BY, THROUGH, UNDER, AND AGAINST KIMBERLY K BATTICE, WHETHER SAID UN-KNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES OR OTHER CLAIMANTS ADDRESS: UNKNOWN JORDAN ASHLEY GREGORY 2778 PATRICK HENRY STREET, APT.

817, AUBURN HILLS. MI 48326 UNKNOWN SPOUSE OF JORDAN ASHLEY GREGORY

2778 PATRICK HENRY STREET, APT. 817, AUBURN HILLS, MI 48326 LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN

YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit:

UNIT 33, BLOCK "H", OF IM-PERIAL LAKES ESTATES
(UNIT II), A LAND CONDOMINIUM, ACCORDING TO
THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 1163, PAGE(S) 1307, AND ALL AMENDMENTS THERETO, AND AS PER PLAT THERE-OF RECORDED IN CONDO-MINIUM BOOK 20, PAGES 111 THROUGH 122, AND ALL SUBSEQUENT AMEND-MENTS THERETO, TOGETH-ER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS, IN THE PUB-LIC RECORDS OF MANATEE COUNTY, FLORIDA;

THAT TOGETHER WITH CERTAIN DOUBLEWIDE MOBILE HOME DESCRIBED AS A 1989 PALM 40', IDENTI-FICATION NOS. PH092349A AND PH092349B AND TITLE NOS. 46819945 AND 46819948, RESPECTIVELY, WHICH IS PERMANENTLY AFFIXED TO THE REAL PROPERTY DESCRIBED ABOVE, IN ACCOR-DANCE WITH FLORIDA LAW.

has been filed against you and you are required to file a copy of your written defenses, if any, to it on Morgan B. Lea, Esq, McCalla Raymer Leibert Pierce, LLP, 225 East Robinson Street, Suite 155, Orlando, FL 32801 and file the original with the Clerk of the abovestyled Court on or before or 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

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

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

WITNESS my hand and seal of said Court on the 15th day of October, 2025. ANGELINA "ANGEL" COLONESSO, ESQ. CLERK OF COURT OF MANATEE COUNTY As Clerk of the Court (SEAL) BY: Deputy Clerk

25-11945FL 25 - 01960MOctober 17, 24, 2025

What is a public notice?

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

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

Who benefits from legal notices?

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

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

Are internet-only legal notices sufficient?

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

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

Newspaper legal notices fulfills all of those

How much do legal notices cost?

The price for notices in the printed newspaper must include all costs for publishing the ad in print, on the newspaper's website and to www.floridapublicnotices.com.

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

VIEW NOTICES ONLINE AT Legals.BusinessObserverFL.com To publish your legal notice email: legal@businessobserverfl.com

--- ACTIONS / SALES ---

MANATEE COUNTY

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CASE NO. 412025CA000214CAAXMA

CITIZENS BANK, N.A., DAVID CHARLOT: BLANE T. CHARLOT A/K/A BLANE CHARLOT; SUNNOVA TE MANAGEMENT, LLC.

Defendant(s). NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Uniform Final Judgment of Foreclosure dated September 22, 2025, and entered in Case No. 412025CA000214CAAXMA of the Circuit Court of the 12TH Judicial Circuit in and for Manatee County, Florida, wherein Citizens Bank, N.A., is Plaintiff and David Charlot; Blane T. Charlot a/k/a Blane Charlot; Sunnova TE Management, LLC, are Defendants, the Office of the Clerk, Manatee County Clerk of the Court will sell via online auction at www. manatee.realforeclose.com at 11:00 a.m. on the 9th day of December, 2025, the following described property as set forth in said Final Judgment, to wit:

LOT 115, OF POLO RUN PHASE 1A AND 1B, ACCORD-ING TO THE PLAT THERE-OF, AS RECORDED IN PLAT BOOK 61, PAGE 76, OF THE PUBLIC RECORDS OF MANA-

Property Address: 18104 Polo Trail, Bradenton, Florida 34211 and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mortgage.

Any person claiming an interest in the surplus funds 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

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

Dated: 10/9/2025 McCabe, Weisberg & Conway, LLC By: Craig Stein Florida Bar No. 0120464 McCabe, Weisberg & Conway, LLC 3222 Commerce Place, Suite A West Palm Beach, Florida, 33407 Telephone: (561) 713-1400 Email: FLpleadings@mwc-law.com File No: 25-400018 October 17, 24, 2025 25-01937M

FIRST INSERTION

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA IN AND FOR MANATEE COUNTY FAMILY LAW DIVISION

CASE NO: 2025 DR 283 MONIQUE CYR, Petitioner/Wife, And

RYAN WOOD, Respondent/Husband. TO: Ryan Wood

1207 13th Avenue West, Bradenton, Flor-

YOU ARE NOTIFIED that an action for Dissolution of Marriage has been filed against you, including a request to partition real property located at 1207 13th Avenue North, Bradenton, Florida 34205, and that you are required to serve a copy of your written defenses, if any, to it on Erin K. Barnett, Esq., counsel for the Petitioner, Monique Cyr, whose address is 1700 66th Street North, Suite 206, St. Petersburg, FL 33710 on or before 28 days after first publication through the Business Observer, and file the original with the clerk of this Court at 1115 Manatee Avenue W, Bradenton, Florida 34205, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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.

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

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

CLERK OF THE CIRCUIT COURT (SEAL) By: Deputy Clerk

Oct. 17, 24, 31; Nov. 7, 2025 25-01942M

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR MANATEE COUNTY CIVIL DIVISION

Case No. 41-2025-CA-000861 SUNCOAST CREDIT UNION, A FEDERALLY INSURED STATE CHARTERED CREDIT UNION

UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OF KENNETH R. PALMER, DECEASED, TINA LOUISE PALMER, AS KNOWN HEIR OF KENNETH R. PALMER, MICHELLE DAWN GOGLIA, AS KNOWN HEIR OF KENNETH R. PALMER, KATHERINE LEIGH HICKS, AS KNOWN HEIR OF KENNETH R. PALMER, et al. Defendants.

TO: UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OF KEN-NETH R. PALMER, DECEASED CUR-RENT RESIDENCE UNKNOWN

You are notified that an action to

foreclose a mortgage on the following property in Manatee County, Florida: LOT 16, BLOCK "C", BAY-SHORE GARDENS, SECTION 6, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 11, PAGE 59, OF THE PUB-LIC RECORDS OF MANATEE COUNTY, FLORIDA.

commonly known as 6619 GEORGIA AVE, BRADENTON, FL 34207 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jennifer M. Scott of Kass Shuler, P.A., plaintiffs attorney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, on or before 30 days from the first date of publication and file the original with the Clerk of this Court either before service on the Plaintiffs attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint.

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

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

Dated: October 15TH, 2025. CLERK OF THE COURT Honorable Angelina M. Colonneso 1115 Manatee Avenue West Bradenton, Florida 34205-7803 (SEAL) By: Kris Gaffney

Deputy Clerk October 17, 24, 2025

FIRST INSERTION

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

CASE NO.: 2025-CA-001295 DOLORES GRIFFIN and LONNIE GRIFFIN, JR., Plaintiffs, vs. CRYSTAL D JSHOMBACH THE UNKNOWN HEIRS OF SAMUEL REEVES, SR., deceased and THE UKNOWN HEIRS OF ROSA MAE BOGGAN, deceased,

Defendants. TO: THE UNKNOWN HEIRS OF SA NUEL REEVES, SR., deceased LAST KNOWN ADDRESS: 1418 23rd Ave East, Bradenton, FL 34208 CURRENT ADDRESS: Unknown

THE UNKNOWN HEIRS OF ROSA MAE BOGGAN, deceased LAST KNOWN ADDRESS: 1418 23rd Ave East, Bradenton, FL 34208 CURRENT ADDRESS: Unknown

YOU ARE NOTIFIED that an action to quiet title on the following property in Manatee County, Florida:

Parcel Identification Number: 46911.0000/4

has been filed against the above defendants and you are required to serve a copy of your written defenses, if any, on or before 11/24, 2025, on Richard P. Green, Esq., Lewis, Longman & Walker, P.A., 100 Second Avenue S., Suite 501-S, St. Petersburg, FL 33701, and file the original with this Court either before service on Plaintiff's attorney or imme-

diately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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

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

WITNESS my hand and the seal of this Court on this 13th day of October,

Angelina "Angel" Colonneso Manatee County Clerk of the Circuit Court & Comptroller (SEAL) By: As Deputy Clerk Oct. 17, 24, 31; Nov. 7, 2025

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY,

FLORIDA Clerk Case No.: 2025 CA 1795 AX Agency Case No.: 2025-013842 IN RE: FORFEITURE OF: SEVENTEEN THOUSAND SEVEN HUNDRED SIXTY-SEVEN DOLLARS (\$17,767.00) IN U.S. CURRENCY AND ONE GOLD LINK BRACELET

TO ALL PERSONS OR ENTITIES HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DE-SCRIBED: YOU ARE NOTIFIED that an action

pursuant to the Florida Contraband Forfeiture Act has been filed by Petitioner, Manatee County Sheriff's Office, on the following property in Manatee County, Florida, SEVENTEEN THOU-SAND SEVEN HUNDRED SIXTY-SEVEN DOLLARS (\$17,767.00) IN U.S. CURRENCY AND ONE GOLD LINK BRACELET and you are required to serve a copy of your written defenses to it, if any, on the Attorney for Petitioner, Brian A. Iten, General Counsel, Manatee County Sheriff's Office, at the address of 600 Hwy. 301 Blvd. W., Ste. 202, Bradenton, FL 34205 within 20 days after last publication of this Notice and file the original with the Clerk of this Court either before service on Petitioner's attorney or immediately

thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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

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

DATED: 9/8/2025 ANGELINA COLONNESO, CLERK OF THE CIRCUIT COURT MANATEE COUNTY, FLORIDA 1115 Manatee Avenue West Bradenton, FL 34205 (SEAL) By: Kris Gaffney Deputy Clerk

October 17, 24, 2025

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 12th JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

Case No.: 2024-CA-001501 Judge Edward Nicholas AMUR EQUIPMENT FINANCE, INC. a Nebraska corporation Plaintiff, VS. STAMPEDE EXPRESS, INC., JESSICA NICOLE $KATZENBERGER\ and\ CODEY\ J.$ JONES,

Defendants TO: STAMPEDE EXPRESS, INC.:41100

State Road 64 East, Myakka City, FL JESSICA NICOLE KATZENBERGER. 41100 State Road 64 East, Myakka City,

CODEY J. JONES 41100 State Road 64

East, Myakka City, FL 34251: YOU ARE NOTIFIED that an ac-

tion for Breach of Equipment Finance Agreements (Stampede Express, Inc.) and Breach of Guaranty (Jessica Nicole Katzenberger and Codey J. Jones) has been filed against you in Manatee County, Florida for the amount of \$190,920.86, plus interest accruing at the contract rate of 18% per annum from July 1, 2024.

A complaint has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Anthony Aragona, Esq., the Plaintiff's attorney, whose address is 1036 Grove Park Circle, Boynton Beach, FL 33436, on or before 11/20 2025, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter;

otherwise a default will be entered against you for the relief demanded in the Complaint.

In and for Manatee County:

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

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

WITNESS my hand and the seal of Court in Manatee County, Florida on this 9TH day of Oct, 2025.

By: (SEAL) Kris Gaffney Attorney for Plaintiff: Anthony J. Aragona, III Anthony J. Aragona III, P.A. 1036 Grove Park Cir. Boynton Beach, FL 33436 Telephone: (561) 649-1790 Email: anthony.aragona@att.net Oct. 17, 24, 31; Nov. 7, 2025

PUBLISH YOUR LEGAL NOTICE

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

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

Email legal@businessobserverfl.com

Business Ibserver

FIRST INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY FLORIDA

Case No.: 2025-CC-1084AX COVERED BRIDGE ESTATES

COMMUNITY ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs.
SHAWN V. BROTHERTON; UNKNOWN SPOUSE OF SHAWN V. BROTHERTON; UNKNOWN PARTY OR PARTIES IN POSSESSION OF THE SUBJECT PROPERTY AND THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT,

NOTICE is hereby given that, pursuant to the UNIFORM FINAL JUDGMENT OF FORECLOSURE entered October 8, 2025, in this cause, in the County Court of Manatee County, Florida, the Office of Angelina "Angel" Colonneso, Clerk of the Circuit Court and Comptroller, shall sell the property situated in Manatee County, Florida, described as:

LOT 173, COVERED BRIDGE ESTATES PHASE 4A, 4B, 5A & SB, according to the map or plat thereof, as recorded in Plat Book 44, page(s) 195 through 207, inclusive, of the Public Records of Manatee County, Florida. Also known as 6302 FRENCH CREEK COURT, ELLENTON, FL 34222.

Parcel ID: 746500169 at public sale, to the highest and best bidder, for cash, online at https://www. manatee.realforeclose.com, on: December 9, 2025, beginning at 11:00 Any persons claiming an interest in

than the property owner as of the date before the clerk reports the surplus as unclaimed. The court, in its discretion, lished as provided herein.

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

Respectfully submitted, Johnson Pope Bokor Ruppel & Burns, LLP 360 Central Avenue, Suite 500 St. Petersburg, FL 33701 (727) 999-9900 - Telephone (727) 800-5981 - Facsimile Primary Email Address: kmaller@jpfirm.com Secondary Email Address: kmurphy@jpfirm.com ASSOCIATION, INC., a

Karen E. Maller, Esquire Florida Bar No. 822035 Matter 151155 October 17, 24, 2025

the surplus from the sale, if any, other of the lis pendens must file a claim may enlarge the time of the sale. Notice of the changed time of sale shall be pub-

Attorneys for Plaintiff, COVERED BRIDGE ESTATES COMMUNITY Florida not for profit corporation By: s/Karen E. Maller

25-01938M

FIRST INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE

IN AND FOR MANATEE COUNTY FLORIDA GENERAL JURISDICTION DIVISION CASE NO: 412025CA000200CAAXMA

12TH JUDICIAL CIRCUIT,

PENNYMAC LOAN SERVICES, Plaintiff, vs. ENDER ARTURO LUZARDO DIAZ; AURA ELISA RINCON SOTO; ENDER JAVIER LUZARDO DIAZ: SUMMERWOODS HOMEOWNERS ASSOCIATION,

INC.; UNKNOWN SPOUSE OF ENDER JAVIER LUZARDO DIAZ; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendant(s). NOTICE IS HEREBY GIVEN pursuant

to a Uniform Final Judgment of Mortgage Foreclosure dated September 30, 2025 entered in Civil Case No. 412025CA000200CAAXMA of the Circuit Court of the 12TH Judicial Circuit in and for Manatee County, Florida, wherein PENNYMAC LOAN SERVICES, LLC is Plaintiff and ENDER ARTURO LUZARDO DIAZ, AURA ELISA RINCON SOTO and ENDER JAVIER LUZARDO DIAZ, et al, are Defendants. The Clerk, ANGELINA M. COLONNESO, shall sell to the highest and best bidder for cash at MANATEE County's On-Line Public Auction website: https://www. manatee.realforeclose.com at 11:00 AM on December 03, 2025, in accordance with Chapter 45, Florida Statutes, the following described property located in MANATEE County, Florida, as set forth in said Uniform Final Judgment of Mortgage Foreclosure to-wit:

LOT 101 AS SHOWN ON PLAT ENTITLED. "SUMMER-WOODS - PHASE II" AND RE-CORDED WITH THE CLERK OF THE CIRCUIT COURT, PUBLIC RECORDS OF MANA TEE COUNTY, FLORIDA IN BOOK 69, PAGES 126-137.

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.

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

Todd Drosky, Esq. FRENKEL LAMBERT WEISMAN & GORDON, LLP One East Broward Boulevard, Suite 1111 Fort Lauderdale, Florida 33301

Telephone: (954) 522-3233 | Fax: (954) 200-7770 FL Bar #: 54811 DESIGNATED PRIMARY E-MAIL

FOR SERVICE PURSUANT TO FLA. **R. JUD. ADMIN 2.516** fleservice@flwlaw.com

04-100683-F00 October 17, 24, 2025 25-01936M

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION AGAINST DEFENDANT JEFFREY B. SPEAR AND UNKNOWN TRUSTEE(S) AND BENEFICIARIES, OF THE HENRY K. STAFFORD REVOCABLE LIVING TRUST, DATED OCTOBER 20, 1998

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA

Case No.: 2025CA001554CAAXMA Division: Civil Judge Edward Nicholas Fifth Third Bank, National

Association Plaintiff, vs. Kurt Anthony Cioffi, et al. Defendants.

JEFFREY B. SPEAR 3807 CHINABERRY ROAD BRADENTON, FL 34208 UNITED STATES OF AMERICA UNKNOWN TRUSTEE(S) AND BENE-FICIARIES, OF THE HENRY K. STAF-FORD REVOCABLE LIVING TRUST, DATED OCTOBER 20, 1998 3807 CHINABERRY ROAD BRADENTON, FL 34208 UNITED STATES OF AMERICA and all parties claiming interest by,

CASE NO.: 2025CC003355

TARA MASTER ASSOCIATION,

INC., a Florida not-for-profit

Plaintiff, vs. DEBRA ANN BEATON, if

living, and if deceased, THE

GRANTEES, ASSIGNEES,

UNKNOWN SPOUSE, HEIRS,

BENEFICIARIES, DEVISEES,

TRUSTEES, AND ALL OTHERS

CLAIMING AN INTEREST IN THE

ESTATE OF DEBRA ANN BEATON;

et al., Defendants.
TO: DEBRA ANN BEATON, if liv-

ing, and if deceased, THE UNKNOWN

SPOUSE, HEIRS, BENEFICIARIES,

DEVISEES, GRANTEES, ASSIGN-EES, TRUSTEES, AND ALL OTHERS

CLAIMING AN INTEREST IN THE

Last Known Address: 5523 Fair Oaks St.,

YOU ARE NOTIFIED that an action

has been filed against you in the County

Court of the Twelfth Judicial Circuit, in

ESTATE OF DEBRA ANN BEATON

Bradenton, FL 34203

corporation

through, under or against Defendant(s) JEFFREY B. SPEAR AND UNKNOWN TRUSTEE(S) AND BENEFICIARIES, OF THE HENRY K. STAFFORD RE-VOCABLE LIVING TRUST, DATED OCTOBER 20, 1998, and all parties having or claiming to have any right, title or

interest in the property herein described; YOU ARE NOTIFIED that an action to foreclose a mortgage on the following described property in Manatee County, Florida:

Lot 18, River Isles, Unit 1, as per plat thereof recorded in Plat Book 16, Page 22, of the Public Records of Manatee County, Florida.

has been filed against you; and you are required to serve a copy of your written defenses, if any, to it on CRAIG P. ROGERS, Plaintiff's attorney, P. O. Box 165028, Columbus, OH 43216-5028, within thirty (30) days after the first publication of this Notice and file the original with the Clerk of this Court either before service on Plaintiff's at-torney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Com-

In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 7466151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-

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

hearing or voice impaired, call 711. WITNESS my hand and seal of this Court on the 10TH day of Oct., 2025. ANGELINA "ANGEL" COLONNESO CLERK OF THE CIRCUIT COURT MANATEE COUNTY, FLORIDA (SEAL) By: Kris Gaffney Deputy Clerk

25-014479_SCM October 17, 24, 2025 25-01940M

FIRST INSERTION

NOTICE OF ACTION and for Manatee County, Florida, for IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT foreclosure of a claim of lien and for damages, regarding the following real property in Manatee County, Florida, IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION UNIT NO. 2-C, TARA PLAN-TATION GARDENS, A CON-

DOMINIUM ACCORDING TO THE DECLARATION OF CON-DOMINIUM RECORDED IN O.R. BOOK 1432, PAGE 3375 THROUGH 3467, INCLUSIVE, OF THE PUBLIC RECORDS MANATEE COUNTY, FLORIDA.

Commonly identified as: 5523 Fair Oaks St., Bradenton, Florida

and you are required to serve a copy of your written defenses, if any, within 30 days after the first publication of this notice on Plaintiff's attorney, Kari L. Martin, whose address is 1401 8th Avenue West, Bradenton, Florida 34205, and to file the original with the Clerk of this Court, at the Manatee County Judicial Center, 1115 Manatee Avenue W., Bradenton, Florida 34205, either before service of your defenses on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief de-

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

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

hearing or voice impaired, call 711. WITNESS my hand and the seal of said Court on 10/10, 2025.

ANGELINA "ANGEL" COLONNESO CLERK OF COURT By: As Deputy Clerk October 17, 24, 2025 25-01939M

manded in the complaint of petition.

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

 ${\tt GENERAL\,JURISDICTION}$ DIVISION CASE NO. 2021CA002246AX DEUTSCHE BANK TRUST COMPANY AMERICAS AS INDENTURE TRUSTEE FOR

THE REGISTERED HOLDERS OF SAXON ASSET SECURITIES TRUST 2005-3 MORTGAGE LOAN ASSET BACKED NOTES, SERIES 2005-3. Plaintiff, vs.

THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF LORRAINE BARBER, DECEASED, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 3, 2025, and entered in 2021CA002246AX of the Circuit of the TWELETH Indicial Circuit in and for Manatee County, Florida, wherein DEUTSCHE BANK TRUST COMPANY AMERICAS AS INDENTURE TRUSTEE FOR THE

NOTICE OF ACTION -

CONSTRUCTIVE SERVICE

IN THE CIRCUIT COURT OF THE

TWELFTH HIDICIAL CIRCUIT

IN AND FOR MANATEE COUNTY,

FLORIDA

GENERAL JURISDICTION

DIVISION

CASE NO. 2025CA002250AX

Navy Federal Credit Union

The Unknown Heirs, Devisees,

Creditors, Trustees, and all other

parties claiming interest by, through,

under or against the Estate of Aaron

T. Sexton a/k/a Aaron Todd Sexton,

TO: The Unknown Heirs, Devisees,

Grantees, Assignees, Lienors, Creditors,

Trustees, and all other parties claiming

interest by, through, under or against the

Estate of Aaron T. Sexton a/k/a Aaron

YOU ARE HEREBY NOTIFIED that

an action to foreclose a mortgage on the

following property in Manatee County,

Deceased; Tarren Scott Sexton; Samuel Thomas Sexton: Sabal Bay

Grantees, Assignees, Lienors

Plaintiff, vs.

Association, Inc.

Todd Sexton, Deceased

Last Known Address: Unknown

Defendants.

Florida:

FIRST INSERTION REGISTERED HOLDERS OF SAXON

ASSET SECURITIES TRUST 2005-3 MORTGAGE LOAN ASSET BACKED NOTES, SERIES 2005-3 is the Plaintiff THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES. GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF LORRAINE BARBER, DECEASED; H. STEPHEN HILLEBRAND, ESQ; TESORO HOME FUNDING, LLC: JANET FISCHBACH; JEFF BARBER are the Defendant(s). Colonneso as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.manatee. realforeclose.com, at 11:00 AM, on November 04, 2025, the following described property as set forth in said Final Judgment, to wit: LOTS 21 AND 22, BLOCK A,

HIGHLAND PARK, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGE 75, PUBLIC RECORDS OF MANA-TEE COUNTY, FLORIDA, LY-ING AND BEING IN SECTION 27, TOWNSHIP 34 SOUTH, JGF 17 FAST

Property Address: 617 32ND ST W, BRADENTON, FL 34205 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.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated this 14 day of October, 2025.

By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 561-241-60 Facsimile: 561-997-6909 Service Email: flmail@raslg.com 20-058968 - ErS October 17, 24, 2025 25-01957M

FIRST INSERTION

UNIT NO. 3-3 OF PHASE 4, SABAL BAY, A CONDOMIN-IUM, ACCORDING TO THE DECLARATION OF CON-RECORDED DOMINIUM IN O.R. BOOK 2011, PAGE 7150, AMENDED BY FIRST AMENDMENT TO DECLA-RATION RECORDED IN O.R. BOOK 2033, PAGE 1795, AS AMENDED BY AMENDMENT TO DECLARATION RECORD-ED IN OR. BOOK 2043, PAGE 1710, AND AMENDMENTS THERETO, RECORDED IN PUBLIC RECORDS OF MANA-

TEE COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Julie York, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address is 4919 Memorial Hwy, Suite 135, Tampa, FL 33634, within thirty (30) days of the first date of publication on or before, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief de-

manded in the complaint or petition. In and for Manatee County:

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

If you are a person with a disability who needs any accommodations in or-der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. DATED on 10/13/2025.

. Angelina Colonneso As Clerk of the Court (SEAL) By Kris Gaffney As Deputy Clerk

File # 25-F02234 October 17, 24, 2025 25-01948M

SUBSEQUENT INSERTIONS

--- TAX DEEDS / PUBLIC SALES / ACTION ---

SECOND INSERTION

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

Certificate Number: 2023-4441 Tax Deed #:2025TD000169

NOTICE IS HEREBY GIVEN that JPL INVESTMENTS CORP. the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4441 Year of Issuance 2023 Description of Property UNIT 3-A SUMMER PLACE CONDO PI*57403.0050/3 Parcel ID Number 5740300503 Property Address: 5423 13TH CT E BRADENTON, FL 34203 Names in which assessed: SUMMER PLACE DEVELOPMENT CORPORATION All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee. real foreclose.com on 11/10/2025at 10:00 am, by Angelina Colonneso, Manatee County Clerk of the Courts.

25-01869M Oct. 10, 17, 24, 31, 2025

SECOND INSERTION

NOTICE OF PUBLIC SALE

Pursuant to Section 715.109, notice is

hereby given that the following prop-

erty will be offered for public sale and

will sell at public outcry to the highest

A 1984 Mobile Home, VIN

and best bidder for cash:

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED

Section 197.512 F.S. Certificate Number: 2023-4689

Tax Deed #:2025TD000171 NOTICE IS HEREBY GIVEN that CANAL SB MUNI CUST the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4689 Year of Issuance 2023 Description of Property UNIT D BLDG 5 HUNTINGTON CONDO PHASE PI#61091.5200/6 Parcel ID Number 6109152006 Property Address: 6018 28TH ST W BRADENTON, FL 34207 Names in which assessed: JOHN A SUDNIK, STEVEN D SUDNIK All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online manatee.realforeclose.com 11/10/2025 at 10:00 am, by Angelina Colonneso, Manatee County Clerk of the Courts.

Oct. 10, 17, 24, 31, 2025

25-01871M

SECOND INSERTION NOTICE OF APPLICATION

FOR TAX DEED Section 197.512 F.S.

Certificate Number: 2023-4432 Tax Deed #:2025TD000168

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, description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4432 Year of Issuance 2023 Description of Property LOT 25 BLK F CASA LOMA MOBILEHOME SUB PI#55897.1825/2 Parcel ID Number 5589718252 Property Address: 104 50TH AVENUE PLZE BRADENTON, FL 34203 Names in which assessed: HAROLD B BARRETT, PEARL BARRETT All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online manatee.realforeclose.com 11/10/2025 at 10:00 am, by Angelina Colonneso, Manatee County Clerk of the Courts.

Oct. 10, 17, 24, 31, 2025

25-01868M

SECOND INSERTION

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

Certificate Number: 2023-500 Tax Deed #:2025TD000198

NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER - SERIES 82 ALTERNA TAX CERTIFICATE FUND II LP the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-500 Year of Issuance 2023 Description of Property LOT 20 BLK N KINGSFIELD PHASE V PI#5036.2330/9 Parcel ID Number 503623309 Property Address: 12073 WARWICK CIR PARRISH, FL 34219 Names in which essed: MICHAEL SLOBODYNSKY, NATALIA SLOBODYNSKY All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com 11/10/2025 at 10:00 am, by Angelina Colonneso, Manatee County Clerk of the Courts. Oct. 10, 17, 24, 31, 2025

25-01885M

2465029AT/2465029BT and the contents therein, if any, abandoned by former tenant, Cynthia Amy Ward On October 23, 2025 at 9:30am at Royal Garden Estates Mobile Home Park. 6904 Cortez Road W. Lot 104,

Bradenton, Florida 34210. THE EDWARDS LAW FIRM, PL 500 S. Washington Boulevard, Suite 400 Sarasota, Florida 34236 Telephone: (941) 363-0110 Facsimile: (941) 952-9111 Attorney for Royal Garden Estates By: /s/ Sheryl A. Edwards SHERYL A. EDWARDS Florida Bar No. 0057495

sedwards@edwards-lawfirm.com

October 10, 17, 2025

SECOND INSERTION

NOTICE OF PUBLIC SALE Pursuant to Section 715.109, notice is hereby given that the following property will be offered for public sale and will sell at public outcry to the highest and best bidder for cash:

A 1958 Mobile Home, VIN 20913 (Title No. 8674656) and the contents therein, if any, abandoned by former tenant, John Kenneth Murphy

On October 23, 2025 at 9:15am at Royal Garden Estates Mobile Home Park, 6904 Cortez Road W. Lot 94, Bradenton, Florida 34210. THE EDWARDS LAW FIRM, PL 500 S. Washington Boulevard, Suite 400 Sarasota, Florida 34236 Telephone: (941) 363-0110 Facsimile: (941) 952-9111 Attorney for Royal Garden Estates By: /s/ Shervl A. Edwards SHERYL A. EDWARDS Florida Bar No. 0057495 sedwards@edwards-lawfirm.com October 10, 17, 2025 25-01894M

FOURTH INSERTION

25-01899M

NOTICE OF ACTION TERMINATION OF PARENTAL RIGHTS
IN THE CIRCUIT COURT OF THE

12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY CASE NO. 2023-DP-306 DIV. J IN THE INTEREST OF:

R.R.H. DOB: 9/29/2017, MINOR CHILD

TO: Russell Hill, address unknown YOU ARE HEREBY NOTIFIED that the State of Florida, Department of Children and Families, has filed a Petition to terminate your parental rights and permanently commit the following child for adoption: R.R.H. born on 9/29/2017. You are hereby commanded to appear on December 1, 2025, at 10:30 AM before the Honorable Gilbert A. Smith, Jr. at the Manatee County Judicial Center Courtroom 3A 1051 Manatee Ave. W Bradenton, Florida 34206, for an ADVISORY HEARING. FAILURE TO PERSONALLY AP-

PEAR AT THIS ADVISORY HEAR-ING CONSTITUTES CONSENT TO THE TERMINATION OF PARENTAL RIGHTS OF THIS CHILD (OR CHIL-DREN). IF YOU FAIL TO APPEAR ON THE DATE AND TIME SPECI-FIED, YOU MAY LOSE ALL LEGAL RIGHTS AS A PARENT TO THE CHILD OR CHILDREN NAMED IN THIS NOTICE.

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

WITNESS, my hand as Clerk of said Court and the Seal thereof, this 24 day of September, 2025. Angelina Colonneso

Manatee County Clerk of The Circuit Court By:/s/ C. Gaskin As Deputy Clerk

Sept. 26; Oct. 3, 10, 17, 2025 25-01811M

SECOND INSERTION

TRUSTEE'S NOTICE OF SALE Date of Sale: 11/06/2025 at 1:00 PM. Place of Sale: 1301 Barcarrota Boulevard

West, Bradenton, FL 34205-7522; In the parking area outside the main entrance. This Notice is regarding that certain timeshare interest owned by Obligor in VIA ROMA BEACH RESORT, a Condominium, located in Manatee County, Florida, as more specifically described in the Lien(s) referred to on Schedule "1" The Obligor has failed to pay when due the Assessments, Fees, and Taxes as assessed or advanced and is thereby in default of the obligation to pay such amounts as and when due Pursuant to that certain Declaration for VIA ROMA BEACH RESORT, a Condominium. Accordingly, the Via Roma Beach Resort Owner's Association, Inc., a Florida not-for-profit corporation (Association) did cause a Claim of Lien "Lien") to be recorded in the Public Records of Manatee, Florida, as described on **Schedule "1"**, thereby perfecting the lien of Assessments, Fees, and Taxes pursuant to the Declaration and sections 721.16 and 192.037 *Florida Statutes*. The Obligor and any junior lienholders have the right to cure the default and to redeem its respective interest, up to the date the trustee issues the certificate of sale, by paying in full the amounts owed as set forth on **Schedule** "1" attached hereto, which include the amount secured by each lien, per diem up to and including the day of sale, plus the estimated foreclosure costs in the amount of **\$650.00**, by delivering cash or certified funds to the Trustee. See **Schedule "1"** attached hereto for (1) the name and address of each Obligor, (2) the lien(s) reflecting the legal description of the timeshare interest, (3) the recording information for each Lien, (4) the amount secured by each Lien, and (5) the per diem amount to account for the further accrual of the amounts secured by each Lien. See Exhibit "A" attached hereto for the name and address of each Junior Interest holder, if applicable. The Association has appointed the following Trustee to conduct the trustee's sale: 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. Foreclosure HOA 154986-VR2-HOA. Schedule "1": Lien Recording Reference: Inst: 202541099255; Per Diem: \$0.00; Obligors, Notice Address, Default Amount; Richard A. Brubaker And Karen A. Brubaker, 25633 Lilac Ct Bonita Springs, Fl 34135 United States, \$2,621.52; Richard A. Brubaker And Karen A. Brubaker, 25633 Lilac Ct Bonita Springs, Fl 34135 United States, \$2,621.52; Current Trustee, Successor Trustee Of The U/A/D 12-4-96, A Revocable Living Trust And Vacation Trust, Inc. A Florida Corporation, 10092 Panama Ct Seminole, Fl 33776 United States, \$2,958.17; Marion Hudson Stucker, 57 Lone Oak Dr Eminence, Ky 40019 United States, \$2,953.17; Annie Lou Ard, 13238 Orca Sound Dr Riverview, Fl 33579 United States, \$3,805.60; Richard A. Brubaker And Karen A. Brubaker, 25633 Lilac Ct Bonita Springs, Fl 34135 United States, \$2,621.52; Richard A. Brubaker And Karen A. Brubaker, 25633 Lilac Ct Bonita Springs, Fl 34135 United States, \$1,997.02. Exhibit "A": Junior Interest Holder Name, Junior Interest Holder Address; None, N/A. October 10, 17, 2025

--- ESTATE ---

MANATEE COUNTY

SECOND INSERTION

NOTICE TO CREDITORS (summary administration)
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-0981

IN RE: ESTATE OF FRANK HUGO GIUDICI, Deceased.
TO ALL PERSONS HAVING CLAIMS

DEMANDS AGAINST THE ABOVE ESTATE: You are hereby notified that an Order of Summary Administration has been entered in the estate of FRANK H. GIUDICI, deceased, File Number 2025-CP-0981; by the Circuit Court

for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Probate Division, Bradenton, Florida 34205; that the decedent's date of death was August 26, 2024; that the total value of the estate is \$3,616.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address Janice Bouchard Giudici, individually and as Trustee of the Frank and Janice Giudici Joint Living Trust, dated January 5, 20222

4706 Pinnacle Drive, Bradenton, ALL INTERESTED PERSONS ARE

Florida 34208

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. NOTWITH-STANDING ANY OTHER APPLI-CABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

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

JANICE BOUCHARD GIUDICI **Person Giving Notice** 4706 Pinnacle Drive

Bradenton, Florida 34208 Caroline M. Tschida Attorney for Person Giving Notice Email: ctschida@barneswalker.com Secondary Email: mcarmichael@barneswalker.com Florida Bar No. 1064556 BARNES WALKER, GOETHE, PERRON, SHEA & JOHNSON, PLLC 3119 Manatee Avenue West Bradenton, Florida 34205 Telephone: (941) 741-8224 25-01911M October 10, 17, 2025

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION

File No. 412025CP002089CPAXMA IN RE: ESTATE OF GENEVA M. MALONEY,

Deceased.The administration of the estate of

GENEVA M. MALONEY, Deceased, whose date of death was June 22, 2025, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is Manatee County Judicial Center, 1051 Manatee Ave. W, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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 10. 2025

DENYS MALONEY, Personal Representative

Attorney for Personal Representative: Scott R. Bugay, Esquire Florida Bar No. 5207 2501 Hollywood Blvd. Suite 206 Hollywood, Florida 33020 Telephone: (954)767-3399 Fax: (305) 945-2905 Primary Email: Scott@srblawyers.com Secondary Email: Jennifer@srblawyers.com 25-01912M

SECOND INSERTION

SECOND INSERTION

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

File No. 2025-CP-002253-AX IN RE: ESTATE OF PAULINE CHRISTINE NADEAU, Deceased.

The administration of the estate of PAULINE CHRISTINE NADEAU, deceased, whose date of death was April 27, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

NOTICE TO CREDITORS

IN THE CIRCUIT COURT OF THE

TWELFTH JUDICIAL

CIRCUIT IN AND FOR MANATEE

COUNTY, FLORIDA

PROBATE DIVISION

File No. 2025-CP-2121

IN RE: ESTATE OF

PEGGY O. VAN GEMERT,

Deceased.The administration of the estate of

PEGGY O. VAN GEMERT, deceased,

whose date of death was June 12, 2025.

is pending in the Circuit Court for

MANATEE County, Florida, Probate

Division, the street address of which

is 1115 Manatee Avenue West, Probate

Division, Bradenton, Florida 34205

and the mailing address of which is P.O. Box 25400, Probate Division,

The names and addresses of the per-

sonal representative and the personal

representative's attorney are set forth

below. All creditors of the decedent

and other persons having claims or

demands against decedent's estate on

whom a copy of this notice is required to be served must file their claims

with this court ON OR BEFORE THE

LATER OF 3 MONTHS AFTER THE

TIME OF THE FIRST PUBLICATION

OF THIS NOTICE OR 30 DAYS AF-

TER THE DATE OF SERVICE OF A

COPY OF THIS NOTICE ON THEM.

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

file their claims with this court WITH-

IN 3 MONTHS AFTER THE DATE OF

THE FIRST PUBLICATION OF THIS

All other creditors of the decedent

Bradenton, FL 34206.

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

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

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

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

Personal Representative: David Nadeau c/o Christopher A. Likens, Esq. 1800 Second Street, Suite 971

Sarasota, FL 34236

Attorney for Personal Representative: Christopher A. Likens Florida Bar Number: 0981303 CHRISTOPHER A LIKENS, P.A. 1800 Second Street, Suite 971 Sarasota, FL 34236 Telephone: (941) 365-7838 eservice@calikens.com October 10, 17, 2025 25-01919M

The personal representative or cura-

tor has no duty to discover whether any

property held at the time of the dece-

dent's death by the decedent or the de-

cedent's surviving spouse is property to

which the Florida Uniform Disposition

of Community Property Rights at Death

Act as described in ss. 732.216-732.228,

Florida Statutes, applies, or may apply,

unless a written demand is made by a

creditor or a beneficiary as specified

under s. 732.2211, Florida Statutes. The

written demand must be filed with the

ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-

TION 733.702 WILL BE FOREVER

PERIOD SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENT'S

The date of first publication of this

Jeffrey S. Goethe

Personal Representative

3119 Manatee Avenue West

Bradenton, FL 34205

Attorney for Personal Representative

PERRON, SHEA & JOHNSON, PLLC

Email: jgoethe@barneswalker.com

DATE OF DEATH IS BARRED.

notice is: October 10, 2025.

Jeffrey S. Goethe

Florida Bar No. 0861420

3119 Manatee Avenue West

Telephone: (941) 741-8224

amonroe@barneswalker.com

October 10, 17, 2025

Bradenton, FL 34205

Secondary Email:

BARNES WALKER, GOETHE,

NOTWITHSTANDING THE TIME

SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration)
IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION Case No. 2025 CP 2274 Judge Diana Moreland IN RE: ESTATE OF AUBREY JOSEPH BLEVINS

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 Aubrey Joseph Blevins, deceased, Case No. 2025 CP 2274 by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205; that the decedent's date of death was June 15, 2025; that the total value of the estate is approximately \$57,500.00, including exempt homestead property, if any, and that the name of those to whom it has been assigned by such order is:

Melissa Mari Joseph Blevins 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 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 10, 2025.

Person Giving Notice: MELISSA MARI

8504 Starlight Loop Parrish, Florida 34219 Attorney for Person Giving Notice:: JENNIFER L. HAMEY (0123046) Jennifer L. Hamey, PA 3815 US Highway 301 N Ellenton, FL 34222 (941) 932-6217 jenniferhamey@gmail.com

October 10, 17, 2025

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY,

FLORIDA PROBATE DIVISION FILE NO. 2025 CP 001649 AX Division PROBATE IN RE: ESTATE OF DIANNE RAE RULE, ALSO KNOWN AS DIANNE LINDER

Deceased.

The administration of the estate of Dianne Rae Rule, also known as Dianne Linder, deceased, whose date of death was June 25, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Manatee County Judicial Center, 1051 Manatee Avenue West, Bradenton, Florida, 34205. The names and addresses of the personal representatives and the personal representatives attorney are set forth below.

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

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

The personal representative has no

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

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

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

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

Co-Personal Representatives: Janean Sue Linder

360 Mecca Drive Vandalia, Ohio 45377 James Ray Linder 360 Mecca Drive Vandalia, Ohio 45377

Attorney for Personal Representatives: Stacey Maloney, Esq. Attorney for Co-Personal Representatives Florida Bar Number: 1022354 The Law Office of Stacey Maloney, PLLC 1990 Main St., Ste. 750 Sarasota, FL 34236 Telephone: (941) 301-8877 E-Mail: stacey@maloneylegalfl.com October 10, 17, 2025

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-002235 IN RE: ESTATE OF JERRY E. TAYLOR Deceased.

The administration of the estate of Jerry E. Taylor, deceased, whose date of death was August 2, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, The names and add of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this

Donald Taylor

Attorney for Personal Representative: Jenny C. Hazel Attorney Florida Bar Number: 0163562 MCCRORY LAW FIRM

309 Tamiami Trail PUNTA GORDA, FL 33950 Telephone: (941) 205-1122 Fax: (941) 205-1133 E-Mail: jenny@mccrorylaw.com Secondary E-Mail: debbie@mcccrorylaw.com

by the decedent or the decedent's sur-

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

DATE OF DEATH IS BARRED.

notice is October 10, 2025. Personal Representative:

1470 Navigator Road Punta Gorda, Florida 33983

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2025CP002004AX

IN RE: ESTATE OF IVAN L. MCMILLEN, SR. A/K/A IVAN LEE MCMILLEN, SR. Deceased. The administration of the estate of Ivan

L. McMillen, Sr. a/k/a Ivan Lee McMillen, Sr., deceased, whose date of death was May 6, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which : 115 Manatee Ave W. Bradenton, Flor ida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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: Lisa M. Russey 10380 NW 52nd Street Coral Springs, Florida 33076

Attorney for Personal Representative /s/ Laura Brown Laura Brown, Attorney Florida Bar Number: 016327 SNYDER & SNYDER, P.A. 7931 Orange Drive DAVIE, FL 33328 Telephone: (954) 475-1139 Fax: (954) 475-2634 F-Mail: laura@snyderlawpa.com Secondary E - Mai1: eservice@snyderlawpa.com October 10, 17, 2025 25-01891M NOTICE TO CREDITORS

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY. FLORIDA PROBATE DIVISION

File No. 2025-CP-2052 IN RE: ESTATE OF DUANE E. VOLIVA, also known as DUANE EDWARD VOLIVA, Deceased.

The administration of the estate of DUANE E. VOLIVA, also known as DUANE EDWARD VOLIVA, deceased, whose date of death was February 25, 2024, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the street address of which is 1115 Manatee Avenue West, Probate Division Bradenton Florida $34205\,\mathrm{and}$ the mailing address of which is P.O. Box 25400, Probate Division, Bradenton, FL 34206.

The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

SECOND INSERTION 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, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor or a beneficiary as specified under s. 732,2211, Florida Statutes, The written demand must be filed with the

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH FLORIDA STATUTES SEC-TION 733 702 WILL BE FOREVER BARRED.

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

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

Daniel G. Voliva Personal Representative 8445 69th Street East

Palmetto, FL 34221 Kevin M. Collver Attorney for Personal Representative Florida Bar No. 0104450 BARNES WALKER, GOETHE, PER-RON, SHEA & JOHNSON, PLLC 3119 Manatee Avenue West Bradenton, FL 34205 Telephone: (941) 741-8224 Email: kcollver@barneswalker.com Secondary Email: swix@barneswalker.com

25-01908M

October 10, 17, 2025

PUBLISH YOUR LEGAL NOTICE

Call **941-906-9386**

and select the appropriate County name from the menu option

25-01913M

or email legal@businessobserverfl.com



--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF SALE

IN THE CIRCUIT COURT OF THE

TWELFTH JUDICIAL CIRCUIT

IN AND FOR MANATEE COUNTY,

FLORIDA

CIVIL DIVISION

CASE NUMBER: 2025 CA 001678

C. LAWTON SMITH, Trustee of the C. LAWTON SMITH REVOCABLE

LIVING TRUST u/a/d August 4,

530 12 ST, LLC, a Florida limited

liability company, and SHAWN $\ensuremath{\mathrm{T}}$.

NOTICE is hereby given pursuant to

the Final Judgment entered in the

above noted case that Angelina Col-

onneso, Clerk of the Circuit Court in

and for Manatee County, Florida, will

sell the following property in Manatee

LOT 12, BLOCK 5 OF PELOT'S

ADDITION TO BRADENTON,

ACCORDING TO THE PLAT THEREOF RECORDED IN

PLAT BOOK 1, PAGE 80, AS

AMENDED BY REVISED PLAT

OF THE EAST 1/2 OF BLOCK

5 OF PELOT'S ADDITION TO

BRADENTON, ACCORDING TO PLAT THEREOF RECORD-

ED IN PLAT BOOK 2, PAGE 65,

PUBLIC RECORDS OF MANA-

Property Address: 530 12th Street West, Bradenton, FL

manatee.realforeclose.com at 11:00

TEE COUNTY, FLORIDA.

County, Florida, described as:

KALETA, an individual.

Plaintiff, vs.

Defendants.

MANATEE COUNTY

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

CIRCUIT CIVIL DIVISION CASE NO.: 412024CA001878CAAXMA WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR IBIS HOLDINGS A TRUST Plaintiff(s), vs.

RAD DIVERSIFIED REIT INC Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on September 9, 2025 in the above-captioned action, the Clerk of Court, Angelina "Angel" Colonesso, will sell to the highest and best bidder for cash at www.manatee. realforeclose.com in accordance with Chapter 45, Florida Statutes on the 4th day of November, 2025 at 11:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

NORTH 15 FEET OF LOT 14 AND ALL OF LOT 15, BAYOU VISTA, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 4, PAGE 67, PUBLIC RECORDS MANATEE COUNTY, FLORIDA.

Property address: 1116 65th Street Northwest, Bradenton, FL

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE

TWELFTH JUDICIAL CIRCUIT

IN AND FOR MANATEE COUNTY,

FLORIDA

CASE NO.: 2025 CA 001993 CARRINGTON MORTGAGE

BENEFICIARIES, DEVISEES,

CREDITORS, TRUSTEES, AND

AN INTEREST BY, THROUGH,

UNDER, OR AGAINST THE

ESTATE OF JOYCE WATSON

ROBERSON, DECEASED; et al.,

TO: Unknown Heirs Beneficiaries, De-

visees, Surviving Spouse, Grantees, Assignee, Lienors, Creditors, Trustees, and

all other parties claiming an interest by,

through, under, or against the estate of

YOU ARE NOTIFIED that an action

to foreclose a mortgage on the following

property in Manatee County, Florida:

LOT 28, ONECO TERRACE,

ACCORDING TO THE PLAT

THEREOF RECORDED IN PLAT BOOK 11, PAGE 89, OF

THE PUBLIC RECORDS OF

MANATEE COUNTY, FLORI-

has been filed against you and you are

required to serve a copy of your written

defenses, if any, to it on ALDRIDGE

PITE, LLP, Plaintiff's attorney, at 401

W. Linton Blvd. Suite 202-B Delray

Joyce Watson Roberson, deceased

Last Known Residence: Unknown

ALL OTHER PARTIES CLAIMING

SURVIVING SPOUSE, GRANTEES.

SERVICES, LLC,

UNKNOWN HEIRS

ASSIGNEE, LIENORS,

Plaintiff, VS.

Defendant(s).

DA.

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

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

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

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

from first publication, and file the origi-

nal 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

In and for Manatee County:

If you cannot afford an attorney, contact

Gulfcoast Legal Services at (941) 746-

6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628

or www.legalaidofmanasota.org. If you

do not qualify for free legal assistance or

do not know an attorney, you may email an attorney referral service (listed in the

phone book) or contact the Florida Bar

Lawyer Referral Service at (800) 342-

If you are a person with a disability

who needs any accommodations in order to participate in this proceeding,

you are entitled, at no cost to you,

to the provision of certain assistance.

Jury Office, P.O. Box 25400, Braden-

ton, Florida 34206, (941) 741-4062, at

least seven (7) days before your sched-

uled court appearance, or immediately

upon receiving this notification if the time before the scheduled appearance

is less than seven (7) days; if you are

ANGELINA COLONNESO

As Clerk of the Court

By:/s/ Kris Gaffney

As Deputy Clerk

25-01893M

hearing or voice impaired, call 711. Dated on 10/1, 2025.

Please contact the Manatee County

petition.

8011.

34205 25-01904M ("Property" or "Real Property)" Parcel ID No. 330160000/7 At public sale, to the highest and best SECOND INSERTION bidder for cash, via the internet: www. Beach, FL 33444, on or before 30 days

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

shier's check. IF YOU ARE A PERSON CLAIM-ING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTI-TLED TO ANY REMAINING FUNDS. AFTER 60 DAYS, ONLY THE OWN-ER OF RECORD AS OF THE DATE

OF THE LIS PENDENS MAY CLAIM

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

Fla. Bar No. 0589305 1966 Hillview Street Sarasota, FL 34239 (941) 359-2604 (Telephone) arosin@rosinlawfirm.com Attorney for Plaintiff October 10, 17, 2025 25-01916M

paired, call 711. Andrew W. Rosin, Esq. Law Office of Andrew W. Rosin, P.A.

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY,

FLORIDA GENERAL JURISDICTION DIVISION

Case No. 2025CA000806AX Freedom Mortgage Corporation,

Bryce Larkin, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment Order Rescheduling Foreclosure Sale, entered in Case No. 2025CA000806AX of the Circuit Court of the TWELFTH Judicial Circuit, in and for Manatee County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and Bryce Larkin; Summerwoods Homeowners Association, Inc.; Kalaina Larkin are the Defendants, that Angelina Colonneso, Manatee County Clerk of Court will sell to the highest and best bidder for cash at, www.manatee. realforeclose.com, beginning at 11:00 AM on the 3rd day of December, 2025, the following described property as set forth in said Final

Judgment, to wit: LOT 551, SUMMERWOODS PHASES IC & ID, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 67, PAGE(S) 160 THROUGH

172, INCLUSIVE, OF THE PUBLIC RECORDS OF MANA-TEE COUNTY, FLORIDA. TAX ID: 401620959

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

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

Dated this 1st day of October, 2025. BROCK & SCOTT, PLLC Attorney for Plaintiff 4919 Memorial Hwy, Suite 135 Tampa, FL 33634 Phone: (954) 618-6955 Fax: (954) 618-6954 FLCourtDocs@brockandscott.com By /s/Justin J. Kelley Justin J. Kelley, Esq. Florida Bar No. 32106 File # 25-F00946

October 10, 17, 2025 25-01892M

FOURTH INSERTION

NOTICE OF ACTION FOR PUBLICATION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR

MANATEE COUNTY, FLORIDA Case No.: 2025 DR 2104 Division: 4

IN RE: TERMINATION OF PARENTAL RIGHTS FOR PROPOSED ADOPTION OF DALLAS RAY FOLLETT Minor Child. TO: Kylee Lauren Follett

DOB: 09/09/1999 Age: 26 Race: White Hair Color: Brown Eye Color: Brown Height: 5'7 Weight: 180 lbs

Date of Birth of minor children: 12/29/2021 Place of Birth of minor child: Sarasota

County, Florida
YOU ARE NOTIFIED that an action for JOINT PETITION GRANDPAR-ENT'S ADOPTION AND TERMINA-TION OF PARENTAL RIGHTS has been filed against you. You are required to serve a copy of your written defenses if any, to this action on Tinley M. Rudd, Esq., Petitioner's attorney, whose address is 2127 Ringling Blvd, Suite 103, Sarasota, Florida 34237, on or before

10/29/2025, and file the original with

the clerk of this court at Manatee County Courthouse, 1115 Manatee Ave W., Manatee, Florida 34205, either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the petition.
WARNING: Rule 12.285, Florida

Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanction, including dismissal or striking of pleadings.

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

DATED this 17TH day of September,

CLERK OF THE CIRCUIT COURT By:/s/ Deputy Clerk Sept. 26; Oct. 3, 10, 17, 2025

25-01774M

SECOND INSERTION

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

CASE NO.: 2023CA006592 LAKEVIEW LOAN SERVICING, Plaintiff, vs. UNKNOWN HEIRS. BENEFICIARIES, DEVISEES,

SURVIVING SPOUSE, GRANTEES, ASSIGNEE LIENORS CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY THROUGH UNDER OR AGAINST THE ESTATE OF DANIELLE SHARRE MCKNIGHT A/KIA DANIELLE MCKNIGHT, DECEASED; et al.,

Defendant (s).TO: De'Zuan Barnes Last Known Residence: 714 Magellan Dr Sarasota, FL 34243

TO: Diauja Black Last Known Residence: 714 Magellan Dr Sarasota, FL 34243 TO: Danyel Black, Jr.

Last Known Residence: 714 Magellan Dr Sarasota, FL 34243 YOU ARE NOTIFIED that an action

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

LOT 33, BLOCK 75, OF COUN-TRY CLUB ADDITION TO WHITFIELD ESTATES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 7, PAGES 82, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORI-DA.

has been filed against you and you are required to serve a copy of your written

defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 401 W. Linton Blvd. Suite 202-B Delray Beach, FL 33444, on or before 30 DAYS FROM FIRST PUB, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

In and for Manatee County:

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

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

Dated on 10/3, 2025.

ANGELINA COLONNESO As Clerk of the Court

1091-2661B Ref# 12733

By: As Deputy Clerk

October 10, 17, 2025

25-01905M

SECOND INSERTION

1133-3902B

Ref# 12727

October 10, 17, 2025

NOTICE OF SALE IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

Case No. 2024CC000447AX

BAYSHORE ON THE LAKE CONDOMINIUM APARTMENT OWNERS, INC., a Florida not for profit corporation, Plaintiff, vs.
TERRY BROSTOWIN, UNKNOWN SPOUSE OF TERRY BROSTOWIN, UNKNOWN TENANT(S),

Defendants. NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated October 2, 2025 entered in the above styled case, Case No. 2024CC000447AX of the County Court of the Twelfth Judicial Circuit in and for Manatee County, Florida, wherein BAY-SHORE ON THE LAKE CONDOMIN-IUM APARTMENT OWNERS, INC. is the Plaintiff and TERRY BROSTOWIN is the Defendant, that Angelina "Angel" Colonneso, the Clerk of the Circuit Court and Comptroller, will sell the following property, in MANATEE County, Florida, described as:

UNIT 111-B, BUILDING E, BAYSHORE ON THE LAKE CONDOMINIUM APART-MENTS, SECTION 4, ACCORDING TO THE DECLA-RATION OF CONDOMINIUM THEREOF RECORDED IN OF-FICIAL RECORD BOOK 954. PAGE 995-1015, AS AMENDED. AND AS PER PLAT THEREOF RECORDED IN CONDOMIN-IUM PLAT BOOK 9, PAGES 142 AND 143, AND AS PER PLAT THEREOF RECORDED IN CONDOMINIUM PLAT THEREOF RECORDED IN CONDOMINIUM BOOK 9, PAGE 142, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

Property Address: 4127 Heron Way #E111 Bradenton, FL 34205 at public sale, to the highest and best bidder for cash, at www.manatee. realforeclose.com, 11:00 A.M. on December 18, 2025. The highest bidder shall immediately post with the Clerk, a deposit equal to 5% of the final bid. The deposit must be cash or cashier's check payable to the Clerk of Court and will be applied to the sale price at the time of final payment. Final payment must be made on or before 5:00 p.m. of the day of the sale by cash or cashier's check.

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.

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

Dated this 3rd day of October 2025. By: ROBERT L. TODD, ESQUIRE Florida Bar No. 045091 Association Assessment Attorneys, PA 111 Second Ave NE #539 St. Petersburg, FL 33701 727-748-2435 Telephone rtodd@AssociationAA.com Service Address: attorney@ AssociationAssessmentAttorneys.com Attorneys for Plaintiff October 10, 17, 2025 25-01903M

THIRD INSERTION NOTICE OF ACTION PETITION FOR TERMINATION OF PARENTAL RIGHTS

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT. IN AND FOR MANATEE COUNTY,

FLORIDA CASE NUMBER: 2025-DR-000965AX and 2025-DR-000966AX

DIVISION: FAMILY IN THE INTEREST OF: D.S. AND R.S..

Children, NICHOLAS STUART AND CASANDREA STUART, Petitioner, AND

LINDSAY SANTAMORE AKA LINDSAY DIMASTRANTONIO,

Respondent. TO: LINDSAY SANTAMORE A/K/A LINDSAY DIMASTRANTONIO Respondent's last Known Address (as of August 13, 2025):

4440 Ironwood Circle Bradenton, Florida 34219. Telephone: (207) 502-3834

YOU ARE NOTIFIED that an action for Emergency Petition for Temporary Custody by Extended Family has been filed against you. You are required to serve a copy of your written defenses, if any, to it on:

Petitioners: NICHOLAS STUART AND CASAN-DREA STUART

Petitioners' Address: 11563 Walden Loop Parrish, FL 34219.

on or before 10/24/2025, and file the original with the Clerk of this Court at: Clerk of the Circuit Court - Manatee County Manatee County Judicial Center

1051 Manatee Ave. W.

Bradenton, FL 34205

Mailing: P.O. Box 3000,

Bradenton, FL 34206 Before service on Petitioners or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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.

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

Dated: 9/12/2025 CLERK OF THE CIRCUIT COURT

(SEAL) By: {Deputy Clerk} Oct. 3, 10, 17, 24, 2025 25-01814M

NOTICE OF ACTION

PETITION FOR TEMPORARY CUSTODY BY EXTENDED **FAMILY**

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA CASE NUMBER:

2025-DR-000965AX and 2025-DR-000966AX DIVISION: FAMILY IN THE INTEREST OF: D.S. AND R.S.,

Children, NICHOLAS STUART AND CASANDREA STUART, Petitioner,

LINDSAY SANTAMORE AKA LINDSAY DIMASTRANTONIO, Respondent.

TO: LINDSAY SANTAMORE A/K/A LINDSAY DIMASTRANTONIO Respondent's last Known Address (as of

August 13, 2025): 4440 Ironwood Circle Bradenton, Florida 34219. Telephone: (207) 502-3834

YOU ARE NOTIFIED that an action for Emergency Petition for Temporary Custody by Extended Family has been filed against you. You are required to serve a copy of your written defenses, if any, to it on:

NICHOLAS STUART AND CASAN-DREA STUART

Petitioners' Address: 11563 Walden

Loop Parrish, FL 34219. on or before 10/24/2025, and file the original with the Clerk of this Court at: Clerk of the Circuit Court - Manatee

County Manatee County Judicial Center 1051 Manatee Ave. W.

THIRD INSERTION Bradenton, FL 34205 Mailing: P.O. Box 3000, Bradenton, FL 34206

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

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. If you are a person with a disabil-

ity who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated: 9/12/2025

CLERK OF THE CIRCUIT COURT (SEAL) By:

{Deputy Clerk} Oct. 3, 10, 17, 24, 2025 25-01815M

--- TAX DEEDS ---

MANATEE COUNTY

SECOND INSERTION

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

Certificate Number: 2023-1368 Tax Deed #:2025TD000182

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

25-01884M Oct. 10, 17, 24, 31, 2025

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

Certificate Number: 2023-3928

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED

Tax Deed #:2025TD000165 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 09 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-3928 Year of Issuance 2023 Description of Property UNIT 704-L IRONWOOD TENTH ${\rm CONDO~~PI} \# 50964.1000/5~~{\rm Parcel}$ ID Number 5096410005 Property Address: 3680 IRONWOOD CIR APT 704L BRADENTON, FL 34209 Names in which assessed: JANET E WILLIAMS, JANET E WILLIAMS REV TRUST AGREEMENT DTD 10/1/2003 All of said property being in the County of Manatee, State of Florida. Unless such $\,$ certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com 11/10/2025 at 10:00 am, by Angelina Colonneso, Manatee County Clerk of

Oct. 10, 17, 24, 31, 2025

SECOND INSERTION

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

the Courts.

Oct. 10, 17, 24, 31, 2025

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

Oct. 10, 17, 24, 31, 2025

SECOND INSERTION

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

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

Oct. 10, 17, 24, 31, 2025

25-01879M

SECOND INSERTION

Section 197.512 F.S.

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

25-01873M

SECOND INSERTION

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

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

25-01872M

SECOND INSERTION

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

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

Oct. 10, 17, 24, 31, 2025 25-01867M

SECOND INSERTION NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

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

Oct. 10, 17, 24, 31, 2025

25-01875M

SECOND INSERTION

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

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

the Courts. Oct. 10, 17, 24, 31, 2025

25-01881M

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-3418

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

Oct. 10, 17, 24, 31, 2025 25-01865M

the Courts.

SECOND INSERTION

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

Certificate Number: 2023-5521 Tax Deed #:2025TD000200

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

Oct. 10, 17, 24, 31, 2025 25-01887M

SECOND INSERTION NOTICE OF APPLICATION

FOR TAX DEED Section 197.512 F.S.

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

Oct. 10, 17, 24, 31, 2025

25-01866M

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-735

Tax Deed #:2025TD000176 NOTICE IS HEREBY GIVEN that DELAWARE MASTER LLC - SERIES 09 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-735 Year of Issuance 2023 Description of Property UNIT 613, BLDG 6, TERRACE III AT LAKEWOOD NATIONAL PH 2 PI #5815.6280/9 Parcel ID Number 581562809 Property Address: 17108 VARDON TER UNIT 103 BRADENTON, FL 34211 Names in which assessed: BARBARA KING, FREDERICK ROY-KING, KRISTI KING-NELSON, KRISTI MICHELLE KING-NELSON, TRENT NELSON All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com 11/10/2025 at 10:00 am, by Angelina Colonneso, Manatee County Clerk of

the Courts. Oct. 10, 17, 24, 31, 2025

25-01878M SECOND INSERTION

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

Certificate Number: 2023-5054 Tax Deed #:2025TD000056

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2023 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-5054 Year of Issuance 2023 Description of Property LOT 16, UNIT 9, WOODS OF WHITFIELD, UNITS 8 AND 9, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 22, PAGES 12 THROUGH 14 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA PI#66502.1210/0 Parcel ID Number 6650212100 Property Address: 904 CYPRESS WOOD LN SARASOTA, FL 34243 Names in which assessed: 1 LOFTS AT MAYFAIR CONDOMINIUM, OAKS HOLDINGS 34639 LLC, ORLANDO ASSESTS ONE TRUST All of said property being in the County of Manatee, State Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com 11/10/2025 at 10:00 am, by Angelina Colonneso, Manatee County Clerk of the Courts. Oct. 10, 17, 24, 31, 2025

25-01877M

SECOND INSERTION

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

Certificate Number: 2022-3044 Tax Deed #:2025TD000179

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

Oct. 10, 17, 24, 31, 2025

SECOND INSERTION

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

Certificate Number: 2023-4824 Tax Deed #:2025TD000197 NOTICE IS HEREBY GIVEN that CERTMAX LLC the holder of the following $\operatorname{certificate}(s)$ has filed said $\operatorname{certificate}(s)$ for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4824 Year of Issuance 2023 Description of Property UNIT 102 PHASE II THE RACQUET CLUB VILLAS CLUB AMENDED PI#61482.0110/3 Parcel ID Number 6148201103 Property Address: 6102 COURTSIDE DR BRADENTON, FL 34210 Names in which assessed: VICTOR A BARBOZA All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com 11/10/2025 at 10:00 am, by Angelina Colonneso, Manatee County Clerk of the Courts. Oct. 10, 17, 24, 31, 2025

25-01883M

SECOND INSERTION NOTICE OF APPLICATION

FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-818

Tax Deed #:2025TD000201 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 85 ALTERNA TAX CERTIFICATE FUND II LP the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-818 Year of Issuance 2023 Description of Property LOT 14 UNIT 1 COUNTRY CLUB EAST AT LAKEWOOD RANCH SP OO UNIT 1 A/K/A VALDERRAMA AND UNIT 2 A/K/A LEOPARD CREEK. PI#5865.2070/9 Parcel ID Number 586520709 Property Address: 15407 HELMSDALE PL BRADENTON, FL 34202 Names in which assessed: SHAUN M STAEHLIN All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com 11/10/2025 at 10:00 am, by Angelina Colonneso, Manatee County Clerk of the Courts. Oct. 10, 17, 24, 31, 2025

25-01888M SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED

Section 197.512 F.S. Certificate Number: 2023-863

Tax Deed #:2025TD000177 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 04 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-863 Year of Issuance 2023 Description of Property LOT 14 BLK C LAKEWOOD RANCH COUNTRY CLUB VILLAGE SUBPHASE L UNITS 1 & 2 A/K/A SANDHILLS; SUBPHASE M UNITS 1 & 2 A/K/A TWIN HILLS; SUBPHASE N, UNITS 1 & 2 A/K/A PORTMARNOCK SUBPHASE O. UNITS 1 & 2 A/K/A ASHLAND, PI#5884.8125/9 Parcel ID Number 588481259 Property Address: 7004 PORTMARNOCK PL BRADENTON, FL 34202 Names in which assessed: DARLENE F PHIPPS, ROBERT J PHIPPS All of said property being in the County of Manatee, State of Florida Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com 11/10/2025 at 10:00 am, by Angelina Colonneso, Manatee County Clerk of the Courts.

Oct. 10, 17, 24, 31, 2025

25-01876M

SECOND INSERTION NOTICE OF APPLICATION

FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-4839

Tax Deed #:2025TD000173 NOTICE IS HEREBY GIVEN that SKILAC SB MUNI CUST the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4839 Year of Issuance 2023 Description of Property LOT 12 BLK H BAYSHORE GARDENS SEC NO 3 PI#61839.0000/7 Parcel ID Number 6183900007 Property Address: 6611 WELLESLEY DR BRADENTON, FL 34207 Names in which assessed: DOLORES M VASQUEZ, FREDY VENTURA All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee realforeclose com 11/10/2025 at 10:00 am, by Angelina Colonneso, Manatee County Clerk of the Courts.

Oct. 10, 17, 24, 31, 2025 25-01874M

SECOND INSERTION

NOTICE OF APPLICATION

FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-5022

Tax Deed #:2025TD000199 NOTICE IS HEREBY GIVEN that HMF FLA, LLC TESCO CUSTODIAN the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-5022 Year of Issuance 2023 Description of Property UNIT 42 C SHADYBROOK VILLAGE A CONDO PI#66177.2130/0 Parcel ID Number 6617721300 Property Address: 6875 WHITMAN CT SARASOTA, FL 34243 Names in which assessed: MICHAEL O TYLER All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com 11/10/2025 at 10:00 am, by Angelina Colonneso, Manatee County Clerk of the Courts. Oct. 10, 17, 24, 31, 2025

25-01886M

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-414

Tax Deed #:2025TD000196 NOTICE IS HEREBY GIVEN that

ATCF II DELAWARE MASTER LLC - SERIES 85 ALTERNA TAX CERTIFICATE FUND II LP the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-414 Year of Issuance 2023 Description of Property COM AT A PT ON THE W LN OF SEC 29, TWN 33 S, RNG 19 E, 420 FT S OF THE PT WHERE THE S LN OF THE PUBLIC HWY RUNNING FROM PARRISH FLA TO THE BIG SAW GRASS INTERSECTS SD W LN OF SEC 29, RUN TH N 73 $\,$ DEG 33 MIN E, 710 FT; TH S, 105 FT FOR A POB; TH CONT S, 20.85 FT; TH N 73 DEG 33 MIN E, 123.91 FT; TH S, 84.15 FT; TH N 73 DEG 33 MIN E, 86.09 FT; TH N 105 FT; TH S 73 DEG 33 MIN W, 210 FT TO POB PI#4452.0010/9 Parcel ID Number 445200109 Property Address: 7782 119TH AVE E PARRISH, FL 34219 Names in which assessed: DARLENE SIMS, JAMES SIMS All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com 11/10/2025 at 10:00 am, by Angelina Colonneso, Manatee County Clerk of the Courts.

Oct. 10, 17, 24, 31, 2025

25-01882M

--- TAX DEEDS ---

FOURTH INSERTION

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

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

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

the Courts.

25-01731M

FOURTH INSERTION

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

Certificate Number: 2023-3184 Tax Deed #:2025TD000137 NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2023 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-3184 Year of Issuance 2023 Description of Property UNIT 6124 PEBBLE SPRINGS CLUSTER III ${\rm CONDO\,AMENDED\,PI}\#37828.1550/4$ Parcel ID Number 3782815504 Property Address: 6124 7TH AVE W BRADENTON, FL 34209 Names in which assessed: CHARLES MICHAEL FANNON, KATHE TUPIN FANNON, KATHY TUPIN FANNON All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com

Colonneso, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025

10/27/2025 at 10:00 am, by Angelina

25-01742M

FOURTH INSERTION

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

Certificate Number: 2023-1622 Tax Deed #:2025TD000131 NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2023 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-1622 Year of Issuance 2023 Description of Property BEG FROM NW COR OF LOT Z. ELWOOD PARK TOWNSITE. RUN 50 FT SE ALG RD BET LOTS Z & A, TH 150 FT SW, 50 FT NW. 150 FT NE TO POB. ALSO DESC AS PER BDRY AGREEMENT AND RECIPROCAL CONVEYANCE SET OUT IN BOOK 472 P 322 AS: BEG AT THE NORTHERNMOST COR OF LOT Z OF ELWOOD PARK: RUN TH SELY ALG THE NLY BORDER OF SD LOT, A DIST OF 50 FT; RUN TH SWLY PARALLEL WITH NWLY BDRY OF SD LOT A DIST OF 150 FT, M/L TO THE SWLY BDRY OF SD LOT; RUN TH NWLY ALG THE SWLY BDRY OF SD LOT, A DIST OF 50 FT TO THE WESTERNMOST COR OF SD LOT: RUN TH NELY ALG THE NWLY BDRY OF SD LOT, A DIST OF 150 FT, M/L TO THE POB: TOGETHER WITH ELY 1/2 OF VACATED ST LINSERT & N 1/2 OF VACATED ST LYING S OF THE ABOVE DESC PARCEL. 7 (OR 1407 P 7502) PI#14243.0000/0 Parcel ID Number 1424300000 Property Address: 2220 51ST BLVD E BRADENTON, FL 34208 Names in which assessed: MCFARLAND, TISHA ELIZABETH (HESS), MERLE C QUANDT, TISHA ELIZABETH HESS MCFARLAND All of said property being in the County of Manatee, State of Florida, Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.

Angelina Colonneso, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025

com on 10/27/2025 at 10:00 am, by

25-01736M

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

Section 197.512 F.S. Certificate Number: 2023-193 Tax Deed #:2025TD000133

NOTICE IS HEREBY GIVEN that MERIDIAN TAX the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-193 Year of Issuance 2023 Description of Property LOTS 6,7 BLK 32 PLAT OF MYAKKA CITY ORB 622 PGS 495,496 PI#1840.0000/8 Parcel ID Number 184000008 Property Address: 10440 WAUCHULA RD MYAKKA CITY, FL 34251 Names in which assessed: MICHELLE BENNETT All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonneso, Manatee County Clerk of the Courts. 25-01738M

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

FOURTH INSERTION NOTICE OF APPLICATION

FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-3209

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

Sept. 26; Oct. 3, 10, 17, 2025 25-01753M

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-2719

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

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

25-01751M

FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED

Section 197.512 F.S. Certificate Number: 2023-5520

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

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

25-01734M

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-287

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

Sept. 26; Oct. 3, 10, 17, 2025 25-01752M

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

Certificate Number: 2023-2620

Tax Deed #:2025TD000134 NOTICE IS HEREBY GIVEN that SKILAC SB MUNI CUST the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-2620 Year of Issuance 2023 Description of Property LOTS 366,367,368; ALSO THE E1/2 OF VACATED ALLEY LY W OF LOT 366 WASHINGTON PARK UNITS 1, 2, 3 & 4 PI#25114.0000/0 Parcel ID Number 2511400000 Property Address: 415 29TH ST E PALMETTO, FL 34221 Names in which assessed DAVID L SIMPSON, SHERRYE SIMPSON All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s)

will be sold to the highest bidder online at manatee.realforeclose.com 10/27/2025 at 10:00 am, by Angelina Colonneso, Manatee County Clerk of

Sept. 26; Oct. 3, 10, 17, 2025 25-01739M

the Courts.

FOURTH INSERTION NOTICE OF APPLICATION

FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-1889

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

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

Clerk of the Courts.

Angelina Colonneso, Manatee County

25-01737M

FOURTH INSERTION

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

Certificate Number: 2021-3760 Tax Deed #:2025TD000130

NOTICE IS HEREBY GIVEN that CERTMAX LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2021-3760 Year of Issuance 2021 Description of Property LOT 1, ELMORE PROPERTY, LESS H/W R/W AS DESC IN OR 205/372, LOTS 2.3; LESS OR 706 P 70; SUBJ TO DRIVEWAY EASMTS DESC IN OR 999 P 7 & OR 999 P 13; ALSO LESS OR 2097/2532 DESC AS FOLLOWS: LOT 1, LESS THE S 300 FT, LOT 2, LESS THE S 300 FT & LOT 3, LESS THE S 315 FT OF THE W 160 FT & LESS THE S 300 FT OF THE E 6.5 FT OF SD LOT 3 ELMORE PROPERTY; TOGETHER WITH THE S 300 FT OF THE E 140 FT OF LOT 1, LESS THE S 18 FT OF THE E 7.3 FT FOR THE DOT R/W; THE W 1.5 FT OF THE S 300 FT OF LOT 1; THE S 300 FT OF LOT 2; THE E 6.5 FT OF THE S 300 FT OF LOT 3, PLAT OF ELMORE PROPERTY AS REC IN PB 4 PG 79A, BEING THE SAME PROPERTY DESC AS FOLLOWS: BEG AT THE NE COR OF LOT 1, ELMORE PROPERTY SUB AS REC IN PB 4 PG 79A, OF THE PRMCF; TH S 89 DEG 35 MIN 30 SEC W, ALG THE N LN OF SD SUB, 499.50 FT TO THE NW COR OF LOT 3, OF SD SUB; TH S 00 DEG 17 MIN 34 SEC E, ALG THE W LN OF SD LOT 3, A DIST OF 326.45 FT; TH N 89 DEG 31 MIN 30 SEC E, 135.00 FT; TH S 00 DEG 17 MIN 34 SEC E, 315.00 FT TO THE N R/W LN OF STATE RD 684; TH N 89 DEG 31 MIN 30 SEC E, ALG SD N R/W/L, 357.20 FT; TH N 00 17 MIN 34 SEC W, 18.00 FT; TH N 89 DEG 31 MIN 30 SEC E, 7.30 FT; TH N 00 DEG 17 MIN 34 SEC W, ALG THE E LN OF LOT 1, 622.87 FT TO THE POB; SUBJ TO EASMNT REC IN OR 706/74. PI#49280.0005/9Parcel ID Number 4928000059 Property Address: MAIN ST BRADENTON, FL 34207 Names in which assessed: TOYS R US-DELAWARE INC All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee. realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonneso, Manatee County Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025

25-01733M

FOURTH INSERTION

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

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

Clerk of the Courts. Sept. 26; Oct. 3, 10, 17, 2025

25-01743M

FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED

Section 197.512 F.S. Certificate Number: 2023-2602 Tax Deed $\#{:}2025\mathrm{TD}000156$

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

Sept. 26; Oct. 3, 10, 17, 2025 25-01750M

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-3372

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

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

25-01754M

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-2995

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

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

25-01741M

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-1937

FOURTH INSERTION

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

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

25-01749M

FOURTH INSERTION NOTICE OF APPLICATION

FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-5473

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

Sept. 26; Oct. 3, 10, 17, 2025 25-01732M

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-1461

FOURTH INSERTION

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

Sept. 26; Oct. 3, 10, 17, 2025 25-01747M

FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED

Section 197.512 F.S. Certificate Number: 2023-1898

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

Sept. 26; Oct. 3, 10, 17, 2025 25-01748M

FOURTH INSERTION NOTICE OF APPLICATION

FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-5533

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

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

25-01735M

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

MANATEE COUNTY

SECOND INSERTION

NOTICE OF PUBLIC SALE

Pursuant to Section 715.109, notice is hereby given that the following property will be offered for public sale and will sell at public outcry to the highest and best bidder for cash:

A 1979 Mobile Home, VIN D2604255A/D2604255B and the contents therein, if any, abandoned by former tenants, Dennis William Howe and Dan Lyman Matson

On October 23, 2025 at 9:00am at Seabreeze Mobile Estates, 3901 71st St. $\,$ W. Lot 116. Bradenton, Florida 34209. THE EDWARDS LAW FIRM, PL 500 S. Washington Boulevard, Suite 400

Sarasota, Florida 34236 Telephone: (941) 363-0110 Facsimile: (941) 952-9111 Attorney for Seabreeze Mobile Estates By: /s/ Sheryl A. Edwards SHERYL A. EDWARDS Florida Bar No. 0057495 sedwards@edwards-lawfirm.com

October 10, 17, 2025

SECOND INSERTION

NOTICE OF PUBLIC SALE

Pursuant to Section 715.109, notice is hereby given that the following property will be offered for public sale and will sell at public outcry to the highest and best bidder for cash:

A 1965 Mobile Home, VIN 603291 and the contents therein, if any, abandoned by former tenant, C. Irene Markwood and Raymond Ernest Markwood

On October 23, 2025 at 10:15am at Royal Garden Estates Mobile Home Park, 6904 Cortez Road W. Lot 293, Bradenton, Florida 34210. THE EDWARDS LAW FIRM, PL 500 S. Washington Boulevard, Suite 400 Sarasota, Florida 34236 Telephone: (941) 363-0110 Facsimile: (941) 952-9111 Attorney for Royal Garden Estates By: /s/ Sheryl A. Edwards SHERYL A. EDWARDS Florida Bar No. 0057495 sedwards@edwards-lawfirm.com October 10, 17, 2025 25-01896M

SECOND INSERTION

NOTICE OF PUBLIC SALE

Pursuant to Section 715.109, notice is hereby given that the following property will be offered for public sale and will sell at public outcry to the highest and best bidder for cash:

A 1968 Mobile Home, VIN A 1968 Mobile Home, VIN 153TEFDR5533 and the contents therein, if any, abandoned by former tenants, Eloise Catherine Bellantoni and Joseph Bellantoni

On October 23, 2025 at 9:45am at Royal Garden Estates Mobile Home Park, 6904 Cortez Road W. Lot 137, Bradenton, Florida 34210 THE EDWARDS LAW FIRM, PL 500 S. Washington Boulevard, Suite 400 Sarasota, Florida 34236 Telephone: (941) 363-0110 Facsimile: (941) 952-9111 Attorney for Royal Garden Estates By: /s/ Shervl A. Edwards SHERYL A. EDWARDS Florida Bar No. 0057495 sedwards@edwards-lawfirm.com October 10, 17, 2025 25-01898M

SECOND INSERTION NOTICE OF PUBLIC SALE

Pursuant to Section 715.109, notice is hereby given that the following prop-

erty will be offered for public sale and will sell at public outcry to the highest and best bidder for cash:

A 1963 Mobile Home VIN 4G2V4520F2N783R/

4G2V4520F2N783L and contents therein, if any, abandoned by former tenant, Thomas Balsama

On October 23, 2025 at 10:00am at Royal Garden Estates Mobile Home Park, 6904 Cortez Road W. Lot 276, Bradenton, Florida 34210

THE EDWARDS LAW FIRM, PL 500 S. Washington Boulevard, Suite 400 Sarasota, Florida 34236 Telephone: (941) 363-0110 Facsimile: (941) 952-9111 Attorney for Royal Garden Estates By: /s/ Shervl A. Edwards SHERYL A. EDWARDS Florida Bar No. 0057495 sedwards@edwards-lawfirm.com

October 10, 17, 2025

25-01897M

SECOND INSERTION

NOTICE OF PUBLIC SALE

Pursuant to Section 715.109, notice is hereby given that the following property will be offered for public sale and will sell at public outcry to the highest and best bidder

A 1964 Mobile Home, VIN 5107 (Title No. 1622399) and the contents therein, if any, abandoned by former tenant, Rosemary Walsh

On October 23, 2025 at 10:30am at Royal Garden Estates Mobile Home Park, 6904 Cortez Road W. Lot 272, Bradenton, Florida 34210.

THE EDWARDS LAW FIRM, PL

 $500~\mathrm{S}.$ Washington Boulevard, Suite 400~Sarasota, Florida 34236 Telephone: (941) 363-0110

Attorney for Royal Garden Estates By: /s/ Sheryl A. Edwards SHERYL A. EDWARDS Florida Bar No. 0057495 sedwards@edwards-lawfirm.com

Facsimile: (941) 952-9111

October 10, 17, 2025

25-01910M

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

25-01755M

NOTICE OF ACTION TERMINATION OF PARENTAL

25-01895M

RIGHTS IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY

CASE NO. 2025-DP-003 Div.J IN THE INTEREST OF: N.B. DOB: 12/25/2024, MINOR CHILD

TO: Tijuana Booth, address unknown YOU ARE HEREBY NOTIFIED that the State of Florida, Department of Children and Families, has filed a Petition to terminate your parental rights

and permanently commit the following child for adoption: N.B. born on 12/25/2024. You are hereby commanded to appear on October 20, 2025, at 9:00 AM before the Honorable Lon Arend at the Manatee Courthouse, Manatee County Judicial Center Courtroom 8B 1051 Manatee Ave. W Bradenton, FL 34205, for an ADVISORY HEARING.

FAILURE TO PERSONALLY AP-PEAR AT THIS ADVISORY HEAR-ING CONSTITUTES CONSENT TO THE TERMINATION OF PARENTAL RIGHTS OF THIS CHILD (OR CHIL-DREN). IF YOU FAIL TO APPEAR

ON THE DATE AND TIME SPECI-FIED, YOU MAY LOSE ALL LEGAL RIGHTS AS A PARENT TO THE CHILD OR CHILDREN NAMED IN THIS NOTICE.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or

immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS, my hand as Clerk of said Court and the Seal thereof, this 17 day of September, 2025.

Angelina M. Colonneso. Clerk of Court By:/s/ C. Hoatland Deputy Clerk Sept. 26; Oct. 3, 10, 17, 2025

FOURTH INSERTION

FOURTH INSERTION

NOTICE OF ACTION BY PUBLICATION

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

CASE NO.: 2025 CA 001559 LARRY JAMES BOWEN, Plaintiff, v. KAJAINE ESTATES, LLC, FCI LENDER SERVICES, INC. MORTGAGE ELECTRONIC

REGISTRATION SYSTEMS, INC., AND ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT TITLE, OR INTEREST IN THE PROPERTY, LOAN,

OR MORTGAGE DESCRIBED HEREIN,

TO: ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS AC-TION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT TITLE, OR INTER-EST IN THE PROPERTY, LOAN, OR MORTGAGE DESCRIBED HEREIN;

YOU ARE HEREBY notified that an action seeking to quiet title against the named Defendants and to extinguish the encumbrance through the mortgage recorded on December 7, 2004 at Official Records Instrument Number: 200441002050655 in the Public Records of Manatee County, Florida, upon the following described real property located in MANATEE County, Florida: 612 13th Ave W, Bradenton, FL

34205 Lot 8, less the West 6 feet, Block C, Subdivision of the SE $\frac{1}{4}$ of the NW $1\!\!/_{\!\!4}$ of the NE $1\!\!/_{\!\!4}$ HORTONS SUBDIVISION according to the map or plat thereof as recorded in Plat Book 1, Page 134, Public Records of Manatee County,

Florida.

And Lot 10, Block C as shown on map of the Subdivision of the SE 1/4 of NW ¼ of NE ¼ of Section 35, Township 34 South, Range 17 East, recorded in the Office of the Clerk of the Circuit Court for Manatee County, Florida in Volume 1 of Maps at Page 134. And

Lot 9, Block C as shown on map of the Subdivision of the SE ¼ of NW 1/4 of NE 1/4 of Section 35, Township 34 South, Range 17 East, recorded in the Office of the Clerk of the Circuit Court for Manatee County, Florida in Volume 1 of Maps at Page 181. PID: 4333600059

(the "Property"). has been filed against you and you are required to serve a copy of your written defenses, if any, upon Derek W. Eisemann, 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

In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or

do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.

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

WITNESS my hand and seal of this Court on this 22nd day of September,

Angelina M. Colonneso Clerk of the Circuit Court 1115 Manatee Avenue West Bradenton, Florida 34205-7803 By: As: Deputy Clerk Sept. 26; Oct. 3, 10, 17, 2025

25-01795M

SECOND INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on October 27, 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 09:30 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www. storage treasures.com, where indicated. For online lien sales, bids will be accepted until $2\ \mathrm{hours}$ after the time of the sale specified.

PUBLIC STORAGE # 22125, 2100 US Highway 301 N, Palmetto, FL 34221, (941) 212-4690 Time: 09:45 AM

Sale to be held at www.storagetreasures.com. 0005 - jones, Hunter; 0006 - Wagner, Paul Jon; 0038 - Wilson, Lindsey; 0052 Zenith Modern Homes LLC Gordon, Brianna; 0065 - Bennett, Anthony; 0066 - Wall, Tina; 0091 - Dougan, Kasey; 0109 - Pascley, Troy; 0115 - Dougan, Kasey; 0125 - Williams, Faye; 0126 - Scott, Brea; 0171 - Hendriex, Andre; 0185 - Rumph, Shawnta; 0193 - Bateman, Tracy; 0300 - CMS South Seamless Guttering Hohmann, Leo; 0429 - Chilly's Ice Cream Treats, LLC Chadwick, Laura; 0518 - Davis, Janet; 0537 - Lerner, Carl; 1006 - reid, Travion; 1041 - McNeil, Erica; 1092 - Randall, Lakenyah; 1136 - Bibbins, Shadarl; 1146 - SIMPSON-EDWARDS, DIEDREA; 2029 - muniz, Michael Lopez; 2043 - Toms, Katelyn; 2067 - Guthrie, Justin; 2095 - Miller, Nadia; 2152 - EDWARDS, DONNA ELIZABETH; 3063 - Galloway, William; 3156 - Mendoza, Maribel; 3194 - Enchautegui, Maria; 3231 - Santibanez, Virginia; 4007 - Martinez, Luis; 4036 - Bell, Dannielle; 4045 - Rojas, Bonnie; 4067 - Padro, Carmen; 4083 - Johnson, Ierico; 4093 - Larry, Dyshawn; 4117 - callaway, cortney; 4124 - Hendricks, Shanna; 4135 - Booth, Summer; 4137 - Tierney, Maria; 4146 - brown, Courtney; 4174 - Holland, Angleique

PUBLIC STORAGE # 25803, 3009 53rd Ave E, Bradenton, FL 34203, (941)

Time: 10:45 AM

Sale to be held at www.storagetreasures.com. \\

0310 - Hernandez, Gerson; 0317 - Adams, Peter; 0429 - Scott, Edward; 0442 - Duval, Daphne; 0443 - Jackson, Aaron; 0449 - sanchez, Marco; 0475 - Watkins, Crystal; 0508 - Stevenson, Quinnisha; 0543 - Louima, Rico; 0618 - Combs, Frederick; 0625 - Winans, Riley; 0627 - Aldeya, Evens; 0635 - Jenkins, Christopher; 0646 - Blueprint Mechanical Contract SUAREZ, ALEXANDER; 0660 - Lawson, James; 0706 - Gaskin, Cameron; 0724 - Huizache, Laura; 0804 - Saincilus, Anita 0825 - Wilson, Logan; 0838 - Alexander, Terrika; 0846 - Myers, Brittany; 0849 - Yacin, Charlene; 2028 - Goldschmitt, William; 2098 - Berger, Richard; 2125 -Woods-Bolte, camilla

PUBLIC STORAGE # 25948, 6801 Cortez Road W, Bradenton, FL 34210, (941) 217-7531 Time: 11:00 AM

Sale to be held at www.storagetreasures.com.

A17CC - johnson, Makia; A24 - Jennings, Thomas; C04 - Welsh, Margaret; C06 -Lindsay, John; C15 - Lewis, Tammy; C1- Douglas, Maloni; C28 - Menchaca, Miren; C45 - Lewis, Tammy; C46 - Torres Manzano, Yilda; D09 - Vahovick, Edward; D17CC - Stacy, Patric; D31CC - Stewart, Kimberly; E29CC - Erickson, Wally; F03 -Wood, Joseph; G01 - Keenan, Suzanne; G04G05 - Lauture, Philippe; G12 - Banks, Antwane; G17 - Sanchez, Jacob; G27 - King, Austin; I09CC - Sobolewski, Micheal; J14CC - Raymer, Hailey; K08 - Sumpter, Tyree; L17CC - Pittman, Christina

PUBLIC STORAGE # 27251, 920 Cortez Road W, Bradenton, FL 34207, (941) 217-7473

Time: 12:30 PM Sale to be held at www.storagetreasures.com.

A008 - Maxwell, Omari; A012 - pinto, Mary; A032 - Arline, Acacia; A067 - Maxwell, Hermeana; A068 - capwell, Nikki; A072 Deshawn, Laqulyon; A075 - Helmes, Richard; B029 - Soto, Valeria; B038 - Warner, Denise; B043 - Smith, Chanel; C033 -Blakely, Tatyana; C036 - Markes, Kristina; C039 - Sandifar, Troy; C040 - crisp, Renee; C055 - Shartle, Joan; C065 - Richardson, Khalil; C066 - green, Angel; C078 Rodriguez, Mario; C079 - roviguez, Mariano; C117 - Ward, Semaris; C127Hale, William; D002 - Hird, Victoria; D006 - Melendez, Anna; D027 - Chiyungi, Hazel; D037 - Lowe, Jamesha; D051 - BREWER, DESIREE; D068 - Arguez, Angeline; D078 - Rafferdy , Michele; E007 - Devos, Jessica; E031 - whitaker, LewisE036 -Love-Davis, Kanecia; E038 - Markes, Kristina; F027 - Duche, Lori; F047 - Angell, Destinee; G011 - Hird, Azirra; G016 - Jackson, Dallas; G020 - Cruz, Johnny De La; G028 - Sexton, Catherine; G030 - Lightner, Rhianna; G036 - Mendez Elida; G047 - Hunt, Christopher; H038 - Laycock, Charles; H045 - bain, Craineshia; H047 - MEXIRA, ROVELY; J040 - Jackson, Tarrance; J044 - Shaw, Randall; J052 Sheffield, Jonathan; K005 - Jordan, Michele; K022 - Aguilar, Irma

PUBLIC STORAGE # 27137, 6500 Manatee Ave W, Bradenton, FL 34209, (941) 867-9430 Time: 11:30 AM

Sale to be held at www.storagetreasures.com.

1213 - Page, Michael; 1438 - Freddes, Jared; 2102 - Ramiro, Samuel; 2124 - Fajardo, Jessica; 2211 - Hendricks, Jennifer 2341 - Daniels, Jelani; 2426 - Matthews, Kevin; 2510 - peterson, Vanessa; 3003 - Rey, Francisco; 3164 - McGee Jr., Roland; 3211 -Warmath, Tabatah; 3359 - Ford, John

PUBLIC STORAGE # 77875, 6015 26th St W, Bradenton, FL 34207, (941) 290-

Time: 01:00 PM Sale to be held at www.storagetreasures.com.

0222 - Foster, Michael; 0234 - Norton, Jared; 0255 - Haifley, Shannon; 0299 -Nada, Charmaine; 0321 - Castro Sanchez, Clemente; 0327 - herranz, Steve; 1072 - Mandrill, Karif; 1103 - Joseph, Papouche; 1123 - Zapata, Uriel; 2009 - Wright, Norrece; 2047 - Slitzker, Lisa; 2064 - Carden, Timothy; 2072 - Laws, Azhane; 2085 - Gonzales, Lupe; 2120 - Perez, Elizabeth; 2128 - Espinosa, Uriel; 2143 - Beoto, Alexander; 2161 - Coleman, Matilda; 2179 - Torres, Michael; 2185 - PlaceBruce; 2187 Crawford, Ashley; 2216 - DiCicco, Nick; 3042 - Bennett, James; 3073 - Brewer, Shedrea; 3161 - HovsepianAimee; 3167 - Wamsley, Donald; 3174 - Mondragon, Yesenia; 3207 - Padilla, Mariah; 3222 - Rodriguez, Janette

Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellationWe 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

25-01890M

Section 197.512 F.S.

Certificate Number: 2023-3374

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

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

FOURTH INSERTION

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

Certificate Number: 2023-2841

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

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

25-01740M

FOURTH INSERTION

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

Certificate Number: 2023-4427

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

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

25-01744M

FOURTH INSERTION

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

Certificate Number: 2023-1524 Tax Deed $\rm \#:2025TD000104$ NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES

 $06\,$ the holder of the following $\,$ certificate(s) has filed said $\,$ certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-1524 Year of Issuance 2023 Description of Property LOTS 11,12 BLK D BRADEN MANOR, AS PER THE PLAT THEREOF RECORDED IN PLAT BOOK 4, PAGE 66 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FL PI#13365.0000/2 Parcel ID Number 1336500002 Property Address: 808 24TH ST E BRADENTON, FL 34208 Names in which assessed: ANGELA LOVE, ARNETTA BUNDRAGE, BENNY BUNDRAGE, CHRISTINE HILL, ELOISE MCADAMS, GREGORY MITCHELL, HERMAN ROBINSON, HUBERT ROBINSON, J W ROBINSON, LAVONNE PRICE, MARVA J MITCHELL, MARVA JEAN MITCHELL, TANGELA LOVE, YVONNE WELCH All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 10/27/2025 at 10:00 am, by Angelina Colonneso, Manatee County Clerk of the Courts.

Sept. 26; Oct. 3, 10, 17, 2025 25-01746M

FOURTH INSERTION

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

Certificate Number: 2023-4473 Tax Deed #:2025TD000140

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

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