

**LEGAL ADVERTISEMENT****IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA**

PROBATE DIVISION

Case No. 2013-CP-002227

IN RE: The Estate of ROBERT J. VELEZ, Deceased.

**NOTICE TO CREDITORS**

The administration of the estate of ROBERT J. VELEZ deceased, whose date of death was March 24, 2012, File Number 2013-CP-002227, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. 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 served must file their claim with this court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY 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 THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED 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 the first publication of this Notice is September 6, 2013.

Personal Representative:  
LILLIAN G. VELEZ  
Personal Representative  
c/o The Yates Law Firm, P.A.  
320 West Kennedy Boulevard, Suite 600  
Tampa, Florida 33606

Attorney for Personal Representative:  
ANN-ELIZA M. TAYLOR, Esquire  
The Yates Law Firm, P.A.  
320 W. Kennedy Boulevard, Suite 600  
Tampa, Florida 33606  
(813) 254-6516  
Florida Bar No. 70852  
amtaylor@yateslawfirm.com

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**IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA**

CIVIL DIVISION

CASE NO. 2012-CC-023992-J

CARROLLWOOD VILLAGE PHASE III HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, vs.

THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, AND ASSIGNEES OF MAGNOLIA P. WILLIAMS, Deceased, LIENORS, CREDITORS AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST MAGNOLIA P. WILLIAMS, Deceased, DEBRA CETEWAYS, and UNKNOWN TENANT, Defendants.

**NOTICE OF ACTION**

TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, AND ASSIGNEES OF MAGNOLIA P. WILLIAMS, Deceased LIENORS, CREDITORS, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST MAGNOLIA P. WILLIAMS, Deceased,

**YOU ARE NOTIFIED** that an action for damages not exceeding \$15,000.00 and to foreclose a Claim of Lien on the following property in Hillsborough County, Florida:

THE SOUTH 20.33 FEET OF THE NORTH 93.99 FEET OF LOT 11, BLOCK 2, VILLAGE XVIII-UNIT II OF CARROLLWOOD VILLAGE PHASE III, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 54, PAGE 4, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA

has been filed against you, and you are required to file written defenses with the Clerk of the court and to serve a copy

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within thirty (30) days after the first date of publication on Robert L. Tankel, the attorney for Plaintiff, whose address is 1022 Main Street, Suite D, Dunedin, Florida, 34698, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs Street, Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED this 20th day of August, 2013.  
Pat Frank  
Hillsborough County  
Clerk of the Circuit Court  
By Marquita Jones  
As Deputy Clerk

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**IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA**

CIVIL DIVISION

CASE #: 12-CC-003547-K

BRANDON TRACES HOME OWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff,

vs.  
JAMES BREWER and TABITHA BREWER, husband and wife, and UNKNOWN TENANT, Defendants.

**NOTICE OF SALE PURSUANT TO CHAPTER 45**

**NOTICE IS HEREBY GIVEN** pursuant to a Final Judgment of Foreclosure dated August 20, 2013 and entered in Case No. **12-CC-003547-K**, of the County Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, wherein BRANDON TRACES HOME OWNERS ASSOCIATION, INC., is Plaintiff, and JAMES BREWER and TABITHA BREWER, are Defendant(s), The Clerk of the Court will sell to the highest bidder for cash on October 11, 2013, in an online sale at [www.hillsborough.realforeclose.com](http://www.hillsborough.realforeclose.com) beginning at 10:00 a.m., the following property as set forth in said Final Judgment, to wit:

Lot 37, Block 1, BRANDON TRACES, as per plat thereof, recorded in Plat Book 59, page 41, Public Records of Hillsborough County, Florida

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE IF ANY, OTHER THAN THE PROPERTY OWNER, AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs Street, Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated September 4, 2013  
Bryan B. Levine, Esq.  
FBN 89821  
PRIMARY E-MAIL:  
pleadings@condocollections.com  
Robert L. Tankel, P.A.  
1022 Main St., Ste. D, Dunedin, FL 34698  
(727) 736-1901 FAX (727) 736-2305  
ATTORNEY FOR PLAINTIFF

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**IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA**

CIVIL DIVISION

CASE NO.: 13-CC-10878

MANCHESTER III CONDOMINIUM ASSOCIATION, INC., Plaintiff,

vs.  
THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH,

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UNDER OR AGAINST GAIL R. MCCORD, Defendant(s).

**NOTICE OF SALE**

**NOTICE IS HEREBY GIVEN** that, pursuant to the Order of Final Judgment of Foreclosure entered in this cause on August 23, 2013, by the County Court of Hillsborough County, Florida, the property described as:

Condominium unit 279, Phase B of MANCHESTER III CONDOMINIUM, according to Declaration of Condominium as recorded in Official Records Book 6517, page 870 and Amendment to Declaration recorded in Official Records Book 6531, page 69 and according to Condominium Plat Book 14, page 38 and Amendment recorded in Condominium Plat Book 14, page 42, of the Public Records of Hillsborough County, Florida.

will be sold at public sale, to the highest and best bidder, for cash, electronically online at [www.hillsborough.realforeclose.com](http://www.hillsborough.realforeclose.com) at 10:00 A.M. on October 23, 2013.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs Street, Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Eric N. Appleton, Esquire  
Florida Bar No. 0163988  
eapleton@bushross.com  
BUSH ROSS, P.A.  
Post Office Box 3913,  
Tampa, FL 33601  
Phone: 813-224-9255  
Fax: 813-223-9620  
Attorney for Plaintiff

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**IN THE CIRCUIT CIVIL COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR HILLSBOROUGH COUNTY CIVIL DIVISION**

Case No. 2009-CA-000194 Division D  
RESIDENTIAL FORECLOSURE  
Section I

US BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE STRUCTURED ASSET SECURITIES CORPORATION MORTGAGE LOAN TRUST, 2006-NC1 Plaintiff,

vs.  
WILLIAM RAMOS, MARISOL MARTINEZ, ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES OR OTHER CLAIMANTS, BLOOMINGDALE RIDGE/BRANDON HOMEOWNERS' ASSOCIATION, INC., STATE OF FLORIDA, DEPARTMENT OF REVENUE, AND UNKNOWN TENANTS/ OWNERS, Defendants.

**NOTICE OF SALE**

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on March 25, 2013, in the Circuit Court of Hillsborough County, Florida, Pat Frank, Clerk of the Circuit Court, will sell the property situated in Hillsborough County, Florida described as:

LOT 5, BLOCK B, BLOOMINGDALE RIDGE, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 86, PAGE 59, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

and commonly known as: 6213 CRICKETHOLLOW DR, RIVERVIEW, FL 33578; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, **Sales will be held at the Hillsborough County auction website at <http://www.hillsborough.realforeclose.com>**

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com, on September 23, 2013 at 10:00 AM.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Edward B. Pritchard, Esq.  
Attorney for Plaintiff  
(813) 229-0900 x1309  
Kass Shuler, P.A.  
P.O. Box 800  
Tampa, FL 33601-0800  
ForeclosureService@kasslaw.com  
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**IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION**

File No. 13 CP 002261 Division A

IN RE: ESTATE OF ANN H. ROSS, aka Ann Hunter Ross, Deceased.

**NOTICE TO CREDITORS**

The administration of the estate of ANN H. ROSS, deceased, whose date of death was July 31, 2013; File Number 13 CP 002261, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 Twiggs Street, Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is September 13, 2013.

Signed on September 10, 2013.

Personal Representative:  
CAROLYN H. ROSS  
23 Stevens St.  
Yeronga, Queensland,  
Australia QLD 4104

Attorney for Personal Representative:  
Amelia M. Campbell  
Florida Bar No. 500331  
Fowler White Boggs P.A.  
PO Box 1438  
Tampa, FL 33601-1438  
Telephone (813) 228-7411  
Email: amelia@fowlerwhite.com  
Secondary Email: khinson@fowlerwhite.com

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**IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION**

File No. 13 CP 002354 Division A

IN RE: ESTATE OF FRANCES V. SCHOOMAKER, Deceased.

**NOTICE TO CREDITORS**

The administration of the estate of FRANCES V. SCHOOMAKER, deceased, whose date of death was February 1, 2013, File Number 13 CP 002354, is pending in the Circuit Court for Hillsbor-

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ough County, Florida, Probate Division, the address of which is 800 Twiggs Street, Tampa, FL 33602. The names and address of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is September 13, 2013.

Signed on September 10, 2013.

Personal Representative:  
PETER J. SCHOOMAKER  
2506 W. Shell Point Road  
Tampa, FL 33611

Attorney for Personal Representative:  
Matthew J. Zipay  
Florida Bar No. 0713392  
Fowler White Boggs P.A.  
PO Box 1438  
Tampa, FL 33601-1438  
Telephone (813) 228-7411  
Email: matthew.zipay@fowlerwhite.com  
Secondary Email: donna.jackson@fowlershite.com

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**IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA**

CIVIL DIVISION

CASE NO. 12-CC-033416

SOUTH BAY LAKES HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff,

vs.  
REGINALD J. WALKER, a single man, and UNKNOWN TENANT, Defendants.

**NOTICE OF ACTION**

TO: (Last Known Address)  
Reginald J. Walker, 12214 Citrus Leaf Dr., Gibsonton, FL 33534  
Unknown Tenant, 12214 Citrus Leaf Dr., Gibsonton, FL 33534

**YOU ARE NOTIFIED** that an action for damages not exceeding \$15,000.00 and to foreclose a Claim of Lien on the following property in Hillsborough County, Florida:

Lot 15, Block 1, SOUTH BAY LAKES - UNIT 1, according to the plat thereof as recorded in Plat Book 100, Page 57, of the Public Records of Hillsborough County, Florida

has been filed against you, and you are required to file written defenses with the Clerk of the court and to serve a copy within thirty (30) days after the first date of publication on Robert L. Tankel, the attorney for Plaintiff, whose address is 1022 Main Street, Suite D, Dunedin, Florida, 34698, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs Street, Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED this 22nd day of July, 2013.  
Pat Frank  
Hillsborough County  
Clerk of the Circuit Court  
By Marquita Jones  
As Deputy Clerk

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EVERY MORNING MY HUMAN SHAVES OFF HIS FACE FUR, HE'S FUNNY LIKE THAT.

-TUCK adopted 05-04-11

A PERSON IS THE BEST THING TO HAPPEN TO A SHELTER PET

Adopt a Pet Project  
theadoptapetproject.org