

PASCO COUNTY LEGAL ADVERTISEMENTS

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

Case No.: 51-2009-CA-011912-XXXX-WS
Section: J2

BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP FKA COUNTRYWIDE HOME LOANS SERVICING, LP Plaintiff,
v.
JOSE W. MURILLO; DIANA PAVON; 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, GRANTEES, OR OTHER CLAIMANTS; KEY VISTA MASTER HOMEOWNERS ASSOCIATION, INC; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR COUNTRYWIDE BANK, N.A.; AND JANE DOE N/K/A MARIA MURILLO. Defendant(s).

NOTICE OF SALE

NOTICE IS HEREBY GIVEN pursuant to an Order Setting Reschedule Sale Date on Final Judgment of Foreclosure dated January 13, 2014, entered in Civil Case No. 51-2009-CA-011912-XXXX-WS of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida, wherein the Clerk of the Circuit Court will sell to the highest bidder for cash on the 14th day of February, 2014, bidding will begin at 11:00 a.m. online via the Internet at www.pasco.realforeclose.com, relative to the following described property as set forth in the Final Judgment, to wit:

LOT 499, KEY VISTA PHASE 4, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 45, PAGES 1 THROUGH 13 INCLUSIVE, PUBLIC RECORDS OF PASCO 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.

AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated January 17, 2014

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1/24-1/31/14 2T

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

Case No.: 51-2011-CA-005906ES

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE HOME EQUITY ASSET TRUST 2006-7 HOME EQUITY PASS THROUGH CERTIFICATES, SERIES 2006-7 Plaintiff,
v.
CHARLES D. KNIPP, ET AL., Defendant(s).

NOTICE OF SALE

NOTICE IS HEREBY GIVEN pursuant to an Order of Final Summary Judgment of Foreclosure dated November 12, 2013, entered in Civil Case No. 51-2011-CA-005906ES of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida, wherein the Clerk of the Circuit Court will sell to the highest bidder for cash on the 10th day of February, 2014, bidding will begin at 11:00 a.m. online via the Internet at www.pasco.realforeclose.com, relative to the following described property as set forth in the Final Judgment, to wit:

ALL THAT CERTAIN PARCEL OF LAND SITUATE IN THE COUNTY OF PASCO, STATE OF FLORIDA BEING KNOWN AND DESIGNATED AS FOLLOWS:

LOT 32, SABLE RIDGE, PHASE 6B1, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 40, PAGE 141, OF THE PUBLIC RECORDS OF PASCO 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.

AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot ac-

commodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated January 15, 2014

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1/24-1/31/14 2T

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

Case No.: 51-2010-CA-005325-XXXX-WS
Section: J3

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE OF THE HOME EQUITY MORTGAGE LOAN ASSET-BACKED TRUST SERIES INABS 2007-B, HOME EQUITY MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES INABS 2007-B UNDER THE POOLING AND SERVICING AGREEMENT DATED JUNE 1, 2007 Plaintiff,
v.
MAUREEN MOWRY 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, GRANTEES, OR OTHER CLAIMANTS; AND CITIFINANCIAL AUTO CORPORATION. Defendant(s).

NOTICE OF SALE

NOTICE IS HEREBY GIVEN pursuant to an Order Resetting Foreclosure Sale dated January 15, 2014, entered in Civil Case No. 51-2010-CA-005325-XXXX-WS of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida, wherein the Clerk of the Circuit Court will sell to the highest bidder for cash on the 6th day of February, 2014, bidding will begin at 11:00 a.m. online via the Internet at www.pasco.realforeclose.com, relative to the following described property as set forth in the Final Judgment, to wit:

LOT 18, BLOCK 1, FLOR-A-MAR SECTION 16-B, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 9, PAGE 110, OF THE PUBLIC RECORDS OF PASCO 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.

AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated January 22, 2014

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1/24-1/31/14 2T

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

Case No.: 51-2012-CA-003410ES

Section: J4

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE OF INDYMAC RESIDENTIAL MORTGAGE-BACKED TRUST, SERIES 2005-L2, RESIDENTIAL MORTGAGE-BACKED CERTIFICATES, SERIES 2005-L2 Plaintiff,
v.

ELSA VARGHESE; KURIAN K. VARGHESE; 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, GRANTEES, OR OTHER CLAIMANTS, Defendant(s).

NOTICE OF SALE

NOTICE IS HEREBY GIVEN pursuant to an Order Setting Reschedule Sale Date dated January 13, 2014, entered in Civil Case No. 51-2012-CA-003410ES of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida, wherein the Clerk of the Circuit Court will sell to the highest bidder for cash on the 13th day of February, 2014, bidding will begin at 11:00 a.m. online via the Internet at www.pasco.realforeclose.com, relative to the following described property as set forth in the Final Judgment, to wit:

THE EAST 334.50 FEET OF THE WEST 651.00 FEET OF THE SOUTH 319.25 FEET (AS MEASURED PERPENDICULAR TO THEIR RESPEC-

TIVE LINES) OF THE NE 1/4 OF THE NW 1/4 OF SECTION 4, TOWNSHIP 26 SOUTH, RANGE 21 EAST, PASCO COUNTY, FLORIDA.

TOGETHER WITH THAT PORTION OF THE SOUTH 1/2 OF THE NW 1/4 OF SAID SECTION 4 DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF THE SE 1/4 OF THE NW 1/4 OF SAID SECTION, THENCE RUN S 89°58'08" E, 316.94 FEET ALONG THE NORTH LINE OF THE SE 1/4 OF THE NW 1/4 OF SAID SECTION 4 FOR A POINT OF BEGINNING; THENCE CONTINUE S 89°58'08" E, 334.97 FEET; THENCE RUN S 03°03'47" W, 661.82 FEET; THENCE RUN S 89°55'07" W, 335.01 FEET; THENCE RUN N 03°03'47" E, 662.48 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH AN EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER AND ACROSS THE EAST 60.00 FEET OF THE WEST 681.00 FEET OF THE NE 1/4 OF THE NW 1/4 OF SECTION 4, LESS THE NORTH 25.00 FEET THEREOF; AND LESS THE SOUTH 319.25 FEET THEREOF AND OVER AND ACROSS THE NORTH 60.00 FEET OF THE EAST 30.00 FEET OF THE WEST 681.00 FEET OF THE SOUTH 319.25 FEET OF THE NE 1/4 OF THE NW 1/4 OF SECTION 4.

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.

AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated January 24, 2014

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1/31-2/7/14 2T

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

Case No.: 51-2011-CA-002496ES

CITIMORTGAGE, INC.

Plaintiff,

v.

MONIKA MARTIN AKA MONIKA L. MARTIN; THOMAS MARTIN 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, GRANTEES, OR OTHER CLAIMANTS; CONCORD STATION COMMUNITY ASSOCIATION, INC. Defendant(s).

NOTICE OF SALE

NOTICE IS HEREBY GIVEN pursuant to an Order Setting Rescheduled Sale dated January 13, 2014, entered in Civil Case No. 51-2011-CA-002496ES of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida, wherein the Clerk of the Circuit Court will sell to the highest bidder for cash on the 13th day of February, 2014, bidding will begin at 11:00 a.m. online via the Internet at www.pasco.realforeclose.com, relative to the following described property as set forth in the Final Judgment, to wit:

LOT 4, IN BLOCK B, OF CONCORD STATION PHASE 4, UNITS A&B, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 60, PAGE 110, OF THE PUBLIC RECORDS OF PASCO 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.

AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated January 24, 2014

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1/31-2/7/14 2T

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

Case No.: 51-2009-CA-010696-XXXX-WS
Section: J2

CITIMORTGAGE, INC.

Plaintiff,

v.

GRACE V. SZABUNIA; BARBARA J. MCCORMICK; 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, GRANTEES, OR OTHER CLAIMANTS; SHADOW LAKES HOMEOWNERS' ASSOCIATION, INC.; ATIAL, LLC. Defendant(s).

NOTICE OF SALE

NOTICE IS HEREBY GIVEN pursuant to an Order on Motion Resetting Foreclosure Sale dated January 13, 2014, entered in Civil Case No. 51-2009-CA-010696-XXXX-WS of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida, wherein the Clerk of the Circuit Court will sell to the highest bidder for cash on the 17th day of February, 2014, bidding will begin at 11:00 a.m. online via the Internet at www.pasco.realforeclose.com, relative to the following described property as set forth in the Final Judgment, to wit:

LOT 16, SHADOW LAKES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 19, PAGE (S) 26 AND 7, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

LESS AND EXCEPT: THIS PORTION OF LOT 16, SHADOW LAKES, BEING PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHEAST CORNER OF LOT 15, SHADOW LAKES, AS RECORDED IN PLAT BOOK 19, PAGES 26 AND 27, INCLUSIVE, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. THENCE NORTH 89 DEGREES 59 MINUTES 03 SECONDS EAST A DISTANCE OF 12.88 FEET TO A POINT ON THE EAST BOUNDARY LINE OF LOT 16; THENCE SOUTH 12 DEGREES 07'09" EAST ALONG THE EAST BOUNDARY OF SAID LOT 16, A DISTANCE OF 281.01 FEET; THENCE NORTH 14 DEGREES 39 MINUTES 39 SECONDS WEST, A DISTANCE OF 283.99 FEET TO THE POINT OF BEGINNING.

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.

AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated January 23, 2014

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1/31-2/7/14 2T

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

Case No.: 51-2007-CA-004832-ES

Section: J4

CITIMORTGAGE, INC.

Plaintiff,

v.

JOHN F. EVANS; 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, GRANTEES, OR OTHER CLAIMANTS; SUNTRUST BANK; STATE OF FLORIDA DEPARTMENT OF REVENUE; PASCO COUNTY FLORIDA. Defendant(s).

NOTICE OF SALE

NOTICE IS HEREBY GIVEN pursuant to an Order Resetting Foreclosure Sale dated January 14, 2014, entered in Civil Case No. 51-2007-CA-004832-ES of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida, wherein the Clerk of the Circuit Court will sell to the highest bidder for cash on the 18th day of February, 2014, bidding will begin at 11:00 a.m. online via the Internet at www.pasco.realforeclose.com, relative to the following described property as set forth in the Final Judgment, to wit:

LOT 83, BLOCK 1, TURTLE LAKES UNIT TWO, ACCORDING TO THE MAP OR PLAT THEREOF RECORD-

ED IN PLAT BOOK 18, PAGE 71, OF THE PUBLIC RECORDS OF PASCO 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.

AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated January 28, 2014

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1/31-2/7/14 2T

IN THE COUNTY COURT IN AND FOR PASCO COUNTY, FLORIDA

COUNTY CIVIL DIVISION

CASE NO.: 51-2013-CC-1574-ES

IVY LAKE ESTATES ASSOCIATION, INC., Plaintiff,

vs.

ROBERT H. DURHAM AND WILLENE DURHAM, Defendants.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Order of Final Judgment of Foreclosure entered in this cause on January 24, 2014 by the County Court of Pasco County, Florida, the property described as:

Lot 20, Block 14, IVY LAKE ESTATES PARCEL TWO PHASE TWO, according to the map or plat thereof as recorded in Plat Book 47, Pages 37-39, of the Public Records of Pasco County, Florida.

will be sold at public sale, to the highest and best bidder, for cash, at 11:00 A.M., at www.pasco.realforeclose.com on March 26, 2014.

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.

In accordance with the Americans With Disabilities Act, persons in need of a special accommodation to participate in this proceeding shall, within seven (7) days prior to any proceeding, contact the Administrative Office of the Court, Pasco County, 7530 Little Road, Suite 106, New Port Richey, FL 34654, Telephone (727) 847-8199, via Florida Relay Service.

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1/31-2/7/14 2T

IN THE COUNTY COURT IN AND FOR PASCO COUNTY, FLORIDA

COUNTY CIVIL DIVISION

CASE NO.: 51-2013-CC-002488-ES

IVY LAKE ESTATES ASSOCIATION, INC., Plaintiff,

vs.

THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANT CLAIMING BY, THROUGH, UNDER OR AGAINST RONALD HARRISON, DECEASED, Defendants.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Order of Final Judgment of Foreclosure entered in this cause on January 22, 2014 by the County Court of Pasco County, Florida, the property described as:

Lot 1, Block 6, IVY LAKE ESTATES – PARCEL ONE – PHASE ONE, as per plat thereof, recorded in Plat Book 44, Page 14, of the Public Records of PASCO County, Florida.

will be sold at public sale, to the highest and best bidder, for cash, at 11:00 A.M., at www.pasco.realforeclose.com on February 26, 2014.

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.

In accordance with the Americans With Disabilities Act, persons in need of a special accommodation to participate in this proceeding shall, within seven (7) days prior to any proceeding, contact the Administrative Office of the Court, Pasco County, 7530 Little Road, Suite 106, New Port Richey, FL 34654, Telephone (727) 847-8199, via Florida Relay Service.

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