

CITRUS COUNTY IN THE CIRCUIT COURT FOR CITRUS COUNTY, FLORIDA PROBATE DIVISION File No. 2026 CP 000511 A IN RE: ESTATE OF LEONA ANN MAJORS Deceased. NOTICE TO CREDITORS The administration of the estate of LE- ONA ANN MAJORS, deceased, whose date of death was February 20, 2026; File Number 2026 CP 000511 A , is pend- ing in the Circuit Court for Citrus County, Florida, Probate Division, the address of which is 110 N. Apopka Ave., Inverness, FL 34450. The names and addresses of the personal representative and the per- sonal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or 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 NO- TICE 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 PUB- LICATION 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 PE- RIOD 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 July 3, 2026. Personal Representative: DEBORAH LYNN FRASIER F/K/A DEBORAH LYNN MUSGRAVE 149 S. Brentwood Drive Colorado Springs, CO 80910 Personal Representative's Attorneys: Derek B. Alvarez, Esq. - FBN 114278 DBA@GendersAlvarez.com Anthony F. Diecidue, Esq. - FBN 146528 AFD@GendersAlvarez.com Whitney C. Miranda, Esq. - FBN 65928 WCM@GendersAlvarez.com GENDERS♦ALVAREZ♦DIECIDUE, P.A. 2307 W. Cleveland Street Tampa, FL 33609 Phone:(813) 254-4744 Fax:(813) 254-5222 Eservice for all attorneys listed above: GADeservice@GendersAlvarez.com 7/3-7/10/26LG 2T ----- IN THE CIRCUIT COURT FOR THE FIFTH JUDICIAL CIRCUIT IN AND FOR CITRUS COUNTY, FLORIDA PROBATE DIVISION CASE NO.: 2025 CP 001063 A IN RE: THE ESTATE OF NANCY SUE SCHILLING, Deceased. NOTICE TO CREDITORS TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ES- TATE: You are hereby notified that an Amend- ed Order of Summary Administration has been entered in the estate of NANCY SUE SCHILLING, deceased, File Number: 2025 CP 001063 A by the Circuit Court for Cit- rus County, Florida, Probate Division, the address of which is 110 N. Apopka Ave- nue, Inverness, Florida 34450, that the decedent's date of death was January 5, 2025; that the total value of the estate is \$48,073.61 and that the names and ad- dresses of those to whom it has been as- signed by such order are: Carie L. Ware 15517 Murcott Harvest Loop, Winter Garden, FL 34787 Casey L. Knowles 2974 Mikris Drive East, Jacksonville, FL 32225 ALL INTERESTED PERSONS ARE NO- TIFIED 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 pay- ment was made in the Amended Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOT- WITHSTANDING ANY OTHER APPLICA- BLE 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 July 3, 2026. Petitioner: Carie L. Ware 15517 Murcott Harvest Loop Winter Garden, FL 34787 Attorney for Petitioner: Melissa Escoffery, Esquire Florida Bar No.: 1010956 KM LEGAL PLLC 235 N. Westmonte Drive Altamonte Springs, FL 32714 Telephone: 561-453-1628 Email: kmlegalpllc@outlook.com 7/3-7/10/26LG 2T ----- IN THE COUNTY COURT IN AND FOR CITRUS COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2026 CC 000542 A CYPRESS VILLAGE PROPERTY OWNERS ASSOCIATION, INC., Plaintiff, vs. CHARLES KNOBLAUCH and TAMYRA FERNANDES, Defendants. NOTICE OF ACTION TO: CHARLES KNOBLAUCH and TAMYRA FERNANDES 25 Waxmyrtle Court Homosassa, FL 34446 CITRUS COUNTY YOU ARE NOTIFIED of an action to foreclose a lien on the following property in Citrus County, Florida: Lot 24, Block B-97, SUGARMILL WOODS CYPRESS VILLAGE, ac- cording to the plat thereof as recorded in Plat Book 9, Pages 86 through 150, Plat Book 10, Pages 1 through 150, and Plat Book 11, Pages 1 through 16, Public Records of Citrus County, Florida; as amended in Plat Book 9, Page 87-A, Public Records of Citrus County, Florida. A lawsuit has been filed against you and you are required to serve a copy of your written defenses, if any, 30 days after the first publication of this Notice of Action, on Katherine Martinez, Plaintiff's Attorney, whose address is P.O. Box 3913, Tampa, Florida 33601, and file the original with this Court either before service on Plaintiff's attorney or immediately thereafter; other- wise a default will be entered against you for the relief demanded in the Complaint or petition. This notice shall be published once each week for two consecutive weeks in La Gaceta newspaper. ATTN: If you are a person with a disabili- ty who needs any accommodation in order to participate in this proceeding, you are entitled to, at no cost to you, to the pro- vision of certain assistance. Please contact the ADA Coordinator at the Office of the Trial Court Administrator, Citrus County Courthouse, 110 North Apopka Avenue, Inverness, Florida 34450, Telephone (352) 341-6700, 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 7 (seven) days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of this Court on this 23rd day of June, 2026. Traci Perry Clerk of the Circuit Court & Comptroller By /s/ Amy Holmes Deputy Clerk Katherine Martinez, Esq. BUSH ROSS, P.A. P.O. Box 3913, Tampa, FL 33601 Telephone: (813) 204-6492 Counsel for Plaintiff BJR File: 013241.00089 7/3-7/10/26LG 2T ----- IN THE COUNTY COURT OF THE FIFTH JUDICIAL CIRCUIT IN AND FOR CITRUS COUNTY, STATE OF FLORIDA Case No.: 2025-CC-000089 PINE RIDGE PROPERTY OWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, v. BLANCA D. SANCHEZ, Defendant(s). NOTICE OF ONLINE SALE NOTICE IS HEREBY GIVEN that, pur- suant to the Final Judgment of Foreclos- ure in this cause, in the County Court of Citrus County, Florida, the Citrus Clerk of Court will sell all the property situated in Citrus County, Florida described as: Lot 8, of Block 52, of PINE RIDGE UNIT THREE, a Subdivision, accord- ing to the Plat thereof, as recorded in Plat Book 8, at Pages 51 through 67, of the Public Records of Citrus Coun- ty, Florida. Property Address: 2953 W. Rosehill Place, Beverly Hills, FL 34465 at public sale to the highest bidder for cash, except as set forth hereinafter, on Thursday, August 20, 2026 at 10:00 a.m. at www.citrus.realforeclose.com in accordance with Chapter 45, Florida Statutes. 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 par- ticipate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coor- dinator at the Office of the Trial Court Ad- ministrator, Citrus County Courthouse, 110 N. Apopka Avenue, Inverness, FL 34450, (352) 341-6700, at least seven (7) days before your scheduled court appearance or immediately upon receiving this noti- fication if the time before the scheduled ap- pearance is less than seven days; if you are hearing or voice impaired, call 711. Dated this 18th day of June, 2026. /s/ Jessica C. Burley JESSICA C. BURLEY, ESQ. David J. Lopez, P.A. PO Box 172717, Tampa, FL 33672-0717 Phone: (813) 229-0160 Fax: (813) 229-0165 Florida Bar No. 85801 jessica@davidlopezpa.com Attorney for Plaintiff 6/26-7/3/26LG 2T ----- IN THE CIRCUIT COURT OF THE FIFTH JUDICIAL CIRCUIT IN AND FOR CITRUS COUNTY, FLORIDA CASE NO.: 2026 CA 000357 A CARLO FINANCIAL SOFTWARE TECHNOLOGY LLC, Plaintiff, v. WILBUR RODRIGUEZ, ESTATE OF WILBUR RODRIGUEZ, UNKNOWN HEIRS OF WILBUR RODRIGUEZ and UNKNOWN SPOUSE OF WILBUR RODRIGUEZ, Defendant NOTICE OF ACTION TO: WILBUR RODRIGUEZ C/O NEW VISTA PROPERTIES, INC. 15500 New Barn Road, Ste 100 Miami Lakes, Florida 33014 ESTATE OF WILBUR RODRIGUEZ C/O NEW VISTA PROPERTIES, INC. 15500 New Barn Road, Ste 100 Miami Lakes, Florida 33014 UNKNOWN HEIRS OF WILBUR RODRIGUEZ C/O NEW VISTA PROPERTIES, INC. 15500 New Barn Road, Ste 100 Miami Lakes, Florida 33014 UNKNOWN SPOUSE OF CITRUS COUNTY WILBUR RODRIGUEZ C/O NEW VISTA PROPERTIES, INC. 15500 New Barn Road, Ste 100 Miami Lakes, Florida 33014 YOU ARE NOTIFIED that an action to quiet title on the following property in Cit- rus County, Florida THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN CIT- RUS COUNTY, FLORIDA, TO WIT: CITRUS SPRINGS UNIT 23 PB 7 PG 115 LOT 10 BLK 1732. has been filed against you and that you are required to serve a copy of your writ- ten defenses, if any, to it on The Law Of- fice of C.W. Wickersham, Jr., P.A., Plain- tiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, not less than 28 days of the first date of publication of this Notice, and file the original with the Clerk of this Court, at 110 N. Apopka Ave, #101, Inverness, Florida 34450 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint. If you are a person with a disability who needs any accommodation in order to par- ticipate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coor- dinator at the Office of the Trial Court Ad- ministrator, Citrus County Courthouse, 110 N Apopka Avenue, Inverness, FL 34450, (352) 341-6700, at least seven (7) days be- fore your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appear- ance is less than seven days; if you are hearing or voice impaired, call 711. DATED this 10th day of June 2026 Angela Vick Clerk of the Circuit Court By: /s/ As Deputy Clerk Christopher Wickersham, Jr. 6/19-7/10/26LG 4T ----- IN THE CIRCUIT COURT FOR CITRUS COUNTY, FLORIDA PROBATE DIVISION File No. 2026-CP-000406A IN RE ESTATE OF MONTGOMERY WEADEL Deceased. NOTICE OF ACTION TO: DONALD BLOWERS YOU ARE NOTIFIED that Petition for Administration has been filed in this court. You are required to serve a copy of your written defenses, if any, on petitioner's at- torney, whose name and address are: Andrew J. Oram, 308 Avenue G SW STE 209, Winter Haven, FL 33880 Within 30 days of the 1st publication date, and to file the original of the written de- fenses with the clerk of this court either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or order for the relief demanded, without fur- ther notice. Signed on this 3rd day of June, 2026 /s/ Sonia Prylepa Deputy Clerk of Court Oram Law, PLLC 6/12-7/3/26 4T ----- HERNANDO COUNTY ----- IN THE CIRCUIT COURT OF THE FIFTH JUDICIAL CIRCUIT, IN AND FOR HERNANDO COUNTY, FLORIDA PROBATE DIVISION REF NO. 26000822CPAXMX IN RE: ESTATE OF: BARBARA ANN DETORO, Deceased. NOTICE TO CREDITORS The administration of the estate of Bar- bara Ann Detoro, deceased, whose date of death was June 1, 2026, is pending in the Circuit Court for Hernando County, Florida, Probate Division, the address of which is 20 North Main Street, Room 262, Brooksville, FL 34601. 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 de- cedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216- 732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUB- LICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORI- DA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERI- ODS 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 July 3, 2026. Personal Representative: /s/ Michael Anthony 3970 Round Table Court Land O Lakes, FL 34638 HERNANDO COUNTY Attorney for Personal Representative: /s/ Fernando Ramos Attorney Florida Bar Number: 1002559 North South Law Group 16703 Early Riser Avenue Land O Lakes, FL 34638 Telephone: (813) 448-2102 E-Mail: f Ramos@northsouthlaw.com 7/3-7/10/26LG 2T ----- Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource permit application number 937095 from Amprop General Investments GL. Application re- ceived: March 13th, 2026. Proposed activ- ity: In phase one, we propose to clear the site and provide master infrastructure for the overall development. This includes but is not limited to, access roads, stormwater ponds, grading, etc. Project name: Glen Lakes East. Project size: 18.83 Ac MOL. Location: Section 13, Township 22, Range 17, in Hernando County. Outstanding Florida Water: no. Aquatic preserve: no. The application is available for public inspec- tion Monday through Friday at 2379 Broad Street, Brooksville, FL. Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the date of this notice. If you wish to be notified of intended agen- cy action or an opportunity to request an administrative hearing regarding the ap- plication, you must send a written request referencing the permit application number to the Southwest Florida Water Manage- ment District, Regulation Performance Management Department, 2379 Broad Street, Brooksville, FL 34604-6899 or sub- mit your request through the District's web- site at www.watmatters.org. The District does not discriminate based on disability. Anyone requiring accommodation under the ADA should contact the Regulation Performance Management Department at (352)796-7211 or 1(800)423-1476, TDD only 1(800)231-6103. 7/3/26LG 1T ----- IN THE CIRCUIT COURT FOR HERNANDO COUNTY, FLORIDA PROBATE DIVISION File No. 35-2026-CP-0532 IN RE: ESTATE OF CHAZ ELLIOTT WHIGHAM Deceased. NOTICE TO CREDITORS The administration of the estate of CHAZ ELLIOTT WHIGHAM, deceased, whose date of death was April 3, 2026, is pending in the Circuit Court for Hernando County, Florida, Probate Division, the address of which is 20 N. Main St., Brooksville, FL 34601. The names and addresses of the personal representative and the person- al 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 PUBLI- CATION 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 PUB- LICATION 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 de- cedent or the decedent's surviving spouse is property to which the Florida Unifohn 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 PERI- ODS 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 July 3, 2026. Personal Representative: /s/ Holly Whigham HOLLY WHIGHAM 3177 Sunnysill Drive Brooksville, Florida 34602 Attorney for Personal Representative: /s/ Lori Vella LORI VELLA, ESQ. Florida Bar Number: 356440 Law Office of Lori Vella, PLLC 14502 N. Dale Mabry Hwy., Suite 200 Tampa, Florida 33618 Telephone: (888) 778-0063 E-Mail: attorneylori@lorivella.com 7/3-7/10/26LG 2T ----- IN THE COUNTY COURT OF THE FIFTH JUDICIAL CIRCUIT IN AND FOR HERNANDO COUNTY, FLORIDA PROBATE DIVISION Case Number: 26000608CPAXMX IN RE: ESTATE OF KAREN F. SCHRADER, Deceased. NOTICE TO CREDITORS The administration of the estate of KAR- EN F SCHRADER, deceased, whose date of death was February 2, 2026, is pending in the Circuit Court for Hernando County, Florida, Probate Division, the address of which is 20 N. Main Street, Brooksville FL 34601. The names and addresses of the personal representative and the person- al 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 HERNANDO COUNTY AFTER THE TIME OF THE FIRST PUBLI- CATION 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 PUB- LICATION 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 surviv- ing spouse is property to which the Florida Uniform Disposition of Community Prop- erty Rights at Death Act as described in ss. 732.216-732.228, applies, or may ap- ply, unless a written demand is made by a creditor as specified under s.732.2211, Florida Statutes. ALL CLAIMS NOT FILED WITHIN THE TIME PERIOD SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERI- ODS 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 July 3, 2026. Personal Representative: Wayne E. Schrader 692 10th Ave South St. Petersburg, FL 33701 Attorney for Personal Representative: Douglas G. Jackson, Esq. Florida Bar Number: 98591 The Law Firm of Douglas G. Jackson, P.A. P.O. Box 13596 St. Petersburg, FL 33733 Telephone: 800-704-6045 Fax: 727-614-8445 djackson@getyourlegalaction.com sbechtel@getyourlegalaction.com 7/3-7/10/26LG 2T ----- IN THE COUNTY COURT OF THE FIFTH JUDICIAL CIRCUIT IN AND FOR HERNANDO COUNTY, FLORIDA CIVIL DIVISION CASE NO: 26000720CC DEERFIELD HOMEOWNERS' ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. MATTHEW STEVEN SCUMACI and MALORY LYNN BALOUN, husband and wife and UNKNOWN TENANT, Defendants. NOTICE OF ACTION STATE OF FLORIDA TO: MATTHEW STEVEN SCUMACI and MALORY LYNN BALOUN, and all parties having or claiming to have any right, title, or interest to the property described below, whose residence address is UNKNOWN. YOU ARE NOTIFIED that an action to foreclose a Claim of Lien on the following property in Hernando County, Florida: Lot 3, Deerfield Estates, Phases 3 And 4 Being A Replat Of Phase 2, Unit - 1 And A Replat Of A Portion Of Quail Meadows, Phase 1, according to the map or plat thereof, as recorded in Plat Book 36, Page(s) 7 and 8, of the Public Records of Hernando County, Florida. has been filed against you and you are re- quired to file your written defenses, if any, with the Clerk of the above Court and to serve a copy within thirty (30) days after the first publication of this Notice of Action on: SCOTT B. TANKEL, Esquire, Plaintiff's attorney, whose address is: 1022 Main Street, Suite D, Dunedin, FL 34698, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a de- fault will be entered against you for the re- lief demanded in the Complaint or Petition. In accordance with the Americans with Disabilities Act, persons needing special accommodations to participate in this pro- ceeding should contact the A.D.A. coordi- nator not later than seven (7) days prior to the proceeding at (352) 754-4402. If hear- ing impaired (TDD), call 1-800-955-8771, or if voice impaired (V), call1-800-955- 8770 for the assistance of Florida Relay Services. DATED on this 26th day of June, 2026 Doug Chorvat Jr. Clerk of the Circuit Court By: s/ Illegible Deputy Clerk 7/3-7/10/26LG 2T ----- IN THE CIRCUIT COURT OF THE STATE OF FLORIDA, IN AND FOR HERNANDO COUNTY Case No.: 26-000574-CP IN RE: ESTATE OF NANCY R. EISENLOHR, Deceased. NOTICE TO CREDITORS The administration of the estate of NAN- CY R. EISENLOHR, deceased, whose date of death was September 22, 2025, and whose social security number is XXX- XX-8054, is pending in the Circuit Court for Hernando County, Florida, Probate Division, the address of which is 7525 For- est Oaks Blvd, Spring Hill, FL 34606. The names and addresses of the personal rep- resentative and the personal representa- tive'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 NO- TICE 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 PUB- LICATION OF THIS NOTICE. (Continued on next page)

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HILLSBOROUGH COUNTY and entered in Case No. 292025CA-005959A001HC of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS INDENTURE TRUSTEE FOR CIM TRUST 2021-R5 is the Plaintiff and BEVERLY ANN GARY-PATTERSON A/K/A BEVERLY PATTERSON N/K/A BEVERLY ANN GARY A/K/A BEVERLY A. GARY A/K/A BEVERLY GARY, now deceased, AND LASCELLE PATTERSON, the Defendants. Victor D. Crist, Clerk of the Circuit Court in and for Hillsborough County, Florida will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com , the Clerk's website for on-line auctions at 10:00 a.m. on August 17, 2026 , the following described property as set forth in said Order of Final Judgment, to wit: ALL THAT CERTAIN LAND SITUATE IN HILLSBOROUGH COUNTY, FLORIDA, VIZ: THE EAST 33 FEET OF LOT 3 AND THE WEST 19 FEET OF LOT 4, BLOCK 5 OF JJ HOLLOMAN'S ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGE 72, AND PLAT BOOK 8, PAGE 9, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.	HILLSBOROUGH COUNTY If you are a person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens, you must file a claim with the clerk of court before or no later than the date that the clerk reports the surplus as unclaimed. If you fail to file a timely claim, you will not be entitled to any remaining funds. After the funds are reported as unclaimed, only the owner of the record as of the date of the lis pendens may claim the surplus. If the sale is set aside, the Purchaser may be entitled to only a return of the sale deposit less any applicable fees and costs and shall have no further recourse against the Mortgagor, Mortgagee or the Mortgagee's Attorney. 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, Hillsborough County, County Center, 13th Floor, 601 E. Kennedy Blvd., Tampa, FL 33602, Telephone (813) 276-8100, via Florida Relay Service. DATED at Hillsborough County, Florida, this 29th day of June, 2026. RUBIN LUBLIN, LLC Attorney for Plaintiff	HILLSBOROUGH COUNTY 2313 W. Violet St. Tampa, Florida 33603 Telephone: (813) 656-8801 Fax: (813) 656-8802 flemailservice@rlselaw.com By: /s/ Brittany L. Harvey Brittany L. Harvey, Esq. Florida Bar No. 124795 JS0120/25-F001255 7/3-7/10/26LG 2T ----- IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-001577 Division A IN RE: ESTATE OF SYDNEY JOSEPH NETTLES, aka SYDNEY J. NETTLES, Deceased. NOTICE TO CREDITORS The administration of the estate of SYDNEY JOSEPH NETTLES, aka SYDNEY J. NETTLES, deceased, whose date of death was December 8, 2025, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs St., 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. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF	HILLSBOROUGH COUNTY DEATH IS BARRED. The date of first publication of this notice is July 3, 2026. Personal Representative: /s/ Richard T. Pettitt RICHARD T. PETITT 4622 W. Tennyson Avenue Tampa, Florida 33629 Attorney for Personal Representative: /s/ Christopher R. Dingman CHRISTOPHER R. DINGMAN Florida Bar Number: 103280 JOHNSON POPE BOKOR RUPPEL & BURNS, LLP 400 N. Ashley Drive, Suite 3100 Tampa, Florida 33602 Telephone: (813) 225-2500 Fax: (813) 223-7118 Primary E-Mail: christopherd@jpfirm.com Secondary E-Mail: larkins@jpfirm.com Secondary E-Mail: jcason@jpfirm.com 7/3-7/10/26LG 2T ----- IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 26-CC-018947 STONE CREEK POINTE CONDOMINIUM ASSOCIATION, INC., Plaintiff, vs. NATANLIE PEREZ ALLEN, Defendant. NOTICE OF ACTION TO: NATANLIE PEREZ ALLEN 13285 Arbor Pointe Circle, Unit 103 Tampa, FL 33617 YOU ARE NOTIFIED of an action to foreclose a lien on the following property in Hillsborough County, Florida: Unit 124, STONE CREEK POINTE, A CONDOMINIUM, together with an undivided interest in the common elements, according to the Declaration of Condominium recorded in Official Records Book 16456, Page(s) 1585, and all amendments thereto, of the Public Records of Hillsborough County, Florida. A lawsuit has been filed against you and you are required to serve a copy of your written defenses, if any, on or before 7/31/2026 or 30 days after the first publication of this Notice of Action, on Katherine Martinez, Plaintiff's Attorney, whose address is P.O. Box 3913, Tampa, Florida 33601, and file the original with 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. This notice shall be published once each week for two consecutive weeks in La Gaceta. ATTN: If you are a person with a disabili-	HILLSBOROUGH COUNTY ity who needs any accommodation in order to participate in this proceeding, you are entitled to, 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, FL 33602, 813.272.7040, 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 7 (seven) days; If you are hearing or voice impaired, call 711. WITNESS my hand and the seal of this Court on this 25th day of June, 2026. Victor D. Crist, Clerk of Court Hillsborough County Courthouse 800 E. Twiggs St., Tampa, FL 33602 By: /s/ Jennifer Taylor Deputy Clerk Katherine Martinez, Esq. BUSH ROSS, P.A. P.O. Box 3913, Tampa, FL 33601 Telephone: (813) 204-6492 Counsel for Plaintiff BJR File: 012076.00092 7/3-7/10/26LG 2T ----- IN THE CIRCUIT COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION B Case No. 26-CP-000655

NOTICE OF PUBLIC HEARING

A public hearing will be held by the Zoning Hearing Master, pursuant to Hillsborough County Ordinance 92-05, beginning at 6:00 p.m., **July 20, 2026**, at the Board Room, 2nd floor of the County Center, 601 E. Kennedy Blvd., Tampa, FL 33602 to hear the following requests. **Virtual participation in this public hearing is available through communications media technology, as described below.**

Copies of the applications, department reports and legal descriptions are available for public inspection in a master file maintained by the Development Services Department, the Board of County Commissioners and the Clerk of the Board of County Commissioners. All interested persons wishing to submit testimony or other evidence in this matter must submit same to the Hearing Master at the public hearing before him/her. The recommendation of the Zoning Hearing Master will be filed with the Clerk within fifteen (15) working days after the conclusion of the public hearing.

Virtual Participation Option: Hillsborough County is making it possible for interested parties to participate in this public hearing by means of communications media technology. **In order to participate virtually, you must have access to a communications media device (such as a tablet or a computer equipped with a camera and microphone) that will enable you to be seen (video) and heard (audio) by the Zoning Hearing Master during the public hearing.** Additionally, should you opt to participate virtually in this public hearing, you will be able to provide oral testimony to the Zoning Hearing Master, but you will be unable to submit documentary evidence during the public hearing. Therefore, if you opt to participate virtually in this public hearing, you must submit any documentary evidence you wish to be considered by the Zoning Hearing Master to the staff of the Development Services Department at least two business days prior to the Zoning Hearing Master hearing.

Anyone who wishes to participate virtually in this public hearing will be able to do so by completing the online Public Comment Signup Form found at: HCFL.gov/SpeakUp. You will be required to provide your name and telephone number on the online form. This information is being requested to facilitate the audio conferencing process. The Zoning Hearing Master will call on speakers by name in the order in which they have completed the online Public Comment Signup Form, depending on the application(s) to which each speaker signed up to speak. An audio call-in number will be provided to participants that have completed the form after it is received by the County. All callers will be muted upon calling and will be unmuted in the submission order after being recognized by the Zoning Hearing Master by name. Call submissions for the public hearing will close 30 minutes prior to the start of the hearing. Public comments offered using communications media technology will be afforded equal consideration as if the public comments were offered in person.

In Person Participation: While virtual participation is encouraged, standard in-person participation is still available. The format and procedures for in-person participation may differ from a traditional hearing. For planning purposes, parties wishing to participate in person are encouraged to sign up ahead of time at HCFL.gov/SpeakUp.

Anyone wishing to view and listen to the public hearing live, without participating, can do so in the following ways:

- The County's official YouTube channel: YouTube.com/HillsboroughCountyMeetings
- The County's HTV channels on cable television: Spectrum 637 and Frontier 22
- The HCFL.gov website by going to HCFL.gov/Newsroom and selecting the "Meetings & Events" button
- Listening to the hearing on smart phones by going to the above YouTube link.

If you have any questions or need additional information for providing public input you may call (813) 307-4739.

Review of the application by the Board of County Commissioners is restricted to the record as created at the hearing before the Zoning Hearing Master, inclusive of the documentation submitted prior to the hearing. In order to present testimony to the Board, you must be a party of record.

The review of the Zoning Hearing Master's recommendation by the Board of County Commissioners of Hillsborough County shall be restricted to the record as defined in Hillsborough County Ordinance 92-05, unless additional evidence and/or oral argument is permitted pursuant to the terms of the ordinance.

ANY PERSON WHO MIGHT WISH TO APPEAL ANY DECISION OR RECOMMENDATION MADE BY THE ZONING HEARING MASTER OR THE GOVERNING BODY REGARDING ANY MATTER CONSIDERED AT THE FORTHCOMING PUBLIC HEARING OR MEETING IS HEREBY ADVISED THAT THEY WILL NEED A RECORD OF THE PROCEEDINGS AND FOR SUCH PURPOSE, THEY MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDING IS MADE AS IT WILL INCLUDE THE TESTIMONY AND EVIDENCE UPON WHICH SUCH APPEAL IS TO BE BASED.

Additional information concerning these requests may be obtained by calling the Development Services Department at (813) 272-5600.

REZONING REQUESTS

Petition RZ-PD 26-0706, filed on 03/24/26 by Samia Asset Management, LLC., represented by Syed Ali, of 13250 N. 56th St., Ste 202, Tampa, FL 33617, ph (813) 260-8502. Requesting a Rezone to Planned Development. The property is presently zoned RSC-6 (MH) and is located at 7310 Gibsonton Dr.

Petition RZ-PD 26-0799, filed on 04/09/26 by Jacob T. Cremer / Barbas Cremer, PLLC, of 2002 W. Cleveland St., Ste 203, Tampa, FL 33606, ph (813) 419-3914. Requesting a Rezone to Planned Development. The property is presently zoned AI, RSC-6 & PD 00-1099 and is located at Southwest corner of Progress Blvd., & S Falkenburg Rd.

Petition RZ-PD 26-0801, filed on 04/10/26 by Learning Gate Community School, Inc., represented by Kami Corbett / Hill Ward Henderson, of 101 E. Kennedy Blvd., Ste 3700, Tampa, FL 33602, ph (813) 227-8421. Requesting a Rezone to Planned Development. The property is presently zoned LDC and is located at 207 W. Lutz Lake Fern Rd.

Petition RZ-PD 26-0802, filed on 04/09/26 by Learning Gate Community School, Inc., represented by Kami Corbett / Hill Ward Henderson, of 101 E. Kennedy Blvd., Ste 3700, Tampa, FL 33602, ph (813) 227-8421. Requesting a Rezone to Planned Development. The property is presently zoned ASC-1 and is located at 16215 Hanna Rd.

Petition RZ-PD 26-0803, filed on 04/09/26 by 22nd Ave., Tampa, LLC., represented by Kami Corbett / Hill Ward Henderson, of 101 E. Kennedy Blvd., Ste 3700, Tampa, FL 33602, ph (813) 227-8421. Requesting a Rezone to Planned Development. The property is presently zoned PD 85-0286 & SPI-UC-2 and is located at Northeast corner of N 22nd St & Blue Rock Dr.

Petition RZ-STD 26-0811, filed on 04/13/26 by Robert & Tamara Cribben, of 19119 N Dale Mbrly Hwy., Lutz, FL 33548, ph (813) 335-2448. Requesting a Rezone to CN. The property is presently zoned ASC-1, PD 05-1244 and is located at 19135 N Dale Mabry Hwy.

Petition RZ-STD 26-0901, filed on 04/29/26 by Ofelia Ramirez & Catalino Mendiola, represented by Mizrah Medina, of 4908 E Broadway Ave., Tampa, FL 33605, ph (813) 774-6735. Requesting a Rezone to CN. The property is presently zoned CN & RSC-3 and is located at 1115 E Shell Point Rd.

Petition RZ-STD 26-0918, filed on 05/01/26 by Peter Piacenti, of 1300 Saxon Dr., Orlando, FL 32804, ph (321) 287-1402. Requesting a Rezone to M. The property is presently zoned AI and is located at 5960 Jensen Rd

Petition RZ-STD 26-0979, filed on 05/15/26 by Todd Pressman, of 200 2nd Ave., South, #451, St. Petersburg, FL 33701, ph (727) 804-1760. Requesting a Rezone to CG. The property is presently zoned BPO and is located at 6111 Memorial Hwy.

MAJOR MODIFICATION REQUESTS

Petition MM 26-0735, filed on 03/30/26 by Hillary Hass / VP Development American Landmark., represented by Keith Poliakoff, 200 S. Andrews Ave., Ste 601, Ft. Lauderdale, FL 33301, ph (954) 909-0590. Requesting a Major Modification to Planned Development. The property is presently zoned PD 18-1054 and is located at West of Brandon Main St & Pauls Dr.

Petition MM 26-0800, filed on 04/09/26 by Perfection Partners Limited Partnership, represented by Isabelle Albert, Half & William Molloy, of 1000 N. Ashley Dr., STE #900 Tampa, FL 33602, ph (813) 331-0976 & (813) 629-8752. Requesting a Major Modification to Planned Development. The property is presently zoned PD 97-0182 and is located at Thonotosassa Rd., 1000' East of Thonotosassa Rd. and N Kingsway Rd. intersection, both sides of the Street.

Petition MM 26-0805, filed on 04/10/26 by PSS, LLC., represented by Anne Pollack / Trenam Law, of 200 Central Ave., Ste 1600, St. Petersburg, FL 33701, ph (727) 820-0835. Requesting a Major Modification to Planned Development. The property is presently zoned PD 05-1787 and is located at 6520 & 6528 S US Hwy. 301.

7/3/26LG 1T

NOTICE OF HEARING FOR CLOSING AND VACATING

Notice is hereby given that a Public Hearing will be held by the Board of County Commissioners of Hillsborough County, Florida, 2nd Floor, County Center, 601 East Kennedy Boulevard, Tampa, Florida at 9:00 A.M., Tuesday, July 21, 2026, to determine whether or not:

Vacating Petition V6-0001, to vacate a platted public drainage easement lying within the Lake Pearl plat, as recorded in Plat Book 146, Page 147, of the Public Records of Hillsborough County, Florida, located in Section 15, Township 27 S, Range 18 E, within folio 013366-0146.

shall be closed, vacated, discontinued and abandoned, and any rights of Hillsborough County, Florida, and the public in and to any lands in connection therewith renounced and disclaimed.

For questions related to this vacate petition, please contact Facilities Management & Real Estate Services Department in advance of the meeting by email at RP-Vacating@hcfl.gov or by phone at (813) 276-2825.

PARTICIPATION OPTIONS. All interested parties are invited to appear at the meeting in person or virtually. For more information on how to view or participate in a meeting, visit: <https://hcfl.gov/government/meeting-information/sign-up-to-speak-at-a-meeting>.

All meeting facilities are accessible in accordance with the Americans with Disabilities Act. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in the meeting is asked to contact the Hillsborough County ADA Officer at ADA@hcfl.gov or 813-276-8401; TTY: 7-1-1. For individuals who require hearing or speech assistance, please call the Florida Relay Service Numbers, (800) 955-8771 (TDD) or (800) 955-8700 (v) or Dial 711 no later than 48 hours prior to the proceedings. All BOCC meetings are closed captioned.

7/3-7/10/26LG 2T

NOTICE OF HEARING FOR CLOSING AND VACATING

Notice is hereby given that a Public Hearing will be held by the Board of County Commissioners of Hillsborough County, Florida, 2nd Floor, County Center, 601 East Kennedy Boulevard, Tampa, Florida at 9:00 July 21, 2026, to determine whether or not:

Vacating Petition V26-0006 a platted public right-of-way per the plat of Davis and Dowdell Addition to Town of Wimauma Plat Book 1, Page 136, Section 16 Township 32S range 20E, abutting folios 079525-0100, 079525-0200, 079525-0300 in Wimauma.

shall be closed, vacated, discontinued and abandoned, and any rights of Hillsborough County, Florida, and the public in and to any lands in connection therewith renounced and disclaimed.

For questions related to this vacate petition, please contact Facilities Management & Real Estate Services Department in advance of the meeting by email at RP-Vacating@hcfl.gov or by phone at (813) 276-2825.

PARTICIPATION OPTIONS. All interested parties are invited to appear at the meeting in person or virtually. For more information on how to view or participate in a meeting, visit: <https://hcfl.gov/government/meeting-information/sign-up-to-speak-at-a-meeting>.

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7/3-7/10/26LG 2T

NOTICE OF HEARING FOR CLOSING AND VACATING

Notice is hereby given that a Public Hearing will be held by the Board of County Commissioners of Hillsborough County, Florida, 2nd Floor, County Center, 601 East Kennedy Boulevard, Tampa, Florida at 9:00 A.M., Tuesday, July 21, 2026, to determine whether or not:

Vacate Petition V26-0011, a portion of an unimproved platted public right-of-way lying between Lots 1 and 2 Block 6, in the Plan of Mango, in Deed Book K, Page 500, of the Public Records of Hillsborough County, Located at 3920 Broad Street in Seffner Mango (Folio 065740-0000)

shall be closed, vacated, discontinued and abandoned, and any rights of Hillsborough County, Florida, and the public in and to any lands in connection therewith renounced and disclaimed.

For questions related to this vacate petition, please contact Facilities Management & Real Estate Services Department in advance of the meeting by email at RP-Vacating@hcfl.gov or by phone at (813) 276-2825.

PARTICIPATION OPTIONS. All interested parties are invited to appear at the meeting in person or virtually. For more information on how to view or participate in a meeting, visit: <https://hcfl.gov/government/meeting-information/sign-up-to-speak-at-a-meeting>.

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7/3-7/10/26LG 2T

(Continued on next page)

LEGAL ADVERTISEMENT

HILLSBOROUGH COUNTY

Personal Representative:
EDWARD STEWART KENNEDY
1917 West Aileen Street
Tampa, Florida 33607

Attorney for Personal Representative:
ADRIAN J. MUSIAL, JR., ESQUIRE, of
A. J. Musial, Jr., P.A.
1211 West Fletcher Avenue
Tampa, Florida 33612-3363
(813) 265-4051
FL Bar no.: 157330
Email service:
ajmusialattorney@yahoo.com

7/3-7/10/26LG 2T

IN THE CIRCUIT COURT IN AND FOR
HILLSBOROUGH COUNTY, FLORIDA
CASE NO.: 26-CP-002156; DIVISION: A

IN RE: ESTATE OF
DAVID CHARLES BLAY,
a/k/a DAVID C. BLAY,
Deceased.

NOTICE TO CREDITORS

The administration of the Estate of David Charles Blay, a/k/a David C. Blay, deceased, whose date of death was April 30, 2026 is pending in the Circuit Court of Hillsborough County, Florida, Probate Division, the address of which is 800 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 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 Sections 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under Section 732.2211, Florida Statutes.

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

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

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

The date of first publication of this notice is July 3, 2026.

Personal Representative:
DENNIS PETER BLAY
6918 NW 49th Street
Gainesville, Florida 32653

Attorney for Personal Representative:
ADRIAN J. MUSIAL, JR., ESQUIRE, of
A. J. Musial, Jr., P.A.
1211 West Fletcher Avenue
Tampa, Florida 33612-3363
(813) 265-4051
FL Bar no.: 157330
Email service:
ajmusialattorney@yahoo.com

7/3-7/10/26LG 2T

IN THE CIRCUIT COURT OF THE
THIRTEENTH JUDICIAL CIRCUIT IN AND
FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No.: 26-CP-001681
Division: A

IN RE: The Estate of:
JOHN NEAL QUINONES,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of John Neal Quinones, deceased, whose date of death was January 17, 2026, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs St., Tampa, Florida 33602, file number 26-CP-001681. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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 (if any) is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211, Florida Statutes.

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

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

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

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

The date of first publication of this notice is July 3, 2026.

Personal Representative:
/s/ Rosanna M. Quinones
2004 Golf Manor Blvd.
Valrico, Florida 33596
Telephone: (860) 801-2212

LEGAL ADVERTISEMENT

HILLSBOROUGH COUNTY

Attorney for Personal Representative:
/s/ Kristi McCart FBN: 103094 for
Laurel Tesmer, Esq.
Florida Bar Number: 0046874
McCart & Tesmer, P.A.
10011 Water Works Lane
Riverview, Florida 33578
Telephone: (813) 498-2757
laurel@mccarttesmer.com
katie@mccarttesmer.com

7/3-7/10/26LG 2T

IN THE CIRCUIT COURT OF THE
THIRTEENTH JUDICIAL CIRCUIT
OF FLORIDA IN AND FOR
HILLSBOROUGH COUNTY
FAMILY LAW DIVISION
CASE NO: 25-DR-5166
DIVISION: B

IN RE: The Marriage of
ASEEL ISSAM SAID ALI HAMDAN
Petitioner,
and
AIMAN ADEL MOHAMMAD HAMDAN
Respondent.

AMENDED NOTICE OF ACTION FOR
DISSOLUTION OF MARRIAGE
(NO CHILD OR FINANCIAL SUPPORT)
(Amended to Correct Respondent's
Complete First Name)

TO: AIMAN ADEL MOHAMMAD HAMDAN
9747 Tranquility Lake Circle, Apt. 202
Riverview, FL 33578

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on **SAM BADAWI, ESQ.**, Counsel for Petitioner, whose address is **14505 University Point Pl, Tampa, FL 33613**, on or before **August 3, 2026** and file the original with the clerk of court at **800 E Twiggs St, Tampa, FL 33602** before service on Petitioner or immediately thereafter. **If you fail to do so, a default may be entered against you for the relief demanded in the petition.**

The action is asking the court to decide how the following real or personal property should be divided: **There is no real property. Each spouse is to retain the personal property in their name and/or possession; each spouse is to be responsible for any debts or obligations in their name.**

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 Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the address(es) on record at the clerk's office.

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.

Dated 6/23/2026
Victor D. Crist
Clerk of the Circuit Court
800 E. Twiggs St., Tampa, FL 33602
By: /s/ Jennifer Taylor
Deputy Clerk

7/3-7/24/26LG 4T

IN THE CIRCUIT COURT OF THE
THIRTEENTH JUDICIAL CIRCUIT
IN AND FOR HILLSBOROUGH
COUNTY, FLORIDA
Case No. 26-CP-002125
Division Probate

IN RE: ESTATE OF
MELVIN LORRAY CHESHIRE, III
Deceased.

NOTICE TO CREDITORS

The administration of the Estate of Melvin Lorrar Cheshire, III, deceased, whose date of death was October 4, 2025, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs St., Tampa, FL 33602. The names and addresses of the petitioner and the petitioner's attorney are set forth below.

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

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

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

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

NOTWITHSTANDING THE TIME 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 July 3, 2026.

Petitioner:
Carmen Cheshire
2013 E. 149th Ave.
Lutz, FL 33549

Attorney for Petitioner:
Sofia C. Herrera, Esq.
FL Bar Number: 1069771
AWS Law Firm
2202 N. Westshore Blvd., Suite 200
Tampa, FL 33607

LEGAL ADVERTISEMENT

HILLSBOROUGH COUNTY

Telephone: (813) 922-5293
E-mail: sofia@awslaw.org
Secondary E-mail: attorney@awslaw.org

7/3-7/10/26LG 2T

IN THE CIRCUIT COURT OF THE
THIRTEENTH JUDICIAL CIRCUIT
IN AND FOR HILLSBOROUGH
COUNTY, FLORIDA
Case No. 26-CP-001505
Division Probate

IN RE: ESTATE OF
MICHELLE LAVERN HALL-SHABAZZ
Deceased.

NOTICE TO CREDITORS

The administration of the Estate of Michelle Lavern Hall-Shabazz, deceased, whose date of death was March 15, 2026, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. 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.

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

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

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

The date of first publication of this notice is July 3, 2026.

Personal Representative:
Mildred Henry
12637 Horseshoe Bend Drive
Lithia, FL 33547

Attorney for Personal Representative:
Sofia C. Herrera, Esq.
FL Bar Number: 1069771
AWS Law Firm
2202 N. Westshore Boulevard, Suite 200
Tampa, FL 33607
Telephone: (813) 922-5293
E-mail: sofia@awslaw.org
Secondary E-mail: attorney@awslaw.org

7/3-7/10/26LG 2T

IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002155
Division A

IN RE: ESTATE OF
GARY EDWARD PFAEFLE A/K/A
GARY E. PFAEFLE A/K/A
GARY PFAEFLE,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Gary Edward Pfaefle a/k/a Gary E. Pfaefle a/k/a Gary Pfaefle, deceased, whose date of death was May 23, 2026, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601-1110. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is July 3, 2026.

Personal Representative:
/s/ Ann Hipson

Attorney for Personal Representative:
/s/ Linda S. Faingold, Esquire
Florida Bar Number: 011542
5334 Van Dyke Road
Lutz, Florida 33558
Telephone: (813) 963-7705
Fax: (888) 673-0072
E-Mail: linda@tampabayelderlaw.com

7/3-7/10/26LG 2T

LEGAL ADVERTISEMENT

HILLSBOROUGH COUNTY

IN THE CIRCUIT COURT OF THE
THIRTEENTH JUDICIAL CIRCUIT
OF THE STATE OF FLORIDA, IN AND
FOR HILLSBOROUGH COUNTY
CIVIL DIVISION
Case No.: 25-CA-005523

VIRGINIA BEASLEY a/k/a VIRGINIA M. BEASLEY a/k/a VIRGINIA LEPORT BEASLEY; MELISSA EMMONS and RICKY BEASLEY,
Plaintiff,
-vs-

HERBERT RICARDO EMMONS;
DARLENE MICHELLE BROWN;
GERALDINE LYNETTE EMMONS;
ALBERT BROWN; ALBERT DICKIE BROWN; LATOSCHA MARSHANNA BROWN; MARIA PIA BROWN; ANIYA M. BROWN; ERIC LAMAR BROWN, AARON LADRELL BROWN and COURTNEY CARMEN VIVERETTE, if living, and all unknown parties claiming by, through, under or against the above-named Defendants who are not known to be dead or alive, whether said unknown parties may claim an interest as spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees or other claimants, claiming by, through, under or against the above-named Defendants; THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY THROUGH UNDER OR AGAINST ALBERT BROWN, DECEASED; THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY THROUGH UNDER OR AGAINST LEROY EMMONS, DECEASED; HILLSBOROUGH COUNTY, a political subdivision of the State of FLORIDA; VICTOR D. CRIST, HILLSBOROUGH COUNTY CLERK OF COURTS; and STATE OF FLORIDA;
Defendants

NOTICE OF ACTION - QUIET TITLE

TO: ALBERT BROWN, if living, and all unknown parties claiming by, through, under or against the above named Defendant who is not known to be dead or alive, whether said unknown parties may claim an interest as spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees or other claimants, claiming by, through, under or against the above-named Defendant, if he is deceased.

Whose Residence is Unknown
Whose Last Known Mailing Address is 2017 E Giddens Ave, Tampa, FL 33610

MARIA PIA BROWN, if living, and all unknown parties claiming by, through, under or against the above named Defendant who is not known to be dead or alive, whether said unknown parties may claim an interest as spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees or other claimants, claiming by, through, under or against the above-named Defendant, if she is deceased.

Whose Residence is Unknown
Whose Last Known Mailing Address is 4119 Woodlark Dr, Tampa, FL 33624

ANIYA M. BROWN, if living, and all unknown parties claiming by, through, under or against the above named Defendant who is not known to be dead or alive, whether said unknown parties may claim an interest as spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees or other claimants, claiming by, through, under or against the above-named Defendant, if she is deceased.

Whose Residence is Unknown
Whose Last Known Mailing Address is 7033 Land Dr., Wesley Chapel, FL 33545

ERIC LAMAR BROWN, if living, and all unknown parties claiming by, through, under or against the above named Defendant who is not known to be dead or alive, whether said unknown parties may claim an interest as spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees or other claimants, claiming by, through, under or against the above-named Defendant, if he is deceased.

Whose Residence is Unknown
Whose Last Known Mailing Address is 4242 E. Cayuga St., Tampa, FL 33610

AARON LADRELL BROWN, if living, and all unknown parties claiming by, through, under or against the above named Defendant who is not known to be dead or alive, whether said unknown parties may claim an interest as spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees or other claimants, claiming by, through, under or against the above-named Defendant, if he is deceased.

Whose Residence is Unknown
Whose Last Known Mailing Address is 4606 Snook Dr., Tampa, FL 33617

COURTNEY CARMEN VIVERETTE, if living, and all unknown parties claiming by, through, under or against the above named Defendant who is not known to be dead or alive, whether said unknown parties may claim an interest as spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees or other claimants, claiming by, through, under or against the above-named Defendant, if she is deceased.

Whose Residence is Unknown
Whose Last Known Mailing Address is 933 Fox Lake Dr, Lakeland, FL 33809

THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY THROUGH UNDER OR AGAINST ALBERT BROWN, DECEASED

Whose Residence is Unknown
Whose Last Known Mailing Address is Unknown

THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY THROUGH UNDER OR AGAINST LEROY EMMONS, DECEASED
Whose Residence is Unknown

LEGAL ADVERTISEMENT

HILLSBOROUGH COUNTY

Whose Last Known Mailing Address is Unknown

YOU ARE HEREBY NOTIFIED that an action to Quiet Title on the following property in Hillsborough County, Florida:

Lot 82, Bel Mar Unit No 2, a subdivision according to the plat thereof recorded in Plat Book 14, Page 3, of the Public Records of Hillsborough County, Florida

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ROD B. NEUMAN, Esquire, of Gibbons Neuman, Plaintiff's attorney, whose address is 3321 Henderson Boulevard, Tampa, Florida 33609, on or before 07/29/2026, a date not less than twenty-eight (28) nor more than sixty (60) days after the date of the first publication of this notice and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

NOTE: THIS COMMUNICATION, FROM A DEBT COLLECTOR, IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

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 Court's 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.

DATED this 23rd day of June, 2026.
Victor D. Crist, Clerk Circuit Court
800 E. Twiggs Street, Tampa, FL 33602
By s/ Patricia Corbin
Deputy Clerk
Gibbons Neuman

7/3-7/24/26LG 4T

IN THE CIRCUIT COURT OF THE
THIRTEENTH JUDICIAL CIRCUIT
IN AND FOR HILLSBOROUGH
COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 26-CA-002635

U.S. BANK TRUST COMPANY,
NATIONAL ASSOCIATION, AS TRUSTEE
FOR VELOCITY COMMERCIAL CAPITAL
LOAN TRUST 2028-4,
Plaintiff,
vs.

ASTON ENTERPRISES, LLC; SIOBHAN C. ROBINSON; MICROF, LLC; FOX CAPITAL GROUP, INC.; UNKNOWN TENANT #1; UNKNOWN TENANT #2; ALL OTHER UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAME UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS Defendant(s).

NOTICE OF ACTION

TO: SIOBHAN C. ROBINSON
Last Known Address: 1820 Hollywood Blvd., Apt #211, Hollywood, FL 33020

UNKNOWN TENANT #1
Last Known Address: 8306 Old Town Drive, Tampa, FL 33647

UNKNOWN TENANT #2
Last Known Address: 8306 Old Town Drive, Tampa, FL 33647

ALL OTHER UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAME UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS

whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

YOU ARE NOTIFIED that an action to foreclose a mortgage has been filed against you, in regard to the following property in HILLSBOROUGH County, Florida, legally described as:

LOT 3, BLOCK 1, GRAND HAMPTON PHASE 1A, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 98, PAGES 32 THROUGH 53, INCLUSIVE, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

This property is located at the street address of 8306 Old Town Drive, Tampa, FL 33647.

YOU ARE REQUIRED to serve a copy of your written defenses on or before 7/29/2026, a date which is within 30 days after the first publication, if any, on McMichael Taylor Gray, LLC, Plaintiff's Attorney, whose address is 3550 Engineering Drive, Suite 260, Peachtree Corners, GA 30092, and file the original with 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.

This Notice shall be published once a week for two consecutive weeks in La Gaceta.

IN ACCORDANCE WITH THE AMERICAN'S WITH DISABILITIES ACT, 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 Court's ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040 at

(Continued on next page)

LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT
HILLSBOROUGH COUNTY ASSOCIATION, INC., Plaintiff, vs. ESTATE OF CONSTANCE C. THAXTON, AND THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY THROUGH, UNDER, OR AGAINST CONSTANCE C. THAXTON, DECEASED, Defendant(s). NOTICE OF ACTION TO: Estate Of Constance C. Thaxton and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees Or Other Claimants Claiming By, Through, Under, Or Against Constance C. Thaxton, Deceased 15805 Country Lake Drive Tampa, FL 33624 YOU ARE NOTIFIED of an action to foreclose a lien on the following property in Hillsborough County, Florida: LOT 47, BLOCK 14, COUNTRY PLACE UNIT IV-A, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 51, PAGE 61 OF THE PUBLIC RECORDS OF HILLSBOR- OUGH COUNTY, FLORIDA. A lawsuit has been filed against you and you are required to serve a copy of your written defenses, if any, on or before 7/24/2026 or 30 days after the first publica- tion of this Notice of Action, on Katherine Martinez, Plaintiff's Attorney, whose ad- dress is P.O. Box 3913, Tampa, Florida 33601, and file the original with this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a de- fault will be entered against you for the re- lief demanded in the Complaint or petition. This notice shall be published once each week for two consecutive weeks in La Gaceta. ATTN: If you are a person with a disabili- ty who needs any accommodation in order to participate in this proceeding, you are entitled to, at no cost to you, to the provi- sion of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs Street, Room 604, Tampa, FL 33602, 813.272.7040, 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 7 (seven) days; If you are hearing or voice impaired, call 711. WITNESS my hand and the seal of this Court on 6/18/2026. Victor D. Crist, Clerk of Court Hillsborough County Courthouse 800 E. Twiggs St., Tampa, FL 33602 By: /s/ Jennifer Taylor Deputy Clerk Katherine Martinez, Esq. BUSH ROSS, P.A. P.O. Box 3913, Tampa, FL 33601 Telephone: (813) 204-6492 Counsel for Plaintiff BJR File: 012433.00701 6/26-7/3/26LG 2T IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION Case No.: 26-CP-001037 IN RE: ESTATE OF ANDY HERNANDEZ SOUSA, Deceased. NOTICE TO CREDITORS The administration of the Estate of Andy Hernandez Sousa, deceased, whose date of death was February 10, 2026, is pend- ing in the Circuit Court for Hillsborough County, Florida, Probate Division, the ad- dress of which is P.O. Box 3360, Tampa, Florida 33601. The names and address- es of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against the decedent's estate on whom a copy of this notice is required to be served must file their claims with this court 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 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 FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERI- ODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The Personal Representative or cura- tor has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, Florida Stat- utes, applies, or may apply, unless a writ- ten demand is made by a creditor as specified under section 732.2211, Florida Statutes. The first date of publication is June 26, 2026. Personal Representative: Rosangel Sousa Fernandez 6419 Eldorado Drive Tampa, Florida 33615 Attorney for Personal Representative: Juan Croussett, Esq. Email Address: juan@zoeckleinlawpa.com Florida Bar No. 0117665 Brice Zoecklein, Esq. Email Address: brice@zoeckleinlawpa.com Florida Bar No. 0085615 Zoecklein Law, P.A. 150 E. Bloomingdale Avenue Brandon, Florida 33511 6/26-7/3/26LG 2T IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA COUNTY CIVIL DIVISION NOTICE OF ACTION	HILLSBOROUGH COUNTY CASE NO.: 2025-CC-057872 CAMBRIDGE L OF KINGS POINT CONDOMINIUM ASSOCIATION, INC., Plaintiff, vs. DONNA VITAGLIANO AND NANCY VITAGLIANO, Defendants. NOTICE OF SALE NOTICE IS HEREBY GIVEN that, pursu- ant to the Order of Final Judgment of Fore- closure entered in this cause on June 22, 2026 by the County Court of Hillsborough County, Florida, the property described as: Condominium Parcel No. 9 of CAM- BRIDGE "L" CONDOMINIUM, RE- VISED CONDOMINIUM, according to the Declaration of Condominium re- corded in Official Records Book 3193, Page 1 and all Amendments thereto and Condominium Plat Book 2, Page 13, of the Public Record of Hillsborough County, Florida. Together with an undi- vided interest in the common elements appurtenant thereto. ADDRESS: 1906 Canterbury Lane, Unit 9, Tampa, FL 33573 will be sold at public sale by the Hillsbor- ough County Clerk of Court, to the highest and best bidder, for cash, electronically online at www.hillsborough.realeforeclose.com at 10:00 A.M. on August 14, 2026. 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 no later than the date the Clerk reports the surplus funds as unclaimed. If you are a person with a disability who needs any accommodation in order to par- ticipate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coor- dinator, Hillsborough County Courthouse, 800 E. Twiggs Street, Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appear- ance, or immediately upon receiving this notification if the time before the sched- uled appearance is less than 7 days; if you are hearing or voice impaired, call 711. /s/ Natalie N. Minor Natalie N. Minor, Esquire Florida Bar No: 1039661 nminor@appletonreiss.com Appleton Reiss, PLLC 215 N. Howard Ave., Suite 200 Tampa, FL 33606 Phone: 813-542-8888 Fax: 813-542-5054 Attorney for Plaintiff 6/26-7/3/26LG 2T IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No.: 26-CP-002072 IN RE: ESTATE OF MARY ELIZABETH JURNIGAN, Deceased. NOTICE TO CREDITORS The administration of the trust of MARY ELIZABETH JURNIGAN, deceased, whose date of death was April 4, 2026 and whose social security number is xxx-xx-1195 is pending in the Circuit Court for Hillsbor- ough County, Florida, Probate Division, the address of which is 800 E Twiggs Street, Tampa, FL 33602. The names and ad- dresses of the successor trustee and the successor trustee'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 NO- TICE 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 PUB- LICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED WITH- IN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERI- ODS 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 June 26, 2026. Successor Trustee: WILLIAM JURNIGAN Attorney for Successor Trustee: Daniel M. Coton, Esquire TRINKLE REDMAN, P.A. 121 North Collins Street Plant City, Florida 33563 Telephone: (813) 752-6133 Florida Bar Number: 857335 6/26-7/3/26LG 2T IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No.: 26-CP-001466 Division: A IN RE: ESTATE OF CAROL A. KLANGA, Deceased. NOTICE TO CREDITORS The administration of the estate of CAR- OL A. KLANGA, deceased, whose date of death was October 7, 2025, and whose social security number is xxx-xx-2876 is pending in the Circuit Court for Hillsbor- ough County, Florida, Probate Division, the address of which is 800 East 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 WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS	HILLSBOROUGH COUNTY NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO- TICE 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 PUB- LICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED WITH- IN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERI- ODS 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 June 26, 2026. Personal Representative: Michael Lee Broomall 13204 Grenoble Drive Rockville, MD 20853 Attorney for Personal Representative: Daniel M. Coton, Esquire TRINKLE REDMAN, P.A. 121 North Collins Street Plant City, FL 33563 Telephone: (813) 752-6133 Florida Bar Number: 857335 6/26-7/3/26LG 2T IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA Case No.: 26-006630 Division: A-P BRENT BACON, Petitioner, and LENAY BACON, Respondent. NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) TO: LENAY BACON Last known address: 9707 Tranquility Lake Circle, Riverview, FL 33578 YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on BRENT BACON, whose ad- dress is 1532 Blue Rose Dr, Ruskin, FL 33570 on or before 28 days after the first date of publication, and file the original with the clerk of this Court at 800 E Twiggs Street, Tampa, FL 33602 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be en- tered against you for the relief demand- ed in the petition. The action is asking the court to decide how the following real or personal property should be divided: N/A 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 Notice of Cur- rent Address, Florida Family Law Form 12.915.) Future papers in this lawsuit will be mailed to the address on record at the clerk's office. WARNING: Rule 12.285, Florida Fam- ily Law Rules of Procedure, requires cer- tain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. Dated May 21, 2026 Victor Crist, Clerk of the Circuit Court 800 E. Twiggs St., Tampa, FL 33602 By: s/ Mary Glover Deputy Clerk 6/26-7/17/26LG 4T IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, STATE OF FLORIDA CIVIL DIVISION CASE NO: 26-CA-002811 DIVISION: G REINEL RAMOS MUNOZ, Plaintiff, vs. VICTOR CARMENATES ROMERO, Defendant. NOTICE OF ACTION TO: VICTOR CARMENATES ROMERO YOU ARE HEREBY NOTIFIED that Plaintiff, REINEL RAMOS MUNOZ, has filed an action for breach of contract and account stated, in the Circuit Court, in and for the Thirteenth Judicial Circuit, Hillsborough County, Florida, and you are required to serve a copy of your written de- fenses, if any, on the Plaintiff, REINEL RA- MOS MUNOZ, by and through his counsel, ADRIAN R. CASTRO, ESQUIRE, 505 E. Jackson Street, Suite 210, Tampa, Florida 33602, on or before July 31, 2026, and file the original with the Clerk of this Court, 800 East Twiggs Street, Tampa, Florida 33602, before service on the Plain- tiff or immediately thereafter. If you fail to do so, a default will be entered against you for the relief demanded in the complaint. Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. Future papers in this lawsuit will be mailed or e-mailed to the addresses on record at the Clerk's office. WITNESS my hand and the seal of this Court on June 17, 2026. Victor Crist, Clerk of the Court 800 E. Twiggs Street, Tampa, FL 33602 By: /s/ Jennifer Taylor Deputy Clerk 6/26-7/17/26LG 4T IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No.: 26-CP-002074 NOTICE TO CREDITORS The administration of the estate of Bar- bara G. Sambrook, deceased, whose date of death was April 9, 2026, 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 decedent and other per- sons, who have claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, and who have been served a copy of this notice, must file their claims with this Court WITH- IN THE LATER OF THREE MONTHS AF- TER THE DATE OF THE FIRST PUBICA- TION OF THIS NOTICE OR THIRTY (30)	HILLSBOROUGH COUNTY IN RE: ESTATE OF MARY KATHRYN JURNIGAN, Deceased. NOTICE TO CREDITORS The administration of the trust of MARY KATHRYN JURNIGAN, deceased, whose date of death was March 30, 2026 and whose social security number is xxx- xx-0163 is pending in the Circuit Court for Hillsborough County, Florida, Probate Divi- sion, the address of which is 800 E Twiggs Street, Tampa, FL 33602. The names and addresses of the successor trustee and the successor trustee'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 NO- TICE 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 PUB- LICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED WITH- IN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERI- ODS 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 June 26, 2026. Successor Trustee: Kayla Elizabeth Newsome 3506 Keene Road Plant City, Florida 33565 Attorney for Successor Trustee: Daniel M. Coton, Esquire TRINKLE REDMAN, P.A. 121 North Collins Street Plant City, Florida 33563 Telephone: (813) 752-6133 Florida Bar Number: 857335 6/26-7/3/26LG 2T IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-4140 Division A IN RE: ESTATE OF SYLVIA DIDIER A/K/A SYLVIA L. DIDIER Deceased. NOTICE TO CREDITORS 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 Sylvia Didier a/k/a Sylvia L. Didier, deceased, File Number 25-CP- 4140, by the Circuit Court for Hillsborough County, Florida, Probate Division, the ad- dress of which is 800 E. Twiggs Street, Tampa, FL 33602; that the decedent's date of death was June 21, 2025; that the total value of the non-exempt assets of the estate is \$19,370.96 and that the names and addresses of those to whom it has been assigned by such order are: Norbert Gerard Didier II 273 Phillips Road, Columbus, NC 28722 ALL INTERESTED PERSONS ARE NO- TIFIED THAT: All creditors of the estate of the dece- dent and persons having claims or de- mands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Sum- mary Administration must file their claims with this court WITHIN THE TIME PERI- ODS SET FORTH IN FLORIDA STAT- UTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTAND- ING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECE- DENT'S DATE OF DEATH IS BARRED. The date of first publication of this Notice is June 26, 2026. Person Giving Notice: Norbert Gerard Didier II Attorney for Person Giving Notice: /s/ Lorien Smith Johnson Attorney Florida Bar Number: 26662 LORIEN S. JOHNSON, PLLC 1520 W. Cleveland Street Tampa, FL 33606 Telephone: (813) 758-3492 E-Mail: lsjohnson@loriensjohnson.com Secondary E-Mail: admin@loriensjohnson.com 6/26-7/3/26LG 2T IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION CASE # 2026-CP-001915 DIVISION B IN RE: THE ESTATE OF BARBARA G. SAMBROOK, Deceased. NOTICE TO CREDITORS The administration of the estate of Bar- bara G. Sambrook, deceased, whose date of death was April 9, 2026, 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 decedent and other per- sons, who have claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, and who have been served a copy of this notice, must file their claims with this Court WITH- IN THE LATER OF THREE MONTHS AF- TER THE DATE OF THE FIRST PUBICA- TION OF THIS NOTICE OR THIRTY (30)	HILLSBOROUGH COUNTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of decedent and other persons who have claims or demands against decedent's estate, including un- matured, contingent or unliquidated claims, must file their claims with this Court WITH- IN THREE 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 de- cedent 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 SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERI- ODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AF- TER DECEDENT'S DATE OF DEATH IS BARRED. The date of the first publication of this Notice is June 26, 2026. Personal Representative: /s/ Charles P. Sambrook 1914 Inverness Greens Drive Sun City Center, Florida 33573 Attorney for Personal Representative: /s/ Dawn M. Chapman Dawn M. Chapman, Esquire Attorney Florida Bar Number: 898791 LEGACY LAW OF FLORIDA, PA 110 S. Pebble Beach Boulevard Sun City Center, Florida 33573 Telephone: (813) 643-1885 Fax: (813) 651-1437 Email: info@legacylawoffi.com Secondary Email: dawn@legacylawoffi.com 6/26-7/3/26LG 2T IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-001998 Division B IN RE: ESTATE OF PAUL G. WARMACK Deceased. NOTICE TO CREDITORS The administration of the estate of PAUL G. WARMACK, deceased, whose date of death was March 11, 2026, is pending in the Circuit Court for HILLSBOROUGH County, Florida, Probate Division, the ad- dress of which is P.O. Box 3360, Tampa, FL 33601. The names and addresses of the personal representative and the per- sonal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or 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 PUB- LICATION 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 de- cedent 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 PERI- ODS 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 June 26, 2026. Personal Representative: /s/ Renee Warmack Renee Warmack 10375 Carrollwood Lane, Unit# 334 Tampa, FL 33618 Attorney for Personal Representative: /s/ Mary G. McDermott Mary Greenwood McDermott, Esq. Florida Bar Number: 612456 Brandon Family Law Center, LLC 710 Oakfield Drive, Suite 254 Brandon, FL 33511 Telephone: (813) 653-1744 Fax: (813) 654-6830 E-Mail: service@brandonfamilylaw.com Sec E-Mail: mary@brandonfamilylaw.com 6/26-7/3/26LG 2T IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY CASE NO. 16-DP-643 DIVISION: D IN THE INTEREST OF: D.M.C. DOB: 2/2/2010 MINOR CHILD NOTICE OF ACTION TERMINATION OF PARENTAL RIGHTS TO: JESSICA COBAN DOB: 10/25/1988 ADDRESS UNKNOWN YOU ARE HEREBY NOTIFIED that the State of Florida, Department of Children and Families, has filed a Petition to termi- nate your parental rights and permanently commit the following child for adoption: D.M.C. born on 2/2/2010. You are hereby commanded to appear on August 4, 2026, at 10:30 AM before the Honorable Lisa D. Campbell via audio-visual com- (Continued on next page)

LEGAL ADVERTISEMENT

HILLSBOROUGH COUNTY

munication technology or in person at the Hillsborough Courthouse, Edgcomb Courthouse, 800 East Twiggs Street, Tampa, FL 33602, CR 310 for an **ADVISORY HEARING**.

Zoom/Telephonic information for Judge Campbell:

The hearing will be held utilizing ZOOM, and you will need to initiate contact to be available at the time of the hearing please follow the instructions below.

When calling through **Zoom APP** with Video: <https://zoom.us/j/6544457465> The meeting ID is 654 445 7465 – no password needed.

When connecting using a **telephone**: The phone number is **1-786-635-1003**. The message will ask for meeting ID number: **654 445 7465 then #**. The message will ask for participant ID: **enter the phone number that you are calling from**. The message will ask for password: **there is no password**.

Zoom will be recording all participants. If appearing via video, please dress appropriately for court.

FAILURE TO PERSONALLY APPEAR AT THIS ADVISORY HEARING CONSTITUTES CONSENT TO THE TERMINATION OF PARENTAL RIGHTS OF THIS CHILD (OR CHILDREN). IF YOU FAIL TO APPEAR ON THE DATE AND TIME SPECIFIED, YOU MAY LOSE ALL LEGAL RIGHTS AS A PARENT TO THE CHILD OR CHILDREN NAMED IN THIS NOTICE.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. PLEASE CONTACT ADMINISTRATIVE OFFICE OF THE COURTS, ATTENTION: ADA COORDINATOR, 800 E. TWIGGS STREET, TAMPA, FL 33602, PHONE: 813-272-7040, HEARING IMPAIRED: 1-800-955-8771, VOICE IMPAIRED: 1-800-955-8770, E-MAIL: ADA@FLJUD13.ORG WITHIN TWO WORKING DAYS OF YOUR RECEIPT OF THIS SUMMONS AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHEDULED APPEARANCE IS LESS THAN 7 DAYS. IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711.

WITNESS my hand as Clerk of said Court and the Seal thereof, this 18th day of June, 2026.

Victor D. Crist, Clerk of Court
800 E Twiggs Street, Tampa, FL 33602
By: s/ Santiago Zambrano
As Deputy Clerk

6/26-7/17/26LG 4T

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CASE NO.: 26-DR-007028
DIVISION: E

IN RE: THE MATTER OF
FLAVIA G. SOARES FERREIRA,
Petitioner
and
ROBSON L. DA SILVA FERNANDES,
Respondent

NOTICE OF ACTION BY PUBLICATION
TO: ROBSON L. DA SILVA FERNANDES
Last Known Address: 4354 NW 9th Ave
Apt 123, Pompano Beach, FL 33064

YOU ARE NOTIFIED that an action to establish parental responsibility, parental timesharing and for related relief related to minor child T.S.F. (Male) DOB April 16, 2017, has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Maria Obradovich, Esq., Attorney for Petitioner, whose address is 14502 N. Dale Mabry Hwy. Suite 200, Tampa, Florida, 33618, on or before 7/23/2026, and file the original with the clerk of this Court at Hillsborough County Courthouse, 800 E. Twiggs Street, Tampa, Florida 33602, before service on Petitioner or immediately thereafter. **If you fail to do so, a default may be entered against you for the relief demanded in the petition.**

The action is asking the court to decide how the following real or personal property should be divided: N/A

Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request.

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the address(es) on record at the clerk's office.

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.

Dated June 17, 2026
Victor D. Crist, Clerk of Circuit Court
800 E. Twiggs St., Tampa, FL 33602
By: /s/ Mary Glover
Deputy Clerk

6/26-7/17/26LG 4T

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002002

IN RE: ESTATE OF
CATHERINE ANN JENSEN,
Deceased.

NOTICE TO CREDITORS

The administration of the Estate of Catherine Ann Jensen, deceased, whose date of death was April 23, 2026, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 East Twiggs Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

LEGAL ADVERTISEMENT

HILLSBOROUGH COUNTY

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

All creditors of the decedent and other persons having claims or demands against the decedent's estate on whom a copy of this notice is required to be served must file their claims with this court 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 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 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 first date of publication is June 26, 2026.

Personal Representative:
Madeline McGuire
5048 Captain Davis Drive
Wimauma, Florida 33598

Attorney for Personal Representative:
Brice Zoecklein, Esq.
Florida Bar No. 0085615
Email Address:
brice@zoeckleinlawpa.com
Zoecklein Law P.A.
150 E. Bloomingdale Avenue
Brandon, Florida 33511

6/26-7/3/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
FILE NO. 25-CP-004029
DIVISION: A

IN RE: ESTATE OF
MORRIS LEE DENNISON,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of MORRIS LEE DENNISON, deceased, whose date of death was April 13, 2024, and whose social security number is XXX-XX-4374, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E Twiggs St, 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 WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is June 26, 2026.

Personal Representative:
MORRIS LEE DENNISON
1106 North Johnson Street
Plant City, Florida 33563

Attorney for Personal Representative:
Daniel M. Coton, Esquire
TRINKLE REDMAN, P.A.
121 North Collins Street
Plant City, Florida 33563
Telephone: (813) 752-6133
Florida Bar Number: 857335

6/26-7/3/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-000258

IN RE: ESTATE OF
TERRY TALTON
Deceased.

NOTICE OF ACTION (formal notice by publication)
TO: RONALD TALTON,
FATHER OF TERRY TALTON

YOU ARE NOTIFIED that a Petition for Administration has been filed in this Court. You are required to serve a copy of your written defenses, if any on Petitioner's Attorney, whose name and address are: Ashly Mae Guernaccini, Esq., 314 S. Missouri Avenue, Suite 201, Clearwater, Florida 33756 on or before 7/18/26 and to file the original of the written defenses with the clerk of this Court either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgement or order for the relief demanded, without further notice.

Signed on this 10th day of June, 2026
Victor Crist, Clerk of the Court
800 E. Twiggs St., Tampa, FL 33602
By: /s/ Ryan Marsh
As Deputy Clerk

6/26-7/17/26LG 4T

LEGAL ADVERTISEMENT

HILLSBOROUGH COUNTY

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002030
Division A

IN RE: ESTATE OF
ROBERT WALTER PETROSKY,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Robert Walter Petrosky, deceased, whose date of death was April 30, 2026, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is Post Office Box 3360, Tampa, Florida 33601-3360. The name 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.

The personal representative has no duty to discover whether any property held at the time of 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 written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.

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

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

The date of first publication of this notice is June 26, 2026.

Personal Representative:
/s/ Jennifer L. Montgomery
Jennifer L. Montgomery
Post Office Box 2850
Brandon, Florida 33509

Attorney for Personal Representative:
/s/ Richard F. Wheeler
Richard F. Wheeler, Attorney
Florida Bar Number: 285684
Berg & Wheeler, P.A.
4306 New River Hills Parkway, Suite 2
Valrico, Florida 33596
Telephone: (813) 685-0050
E-Mail: bergwheeler@verizon.net
Secondary E-Mail:
bbuchanan.bergwheeler@verizon.net

6/26-7/3/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-001867
Division B

IN RE: ESTATE OF
HENRY S. LARSEN SR.
Deceased.

NOTICE TO CREDITORS (summary administration)

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 Henry S. Larsen Sr., deceased, File Number 26-CP-001867, by the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is George Edgcomb Courthouse, 800 E Twiggs Street, Tampa, FL 33602; that the decedent's date of death was March 25, 2026; that the total value of the estate is \$67,438.71 and that the names and addresses of those to whom it has been assigned by such order are:

Phoebe H. Brumbeloe, 3822 Boardwalk Place, Ruskin, FL 33570

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

The date of first publication of this Notice is June 26, 2026.

Person Giving Notice:
/s/ Phoebe H. Brumbeloe
Phoebe H. Brumbeloe
3822 Boardwalk Place
Ruskin, FL 33570

Attorney for Person Giving Notice:
/s/ Danielle Faller
Danielle R. Faller
Attorney
Florida Bar No. 106324
Hemness Faller Elder Law
309 N. Parsons Avenue
Brandon, FL 33510
Telephone: (813) 661-5297
Email: danielle@hemnesslaw.com
Secondary Email:

LEGAL ADVERTISEMENT

HILLSBOROUGH COUNTY

service@hemnesslaw.com
6/26-7/3/26LG 2T

IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 26-CC-021439

RIVERBEND WEST COMMUNITY ASSOCIATION, INC.,
Plaintiff,

vs.
TAMARA PIZARRO GONZALEZ AND CARLOS CONCEPCION,
Defendant.

NOTICE OF ACTION

TO: TAMARA PIZARRO GONZALEZ
114 Eagle Summit Drive, Ruskin, FL 33570

4801 Bristol Bay Way, Apt 202, Tampa, FL 33619

YOU ARE HEREBY NOTIFIED that an action for foreclosure of lien on the following described property:

Lot 7, Block 1, RIVER BEND WEST SUBDIVISION PHASE 3, a subdivision according to the plat thereof recorded in Plat Book 138, Page 1, of the Public Records of Hillsborough County, Florida.

Has been filed against you, and that you are required to serve a copy of your written defenses, if any, to it on MICHELLE T. REISS, ESQUIRE, Plaintiff's attorney, whose address is APPLETON REISS, PLLC, 215 N. Howard Avenue, Suite 200, Tampa, FL 33606, on or before 7/20/2026, a date within 30 days after the first publication of the notice and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise default will be entered against you for the relief demanded in the complaint or petition.

DATED on June 12, 2026
Victor Crist, Clerk of the Court
Hillsborough County Courthouse
800 E. Twiggs St., Tampa, FL 33602

By: s/ Jennifer Taylor
Deputy Clerk
Michelle T. Reiss, Esquire
Florida Bar No. 36993
APPLETON REISS, PLLC
215 N. Howard Avenue, Suite 200
Tampa, Florida 33606
(813) 542-8888
Attorneys for Plaintiff

6/26-7/3/26LG 2T

IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 26-CC-021439

RIVERBEND WEST COMMUNITY ASSOCIATION, INC.,
Plaintiff,

vs.
TAMARA PIZARRO GONZALEZ AND CARLOS CONCEPCION,
Defendant.

NOTICE OF ACTION

TO: TAMARA PIZARRO GONZALEZ
114 Eagle Summit Drive, Ruskin, FL 33570

4801 Bristol Bay Way, Apt 202, Tampa, FL 33619

YOU ARE HEREBY NOTIFIED that an action for foreclosure of lien on the following described property:

Lot 7, Block 1, RIVER BEND WEST SUBDIVISION PHASE 3, a subdivision according to the plat thereof recorded in Plat Book 138, Page 1, of the Public Records of Hillsborough County, Florida.

Has been filed against you, and that you are required to serve a copy of your written defenses, if any, to it on MICHELLE T. REISS, ESQUIRE, Plaintiff's attorney, whose address is APPLETON REISS, PLLC, 215 N. Howard Avenue, Suite 200, Tampa, FL 33606, on or before 7/20/2026, a date within 30 days after the first publication of the notice and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise default will be entered against you for the relief demanded in the complaint or petition.

DATED on June 12, 2026
Victor Crist, Clerk of the Court
Hillsborough County Courthouse
800 E. Twiggs St., Tampa, FL 33602

By: s/ Jennifer Taylor
Deputy Clerk
Michelle T. Reiss, Esquire
Florida Bar No. 36993
APPLETON REISS, PLLC
215 N. Howard Avenue, Suite 200
Tampa, Florida 33606
(813) 542-8888
Attorneys for Plaintiff

6/26-7/3/26LG 2T

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

Case No.: 26-CC-008570
Division: J

BARRY A. MELTZER,
Plaintiff,
vs.

EDWIN L. SHELTON, individually and as Trustee; FLORIDA DEPARTMENT OF HIGHWAY SAFETY AND MOTOR VEHICLES, DIVISION OF MOTORIST SERVICES, and ALL OTHER UNKNOWN PARTIES,
Defendants.

NOTICE OF ACTION

TO: Defendants, EDWIN L. SHELTON, individually and as Trustee, and ALL OTHER UNKNOWN PARTIES, if alive, and if dead, their unknown spouse(s), heir(s), devisee(s), grantee(s), judgment creditor(s), and all other parties claiming by, through, under, or against Defendants; the unknown spouse, heirs, devisees, grantees, and judgment creditors of Defendants, deceased, and all other parties claiming by, through, under, or against Defendants; and all unknown natural persons if alive, and if dead or not known to be dead or alive, their several and respective unknown

LEGAL ADVERTISEMENT

HILLSBOROUGH COUNTY

spouses, heirs, devisees, grantees, and judgment creditors, or other parties claiming by, through, or under those unknown natural persons; and the several and respective unknown assigns, successors in interest, trustees, or any other person claiming by, through, under, or against any corporation or other legal entity named as a Defendant; and all claimants, persons or parties, natural or corporate, or whose exact legal status is unknown, claiming under any of the above-named or described Defendants or parties or claiming to have any right, title, or interest in the subject property described in Plaintiff, BARRY A. MELTZER'S, Complaint for Declaratory Judgment ("Complaint") filed in this action:

YOU ARE NOTIFIED that there is an action for declaratory judgment for the following subject vehicle in Hillsborough County, Florida:

1974 Porsche (referred to herein as the "Subject Vehicle").

The Title Number of the Subject Vehicle is 17539042 and the Vehicle Identification Number is 9114102350.

The Subject Vehicle, is in Hillsborough County, Florida.

The Subject Vehicle has an estimated value of \$49,000.00.

that has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Scott W. Fitzpatrick, Esquire, the Plaintiff's attorney, whose address is Eggert Fitzpatrick, 811 Cypress Village Blvd., Ruskin, Florida 33573, on or before 7/23/2026, 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.

Dated on 6/17/2026
Victor Crist, Clerk of County Court
Hillsborough County Courthouse
800 E. Twiggs St., Tampa, FL 33602
By: s/ Jennifer Taylor
Deputy Clerk
EGGERT FITZPATRICK

6/26-7/17/26 4T

IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 26-CC-018777

FISHHAWK RANCH HOMEOWNERS ASSOCIATION, INC.,
Plaintiff,
vs.

STEPHEN T. KRAACK AND MITSIE H. KRAACK,
Defendants.

NOTICE OF ACTION

TO: STEPHEN T. KRAACK AND MITSIE H. KRAACK
15008 Eaglerise Drive, Lithia, FL 33547

YOU ARE HEREBY NOTIFIED that an action for foreclosure of lien on the following described property:

Lot 15, Block 3, FISHHAWK RANCH PHASE 2 - PARCELS "A" AND "C", UNIT 1, according to the plat thereof, recorded in Plat Book 84 Page 23 of the Public Records of Hillsborough County, Florida.

Has been filed against you, and that you are required to serve a copy of your written defenses, if any, to it on MICHELLE T. REISS, ESQUIRE, Plaintiff's attorney, whose address is APPLETON REISS, PLLC, 215 N. Howard Avenue, Suite 200, Tampa, FL 33606, on or before 7/20/2026, a date within 30 days after the first publication of the notice and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise default will be entered against you for the relief demanded in the complaint or petition.

DATED on June 12, 2026
Victor Crist, Clerk of the Court
Hillsborough County Courthouse
800 E. Twiggs St., Tampa, FL 33602

By: s/ Jennifer Taylor
Deputy Clerk
Michelle T. Reiss, Esquire
Florida Bar No. 36993
APPLETON REISS, PLLC
215 N. Howard Avenue, Suite 200
Tampa, Florida 33606
(813) 542-8888
Attorneys for Plaintiff

6/26-7/3/26LG 2T

IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
COUNTY CIVIL DIVISION
CASE NO.: 2025-CC-033499

RIVERBEND WEST COMMUNITY ASSOCIATION, INC.,
Plaintiff,
vs.

CORNEL J. THOMPSON, JR. AND SHERREAL L. THOMPSON,
Defendants.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Order of Final Judgment of Foreclosure entered in this cause on June 19, 2026 by the County Court of Hillsborough County, Florida, the property described as:

Lot 29, Block 5, Riverbend West Phase 1, according to the map or plat thereof, as recorded in Plat Book 126, Page(s) 144 through 151, inclusive, of the Public Records of Hillsborough County, Florida.

ADDRESS: 2214 4th Street SW, Ruskin, FL 33570

will be sold at public sale by the Hillsborough County Clerk of Court, to the highest and best bidder, for cash, electronically online at www.hillsborough.realestateclose.com at **10:00 A.M. on July 24, 2026.**

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 no later than the date the Clerk reports the surplus funds as unclaimed.

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

(Continued on next page)

LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT
MANATEE COUNTY known addresses are unknown. YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to wit: LOT 25, THE FAIRWAYS AT CONQUISTADOR SUBDIVISION, UNIT II, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 19, PAGES 94 AND 95, 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 Philip Stecco, Esq., Lender Legal PLLC, 1800 Pembrook Drive, Suite 250, Orlando, Florida 32810 and file the original with the Clerk of the above-styled Court on or before 30 days from the first publication, otherwise a default will be entered against you for the relief demanded in the Complaint. WITNESS my hand and seal of the said Court on the 16th day of June, 2026. CLERK OF THE CIRCUIT COURT By: /s/ Kris Gaffney Deputy Clerk (COURT SEAL) 11080-1037256	ORANGE COUNTY County, Florida, Probate Division, the address of which is 425 N. Orange Ave., Suite 335, Orlando, FL 32801; that the decedent's date of death was September 19, 2022; that the total value of the estate is \$100.00, and that the names and addresses of those to whom it has been assigned by such order are: Gregory A. Lomont 17336 Irving Rd., New Haven, IN 46774 ALL INTERESTED PERSONS ARE NOTIFIED THAT: All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The 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. The date of first publication of this Notice is July 3, 2026. Person Giving Notice: /s/ Gregory A. Lomont 17336 Irving Rd. New Haven, Indiana 46774 Attorney for Person Giving Notice: /s/ Mark J. Albrechta Attorney Florida Bar Number: 341827 3853 Northdale Blvd., Ste. 346 Tampa, Florida 33624-1861 Telephone: (813) 265-4036 Fax: (813) 298-0622 E-Mail: malbrechta@outlook.com Secondary E-Mail: markalbrechta@gmail.com 7/3-7/10/26LG 2T IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CIVIL DIVISION CASE NO. 2026-CA-001238-O ELIZON MASTER PARTICIPATION TRUST I, U.S. BANK TRUST NATIONAL ASSOCIATION, AS OWNER TRUSTEE, Plaintiff, vs. IC CORPORATION USA; et. al., Defendant(s). NOTICE OF ACTION TO: CESAR AUGUSTO ESCOBAR VALDIVIESO A/K/A CESAR A. ESCOBAR VALDIVIESO Last Known Address: 11890 SW 8th St PH 7, Miami, FL 33184 TO: IC CORPORATION USA Last Known Address: 11890 SW 8th St PH 7, Miami, FL 33184 TO: UNKNOWN TENANT #1 Last Known Address: 11205 Tindall Rd., Orlando, FL 32832 TO: UNKNOWN TENANT #2 Last Known Address: 11205 Tindall Rd., Orlando, FL 32832 TO: ALL OTHER UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAME UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEWISEES, GRANTEES, OR OTHER CLAIMANTS whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein. YOU ARE NOTIFIED that an action to foreclose a mortgage has been filed against you, in regard to the following property in Orange County, Florida, legally described as: THE SOUTH 30 ACRES OF THE SOUTH ½ OF GOVERNMENT LOT 2, LESS THE WEST 889.33 FEET THEREOF AND ALSO LESS THE SOUTH 30 FEET THEREOF; SECTION 28, TOWNSHIP 24 SOUTH, RANGE 31 EAST, ORANGE COUNTY, FLORIDA.. This property is located at the street address of 11205 Tindall Rd., Orlando, FL 32832. YOU ARE REQUIRED to serve a copy of your written defenses on or before August 2, 2026, a date which is within 30 days after the first publication, if any, on McMichael Taylor Gray, LLC, Plaintiff's Attorney, whose address is 3550 Engineering Drive, Suite 260, Peachtree Corners, GA 30092, and file the original with 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. This Notice shall be published once a week for two consecutive weeks in the LA GACETA. IN ACCORDANCE WITH THE AMERICAN'S WITH DISABILITIES ACT, 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 ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204. WITNESS my hand and the seal of the	ORANGE COUNTY court on June 16th, 2026. Tiffany Moore Russell Clerk of The Circuit Court 425 North Orange Ave., Room 350 Orlando, Florida 32801 s/ Lauren Scheidt Deputy Clerk Attorney for Plaintiff: Annalise Hayes DeLuca, Esq. Gina Vargas, Esq. MCMICHAEL TAYLOR GRAY, LLC 3550 Engineering Drive, Suite 260 Peachtree Corners, GA 30092 Phone: 404.474.7149 Email: ServiceFL@mtglaw.com 7/3-7/10/26LG 2T NOTICE OF INTENTION TO REGISTER FICTITIOUS TRADE NAME Notice is hereby given that the undersigned intend(s) to register with the Florida Department of State, Division of Corporations, pursuant to Section 865.09 of the Florida Statutes (Chapter 90-267), the trade name of: DOMINION ELECTRICAL SERVICES Owner: D Wyatt Investments LLC PO Box 550045 Orlando, FL 32855 7/3/26LG 1T OSCEOLA COUNTY NOTICE OF AGENCY ACTION BY THE SOUTH FLORIDA WATER MANAGEMENT DISTRICT Notice is hereby provided that the South Florida Water Management District, on January 10th, 2025, issued an Environmental Resource permit (permit) with conditions, Permit Number 49-111725-P, Application Number 240912-45591 to WS-GIR, LLC, 3850 Canoe Creek Road, Saint Cloud, FL 34772. This Environmental Resource Permit authorizes Construction and Operation of a storm-water management (SWM) system serving 10.12 acres of residential development known as Waterlin Frontage Park. The site is a vacant parcel located approximately 0.4 miles southwest of the intersection of Canoe Creek Road and Mildred Bass Road intersection in Osceola County, Section 12, Township 27 South, and Range 30 East. A copy of the permit can be obtained by contacting the Regulatory Records Management Section, during normal business hours, 8:00 a.m. to 5:00 p.m., Monday through Friday, except legal holidays, at 3301 Gun Club Road, West Palm Beach, FL 33406, Regulation Division, by telephone at 561-682-6911, by e-mail at permits@sfwmd.gov, or by accessing the permit directly from the District's website (www.sfwmd.gov) using the Application/Permit Search on the ePermitting page. The District's agency action is final unless a timely petition for an administrative hearing is filed under Sections 120.569 and 120.57 of the Florida Statutes before the deadline for filing a petition. As required by Sections 120.569 and 120.60(3), Fla. Stat., the following is notice of the opportunities which may be available for administrative hearing or judicial review when the substantial interests of a party are determined by an agency. Please note that this Notice of Rights is not intended to provide legal advice. Not all of the legal proceedings detailed below may be an applicable or appropriate remedy. You may wish to consult an attorney regarding your legal rights. RIGHT TO REQUEST ADMINISTRATIVE HEARING A person whose substantial interests are or may be affected by the South Florida Water Management District's (SFWMD or District) action has the right to request an administrative hearing on that action pursuant to Sections 120.569 and 120.57, Fla. Stat. Persons seeking a hearing on a SFWMD decision which affects or may affect their substantial interests shall file a petition for hearing with the Office of the District Clerk of the SFWMD, in accordance with the filing instructions set forth herein, within 21 days of receipt of written notice of the decision, unless one of the following shorter time periods apply: (1) within 14 days of the notice of consolidated intent to grant or deny concurrently reviewed applications for environmental resource permits and use of sovereign submerged lands pursuant to Section 373.427, Fla. Stat.; or (2) within 14 days of service of an Administrative Order pursuant to Section 373.119(1), Fla. Stat. "Receipt of written notice of agency decision" means receipt of written notice through mail, electronic mail, or posting that the SFWMD has or intends to take final agency action, or publication of notice that the SFWMD has or intends to take final agency action. Any person who receives written notice of a SFWMD decision and fails to file a written request for hearing within the timeframe described above waives the right to request a hearing on that decision. If the District takes final agency action which materially differs from the noticed intended agency decision, persons who may be substantially affected shall, unless otherwise provided by law, have an additional Rule 28-106.111, Fla. Admin. Code, point of entry. Any person to whom an emergency order is directed pursuant to Section 373.119(2), Fla. Stat., shall comply therewith immediately, but on petition to the board shall be afforded a hearing as soon as possible. A person may file a request for an extension of time for filing a petition. The SFWMD may, for good cause, grant the request. Requests for extension of time must be filed with the SFWMD prior to the deadline for filing a petition for hearing. Such requests for extension shall contain a certificate that the moving party has consulted with all other parties concerning the extension and that the SFWMD and any other parties agree to or oppose the extension. A timely request for an extension of time shall toll the running of the time period for filing a petition until the request is acted upon. FILING INSTRUCTIONS A petition for administrative hearing must be filed with the Office of the District Clerk of the SFWMD. Filings with the Office of the District Clerk may be made by mail, hand-delivery, or e-mail. Filings by facsimile will not be accepted. A petition for administrative hearing or other document is deemed filed upon receipt during normal business hours by the Office of the District Clerk at SFWMD headquarters in West Palm Beach, Florida. The District's normal business hours are 8:00 a.m. – 5:00 p.m., excluding weekends and District holidays. Any document received by the Office of the District Clerk after 5:00 p.m. shall be deemed filed as of 8:00 a.m. on the next regular business day. Additional filing instructions are as follows: NOTICE OF AGENCY ACTION BY THE SOUTH FLORIDA WATER MANAGEMENT DISTRICT Notice is hereby provided that the South Florida Water Management District, on June 12th, 2026, issued an Environmental Resource permit (permit) with conditions, Permit Number 49-114682-P, Application Number 250825-56329 to WS-GIR, LLC, 3850 Canoe Creek Road, Saint Cloud, FL 34772. This Environmental Resource Permit authorizes Construction and Operation of a storm-water management (SWM) system serving 316.06 acres of residential development known as Waterlin Kinship Pines Phase 1 (f.k.a. CCN-4 Phase 1). The site is a vacant parcel located approximately 1.5 miles southwest of the Canoe Creek Rd. and Mildred Bass Rd. intersection in Osceola County, Section 13 & 14, Township 27 South and Range 30 East. A copy of the permit can be obtained by contacting the Regulatory Records Management Section, during normal business hours, 8:00 a.m. to 5:00 p.m., Monday through Friday, except legal holidays, at 3301 Gun Club Road, West Palm Beach, FL 33406, Regulation Division, by telephone at 561-682-6911, by e-mail at permits@sfwmd.gov, or by accessing the permit directly from the District's website (www.sfwmd.gov) using the Application/Permit Search on the ePermitting page.	OSCEOLA COUNTY acted upon. FILING INSTRUCTIONS A petition for administrative hearing must be filed with the Office of the District Clerk of the SFWMD. Filings with the Office of the District Clerk may be made by mail, hand-delivery, or e-mail. Filings by facsimile will not be accepted. A petition for administrative hearing or other document is deemed filed upon receipt during normal business hours by the Office of the District Clerk at SFWMD headquarters in West Palm Beach, Florida. The District's normal business hours are 8:00 a.m. – 5:00 p.m., excluding weekends and District holidays. Any document received by the Office of the District Clerk after 5:00 p.m. shall be deemed filed as of 8:00 a.m. on the next regular business day. Additional filing instructions are as follows: • Filings by mail must be addressed to the Office of the District Clerk, 3301 Gun Club Road, West Palm Beach, Florida 33406. • Filings by hand-delivery must be delivered to the Office of the District Clerk. Delivery of a petition to the SFWMD's security desk does not constitute filing. It will be necessary to request that the SFWMD's security officer contact the Office of the District Clerk. An employee of the SFWMD's Clerk's office will receive and file the petition. • Filings by e-mail must be transmitted to the Office of the District Clerk at clerk@sfwmd.gov. The filing date for a document transmitted by electronic mail shall be the date the Office of the District Clerk receives the complete document. A party who files a document by e-mail shall (1) represent that the original physically signed document will be retained by that party for the duration of the proceeding and of any subsequent appeal or subsequent proceeding in that cause and that the party shall produce it upon the request of other parties; and (2) be responsible for any delay, disruption, or interruption of the electronic signals and accepts the full risk that the document may not be properly filed. INITIATION OF AN ADMINISTRATIVE HEARING Pursuant to Sections 120.54(5)(b)4. and 120.569(2)(c), Fla. Stat., and Rules 28-106.201 and 28-106.301, Fla. Admin. Code, initiation of an administrative hearing shall be made by written petition to the SFWMD in legible form and on 8 1/2 by 11 inch white paper. All petitions shall contain: 1. Identification of the action being contested, including the permit number, application number, SFWMD file number or any other SFWMD identification number, if known. 2. The name, address, any email address, any facsimile number, and telephone number of the petitioner and petitioner's representative, if any. 3. An explanation of how the petitioner's substantial interests will be affected by the agency determination. 4. A statement of when and how the petitioner received notice of the SFWMD's decision. 5. A statement of all disputed issues of material fact. If there are none, the petition must so indicate. 6. A concise statement of the ultimate facts alleged, including the specific facts the petitioner contends warrant reversal or modification of the SFWMD's proposed action. 7. A statement of the specific rules or statutes the petitioner contends require reversal or modification of the SFWMD's proposed action. 8. If disputed issues of material fact exist, the statement must also include an explanation of how the alleged facts relate to the specific rules or statutes. 9. A statement of the relief sought by the petitioner, stating precisely the action the petitioner wishes the SFWMD to take with respect to the SFWMD's proposed action. MEDIATION The procedures for pursuing mediation are set forth in Section 120.573, Fla. Stat., and Rules 28-106.111 and 28-106.401-.405, Fla. Admin. Code. The SFWMD is not proposing mediation for this agency action under Section 120.573, Fla. Stat., at this time. RIGHT TO SEEK JUDICIAL REVIEW Pursuant to Section 120.68, Fla. Stat., and in accordance with Florida Rule of Appellate Procedure 9.110, a party who is adversely affected by final SFWMD action may seek judicial review of the SFWMD's final decision by filing a notice of appeal with the Office of the District Clerk of the SFWMD in accordance with the filing instructions set forth herein within 30 days of rendition of the order to be reviewed, and by filing a copy of the notice with the clerk of the appropriate district court of appeal. 7/3/26 1T NOTICE OF AGENCY ACTION BY THE SOUTH FLORIDA WATER MANAGEMENT DISTRICT Notice is hereby provided that the South Florida Water Management District, on June 12th, 2026, issued an Environmental Resource permit (permit) with conditions, Permit Number 49-114682-P, Application Number 250825-56329 to WS-GIR, LLC, 3850 Canoe Creek Road, Saint Cloud, FL 34772. 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OSCEOLA COUNTY The District's agency action is final unless a timely petition for an administrative hearing is filed under Sections 120.569 and 120.57 of the Florida Statutes before the deadline for filing a petition. As required by Sections 120.569 and 120.60(3), Fla. Stat., the following is notice of the opportunities which may be available for administrative hearing or judicial review when the substantial interests of a party are determined by an agency. Please note that this Notice of Rights is not intended to provide legal advice. Not all of the legal proceedings detailed below may be an applicable or appropriate remedy. You may wish to consult an attorney regarding your legal rights. RIGHT TO REQUEST ADMINISTRATIVE HEARING A person whose substantial interests are or may be affected by the South Florida Water Management District's (SFWMD or District) action has the right to request an administrative hearing on that action pursuant to Sections 120.569 and 120.57, Fla. Stat. Persons seeking a hearing on a SFWMD decision which affects or may affect their substantial interests shall file a petition for hearing with the Office of the District Clerk of the SFWMD, in accordance with the filing instructions set forth herein, within 21 days of receipt of written notice of the decision, unless one of the following shorter time periods apply: (1) within 14 days of the notice of consolidated intent to grant or deny concurrently reviewed applications for environmental resource permits and use of sovereign submerged lands pursuant to Section 373.427, Fla. Stat.; or (2) within 14 days of service of an Administrative Order pursuant to Section 373.119(1), Fla. Stat. "Receipt of written notice of agency decision" means receipt of written notice through mail, electronic mail, or posting that the SFWMD has or intends to take final agency action, or publication of notice that the SFWMD has or intends to take final agency action. Any person who receives written notice of a SFWMD decision and fails to file a written request for hearing within the timeframe described above waives the right to request a hearing on that decision. If the District takes final agency action which materially differs from the noticed intended agency decision, persons who may be substantially affected shall, unless otherwise provided by law, have an additional Rule 28-106.111, Fla. Admin. Code, point of entry. Any person to whom an emergency order is directed pursuant to Section 373.119(2), Fla. Stat., shall comply therewith immediately, but on petition to the board shall be afforded a hearing as soon as possible. A person may file a request for an extension of time for filing a petition. The SFWMD may, for good cause, grant the request. Requests for extension of time must be filed with the SFWMD prior to the deadline for filing a petition for hearing. Such requests for extension shall contain a certificate that the moving party has consulted with all other parties concerning the extension and that the SFWMD and any other parties agree to or oppose the extension. A timely request for an extension of time shall toll the running of the time period for filing a petition until the request is acted upon. FILING INSTRUCTIONS A petition for administrative hearing must be filed with the Office of the District Clerk of the SFWMD. Filings with the Office of the District Clerk may be made by mail, hand-delivery, or e-mail. Filings by facsimile will not be accepted. A petition for administrative hearing or other document is deemed filed upon receipt during normal business hours by the Office of the District Clerk at SFWMD headquarters in West Palm Beach, Florida. The District's normal business hours are 8:00 a.m. – 5:00 p.m., excluding weekends and District holidays. Any document received by the Office of the District Clerk after 5:00 p.m. shall be deemed filed as of 8:00 a.m. on the next regular business day. Additional filing instructions are as follows: • Filings by mail must be addressed to the Office of the District Clerk, 3301 Gun Club Road, West Palm Beach, Florida 33406. • Filings by hand-delivery must be delivered to the Office of the District Clerk. Delivery of a petition to the SFWMD's security desk does not constitute filing. It will be necessary to request that the SFWMD's security officer contact the Office of the District Clerk. An employee of the SFWMD's Clerk's office will receive and file the petition. • Filings by e-mail must be transmitted to the Office of the District Clerk at clerk@sfwmd.gov. The filing date for a document transmitted by electronic mail shall be the date the Office of the District Clerk receives the complete document. A party who files a document by e-mail shall (1) represent that the original physically signed document will be retained by that party for the duration of the proceeding and of any subsequent appeal or subsequent proceeding in that cause and that the party shall produce it upon the request of other parties; and (2) be responsible for any delay, disruption, or interruption of the electronic signals and accepts the full risk that the document may not be properly filed. INITIATION OF AN ADMINISTRATIVE HEARING Pursuant to Sections 120.54(5)(b)4. and 120.569(2)(c), Fla. Stat., and Rules 28-106.201 and 28-106.301, Fla. Admin. Code, initiation of an administrative hearing shall be made by written petition to the SFWMD in legible form and on 8 1/2 by 11 inch white paper. All petitions shall contain: 1. Identification of the action being contested, including the permit number, application number, SFWMD file number or any other SFWMD identification number, if known. 2. The name, address, any email address, any facsimile number, and telephone number of the petitioner and petitioner's representative, if any. 3. An explanation of how the petitioner's substantial interests will be affected by the agency determination. 4. A statement of when and how the petitioner received notice of the SFWMD's decision. (Continued on next page)

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OSCEOLA COUNTY 5. A statement of all disputed issues of material fact. If there are none, the petition must so indicate. 6. A concise statement of the ultimate facts alleged, including the specific facts the petitioner contends warrant reversal or modification of the SFWMD's proposed action. 7. A statement of the specific rules or statutes the petitioner contends require reversal or modification of the SFWMD's proposed action. 8. If disputed issues of material fact exist, the statement must also include an explanation of how the alleged facts relate to the specific rules or statutes. 9. A statement of the relief sought by the petitioner, stating precisely the action the petitioner wishes the SFWMD to take with respect to the SFWMD's proposed action. MEDIATION The procedures for pursuing mediation are set forth in Section 120.573, Fla. Stat., and Rules 28-106.111 and 28-106.401-.405, Fla. Admin. Code. The SFWMD is not proposing mediation for this agency action under Section 120.573, Fla. Stat., at this time. RIGHT TO SEEK JUDICIAL REVIEW Pursuant to Section 120.68, Fla. Stat., and in accordance with Florida Rule of Appellate Procedure 9.110, a party who is adversely affected by final SFWMD action may seek judicial review of the SFWMD's final decision by filing a notice of appeal with the Office of the District Clerk of the SFWMD in accordance with the filing instructions set forth herein within 30 days of rendition of the order to be reviewed, and by filing a copy of the notice with the clerk of the appropriate district court of appeal. 7/3/26 1T ----- IN THE COUNTY COURT IN AND FOR OSCEOLA COUNTY, FLORIDA Case No.: 2026 CC 000853 CL The Townhomes of Flora Ridge Owners Association, Inc., Plaintiff, vs. Janeth Lucia Campuzano; et al. Defendant(s). NOTICE OF ACTION TO: JANETH LUCIA CAMPUZANO 9334 Springfield Blvd. Queens Village, NY 11428 YOU ARE NOTIFIED that an action for declaratory judgment, injunctive relief, and monetary judgment on the following property has been filed in Osceola County, Florida: LOT 1, BLOCK 30, TOWNHOMES OF FLORA RIDGE PHASE 2, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 17, PAGES 57 THRU 61 INCLUSIVE, OF THE PUBLIC RECORDS OF OSCEOLA COUNTY, FLORIDA. A lawsuit has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on JOSHUA MOWERY, ESQUIRE, Plaintiff's Attorney, whose address is DHN ATTORNEYS, 448 South Alafaya Trail, Unit 8, Orlando, FL 32828, within thirty (30) days after the first publication of this notice, to be published in La Gaceta Newspaper, 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. Dated this 23rd day of June, 2026. Kelvin Soto, Esq. Clerk of the Circuit Court & County Comptroller By: s/ Susan Vis As Deputy Clerk 7/3-7/24/26LG 4T ----- IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR OSCEOLA COUNTY, FLORIDA. CASE No. 2023 CA 003156 BANKUNITED N.A., PLAINTIFF, VS. DALTON S. WATERHOUSE , ET AL. DEFENDANT(S). NOTICE OF FORECLOSURE SALE NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated June 25, 2026 in the above action, the Osceola County Clerk of Court will sell to the highest bidder for cash at Osceola, Florida, on August 26, 2026, at 11:00 AM, at 3 Courthouse Square, Room 204 (2nd floor) Kissimmee, FL 34741 for the following described property: LOT 30, BLOCK 5, TERRA VERDA VILLAS, PHASE 2, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 129 AND 130, INCLUSIVE OF THE PUBLIC RECORDS OF OSCEOLA COUNTY, FLORIDA. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. The Court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein. Tromberg, Miller, Morris & Partners, PLLC Attorney for Plaintiff 600 West Hillsboro Boulevard Suite 600 Deerfield Beach, FL 33441 Telephone #: 561-338-4101 Fax #: 561-338-4077 Email: eservice@tmppllc.com By: /s/ Marlon Hyatt, Esq. Marlon Hyatt, Esq. FBN: 72009 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 Court Administration Osceola County, at Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, Phone (407) 742-2417 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. 11080-1037686 -----	OSCEOLA COUNTY IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR OSCEOLA COUNTY, FLORIDA. CASE No. 2024 CA 001264 MF ONITY MORTGAGE CORPORATION F/K/APHH MORTGAGE CORPORATION, PLAINTIFF, VS. THE ESTATE OF MALENE HERATH (DECEASED), ET AL. DEFENDANT(S). NOTICE OF FORECLOSURE SALE NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated June 21, 2026 in the above action, the Osceola County Clerk of Court will sell to the highest bidder for cash at Osceola, Florida, on July 14, 2026, at 11:00 AM, at 3 Courthouse Square, Room 204 (2nd floor) Kissimmee, FL 34741 for the following described property: LOT 4179, BLOCK 47, WATERWAY VILLAGE, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 7, PAGE 111 OF THE PUBLIC RECORDS OF OSCEOLA COUNTY, FLORIDA Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. The Court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein. Tromberg, Miller, Morris & Partners, PLLC Attorney for Plaintiff 600 West Hillsboro Boulevard Suite 600 Deerfield Beach, FL 33441 Telephone #: 561-338-4101 Fax #: 561-338-4077 Email: eservice@tmppllc.com By: Wendy B. Tabb Wendy B. Tabb, Esq. FBN 175242 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 Court Administration Osceola County, at Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, Phone (407) 742-2417 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. 11080-1037464 ----- IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR OSCEOLA COUNTY, FLORIDA NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. TAMARA MURPHY, et al., Defendants. Case No: 2025-CA-001629 MF NOTICE OF FORECLOSURE SALE NOTICE IS HEREBY GIVEN that pursuant to the Final Judgment of Foreclosure dated 06/03/2026, and entered in Case No. 2025-CA-001629 MF of the Circuit Court of the Ninth Judicial Circuit in and for Osceola County, Florida wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, is the Plaintiff and TAMARA MURPHY; ASSOCIATION OF POINCIANA VILLAGES, INC; FIFTH THIRD BANK, N.A., SUCCESSOR BY MERGER WITH DIVIDEND SOLAR FINANCE LLC; and UNKNOWN TENANT #1, are Defendant(s), Kelvin Soto, Osceola County Clerk of Courts, will sell to the highest and best bidder for cash at 3 Courthouse Square, Rm. 204 (2nd Floor), Kissimmee, FL 34741 at 11:00 a.m. on August 4, 2026 the following described property set forth in said Final Judgment, to wit: LOT 4, BLOCK 2164, POINCIANA NEIGHBORHOOD 1, VILLAGE 5, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 3, PAGE(S) 144 THROUGH 158, INCLUSIVE, OF THE PUBLIC RECORDS OF OSCEOLA COUNTY, FLORIDA. Commonly known as: 706 N Rennes Ct, Kissimmee, FL 34759 Any person or entity claiming an interest in the surplus, if any, resulting from the Foreclosure Sale, other than the property owner as of the date of the Lis Pendens, must file a claim with the Clerk no later than the date that the Clerk reports the funds as unclaimed. If you fail to file a claim, you will not be entitled to any remaining funds. If the sale is set aside, the Purchaser may be entitled to only a return of the sale deposit less any applicable fees and costs and shall have no other recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney. DATED June 29, 2026 /s/ Alexandra Kalman Alexandra Kalman, Esq. Florida Bar No. 109137 Lender Legal PLLC 1800 Pembrook Drive, Suite 250 Orlando, FL 32810 Tel: (407) 730-4644 Attorney for Plaintiff Service Emails: akalman@lenderlegal.com EService@LenderLegal.com CERTIFICATE OF SERVICE I HEREBY CERTIFY that a true and exact copy of the foregoing was furnished by U.S. Mail and email, as required, this 29th day of June 2026 to: TAMARA MURPHY 706 N Rennes Ct. Kissimmee, FL 34759 Charles L. Eldredge, Jr., Esquire Larsen Slaten, PLLC 4700 Millenia Blvd., Ste. 500 Orlando, FL 32839-3300 pleadings@larsenslaten.com jdelph@larsenslaten.com ATTORNEY FOR ASSOCIATION OF POINCIANA VILLAGES, INC. FIFTH THIRD BANK, N.A., SUCCESSOR BY MERGER WITH DIVIDEND SOLAR FINANCE LLC. By serving: Corporation Service Company 1201 Hays Street Tallahassee, FL 32301 UNKNOWN TENANT #1 N/K/A JAYELIN V. SAPP 706 N Rennes Ct. Kissimmee, FL 34759 -----	OSCEOLA COUNTY /s/ Alexandra Kalman Alexandra Kalman, Esq. 11080-1037700 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR OSCEOLA COUNTY, FLORIDA CARRINGTON MORTGAGE SERVICES, LLC, Plaintiff, Case No: 2026-CA-000923 MF vs. CHRISTOPHER STANLEY; et al., Defendants. NOTICE OF ACTION TO: CHRISTOPHER STANLEY 806 Grantham Drive Kissimmee, FL 34758 UNKNOWN SPOUSE OF CHRISTOPHER STANLEY 806 Grantham Drive Kissimmee, FL 34758 LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN and any unknown heirs, devisees, grantees, creditors and other unknown persons or unknown spouses claiming by, through and under the above-named Defendant(s), if deceased or whose last known addresses are unknown. YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to wit: Lot 2, Block 555, Poinciana Neighborhood 1, Village 2, a subdivision, according to the plat thereof, as recorded in Plat Book 3, Pages 69 through 87, inclusive, of the Public Records of Osceola County, Florida. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Alexandra Kalman, Esq., Lender Legal PLLC, 1800 Pembrook Drive, Suite 250, Orlando, Florida 32810 and file the original with the Clerk of the above-styled Court on or before 30 days from the first publication, otherwise a default will be entered against you for the relief demanded in the Complaint. WITNESS my hand and seal of the said Court on the 15th day of June, 2026. CLERK OF THE CIRCUIT COURT By: /s/ Kelvin Soto Deputy Clerk (COURT SEAL) 11080-1037691 ----- IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR OSCEOLA COUNTY, FLORIDA CIVIL DIVISION CASE NO. 492025CA002478XXXAXA U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS INDENTURE TRUSTEE OF MILL CITY MORTGAGE LOAN TRUST 2018-2, Plaintiff, vs. SHARONDA PRICE-RAYMOND; et al. Defendants. NOTICE OF SALE PURSUANT TO CHAPTER 45 NOTICE IS HEREBY GIVEN pursuant to the Final Judgment dated June 23, 2026, and entered in Case No. 492025CA002478XXXAXA of the Circuit Court of the NINTH Judicial Circuit in and for Osceola County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS INDENTURE TRUSTEE OF MILL CITY MORTGAGE LOAN TRUST 2018-2 is the Plaintiff and SHARONDA PRICE-RAYMOND; JERRY RAYMOND; ISPC; ASSOCIATION OF POINCIANA VILLAGES, INC.; POINCIANA VILLAGE FIVE ASSOCIATION, INC., THE INDEPENDENT SAVINGS PLAN COMPANY D/B/A ISPC; WELLS FARGO and OSCEOLA COUNTY, the Defendants. Kelvin Soto, Esq., Clerk of the Circuit Court in and for Osceola County, Florida will sell to the highest and best bidder for cash at the Osceola County Courthouse, 2 Courthouse Square, Suite 2600/ Room 2602, Osceola Florida at 11:00 a.m. on July 14, 2026, the following described property as set forth in said Order of Final Judgment, to wit: ALL THAT CERTAIN LAND SITUATE IN OSCEOLA COUNTY, FLORIDA, TO-WIT: LOT 6, IN BLOCK 2181, OF POINCIANA NEIGHBORHOOD 1, VILLAGE 5, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 3, AT PAGE(S) 144 THROUGH 158, OF THE PUBLIC RECORDS OF OSCEOLA COUNTY, FLORIDA. If you are a person claiming an interest in the surplus from the sale, if any, other than the Property Owner as of the date of the lis pendens, you must file a claim with the Clerk of Court before or no later than the date that the clerk reports the surplus as unclaimed. If you fail to file a timely claim, you will not be entitled to any remaining funds. After the funds are reported as unclaimed, only the Owner of the record as of the date of the lis pendens may claim the surplus. If the sale is set aside, the Purchaser may be entitled to only a return of the sale deposit less any applicable fees and costs and shall have no further recourse against the Mortgagor, Mortgagee or the Mortgagee's Attorney. If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service. DATED at Osceola County, Florida, this 23rd day of June, 2026. RUBIN LUBLIN, LLC Attorney for Plaintiff 2313 W. Violet St., Tampa, FL 33603 Telephone: (813) 656-8801 Fax: (813) 656-8802 flemailservice@rlselaw.com -----	OSCEOLA COUNTY By: /s/ Brittany L. Harvey Brittany L. Harvey, Esq. Florida Bar No. 124795 JS0120/25-F001698 6/26-7/3/26LG 2T ----- IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR OSCEOLA COUNTY, FLORIDA Case Number: 2025 CA 002568 MF NEXOS INVEST CORP., and/or assigns, Plaintiff, v. VSF SMART, LLC., JAVIER RICARDO ESCANDON SANTOS, ZORAIDA MARROQUIN COLLAZOS, CHAMPIONSGATE MASTER ASSOCIATION, INC., CHAMPIONSGATE CONDOMINIUM ASSOCIATION, INC., Defendants. NOTICE OF SALE NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure entered on June 17, 2026, in the above styled cause, in the Circuit court of Osceola County, Florida, that Kelvin Soto, Esq. as the Clerk of the Circuit Court and County Comptroller will sell to the highest bidder the following described property in accordance with Section 45.031 Florida Statutes located at 817 Ocean Course Avenue, Unit #502, Davenport, Florida 33896 and legally described as: Unit Number 502, of Phase 5, of CHAMPIONSGATE, A CONDOMINIUM, together with an undivided interest in the common elements, according to the Declaration of Condominium thereof, as recorded in Official Records Book 5627, Page 929 and amended to add Phase 6 and Phase 5 in Book 5787, Page 2080, as amended from time to time, of the Public Records of Osceola County, Florida. Parcel ID: 30-25-27-5646-0001-5020 for cash in an <u>IN PERSON</u> sale at <u>3 Courthouse Square, Room 204 (2nd floor), Kissimmee, Florida 34741</u> beginning at <u>11:00 AM on Tuesday, July 14, 2026</u>. 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 accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at Two Courthouse Square, Suite 6300, Kissimmee, FL 34741, Telephone: (407) 742-2417, within two (2) working days of your receipt of this notice; If you are hearing or voice impaired, call 1-800-955-8771. To file response please contact Osceola County Clerk of Court, 2 Courthouse Square, Suite 2000, Kissimmee, FL 34741, Tel: (407) 742-3479; Fax: (407) 742-3652. Dated this 18th day of June, 2026 /s/ Josh. W. Osborn Josh W. Osborn, Esq. Rosenberg & Cummings PLLC Counsel for Plaintiff 802 NE 20th Avenue Fort Lauderdale, Florida 33304 (954) 769-1344 josh@rosenbergcummings.com Florida Bar Number: 1040437 6/26-7/3/26LG 2T ----- IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR OSCEOLA COUNTY, FLORIDA CASE No. 2026 CA 001069 MF US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST, Plaintiff, vs. HERMON SEGOVIA, ET AL. Defendant(s). NOTICE OF ACTION TO: HERMON SEGOVIA RESIDENCE: UNKNOWN LAST KNOWN ADDRESS: 49 Broadway, Apt. 3, Millbrae, CA 94030 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Osceola County, Florida: LOT 30, REMINGTON - PHASE I TRACT "E", ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 8, PAGES 145 AND 146, OF THE PUBLIC RECORDS OF OSCEOLA COUNTY, FLORIDA. has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Tromberg, Miller, Morris & Partners, PLLC, attorneys for Plaintiff, whose address is 600 West Hillsboro Boulevard, Suite 600, Deerfield Beach, FL 33441, and file the original with the Clerk of the Court, within 30 days after the first publication of this notice, either before 11th August 2026 or immediately thereafter, otherwise a default may be entered against you for the relief demanded in the Complaint. This notice shall be published once a week for two consecutive weeks in La Gaceta. 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 ADA Coordinator Osceola County, Court Administration at (407) 742-2417, fax 407-835-5079 or at ctadmd2@ocnjcc.org, Osceola County Courthouse, 2 Court-house Square, Suite 6300, Kissimmee, FL 34741 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. Date: 10th June 2026 Kelvin Soto, Esq., Clerk of the Circuit Court & County Comptroller By: /s/ 191 Deputy Clerk of the Court Tromberg, Miller, Morris & Partners -----	OSCEOLA COUNTY 6/26-7/3/26LG 2T ----- IN THE CIRCUIT COURT FOR OSCEOLA COUNTY, FLORIDA PROBATE DIVISION File No. 2026-CP-000183 IN RE: ESTATE OF WILMA R. MINCEY, Deceased. NOTICE OF ACTION (formal notice by publication) TO: ARLENE BARTH, nominated Successor Personal Representative in Decedent's Last Will and Testament, ADDRESS UNKNOWN YOU ARE NOTIFIED that a Petition for Administration has been filed in this Court. You are required to serve a copy of your written defenses, if any, on Petitioner's attorney, whose name and address is: Ashly Mae Guernaccini, Esq. 314 South Missouri Avenue, Suite 201 Clearwater, Florida 33756 on or before July 12, 2026 and to file the original of the written defenses with the clerk of this Court either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or order for the relief demanded, without further notice. Signed on this 9th day of June, 2026 Kelvin Soto, Esq., Clerk of the Circuit Court & Comptroller Osceola County 2 Courthouse Sq, Kissimmee, FL 34741 By: s/ Beverly Mahadeo As Deputy Clerk At Cause Law Office 6/12-7/3/26LG 4T ----- PASCO COUNTY IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-001058 Division Probate IN RE: ESTATE OF SUE C KENNEDY Deceased. NOTICE TO CREDITORS The administration of the estate of Sue C Kennedy, deceased, whose date of death was May 25, 2026, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, Suite 105, New Port Richey, Florida 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is July 3, 2026. Personal Representative: Kara Evans 4631 Van Dyke Road Lutz, Florida 33558 Attorney for Personal Representative: Kara Evans, Attorney Florida Bar Number: 381136 4631 Van Dyke Road Lutz, Florida 33558 Telephone: (813) 758-2173 Fax: (813) 926-6517 E-Mail: kara@karaevansattorney.com Secondary E-Mail: evanskeene@aol.com 7/3-7/10/26LG 2T ----- NOTICE OF INTENTION TO REGISTER FICTITIOUS TRADE NAME Notice is hereby given that the undersigned intend(s) to register with the Florida Department of State, Division of Corporations, pursuant to Section 865.09 of the Florida Statutes (Chapter 90-267), the trade name of: THE LAKES RADIO Owner: RadioActive Expectations LLC 5638 Sheer Bliss Loop Land O'Lakes, FL 34639 7/3/26LG 1T ----- IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2026-CP-000851 IN RE: ESTATE OF BRADLEY THOMAS ROBERTS a/k/a BRADLEY T. ROBERTS, Deceased. NOTICE TO CREDITORS (Continued on next page)

LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT
PASCO COUNTY The administration of the Estate of Bradley Thomas Roberts a/k/a Bradley T. Roberts, deceased, whose date of death was March 9, 2026, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, Florida 34654. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below. All creditors of the Decedent and other persons having claims or demands against Decedent's Estate on whom a copy of this Notice is required to be served must file their claims with this Court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the Decedent and other persons having claims or demands against Decedent's Estate must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The Personal Representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is July 3, 2026. Personal Representative: Nicole Driscoll 11894 Lakewood Drive Hudson, Florida 34669 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: rhianna@atcauselaw.com 7/3-7/10/26LG 2T IN THE SIXTH JUDICIAL CIRCUIT COURT IN AND FOR PASCO COUNTY, FLORIDA File No. 2026-CP-000809 Division Probate IN RE: ESTATE OF KAREN MARIE SAULS, aka KAREN E. SAULS Deceased. NOTICE TO CREDITORS The administration of the estate of KAREN MARIE SAULS, also known as KAREN E. SAULS, deceased, whose date of death was April 13, 2026, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, Florida 33523. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME 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 July 3, 2026. Signed on this 26th day of June, 2026. Personal Representative: /s/ ANDREA KYLE 12006 Hillside Court Dade City, Florida 33525 Attorney for Personal Representative: /s/ Emily K. Crain Evans Florida Bar No. 00114392 Gray/Robinson, P.A. One Lake Morton Drive Lakeland, Florida 33801 Telephone: (863) 284-2200 Email: emily.crain@gray-robinson.com 2nd: pamela.doherty@gray-robinson.com 7/3-7/10/26LG 2T IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2026 CP 00533CPAXWS IN RE: ESTATE OF MELISSIA F. CONWAY Deceased.	PASCO COUNTY NOTICE TO CREDITORS The administration of the estate of MELISSIA F. CONWAY, deceased, whose date of death was March 1, 2026, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Box 338, New Port Richey, Florida 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is July 3, 2026. Personal Representative: /s/ MALCOLM R. SMITH P.O. Box 5489 Hudson, Florida 34674 Attorney for Personal Representative: /s/ MALCOLM R. SMITH, ESQUIRE Email: trustor1985@gmail.com Florida Bar No. 0513202 SPN#61494 Law Office of Malcolm R. Smith, P.A. P.O. Box 5489 Hudson, Florida 34674 Telephone: (727) 819-2256 7/3-7/10/26LG 2T NOTICE OF FINAL AGENCY ACTION BY THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT Notice is given that the District's Final Agency Action is approval of the application for an Environmental Resource Permit to serve residential activities on 68.98 acres known as McCabe VOPH Phase 1 & 2. The project is located in Pasco County, Section(s) 12, Township 25 South, Range 20 East. The permit applicant is HLS-SIII McCabe, LLC Attn: James Lockhart whose address is 5668 Fishhawk Crossings Blvd., Ste. 331, Lithia, FL 33547. The Permit No. is 43048721.001. The file(s) pertaining to the project referred to above is available for inspection Monday through Friday, except legal holidays, 8:00 a.m. to 5:00 p.m. at Southwest Florida Water Management District, 7601 Highway 301 North, Tampa, FL 34637-6759. NOTICE OF RIGHTS Any person whose substantial interests are affected by the District's action regarding this matter may request an administrative hearing in accordance with Sections 120.569 and 120.57, Florida Statutes (F.S.), and Chapter 28-106, Florida Administrative Code (F.A.C.), of the Uniform Rules of Procedure. A request for hearing must (1) explain how the substantial interests of each person requesting the hearing will be affected by the District's action, or proposed action; (2) state all material facts disputed by each person requesting the hearing or state that there are no disputed facts; and (3) otherwise comply with Chapter 28-106, F.A.C. A request for hearing must be filed with and received by the Agency Clerk of the District at the District's Brooksville address, 2379 Broad Street, Brooksville, FL 34604-6899 within 21 days of publication of this notice (or within 14 days for an Environmental Resource Permit with Proprietary Authorization for the use of Sovereign Submerged Lands). Failure to file a request for hearing within this time period shall constitute a waiver of any right such person may have to request a hearing under Sections 120.569 and 120.57, F.S. Because the administrative hearing process is designed to formulate final agency action, the filing of a petition means that the District's final action may be different from the position taken by it in this notice of agency action. Persons whose substantial interests will be affected by any such final decision of the District in this matter have the right to petition to become a party to the proceeding, in accordance with the requirements set forth above. Mediation pursuant to Section 120.573, F.S., to settle an administrative dispute regarding the District's action in this matter is not available prior to the filing of a request for hearing. 7/3/26LG 1T IN THE CIRCUIT COURT OF THE STATE OF FLORIDA, IN AND FOR PASCO COUNTY Case No.: 2026-CP-000284 IN RE: ESTATE OF JOHN W. WILLOUGHBY Deceased. NOTICE OF ADMINISTRATION The administration of the estate of John W. Willoughby, deceased, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Ave, Dade City, FL 33523, and file number 2026-CP-000284. The estate is intestate. The names and addresses of the petitioner and the petitioner's attorney are set forth below. Any interested person on whom a copy of the notice of administration is served who challenges the qualification of the petitioner, venue, or the jurisdiction of the court is required to file any objection with the court in the manner provided in the Florida Probate Rules WITHIN THE TIME REQUIRED BY LAW, which is on or before the date that is 3 months after the date of service of a copy of the Notice of Administration on that person, or those objections are forever barred.	PASCO COUNTY A petition for determination of exempt property is required to be filed by or on behalf of any person entitled to exempt property under Section 732.402, WITHIN THE TIME REQUIRED BY LAW, which is on or before the later of the date that is 4 months after the date of service of a copy of the Notice of Administration on such person or the date that is 40 days after the date of termination of any proceeding involving the construction, admission to probate, or validity of the will or involving any other matter affecting any part of the exempt property, or the right of such person to exempt property is deemed waived. An election to take an elective share must be filed by or on behalf of the surviving spouse entitled to an elective share under Section 732.201 - 732.2155 WITHIN THE TIME REQUIRED BY LAW, which is on or before the earlier of the date that is 6 months after the date of service of a copy of the Notice of Administration on the surviving spouse, or an attorney in fact or a guardian of the property of the surviving spouse, or the date that is 2 years after the date of the decedent's death. The time for filing an election to take an elective share may be extended as provided in the Florida Probate Rules. Petitioner: Elizabeth A. Hall Attorney for Elizabeth A. Hall: /s/ Samuel L. Wenzel. Jr. Samuel L. Wenzel. Jr., Esq. Attorney for Petitioner Florida Bar Number: 1022217 Osenton Law Group, P.A. 1044 East Brandon Blvd., Suite 3 Brandon, Florida 33511 (813) 776-1282 slw@osentonlaw.com service@osentonlaw.com 6/26-7/3/26LG 2T IN THE COUNTY COURT IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 24-CC-004608 BUENA VISTA CIVIC COUNCIL, INC. Plaintiff, vs. CONNIE S. METHERELL, Defendant. NOTICE OF SALE NOTICE IS HEREBY GIVEN that, pursuant to the Amended Final Judgment of Foreclosure entered in this cause on June 22, 2026, by the County Court of Pasco County, Florida, for the following property described as: LOT 391, BUENA VISTA SECOND ADDITION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 4, PAGE 108 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. will be sold at public auction by the Pasco County Clerk of Court, to take place electronically online at www.pasco.realforeclose.com, on July 28, 2026 at 11:00 A.M., to the highest and best bidder, for cash, in accordance with Section 45.031(10) of me Florida Statutes. 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 with the Clerk no later than the date that the Clerk reports the funds as unclaimed. 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. /s/ Katherine Martinez, Esq. Florida Bar No.: 70879 kmartinez@bushross.com BUSH ROSS, P.A. Post Office Box 3913, Tampa, FL 33601 Phone: 813-204-6492 Fax: 813-223-9620 Attorneys for Plaintiff 6/26-7/3/26LG 2T IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE #: 2025-CA-001867 DAVIES & KERR CONSULTING, INC. AS TRUSTEE FOR DAVIES & KERR CONSULTING, INC. RETIREMENT PLAN Plaintiff vs. UNKNOWN TRUSTEE OF THE ZEPHYRHILL FAMILY LAND TRUST DATED DECEMBER 20, 2024; UNKNOWN BENEFICIARIES OF THE ZEPHYRHILL FAMILY LAND TRUST DATED DECEMBER 20, 2024; ET. AL.; Defendants. NOTICE OF FORECLOSURE SALE NOTICE IS HEREBY GIVEN pursuant to the Uniform Final Judgment of Foreclosure dated the 14th day of May, 2026, and entered in Case No. 512025CA-001867CAAXES of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida, where, DAVIES & KERR CONSULTING, INC. AS TRUSTEE FOR DAVIES & KERR CONSULTING, INC. RETIREMENT PLAN is the Plaintiff, and UNKNOWN TRUSTEE OF THE ZEPHYRHILL FAMILY LAND TRUST DATED DECEMBER 20, 2024; ARIOSKY COLLADO, AS TRUSTEE UNDER 3810 AUTUMN PALM DR LAND TRUST DATED SEPTEMBER 16, 2023; UNKNOWN TRUSTEE OF THE 3810 AUTUMN PALM DR LAND TRUST DATED SEPTEMBER 16, 2023; UNKNOWN TRUSTEE OF THE 3810 AUTUMN PALM DR LAND TRUST; ANTONIO F. KAIK; UNKNOWN SPOUSE OF ANTONIO F. KAIK; GERALD L. DAVIES; ARIOSKY COLLADO; SABRINA MARIE KAIK; ANN MARIE KAIK; ROXANA NOVOA; UNKNOWN TENANT # 1; and UNKNOWN TENANT # 2, are Defendants. NIKKI ALVAREZ-SOWLES, ESQ., as the Clerk of the Circuit Court, shall sell to the highest and best bidder for cash at www.pasco.realforeclose.com, beginning at 11:00 AM, on the 18th day of August, 2026, the following described property as set forth in said final judgment, to wit: PARCEL A: THE SOUTH 105 FEET OF THE WEST 414.85 FEET OF TRACT 24, IN THE NORTHWESTERLY 1/4 SECTION 23, TOWNSHIP 26 SOUTH, RANGE 21 EAST, ZEPHYRHILLS COLONY COMPANY LANDS AS RECORDED IN PLAT BOOK 1, PAGE 55, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; LESS PROPERTY DESCRIBED IN OFFICIAL RECORDS BOOK 7227, PAGE 669 AND OFFICIAL RECORDS BOOK 7227, PAGE 681, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. AND PARCEL B: COMMENCE AT THE NORTHEAST CORNER OF TRACT 24, SECTION 23, TOWNSHIP 26 SOUTH, RANGE 21 EAST, ZEPHYRHILLS COLONY COMPANY LANDS AS RECORDED IN PLAT BOOK 1, PAGE 55, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, FOR A POINT OF BEGINNING; THENCE WEST, 432.10 FEET; THENCE SOUTH 227.40 FEET; THENCE EAST, 198.55 FEET; THENCE SOUTH, 105.00 FEET; THENCE EAST, 233.55 FEET;	PASCO COUNTY DR LAND TRUST; ANTONIO F. KAIK; ARIOSKY COLLADO; SABRINA MARIE KAIK; ROXANA NOVOA; UNKNOWN TENANT # 1 N/K/A COURTNEY HALL; and UNKNOWN TENANT # 2 N/K/A JACOB COSTINE, are Defendants. NIKKI ALVAREZ-SOWLES, ESQ., as the Clerk of the Circuit Court, shall sell to the highest and best bidder for cash at www.pasco.realforeclose.com, beginning at 11:00 AM, on the 18th day of August, 2026, the following described property as set forth in said final judgment, to wit: THE SOUTH 1/2 OF THE FOLLOWING DESCRIBED PROPERTY: THE WEST 221.62 FEET OF THE NORTH 227.59 FEET OF TRACT 24 IN SECTION 23, TOWNSHIP 26 SOUTH, RANGE 21 EAST, ZEPHYRHILLS COLONY COMPANY LANDS, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 55, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, LESS THE WEST 10.00 FEET FOR ROAD RIGHT-OF-WAY. PARCEL ID NUMBER: 23-26-21-0020-02400-0000 COMMONLY KNOWN AS: 3824 AUTUMN PALM DR., ZEPHYRHILLS, FLORIDA 33541 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 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 Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, 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 impaired call 711. Dated this 11th day of June, 2026 /s/ Jason M. Tarokh JASON M. TAROKH FLORIDA BAR # 57611 TAROKH LAW, PLLC PO BOX 10827 TAMPA, FL 33679 813-922-5510 E-mail for service: jason@tarokhlaw.com 6/26-7/3/26LG 2T IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION CASE #: 2025-CA-001855 DAVIES & KERR CONSULTING, INC. AS TRUSTEE OF THE DAVIES & KERR CONSULTING, INC. RETIREMENT PLAN Plaintiff vs. UNKNOWN TRUSTEE OF THE ZEPHYRHILL FAMILY LAND TRUST DATED DECEMBER 20, 2024; UNKNOWN BENEFICIARIES OF THE ZEPHYRHILL FAMILY LAND TRUST DATED DECEMBER 20, 2024; ET. AL.; Defendants. NOTICE OF FORECLOSURE SALE NOTICE IS HEREBY GIVEN pursuant to the Uniform Final Judgment of Foreclosure dated the 14th day of May, 2026, and entered in Case No. 512025CA-001855CAAXES of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida, where, DAVIES & KERR CONSULTING, INC AS TRUSTEE OF THE DAVIES & KERR CONSULTING, INC. RETIREMENT PLAN is the Plaintiff, and UNKNOWN TRUSTEE OF THE ZEPHYRHILL FAMILY LAND TRUST DATED DECEMBER 20, 2024; UNKNOWN BENEFICIARIES OF THE ZEPHYRHILL FAMILY LAND TRUST DATED DECEMBER 20, 2024; ARIOSKY COLLADO, AS TRUSTEE UNDER 3810 AUTUMN PALM DR LAND TRUST DATED SEPTEMBER 16, 2023; UNKNOWN TRUSTEE OF THE 3810 AUTUMN PALM DR LAND TRUST DATED SEPTEMBER 16, 2023; UNKNOWN TRUSTEE OF THE 3810 AUTUMN PALM DR LAND TRUST; ANTONIO F. KAIK; UNKNOWN SPOUSE OF ANTONIO F. KAIK; GERALD L. DAVIES; ARIOSKY COLLADO; SABRINA MARIE KAIK; ANN MARIE KAIK; ROXANA NOVOA; UNKNOWN TENANT # 1; and UNKNOWN TENANT # 2, are Defendants. NIKKI ALVAREZ-SOWLES, ESQ., as the Clerk of the Circuit Court, shall sell to the highest and best bidder for cash at www.pasco.realforeclose.com, beginning at 11:00 AM, on the 18th day of August, 2026, the following described property as set forth in said final judgment, to wit: PARCEL A: THE SOUTH 105 FEET OF THE WEST 414.85 FEET OF TRACT 24, IN THE NORTHWESTERLY 1/4 SECTION 23, TOWNSHIP 26 SOUTH, RANGE 21 EAST, ZEPHYRHILLS COLONY COMPANY LANDS AS RECORDED IN PLAT BOOK 1, PAGE 55, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; LESS PROPERTY DESCRIBED IN OFFICIAL RECORDS BOOK 7227, PAGE 669 AND OFFICIAL RECORDS BOOK 7227, PAGE 681, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. AND PARCEL B: COMMENCE AT THE NORTHEAST CORNER OF TRACT 24, SECTION 23, TOWNSHIP 26 SOUTH, RANGE 21 EAST, ZEPHYRHILLS COLONY COMPANY LANDS AS RECORDED IN PLAT BOOK 1, PAGE 55, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, FOR A POINT OF BEGINNING; THENCE WEST, 432.10 FEET; THENCE SOUTH 227.40 FEET; THENCE EAST, 198.55 FEET; THENCE SOUTH, 105.00 FEET; THENCE EAST, 233.55 FEET;	PASCO COUNTY THENCE NORTH 332.40 FEET TO THE POINT OF BEGINNING. LESS PROPERTY DESCRIBED IN OFFICIAL RECORDS BOOK 7227, PAGE 669 AND OFFICIAL RECORDS BOOK 7227, PAGE 681, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. PARCEL ID NUMBER: 23-26-21-0020-02400-0010 COMMONLY KNOWN AS: 3810 AUTUMN PALM DR., ZEPHYRHILLS, FLORIDA 33541 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 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 Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, 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 impaired call 711. Dated this 11th day of June, 2026 /s/ Jason M. Tarokh JASON M. TAROKH FLORIDA BAR # 57611 TAROKH LAW, PLLC PO BOX 10827 TAMPA, FL 33679 813-922-5510 E-mail for service: jason@tarokhlaw.com 6/26-7/3/26LG 2T IN THE COUNTY COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION CASE NO: 2026CC000910 GULF LANDINGS ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. DANIEL DEFRANZE and UNKNOWN TENANT, Defendants. AMENDED NOTICE OF SALE PURSUANT TO CHAPTER 45 (to reflect correct case number only) NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure entered in Case No. 2026CC000910, of the County Court of the Sixth Judicial Circuit in and for Pasco County, Florida, wherein GULF LANDINGS ASSOCIATION, INC. is Plaintiff, and DANIEL DEFRANZE, is Defendant, the Clerk of the Pasco County Court will sell to the highest bidder for cash on July 20, 2026, in an online sale at www.pasco.realforeclose.com, beginning at 11:00 a.m., the following property as set forth in said Final Judgment, to wit: UNIT C302, MARINER'S WAY AT NEW PORT RICHEY, A CONDOMINIUM, PHASE II, TOGETHER WITH AN UNDIVIDED SHARE OF COMMON ELEMENTS APPURTENANT THERETO, ACCORDING TO CONDOMINIUM PLAT BOOK 4, PAGE 38 THROUGH 43, AND BEING FURTHER DESCRIBED IN THE CERTAIN DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 1610, PAGES 37, BOTH OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. Property Address: 5722 Biscayne Court Unit 302, New Port Richey, FL 34652 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. Any persons with a disability requiring accommodations should call 727-464-4062; TDD 1-800-955-8771 via Florida Relay Service; no later than seven (7) days prior to any proceeding. Dated June 18, 2026 /s/ Scott B. Tankel PRIMARY E-MAIL: pleadings@tankellawgroup.com Scott B. Tankel, Esq., FBN 118453 TANKEL LAW GROUP 1022 Main Street, Suite D Dunedin, FL 34698 (727) 736-1901 FAX (727) 736-2305 Attorney for Plaintiff 6/26-7/3/26LG 2T IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2026-CP-000826-WS IN RE: ESTATE OF KAREN MARIE LYNN Deceased. NOTICE TO CREDITORS The administration of the estate of KAREN MARIE LYNN, deceased, whose date of death was March 17, 2026, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, FL 33523. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME 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 July 3, 2026. Signed on this 26th day of June, 2026. Personal Representative: /s/ ANDREA KYLE 12006 Hillside Court Dade City, Florida 33525 Attorney for Personal Representative: /s/ Emily K. Crain Evans Florida Bar No. 00114392 Gray/Robinson, P.A. One Lake Morton Drive Lakeland, Florida 33801 Telephone: (863) 284-2200 Email: emily.crain@gray-robinson.com 2nd: pamela.doherty@gray-robinson.com 7/3-7/10/26LG 2T IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2026 CP 00533CPAXWS IN RE: ESTATE OF MELISSIA F. CONWAY Deceased.

LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT
PASCO COUNTY cedent 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 June 26, 2026. Personal Representative: /s/ Cynthia Maretta LeMarbe Cynthia Maretta LeMarbe 1921 White Lake Road Highland, Michigan 48356 Attorney for Personal Representative: /s/ Brian Arrighi Brian Arrighi, Esq. Attorney Florida Bar Number: 0010268 NORTH TAMPA LAW GROUP, LLC 26852 Tanic Drive, Suite 102 Wesley Chapel, Florida 33544 Telephone: (813) 518-7411 Fax: (866) 207-2020 E-Mail: brian@northtampalawgroup.com Secondary E-Mail: service@northtampalawgroup.com 6/26-7/3/26LG 2T ----- IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2026CP000942CPAXES IN RE: ESTATE OF JUDITH ANN HEDGREN, aka JUDITH A. HEDGREN, Deceased. NOTICE TO CREDITORS The administration of the estate of JUDITH ANN HEDGREN, aka JUDITH A. HEDGREN, deceased, whose date of death was March 26, 2026, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The 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 date of first publication of this notice is June 26, 2026. Personal Representative: /s/ Matthew Hedgren MATTHEW HEDGREN 2586 Iris Ann Drive Lakeland, FL 33810 Attorney for Personal Representative: /s/ Jeffrey M. Gad Jeffrey M. Gad Florida Bar Number: 186317 JOHNSON, POPE, BOKOR, RUPPEL & BURNS, LLP 400 N. Ashley Drive, Suite 3100 Tampa, FL 33602 Telephone: (813) 225-2500 Fax: (813) 223-7118 E-Mail: JeffreyG@jpfirm.com Secondary E-Mail: jcason@jpfirm.com 6/26-7/3/26LG 2T ----- IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2026-CP-000951-ES IN RE: ESTATE OF KATHLEEN F. CLARKE Deceased. NOTICE TO CREDITORS The administration of the estate of KATHLEEN F. CLARKE, deceased, whose date of death was April 10, 2026, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, FL 33523. 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	PASCO COUNTY 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 June 26, 2026. Personal Representative: /s/ Kevin Clarke KEVIN CLARKE 234 Goldcrest Way St. Augustine, Florida 32092 Attorney for Personal Representative: /s/ Brian Arrighi Brian Arrighi, Esq. Attorney Florida Bar Number: 0010268 NORTH TAMPA LAW GROUP, LLC 26852 Tanic Drive, Suite 102 Wesley Chapel, Florida 33544 Telephone: (813) 518-7411 Fax: (866) 207-2020 E-Mail: brian@northtampalawgroup.com Secondary E-Mail: service@northtampalawgroup.com 6/26-7/3/26LG 2T ----- IN THE COUNTY COURT IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 25-CC-000691 UNION PARK TOWNHOMES COMMUNITY ASSOCIATION, INC., Plaintiff, vs. KARINA PATRICIA STREETER, Defendant. NOTICE OF SALE NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on June 17, 2026, by the County Court of Pasco County, Florida, for the following property described as: LOT 7, BLOCK 9, UNION PARK PHASE 7A AND OLDWOODS AVENUE EXTENSION PHASES 1, 2, 3 AND 4A, ACCORDING TO THE PLAT AS RECORDED IN PLAT BOOK 76, PAGE 55 THROUGH 63, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. will be sold at public auction by the Pasco County Clerk of Court, to take place electronically online at www.pasco.realforeclose.com, on July 28, 2026 at 11:00 A.M., to the highest and best bidder, for cash, in accordance with Section 45.031(10) of the Florida Statutes. 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 with the Clerk no later than the date that the Clerk reports the funds as unclaimed. 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. /s/ Katherine Martinez, Esq. Florida Bar No.: 70879 kmartinez@bushross.com BUSH ROSS, P.A. Post Office Box 3913, Tampa, FL 33601 Phone: 813-204-6492 Fax: 813-223-9620 <i>Attorneys for Plaintiff</i> 6/26-7/3/26LG 2T ----- IN THE COUNTY COURT IN AND FOR PASCO COUNTY, FLORIDA COUNTY CIVIL DIVISION CASE NO.: 2025-CC-007475 SUMMERSTONE COMMUNITY ASSOCIATION, INC., Plaintiff, vs. MARIA ISABEL SANTIAGO LOPEZ, Defendant. NOTICE OF SALE NOTICE IS HEREBY GIVEN that, pursuant to the Order of Final Judgment of Foreclosure entered in this cause on June 18, 2026 by the County Court of Pasco County, Florida, the property described as: Lot 6, Block 8, ASHBERRY VILLAGE PHASE 2B, according to the plat as recorded in Plat Book 86, Page 10 of the Public Records of Pasco County, Florida. ADDRESS: 2850 Flowering Moss Run, Wesley Chapel, FL 33543 will be sold at public sale by the Pasco County Clerk of Court, to the highest and best bidder, for cash, at 11:00 A.M., at www.pasco.realforeclose.com on July 23, 2026. 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 no later than the date the Clerk reports the surplus funds as unclaimed. 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 Public Information Dept., Pasco County Government Center, 7530 Little Rd., New	PASCO COUNTY Port Richey, FL 34654; (727) 847-8110 (Voice) in New Port Richey; (352) 521-4274, Ext. 8110 (Voice) in Dade City, 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 impaired call 711. /s/ Natalie N. Minor Natalie N. Minor, Esquire Florida Bar No: 1039661 nminor@appletonreiss.com Appleton Reiss, PLLC 215 N. Howard Ave., Suite 200 Tampa, FL 33606 Phone: (813) 542-8888 Attorneys for Plaintiff 6/26-7/3/26LG 2T ----- IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION CASE NO. 512025CA002659CAAXES NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING Plaintiff, vs. NICOLETTE T. MAYERS, et al, Defendants NOTICE OF SALE PURSUANT TO CHAPTER 45 NOTICE IS HEREBY GIVEN pursuant to Final Judgement dated June 11, 2026, and entered in Case No. 512025CA-002659CAAXES of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING is the Plaintiff and NICOLETTE T. MAYERS, HILLHURST CROSSING HOMEOWNERS ASSOCIATION, INC., SECRETARY OF HOUSING AND URBAN DEVELOPMENT the Defendants. Nikkie Alvarez-Sowles, Clerk of the Circuit Court in and for Pasco County, Florida will sell to the highest and best bidder for cash at www.pasco.realforeclose.com the Clerk's website for on-line auctions at 11:00 A.M. on July 28, 2026, the following described property as set forth in said Order of Final Judgment, to wit: ALL THAT CERTAIN LAND SITUATED IN PASCO COUNTY, FLORIDA, VIZ: LOT 1, BLOCK 10, MEADOW POINTE III PARCEL "U-U", ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 59, PAGE(S) 144 THROUGH 153, INCLUSIVE, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. If you are a person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, you must file a claim with the clerk of court before or no later than the date that the clerk reports the surplus as unclaimed. If you fail to file a timely claim, you will not be entitled to any remaining funds. After the funds are reported as unclaimed, only the owner of the record as of the date of the lis pendens may claim the surplus. If the sale is set aside, the Purchaser may be entitled to only a return of the sale deposit less any applicable fees and costs and shall have no further recourse against the Mortgagor, Mortgagee or the Mortgagee's Attorney. 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 at Pasco County, Florida, this 18th day of June, 2026. RUBIN LUBLIN, LLC Attorney for Plaintiff 2313 W. Violet St. Tampa, Florida 33603 Telephone: (813) 656-8801 Fax: (813) 656-8802 flemailservice@riselaw.com By: /s/ Brittany L. Harvey Brittany L. Harvey, Esq. Florida Bar No. 124795 JS0120/25-F001615 6/26-7/3/26LG 2T ----- IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION FILE NUMBER: 2026CP000343CPAXES IN RE: ESTATE OF JEANNETTE BRYANT BROWN, Deceased. NOTICE TO CREDITORS The administration of the estate of Jeannette Regina Bryant Brown, deceased, whose date of death was May 2nd, 2025, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, Florida 33523. 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.	PASCO COUNTY The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME 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 June 26, 2026. Personal Representative: Sheryll William Norwood 6742 Ripple Pond Loop Zephyrhills, FL 33541 Attorney for Personal Representative: Evelt L. Simmons Florida Bar No. 358053 Simmons, Finney & Winfield, LLC 1961 SW Park Place, Suite 202 Port St. Lucie, FL 34986 (772) 873-5900 esimmons@sfwlegalteam.com 6/26-7/3/26LG 2T ----- IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2026CP000418CPAXWS IN RE: ESTATE OF ROBERT E. PENDLAND Deceased. NOTICE OF ACTION (formal notice by publication) TO: GLORIA J. PENDLAND whereabouts unknown YOU ARE NOTIFIED that a Petition for Administration has been filed in this court. You are required to serve a copy of your written defenses, if any, on the petitioner's attorney, whose name and address are: Derek B. Alvarez, Esquire, GENDERS ♦ ALVAREZ ♦ DIECUIDUE, P.A., 2307 W. Cleveland Street, Tampa, FL 33609, on or before July 14, 2026, and to file the original of the written defenses with the clerk of this court either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or order for the relief demanded, without further notice. Signed on June 10, 2026 By: s/ Nikki Alvarez-Sowles Pasco County Clerk & Comptroller Deputy Clerk: Denise W. 6/19-7/10/26LG 4T ----- IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE NO.: 25-CA-003885 JOSEPH MURRAY VILLANO and AMBER KRISTINA ROSE VILLANO, Plaintiffs, v. BG VENTURES INVESTMENT REAL ESTATE III LLC, a Florida limited liability company, Defendant. NOTICE OF SALE NOTICE IS HEREBY GIVEN that pursuant to the Final Judgment entered in this cause on June 10, 2026, in the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida, that the office of Nikki Alvarez-Sowles, Esq., the Clerk of the Circuit Court, shall sell the property situated in Pasco County, Florida, legally described as: Lot 126, HIDDEN CREEK PHASE 1 & 2, according to the plat thereof, recorded in Plat Book 82, Pages 119 through 131, inclusive, of the Public Records of Pasco County, Florida. at public sale, to the highest and best bidder, for cash, electronically online at the following website: http://www.pasco.realforeclose.com, beginning at 11:00 A.M., on the 13th day of July, 2026. 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 Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (Voice) in New Port Richey; (352) 521-4274, Ext. 8110 (Voice) in Dade City, 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 impaired call 711. Dated this 16th day of June, 2026. /s/ Francis Hannon FRANCIS HANNON, ESQ. Florida Bar No. 98528 DeWitt Law Firm, P.A. 1560 West Cleveland Street Tampa, Florida 33606 francis@dewittlaw.com jessica.vasconez@dewittlaw.com Tel: (813) 251-2701 Fax: (813) 251-2704 <i>Attorney for Plaintiff</i> 6/19-6/26/26LG 2T ----- PINELLAS COUNTY	PINELLAS COUNTY the Florida Statutes (Chapter 90-267), the trade name of: ST. PETERSBURG PRESSURE WASHING Owner: Cleveland Curb Appeal LLC 7901 4th St. N. Ste. 300 St. Petersburg, FL 33702 7/3/26LG 1T ----- NOTICE OF INTENTION TO REGISTER FICTITIOUS TRADE NAME Notice is hereby given that the undersigned intend(s) to register with the Florida Department of State, Division of Corporations, pursuant to Section 865.09 of the Florida Statutes (Chapter 90-267), the trade name of: ST. PETERSBURG PRESSURE WASHING Owner: Cleveland Curb Appeal LLC 7901 4th St. N. Ste. 300 St. Petersburg, FL 33702 7/3/26LG 1T ----- NOTICE OF INTENTION TO REGISTER FICTITIOUS TRADE NAME Notice is hereby given that the undersigned intend(s) to register with the Florida Department of State, Division of Corporations, pursuant to Section 865.09 of the Florida Statutes (Chapter 90-267), the trade name of: IMAGO DEI THERAPY Owner: Alexis Nguyen - Imago Dei Counseling LLC 7901 4th St. N, Ste 300 St. Petersburg, FL 33702 7/3/26LG 1T ----- NOTICE OF INTENTION TO REGISTER FICTITIOUS TRADE NAME Notice is hereby given that the undersigned intend(s) to register with the Florida Department of State, Division of Corporations, pursuant to Section 865.09 of the Florida Statutes (Chapter 90-267), the trade name of: GPQ PRIME FIBER CABLE Owner: GPQ Capital Holdings LLC 7901 4th St N Ste 300 St Petersburg, FL 33702 7/3/26LG 1T ----- NOTICE OF INTENTION TO REGISTER FICTITIOUS TRADE NAME Notice is hereby given that the undersigned intend(s) to register with the Florida Department of State, Division of Corporations, pursuant to Section 865.09 of the Florida Statutes (Chapter 90-267), the trade name of: GPQ PRIME MOTOR Owner: GPQ Capital Holdings LLC 7901 4th St N Ste 300 St Petersburg, FL 33702 7/3/26LG 1T ----- NOTICE OF INTENTION TO REGISTER FICTITIOUS TRADE NAME Notice is hereby given that the undersigned intend(s) to register with the Florida Department of State, Division of Corporations, pursuant to Section 865.09 of the Florida Statutes (Chapter 90-267), the trade name of: VETTYURY Owner: SecuredStays LLC 7901 4th St N, Ste 300 St Petersburg, FL 33702 7/3/26LG 1T ----- NOTICE OF INTENTION TO REGISTER FICTITIOUS TRADE NAME Notice is hereby given that the undersigned intend(s) to register with the Florida Department of State, Division of Corporations, pursuant to Section 865.09 of the Florida Statutes (Chapter 90-267), the trade name of: WILSON PERSPECTIVE Owner: Zachary Wilson 11850 Dr Martin Luther King Jr St N St Petersburg, FL 33716 7/3/26LG 1T ----- IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA Case No.: 25-001042-FD Division: 22 KAINE McCLOE, Petitioner, and BRANDON BONNER, Respondent. NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE TO: BRANDON BONNER Last Address: 1680 Lincoln Ave #302, Lakewood, OH 44107 YOU ARE NOTIFIED that an action for Dissolution of Marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on KAINE McCLOE, whose address is 870 34th Ave S #20, St. Petersburg, FL 33705, on or before 28 days after first publication, and file the original with the clerk of this Court at 545 1st Ave N, St. Petersburg, FL 33701, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition. The action is asking the court to decide how the following real or personal property should be divided: N/A Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the addresses on record at the clerk's office. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can (Continued on next page)

LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT
PINELLAS COUNTY All heirs and devisees of the Estate of Paul Kegley 7130 Cordova Drive Indianapolis, IN 46221 602/25 6,715.78 Stanley David Kerr Estate of Stanley David Kerr All heirs and devisees of the Estate of Stanley David Kerr 3486 Driftwood Drive, Windsor, ON N9E 4A9 Canada 601/51 \$3,048.79 601/52 \$2,385.18 Barbara A Klinger Estate of Barbara A Klinger All heirs and devisees of the Estate of Barbara A Klinger 425 Kriesel Place Owatonna, MN 55060 504/46 \$3,530.78 Peter D Knoll and Carol S Knoll 2415 N Hwy 27 Ocala, FL 34482 401/19 \$6,054.01 Harry G Koenemann and Patricia L Koenemann 9018 Cardinal Terrace St. Louis, MO 63144 305/37 \$11,275.10 505/38 \$11,189.01 Patrick J Laden and Lucille Lade 57 W. Napa Drive Petaluma, CA 94954 301/01 \$19,526.49 Felton M Larkin and Alice F Larkin 3223 Bunny Lane Decatur, GA 30034 205/01 \$16,330.82 Clayton Leaym PO Box 554 Kingsley, MI 49649 207/04 \$17,448.49 Mark Leonard 4585 Bridle Ridge Ct Owensboro, KY 42303 207/04 \$17,448.49 B Cheryl Lethcoe 106 Bladen Road Baltimore, MD 21221 202/49 \$4,755.69 Mack A Lewis and Susan A Lewis 91 Sunline Drive Brandon, MS 39042-2155 306/46 \$15,981.89 Thomas M Linnenbrogger and Alice L Linnenbrogger 11608 Cash Valley RD NW Lavale, MD 21502-302/20 \$8,516.72 302/21 \$8,717.56 Ludder's Wine, LLC 646 S Main Street #155, Cedar City, UT 84720 407/49 \$14,042.32 Neil Lyall Macomish and Clare Amelia Macomish 11 Holly Grove Lisvane Cardiff, UK CF14OUJ 604/41 \$13,370.05 Dayle Gilmore Maxwell 2190 Kings Gate Circle Apt A, Snellville, GA 30078 505/46 \$5,422.44 Martha McCann Estate of Martha McCann All heirs and devisees of the Estate of Martha McCann 334 Rosemore Drive Davison, MI 48423 303/01 \$11,973.47 Gary M McCoy and Cerita McCoy P O Box 424 Chetopa, KS 67336 502/32 \$21,654.58 Jean T McGraw 455 24th St N., Saint Petersburg, FL 33713 306/47 \$9,391.66 Arthur I McCrae and Carol Y McCrae 24 Mall Rd, Burlington, MA 01803 506/49 \$19,015.71 John S Meisenholder and Dorothy L Meisenholder 3158 Dickinson Road Cincinnati, OH 45211 303/39 \$19,745.83 Alice Wiltrout Metz 804 Virginia Avenue Essex Baltimore, MD 21221 404/28 \$9,779.90 404/29 \$5,776.10 Larry A Moir and Nicole M Belanger f/k/a Nicole Moir 1503 Luxury Avenue, W Indsor, ON N8P 1S7 204/44 \$14,673.96 Jose E Molina 533 West Wilson Street, Apt 48, Costa Mesa, CA 92627- 303/40 \$16,717.98 David Monroe 2600 Avenida Del Presidente BS, San Clemente, CA 92672 602/50 \$17,437.95 Lucy S Moore 1137 Forest Run Drive Cincinnati, OH 45103 405/26 \$3,520.98 Luis Morales Mills a/k/a Luis Morales 49 Mead Street Stamford, CT 06907 302/43 \$12,634.61 Gene C Morel and Diane Morel 2246-31 Street,	PINELLAS COUNTY Rock Island, IL 61201 303/44 \$12,320.99 John P Musisca and Julie A Musisca 1238 Western SW Canton, OH 44710 204/50 \$26,061.68 Phillip E Neely and Jacqueline M Neely 425 Woodside Manor Drive Tampa, FL 33624 204/26 \$17,618.63 204/27 \$20,424.62 Dang J T Nguyen and Kathie R Nguyen 8141 Mill RD, Wisconsin Rapids, WI 54494-8959 306/34 \$20,303.61 James P Oldman and Janice M Oldman 32 Hills Road Ajax, ON L1S 2W4 Canada 402/31 \$3,520.98 Carthell Owens and Mildred D Owens 4200 County Road 92, Fyffe, AL 35971 305/01 \$11,387.61 Julis Perrott 1238 Clays Trail Oldsmar, FL 34677 201/40 \$8,004.43 Harold R Peters, Jr and Janet L Peters 3304 W Beersville Road Northhampton, PA 18067- 305/33 \$6,903.90 Nicole H Petrus 24A Trolley Square #171, Wilmington, DE 19810 407/42 \$13,327.52 Christine S Phillips 18705 Shiloh Church Road Georgetown, DE 19947- 502/30 \$7,729.04 David Potter and Virgil A Richard 3504 Vara Drive Austin, TX 78754 202/46 \$4,561.25 Blue Chip Premier Rentals, Cabins & Condos, LLC 1220 North Market Street #808, Wilmington, DE 19801 601/33 \$5,527.97 Leonard F Rappa and Ryan L Rappa 731 North Wood Avenue Linden, NJ 07036 504/03 \$6,273.07 Stephen L Reynolds and E Doris Reynolds 549 Greenway Drive N Palm Beach, FL 33408 502/27 \$2,553.44 Dennis A Rix Estate of Dennis A Rix Any heirs and devisees of the Estate of Dennis A Rix 34 Lakesridge Drive Scarborough, ON M1C 5C2 Canada 606/35 \$10,430.62 Shaun A Rowe 4313 Country Club Drive Wilson, NC 27896 401/20 \$3,542.21 Jeffrey L Royer 1317 N 7th Street L Grand Junction, CO 81501 206/02 \$8,623.74 Charity M Sallee Estate of Charity M Sallee C/O Melissa Jenkins, Executrix 393 Blossom Road Louisville, KY 40229 306/06 \$16,199.92 David B See and Sharlie S See RR 4 Box 276 Crawfordsville, IN 47933-9135 301/48 \$21,129.73 Susan J Serena 33 Daisy Avenue Etobicoke, ON M9W 1R9 Canada 307/44 \$5,557.25 Charles R Shaw and Doris B McKinney Shaw 6408 Hillview Avenue Alexandria, VA 22310 204/46 \$21,931.82 David S Shopp and Dawn M Shopp 1522 Mapledale Road Wickliffe, OH 44092 202/34 \$11,751.53 Edward D Shriver and Della K Shriver 3107 Mounds Road Anderson, IN 46016 405/30 \$2,494.78 Christopher J Simien and Tara N Thomas 6502 S Meadow Lark Drive Lake Charles, LA 70607 405/30 \$2,494.78 Grace C Smith, Zandra K Corbin, Shannon D Corbin & William A Harden, Jr PO Box 351, Townsend, GA 31331 602/26 \$3,298.60 Ginger Snow 2930 Hearn Road Monroe, GA 30656 303/51 \$9,988.75 Debra O Sommacal-Nitkin 69 Chalfield Lane Mississauga, ON L4Z 1K8 Canada 603/41 \$5,372.21 Paul Souza Jr and Susan L Souza 80 Bonnie Brook Drive Cumberland, RI 02864 502/29 \$4,645.50 Sheila M Spiker and Richard L Spiker 341 Pine Street Somerset, KY 42503	PINELLAS COUNTY 207/01 \$6,094.78 ST Hamm Mgmt LLC, 364 E Main Street, Suite 328 Middletown, DE 19709 402/47 \$17,811.52 Stalkstein LLC 101 W Aronne Drive #225, St Louis, MO 63122 404/31 \$7,814.97 James R Stirzaker and Mary Ann Stirzaker 7667 Avon Belden Road North Ridgeville, OH 44039 504/47 \$18,949.24 Robert Ray Stutzman 2506 Manor Court, Apt 2C, Fredericksburg, VA 20401 406/35 \$20,041.19 Helen E Sullivan 629 W Jefferson Street, B Brooksville, FL 34601 504/50 \$7,987.76 Stephen P Sullivan and Carmella L Sullivan PO Box 167, Clyde, MI 48049 401/16 \$4,515.15 403/11 \$3,897.11 Vacation Network LLC, 9942 Orange Blossom Trail Fishers, IN 46038 402/41 \$15,690.20 Judith L Valdez and Marrietta J Valdez 5770 West Ashbury Place, Unit #8 Lakewood, CO 80227 603/33 \$11,732.90 Wray W Walker and Patricia M Walker 144 Richardson Drive Fort Dover, ON N0A 1N4 Canada 305/17 \$17,551.77 Charles Walker and Imogene Walker 12335 West Bend St Louis, MO 63128 504/40 \$12,659.65 EMIDSOUTH, INC 101 State Drive, Suite 250, Hollister, MO 65672 403/46 \$15,585.22 Carroll L Whitmer and Joyce A Whitmer Estate of Carroll L Whitmer All heirs and devisees of the Estate of Carroll L Whitmer Estate of Joyce A Whitmer All heirs and devisees of the Estate of Joyce A Whitmer 1105 N Linden Bloomington, IL 61701 203/15 \$8,785.82 Charles T Wilkens and Pauline Wilkens 9481 56th Way North, Pinellas Park, FL 33782 203/37 \$3,549.74 Woodward Estate Woodra Colontz 3441 Point View Circle, Gainesville, GA 30506 205/15 \$10,011.08 YOU ARE HEREBY NOTIFIED of an action for non-judicial foreclosure of time-share units on the Claim of Lien on the following described real property, located in PINELLAS County, Florida, to-wit: Condominium Parcel Numbers and Unit Weeks as set forth above in JAMAICAN ON THE GULF, an Interval Ownership Resort Condominium, according to the Declaration of Condominium thereof, as recorded in Official Records Book 5718, at Page 668, of the Public Records of Pinellas County, Florida and all amendments thereto, if any. has been filed against you. If you fail to cure the default as set forth in this notice or take other appropriate action with regard to this foreclosure matter, you risk losing ownership of your timeshare interest through the trustee foreclosure procedure established in Section 721.855, Florida Statutes. You may choose to sign and send to the trustee an objection form, exercising your right to object to the use of the trustee foreclosure procedure. If you would like an Objection form, you should contact the undersigned Trustee, Robert P Watrous, Esquire, in writing. Upon the trustee's receipt of your signed objection form, the foreclosure of the lien with respect to the default specified in this notice shall be subject to the judicial foreclosure procedure only. You have the right to cure your default in the manner set forth in this notice at any time before the trustee's sale of your timeshare interest. Objections must be made in writing to: Thomas L Avrutis, Esquire TRUSTEE FOR JAMAICAN ON THE GULF CONDOMINIUM ASSOCIATION, INC 201 Fletcher Avenue, Second Floor Sarasota, FL 34237 within 30 days of the first date of publication of this Notice. If you do not object to the use of the trustee foreclosure procedure, you will not be subject to a deficiency judgment even if the proceeds from the sale of your timeshare interest are insufficient to offset the amounts secured by the lien. Dated this 22nd day of June, 2026. Thomas L Avrutis, Esquire, Trustee for Jamaican on the Gulf Condominium Association, Inc 6/26-7/3/26LG 2T ----- NOTICE OF ACTION RE: VOYAGER BEACH CLUB CONDOMINIUM ASSOCIATION, INC PINELLAS County, Florida NON-JUDICIAL TIMESHARE FORECLOSURE PROCESS TO: Unit Owner(s) Last Known Address Unit Week(s) Amount due: Michael S Dodaro and Molli Dodaro 9997 Commodore Drive Seminole, FL 33776	PINELLAS COUNTY 5507/33 \$1,079.11 Gilbert Thompson 1348 42nd Street Des Moines, IA 50311 5509/03 \$1,000.00 David Conway, Carlos Alvarez & Olga Alvarez 72 Price Drive West Locust Grove, GA 30248 5504/03 \$1,000.00 Roger N Reynolds and Grace H Reynolds Individually and as Trustee Of the Roger N Reynolds and Grace H Reynolds Trust UTD 10/6/98 156 Braitree Drive Bloomingdale; IL 60108 5508/50 \$1,000.00 Stanley Pasek and Helen Mielko 1745 Bradshaw Lane North St Petersburg, FL 33710 4401/03 \$1,000.00 4401/04 \$1,000.00 Jan Cipris 124 Mina Avenue Dundas, ONT L9H 5T8 Canada 3302/43 \$1,000.00 Christine Atlee 157 Connaught Avenue Toronto, ONT M2M 1H3 Canada 6604/09 \$1,000.00 6604/10 \$1,000.00 Frederick Crosswaithe a/k/a Frederick T Crossstwaite & June F Crossstwaite 6120 Rozzo Nicola Road Harrow, ONT N0R 1G0 Canada 4402/19 \$1,000.00 John Duffy and Thelma Duffy 110 Woodland Drive Fort Loramie, OH 45845 6602/10 \$1,000.00 Maria M Howorth 52 Palmer Avenue Richmond Hill, ONT L4C 1N7 Canada 6604/45 \$1,000.00 Pamela Duncan 13510 Norman Circle Hudson, FL 34669 4408/50 \$1,000.00 Bryant D Oxendine, Jr., Trustee U/T/A Dated Marck 17, 1988 Or any successors in trust 400 Killarney Lane Valparaiso, IN 46385 4408/15 \$1,000.00 Judy A Hall f/k/a Judy A Dieu 1111 Kensington Street, NW Grand Rapids, MI 49534 3306/13 \$1,000.00 Dan R Charnock, Jr and Brook K Losey 7235 Twinbrook Street Brooksville, FL 34601 5502/50 \$1,079.11 Frank John Cic and Virginia K Cic 8334 S Cleve-Mass Road Clinton, OH 44216 3305/47 \$1,276.96 Ralph Williams and Jean Williams 5428 Daggett Avenue St Louis, MO 63110 3306/01 \$1,079.11 Frederick J Finn Sr and Sharon M Finn 2606 Conway Blvd Port Charlotte, FL 33952 3305/51 \$1,276.61 Ashli L Wilkins 7175 14th Avenue South South Pasadena, FL 33707 5507/21 \$1,079.11 Ashli L Wilkins and Arnold L Wilkins 7175 14th Avenue South South Pasadena, FL 33707 4409/51 \$1,079.11 Richard Hart and Jeannine Hart 1100 88th Avenue North S4407/46 \$1,319.30 Jeannine Hart St Petersburg, FL 33702-2966 Gary Kovacs and Francine Kovacs 1804 Riesling Drive Easton, PA 18045 3307/39 \$1,079.11 Ruby A Pupello and Anthony Pupello 122 Lake Hobbs Road Lutz, FL 33548 3308/23 \$1,079.11 Dan Reader 50 Plowman Drive Ajax, ONT L1S 6R9 Canada 3301/09 \$926.86 Deborah Rebel 1510 Ariana Street, #106 Lakeland, FL 33803 6605/49 \$1,276.61 Rikselin Staring and John P Staring 1433-2699 Battleford Road Mississauga ONT L5N 3R9 Canada 3305/11 \$339.27 Devera Laura Russo, individually And as Trustee U/T/D 7/18/ 2007 1540 Glen Oaks Drive E Sarasota, FL 34232 6604/34 \$998.00 YOU ARE HEREBY NOTIFIED of an action for non-judicial foreclosure of time-share units on the Claim of Lien on the following described real property, located in PINELLAS County, Florida, to-wit: Unit Numbers and Week Numbers (as per attached Schedule "A") of VOYAGER BEACH CLUB, a Condominium, according to the Declaration of Condominium thereof, as recorded in Official Records Book 5477, Page 1561, of the Public Records of Pinellas County, Florida and all	PINELLAS COUNTY amendments and exhibits thereto, if any of your timeshare interest through the trustee foreclosure procedure established in Section 721.855, Florida Statutes. You may choose to sign and send to the trustee an objection form, exercising your right to object to the use of the trustee foreclosure procedure. If you would like an Objection form, you should contact the undersigned Trustee, Thomas L Avrutis, Esquire, in writing. Upon the trustee's receipt of your signed objection form, the foreclosure of the lien with respect to the default specified in this notice shall be subject to the judicial foreclosure procedure only. You have the right to cure your default in the manner set forth in this notice at any time before the trustee's sale of your timeshare interest. Objections must be made in writing to: Thomas L Avrutis, Esquire TRUSTEE FOR VOYAGER BEACH CLUB CONDOMINIUM ASSOCIATION, INC 201 Fletcher Avenue, Second Floor Sarasota, FL 34237 within 30 days of the first date of publication of this Notice. If you do not object to the use of the trustee foreclosure procedure, you will not be subject to a deficiency judgment even if the proceeds from the sale of your timeshare interest are insufficient to offset the amounts secured by the lien. Dated this 19th day of June, 2026. Thomas L Avrutis, Esquire, Trustee for Voyager Beach Club Condominium Association, Inc 6/26-7/3/26LG 2T ----- IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 26-006252-ES IN RE: ESTATE OF THAD ROBERT STEAKLEY Deceased. NOTICE TO CREDITORS The administration of the estate of THAD ROBERT STEAKLEY, deceased, whose date of death was November 25, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 545 First Ave N, St. Petersburg, FL 33701. The names and addresses of the personal representative and 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 the Florida Statutes Section 733.702 will be forever barred. The personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211. 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 June 26, 2026. Personal Representative: STEVEN LEE STEAKLEY 17031 Katie Stanaland Road Lithia, Florida 33547 Attorney for Personal Representative: Amanda A. Felten, Esq. FBN: 90296 amanda.felten@webercrabb.com suzie.whitaker@webercrabb.com Weber, Crabb & Wein, P.A. 5453 Central Avenue St. Petersburg, Florida 33710 Telephone No.: (727) 828-9919 Facsimile: (727) 828-9924 6/26-7/3/26LG 2T ----- IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 26-003777-ES IN RE: ESTATE OF NORMAN DAVID NOLL, Deceased. NOTICE TO CREDITORS The Administration of the Estate of Norman David Noll, Deceased, whose date of death was December 28, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the Personal Representative and the Personal Representative's Attorney are set forth below. All creditors of the Decedent and other persons having claims or demands against Decedent's Estate on whom a copy of this Notice is required to be served must file their claims with this Court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the Decedent and other persons having claims or demands against Decedent's Estate must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The Personal Representative has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights (Continued on next page)

LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT
PINELLAS COUNTY 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 June 26, 2026. Personal Representative: John Srugis 1927 Clawson Avenue Royal Oak, Michigan 48073 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@atacauselaw.com Secondary E-Mail: shelby@atacauselaw.com 6/26-7/3/26LG 2T ----- IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION Case No: 26-005734-ES IN RE: ESTATE OF SHAWN MCDOUGALL, Deceased. NOTICE TO CREDITORS The administration of the estate of SHAWN MCDOUGALL, deceased, whose date of death was April 23, 2026, and the last four digits of whose social security number are 4797, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is Pinellas County Clerk, 545 First Avenue N., St. Petersburg, Florida 33701. 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 THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. All claims not filed within the time periods set forth in Section 733.702 of the Florida probate code will be forever barred. Notwithstanding the time periods set forth above, any claim filed two (2) years or more after the decedent's date of death is barred. A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216 – 732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211. The date of first publication of this notice is June 26, 2026. Personal Representative: KRISTIN MCDOUGALL-REID 6158 E. Barney Dr. Flagstaff, Arizona 86004 Attorney for Personal Representative: MELISSA F. WILLIAMS Florida Bar Number: 0100084 111 Second Ave. NE, Ste. 909 St. Petersburg, Florida 33701 Telephone: (727) 280-6837 Facsimile: (855) 771-8091 e-Service: melissa@finleywilliamslaw.com 6/26-7/3/26LG 2T ----- IN THE COUNTY COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, STATE OF FLORIDA Case No.: 26-001984-CO THE GARDENS 106 CONDOMINIUM, INC., a Florida not-for-profit corporation, Plaintiff, v. UNKNOWN HEIRS, DEVISEES, GRANTEES, ETC. OF KRYSTYNA MILNER, and WIKTOR MLYNARSKI, JAN MLYNARSKI, NATALIA MLYNARSKA, ZUZANNA MLYNARSKA, and JOANNA STYPULKOWSKA, Defendants. NOTICE OF SALE NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure in this cause, in the County Court of Pinellas County, Florida, the Pinellas Clerk of Court will sell all the property situated in Pinellas County, Florida described as: Apartment No. 211C, THE GARDENS, 106, A CONDOMINIUM, according to the Condominium Plat Book 18, Pages 90 to 93, Public Records of Pinellas County, Florida, and being further described in that certain Declaration of Condominium, filed June 18, 1974, in Official Records Book 4188, Page 1221 to 1348, and amended in Official Records Book 4508, Page 794; Official Records Book 4518, Page 1877, reformed by Summary Final Judgment in Official Records Book 4520, Page 1289, Public Records of Pinellas County, Florida. Parcel ID Number: 26/30/15/30271/003/2110 Also known as: 211 Fernwood Circle, Seminole, FL 33777. at public sale to the highest bidder for cash, except as set forth hereinafter, on August 12, 2026 at 10:00 a.m., at https://www.pinellas.realforeclose.com, in accor-	PINELLAS COUNTY dance with Chapter 45, Florida Statutes. 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. 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, Pinellas County, 315 Court Street, Room 400, Clearwater, FL 33756, Telephone: (727) 464-3341, via Florida Relay Service. Dated this 23rd day of June, 2026. /s/ Allison J. Brandt ALLISON J. BRANDT, ESQ. Brandt Law, P.A. P.O. Box 136, Lithia, FL 33547 Phone: (813) 474-9323 Florida Bar No. 44023 allison@brandtlawpa.com Attorney for Plaintiff 6/26-7/3/26LG 2T ----- IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CASE NO.: 25-005512-CI CARRINGTON MORTGAGE SERVICES, LLC, Plaintiff, vs. CHASTEN JOEL BRAYTON; SECRETARY OF HOUSING AND URBAN DEVELOPMENT; AND UNKNOWN TENANT #1, Defendants. NOTICE OF SALE NOTICE IS HEREBY GIVEN that, pursuant to the Uniform Final Judgment of Foreclosure entered on March 20, 2026 in the above-captioned action, the following property situated in Pinellas County, Florida, described as: LOT 4, BLOCK 3, PASADENA PARK, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 9, PAGE 45, OF THE PUBLIC RECORDS OF PINELAS COUNTY, FLORIDA. Shall be sold by the Clerk of Court, Ken Burke, CPA, on the 22nd day of July, 2026 at 10:00 a.m. (Eastern Time) at www.pinellas.realforeclose.com to the highest bidder, for cash, after giving notice as required by section 45.031, Florida Statutes. 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. 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 Human Rights Office. 400 S. Ft. Harrison Ave., Ste. 500, Clearwater, FL 33756, (727) 464-4062 V/TDD; 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 the 18th day of June, 2026 /s/ MICHAEL COYLE, ESQ. Florida Bar No.: 1054501 STOREY LAW GROUP, P.A. 221 NE Ivanhoe Blvd., Suite 300 Orlando, FL 32804 Telephone: 407-488-1225 Facsimile: 407-488-1177 Email: mcoyle@storeylawgroup.com Secondary Email: sbaker@storeylawgroup.com Attorney for Plaintiff Bidder No.: 16461 6/26-7/3/26LG 2T ----- IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 25-006034-ES IN RE: ESTATE OF RUTHIE JANE PACK, Deceased. NOTICE TO CREDITORS The administration of the Estate of RUTHIE JANE PACK, deceased, whose date of death was October 26, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216—732.228, Florida Statutes, applies, or may apply, unless a written demand is made by the surviving spouse or a beneficiary as specified under section 732.2211, Florida Statutes. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA	PINELLAS COUNTY 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 June 26, 2026. Personal Representative: MIRANDA PACK 1729 Creek Lane Largo, FL 33774 Attorney for Personal Representative: Lauren Ashley Silvers Florida Bar Number: 1028165 Silvers Law, P.A. 26133 U.S. Hwy 19 N., Suite 201 Clearwater, FL 33763 Telephone: (727) 250-2002 E-Mail: laurens@silverslawfl.com 6/26-7/3/26LG 2T ----- IN THE CIRCUIT COURT OF THE STATE OF FLORIDA, IN AND FOR PINELLAS COUNTY Case No.: 26-000174-ES IN RE: ESTATE OF ANTHONY R. CALVO Deceased. NOTICE TO CREDITORS The administration of the estate of ANTHONY R. CALVO, deceased, whose date of death was October 20, 2025, and whose social security number is XXX-XX-1874, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 545 1st Ave N, St. Petersburg, FL 33701. The names and addresses of the petitioner and the petitioner's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is June 26, 2026. Personal Representative: /s/ S. Mary Linoce S. MARY LINOCE Attorney for Personal Representative: /s/ Samuel L. Wenzel, Jr. Samuel L. Wenzel, Jr., Esq. Florida Bar Number: 1022217 Osenton Law Group, P.A. 1044 East Brandon Blvd., Suite 3 Brandon, Florida 33511 (813) 776-1282 slw@osentonlaw.com service@osentonlaw.com 6/26-7/3/26LG 2T ----- IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA Case No.: 26-3808-FD LINDSAY KALMINK, Petitioner, and JORDAN BRANSTETTER, Respondent. NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE TO: JORDAN BRANSTETTER Last known address: 3780 137th Ave N, Largo, FL 33771 YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on LINDSAY KALMINK, whose address is 5290 70th Ave N Apt 308A, Pinellas Park, FL 33771 on or before 28 days after first publication, and file the original with the clerk of this Court at 545 First Ave N, St. Petersburg, FL 33701 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition. The action is asking the court to decide how the following real or personal property should be divided: None Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the addresses on record at the clerk's office. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. Dated 6/17/2026 Ken Burke, Clerk of the Circuit Court 315 Court St, Clearwater, FL 33756 By: /s/ Thomas Smith Deputy Clerk 6/19-7/10/26LG 4T ----- IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA Case No.: 25-4429FD JULISA WOLD, Petitioner,	PINELLAS COUNTY and JOSE DUQUE, Respondent. NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE TO: JOSE DUQUE Last Address: 7131 Sands Ln, Anderson, CA 96007 YOU ARE NOTIFIED that an action has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on JULISA WOLD, whose address is 11775 Harborside Cir, Largo, FL 33773, on or before 28 days after first publication, and file the original with the clerk of this Court at 315 Court Street, Clearwater, FL 33756, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition. Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the addresses on record at the clerk's office. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. Dated 6/12/2026 Ken Burke, Clerk of the Circuit Court 315 Court St, Clearwater, FL 33756 By: /s/ Thomas Smith Deputy Clerk 6/19-7/10/26LG 4T ----- IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 23-009423-ES Section 004 IN RE: ESTATE OF RUTH VELMA MARIE HORN Deceased. AMENDED NOTICE OF ACTION FOR PETITION TO DETERMINE HEIRS TO: WILLIAM TY HORN c/o Jeff Selzer, Esq. 2550 NE 15th Ave, Fort Lauderdale, FL 33305 TAMMY MCHALE Last known address: 1509 South Summerlin Avenue, Orlando, FL 32806 CHARLES HORN Last known address: 2424 50th Ave N, Lot 69, St. Petersburg, FL 33714 YOU ARE NOTIFIED that an action has been filed in the Circuit Court of the Sixth Judicial Circuit, in and for Pinellas County, Florida, for the probate of Ruth Velma Marie Horn, where you are named as a beneficiary. You are required to serve a copy of any written response or objection, if any, to: MOONRAY LAW, PLLC c/o Justin T. Moonray, Esq. 1032 E Brandon Blvd #9933 Brandon, Florida 33511 on or before July 10th, 2026, and file the original with the Clerk of this Court, at the Pinellas County Courthouse, 545 First Avenue North, Room 300, St. Petersburg, FL 33701, either before service on Petitioner's attorney or immediately thereafter; or a default will be entered against you for the relief demanded in the Petition to Determine Heirs. WITNESS my hand and seal of this Court on June 10th, 2026. Ken Burke Clerk of the Circuit Court & Comptroller By: s/ Alma T. As Deputy Clerk 6/12-7/3/26LG 4T ----- IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 26-005245-ES IN RE: ESTATE OF CARLOS VELAZQUEZ, A/K/A CARLOS LUIS VELAZQUEZ Deceased. NOTICE OF ACTION (formal notice by publication) TO: CHRISTIAN LOZADA, WHEREABOUTS UNKNOWN MARGARITA VELAZQUEZ, WHEREABOUTS UNKNOWN CELIA VELAZQUEZ, WHEREABOUTS UNKNOWN Whereabouts Unknown ANY AND ALL HEIRS OF THE ESTATE OF CARLOS VELAZQUEZ, A/K/A CARLOS LUIS VELAZQUEZ YOU ARE NOTIFIED that a PETITION FOR ADMINISTRATION has been filed in this court. You are required to serve a copy of your written defenses, if any, on the petitioner's attorney, whose name and address are: Derek B. Alvarez, Esquire, GENDERS ♦ ALVAREZ ♦ DIECIDUE, P.A., 2307 W. Cleveland Street, Tampa, FL 33609, on or before July 10th, 2026, and to file the original of the written defenses with the clerk of this court either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or order for the relief demanded, without further notice. Signed on June 9th, 2026 Ken Burke Clerk of the Circuit Court & Comptroller 315 Court Street, Clearwater, FL 33756 By: s/ Alma T. As Deputy Clerk 6/12-7/3/26LG 4T ----- IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA Case No.: 26-3538-FD RALPH EDWARDS,	PINELLAS COUNTY Petitioner, and YANCY CHAPLE, Respondent. NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE TO: YANCY CHAPLE Last Address Unknown YOU ARE NOTIFIED that an action for Dissolution of Marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on RALPH EDWARDS, whose address is 1949 Lakewood Drive, Clearwater, FL 33763 on or before 28 days after first publication, and file the original with the clerk of this Court at 315 Court St, Clearwater, FL 33756 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition. The action is asking the court to decide how the following real or personal property should be divided: N/A Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the addresses on record at the clerk's office. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. Dated 6/9/2026 Ken Burke, Clerk of the Circuit Court 315 Court St, Clearwater, FL 33756 By: /s/ Thomas Smith Deputy Clerk 6/12-7/3/26LG 4T ----- IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA Case No.: 26-3467-FD RENEE JOHNSON, Petitioner, and SCOTT JOHNSON, Respondent. NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE TO: SCOTT JOHNSON Last Address Unknown YOU ARE NOTIFIED that an action for Dissolution of Marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on RENEE JOHNSON, whose address is 1714 Meadow Oak, Tarpon Springs, FL 34689, on or before 28 days from first publication, and file the original with the clerk of this Court at 315 Court St, Clearwater, FL 33756, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition. The action is asking the court to decide how the following real or personal property should be divided: N/A Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the addresses on record at the clerk's office. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. Dated 6/3/2026 Ken Burke, Clerk of the Circuit Court 315 Court St, Clearwater, FL 33756 By: /s/ Thomas Smith Deputy Clerk 6/12-7/3/26LG 4T ----- POLK COUNTY IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR POLK COUNTY CIVIL DIVISION CASE NO.: 2026CA002093 AMERICAN BUILDERS & CONTRACTORS SUPPLY CO., INC., doing business as ABC SUPPLY CO., INC., a foreign corporation, Plaintiff, vs. QUALITY PLUS ROOFING SOLAR LLC, a Florida limited liability company, and ASHLEE CABAN, jointly and severally, Defendants. NOTICE OF ACTION - CONSTRUCTIVE SERVICE TO: ASHLEE CABAN 267 Lake Eloise Point Blvd. Winter Haven, FL 33880 YOU ARE HEREBY NOTIFIED that an action has been filed against you for Breach of Contract and Open Account and you are required to serve a copy of your written defenses, if any, to it on Brian A. Leung, Esq., whose address is Holcomb & Leung, P.A., 3203 W. Cypress St., Tampa, (Continued on next page)

LEGAL ADVERTISEMENT

SARASOTA COUNTY

6/26-7/3/26LG 2T

7/3/26LG 1T

IN THE COUNTY COURT IN AND FOR PASCO COUNTY, FLORIDA
COUNTY CIVIL DIVISION
CASE NO.: 2025-CC-004727

SUMMERSTONE COMMUNITY ASSOCIATION, INC.,
Plaintiff,
vs.
SHAKEEL AKHTAR AND HOREB SHAKEEL,
Defendants.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Order Directing Clerk to Re-set Foreclosure Sale and Disburse Sale Deposit to Plaintiff entered in this cause on June 19, 2026 by the County Court of Pasco County, Florida, the property described as:

Lot 31, Block 2, ASHBERRY VILLAGE PHASE 1, according to the plat as recorded in Plat Book 83, Page 5 of the Public Records of Pasco County, Florida.

Address: 34075 Jasper Stone Drive, Wesley Chapel, FL 33543

will be sold at public sale by the Pasco County Clerk of Court, to the highest and best bidder, for cash, at **11:00 A.M.**, at www.pasco.realforeclose.com on **July 6, 2026**.

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 no later than the date the Clerk reports the surplus funds as unclaimed.

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 Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (Voice) in New Port Richey; (352) 521-4274, Ext. 8110 (Voice) in Dade City, 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 impaired call 711.

/s/ Natalie N. Minor
Natalie N. Minor, Esquire
Florida Bar No: 1039661
nminor@appletonreiss.com
Appleton Reiss, PLLC
215 N. Howard Ave., Suite 200
Tampa, FL 33606
Phone: (813) 542-8888
Attorneys for Plaintiff

6/26-7/3/26LG 2T

Notice of Public Auction

Notice of public Auction for monies due on Storage Units. Auction will be held on July 12th, July 13th, and July 14th, at or after 8:00 AM. Units are said to contain common household items. Property is being sold under Florida Statute 83.806. The names of whose units will be sold are as follows:

2180 Belcher Rd. S. Largo, FL 33771		
B239	Joseph Reamer	\$481.70
C145	Paula Passmore	\$304.85
D008	Hazel Merihew	\$715.70

30750 US 19 N. Palm Harbor, FL 34684		
C152	Harold Wheeler	\$661.70
B544	Mitchel Crim	\$635.80
C245	Amy Bryan	\$625.70
B036	Courtney Irby	\$689.75
B010	Patrick Smith	\$477.80
B235	Jammie Shaw	\$443.80
C137	Emily Stoltenberg	\$600.80

13240 Walsingham Rd. Largo, FL 33774		
C043	Dee or Johnnie Battle	\$736.70
D202	Robin Long	\$439.85

4015 Park Blvd. Pinellas Park, FL 33781		
C402	Salim Lea Flores	\$175.70
C130	Terri Barnes	\$1,051.85

6249 Seminole Blvd. Seminole, FL 33772		
419	Krystal Rigsbee	\$529.85
425	Krystal Rigsbee	\$349.85
906	April Pellegrino	\$349.85
429	Yousef Khalil	\$339.80
911	Alyssia Hulshizer	\$310.70
448	Travis Frankfurth	\$373.70
240	Robert Green	\$556.70

5200 Park St. St Petersburg, FL 33709		
270	Theresa Watson	\$673.85
370	Ashlee Franks	\$394.85
6118 US Hwy 19 N. New Port Richey, FL. 34652		
C493	Shirley Zufelt	\$358.70
B209	Beverly Nichols	\$508.70
C146	Jon Boscacci	\$661.70
C130	John Huff	\$373.70
C410	John Weidner	\$502.85

12420 Starkey Rd. Largo, FL 33773		
C087	Randy Harrison	\$856.70
1201	John Hill	\$676.70

13564 66th St. N. Largo, FL 33771		
H-209	Robert Haley	\$316.70
L-018	Desirae Vasquez	\$244.85
5631 US Hwy. 19 New Port Richey, FL 34652		
1345	Ellsworth Cheeks	\$503.60

23917 US Hwy. 19 N. Clearwater, FL 33765		
1119	Brooklynn Fregeau	\$739.85
10314-10340 US Hwy. 19 Port Richey, FL 34668		
1602	Jerome Korte	\$229.85
0063	Edwin Rivera	\$511.70
1458	Octavia Green	\$256.70
1190	Damian Erickson	\$469.85

975 2nd Ave. S. St. Petersburg, FL 33705		
4062	Siberia Frazer	\$646.70
B118	Dwayne Fennell	\$522.20

6209 US Hwy. 19 New Port Richey, FL 34652		
D-011	Robert Strong	\$295.80
11852 Silver Palm Blvd. Land O' Lakes, FL 34638		
2180	Leo Wicks	\$241.70
1222	Dion Pratt	\$589.85

7/3-7/10/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002030
Division A

IN RE: ESTATE OF
ROBERT WALTER PETROSKY,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Robert Walter Petrosky, deceased, whose date of death was April 30, 2026, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is Post Office Box 3360, Tampa, Florida 33601-3360. The name 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.

The personal representative has no duty to discover whether any property held at the time of 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 written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.

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

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

The date of first publication of this notice is June 26, 2026.

Personal Representative:
/s/ Jennifer L. Montgomery
Jennifer L. Montgomery
Post Office Box 2850
Brandon, Florida 33509

Attorney for Personal Representative:
/s/ Richard F. Wheeler
Richard F. Wheeler, Attorney
Florida Bar Number: 285684
Berg & Wheeler, P.A.
4306 New River Hills Parkway, Suite 2
Valrico, Florida 33596
Telephone: (813) 685-0050
E-Mail: bergwheeler@verizon.net
Secondary E-Mail:
bbuchanan.bergwheeler@verizon.net

6/26-7/3/26LG 2T

“Advertisement”

INVITATION FOR BID

Professional Landscaping, Grounds Maintenance, Irrigation, Mulching, and Seasonal Planting Services

Solicitation Numbers:
FY26-IFB-02, FY26-IFB-03, FY26-IFB-04, FY26-IFB-05, and FY26-IFB-06

June 29, 2026

The Housing Authority of the City of Tampa (THA), will receive sealed bids for Professional Landscaping, Grounds Maintenance, Irrigation, Mulching, and Seasonal Planting Services. The Authority intends to award a single contract for each solicitation to the most responsive and responsible individual or firm whose experience and fee is most advantageous to the Authority. The form of contract will be a one-year base contract with the option of extending for an additional year to year period not to exceed five (5) years.

Complete submission details for bids can be found in the official Invitation For Bid (IFB) package. The IFB package can be found online at www.TampaHA.org (Go to www.tampaha.org Click → Procurement from the on menu, then Click → Bid Opportunities, and follow the prompts), by calling the THA Contracting Office at 813-341-9101 ext. 3480, or visiting THA located at 5301 West Cypress Street, Tampa Florida 33607. **All perspective firms must obtain an official copy of the IFB from THA in order to be considered.**

The deadline for submitting proposals is Wednesday, July 29, 2026, 2:00 PM (EST).

THE HOUSING AUTHORITY OF THE CITY OF TAMPA IS AN EQUAL OPPORTUNITY EMPLOYER.

BY ORDER OF JEROME D. RYANS, PRESIDENT/CEO.

PUBLIC NOTICE OF REQUEST FOR QUALIFICATIONS

Rays Baseball Club, LLC d/b/a the Tampa Bay Rays, in cooperation with the City of Tampa, Florida and Hillsborough County, Florida, gives public notice of the issuance of a Request for Qualifications for Construction Manager at Risk services for the Tampa Bay Rays New Ballpark Project in Tampa, Florida. The Project is expected to include a new approximately 28,000-seat enclosed, fixed-roof, climate-controlled ballpark located within a mixed-use development. The anticipated total project budget for the Ballpark is approximately \$2.3 billion.

The RFQ is being conducted in cooperation with the City and County and is intended to promote transparency, open competition, and qualifications-based selection. All RFQ documents, addenda, questions and answers, submission instructions, deadlines, and related procurement information will be made available at the following website: www.raysbaseball.com/CMARRFQ, which will serve as the official document repository for this RFQ.

Statements of Qualifications must be submitted to cmarrfq@raysbaseball.com in the manner and by the deadline stated in the RFQ. Following review of timely received Statements of Qualifications, interviews of selected firms and the public selection meeting will be conducted in accordance with applicable law and on the schedule set forth in the RFQ or any subsequently issued notice. Questions must be submitted only in writing via email to cmarrfq@raysbaseball.com, and no oral interpretation or unauthorized communication will modify the RFQ.

Statements of Qualifications may be subject to Chapter 119, Florida Statutes. Firms should separately identify any trade secret or statutorily exempt material and provide any redacted copy required by the RFQ. Responses will be reviewed through a structured selection process, with input from representatives of the Rays, the City, and Hillsborough County, and the Rays reserve the rights stated in the RFQ, including the right to reject any and all Statements of Qualifications, cancel or modify the RFQ, and proceed in the best interests of the Project.

City of St. Petersburg

Public Notice

Final Statement of Objectives and Projected Uses of Funds

Community Development Block Grant, Emergency Solutions Grant, Housing Opportunities for Persons with AIDS and

HOME Investment Partnership Program

The purpose of this notice is to provide a summary of the city of St. Petersburg's (City) proposed Five Year Consolidated Plan (Plan) for 2026-2031 and Annual Action Plan for PY 2026/27, and Citizen Participation Plan. This notice provides a description of the priority needs identified, a summary of proposed Annual Action Plan projects, funding, and gives locations for reviewing and providing comment on the Annual Action Plan. The Annual Action Plan is subject to final approval by City Council and the U.S. Department of Housing and Urban Development (HUD).

Five Year Plan Priority Needs:

- Affordable housing for households with incomes at or below 120% of area median income (AMI)
- Homelessness prevention and housing and supportive services
- Provision of public services
- Public facilities and infrastructure improvements
- Economic development opportunitie0s
- Fair housing and equal opportunity in serving city resident

Funds expected to be available are as follows:

\$1,741,034.00	CDBG Entitlement
\$128,428.23	CDBG Program Income
\$722,487.32	HOME Entitlement
\$475,589.68	HOME Program Income
\$153,343.00	ESG Entitlement
\$1,787,996.00	HOPWA Entitlement
\$5,008,878.23	Subtotal

In addition, by way of this Notice the City is amending its 2025/26 Plan to appropriate undesignated funds in the amount of \$660,672.22 to various 2026/27 CDBG projects as identified below.[AF1.1]

The City expects to receive the following estimated funds:

\$1,851,747.00	State Housing Initiatives Partnership (SHIP) funds
\$6,335,593.85	Southside Community Redevelop Area (SSCRA) funds
\$2,660,883	Local Housing Assistance
\$3,546,445	General Fund
\$400,000	Affordable Housing Fund

PRIORITY NEED: Assist with Affordable Housing for Households with Incomes at or Below 120% of Area Median Income

Homeownership Promotion Program:

Purchase Assistance \$1,000,000 SHIP/ \$2,400,000.00 SSCRA
Housing Counseling and Foreclosure Prevention/Intervention Counseling \$65,000 SHIP

Housing Preservation Program:

Single-Family Rehabilitation Assistance \$600,000 SHIP / \$180,000 SSCRA
Housing Accessibility Program \$62,481 SHIP
Rebates for Affordable Residential Rehabilitation \$250,000.00 AHF

Affordable Housing – New Construction

Bright Community Trust Inc. – Coral Diamond	\$36,124 (HOME)
Bright Community Trust Inc. – Coral Diamond	\$108,374.32 (HOME)

Multi-Family Preservation/New Construction:

Housing Programs – City Initiated	\$90,000.00 (HOME)
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PRIORITY NEED: Provide Homelessness Prevention and Housing and Supportive Services to Homeless and Special Needs

Homeless and Homeless Prevention Services Programs:

Boley Vouchers – Tenant Based Rental Assistance	\$10,000 (HOME)
Boley Vouchers – Tenant Based Rental Assistance	\$405,741 (HOME)
Homeless Leadership Alliance	\$73,500.00 (ESG)
Social Action Grants	\$2,138,633 (General Funds)
Operation of Emergency Shelters:	
St. Vincent de Paul – CARES	\$54,405.00 (ESG/CDBG)
WestCare GulfCoast Florida – A Turning Point	\$26,248.00 (ESG/CDBG)

PRIORITY NEED: Assist with the Provision of Public Services

Public Service Programs (capped at 15% of total allocation, per CDBG program regulations):

Boley Center Inc – Safe Haven	\$50,000.00 (CDBG)
CASA Emergency Shelter	\$50,000.00 (CDBG)
Catholic Charities Diocese of St. Petersburg	\$40,000.00 (CDBG)
Catholic Charities Pathways	\$40,000.00 (CDBG)
New Frontiers of St. Petersburg, Inc.	\$15,000.00 (CDBG)
WestCare – Mustard Seed Inn	\$50,000.00 (CDBG)

PRIORITY NEED: Provide Public Facility and Infrastructure Improvements

Public Facility and Infrastructure Improvement Programs:

Boley Centers, Inc. - Mosher Apartments	\$170,000.00 (CDBG)
PARC, Inc.	\$75,000.00 (CDBG)
Pinellas Affordable Living – Owls Nest	\$39,000.00 (CDBG)
Pinellas Affordable Living – Parkside Units	\$28,000.00 (CDBG)
James Sanderlin Family Service Center Inc	\$100,000.00 (CDBG)
CASA Transitional Housing	\$75,857.00 (CDBG)
PARC Housing, Inc. – Bert Muller Home	\$25,000.00 (CDBG)
St. Vincent de Paul Cares, Inc.	\$290,000.00 (CDBG)

Administration/Program Delivery:

\$499,051.45	Federal Grants (including program income)
\$92,587.35	State SHIP Funds (including program income)
\$1,407,812.00	City General Fund
\$423,552.09	South St. Petersburg Community Revitalization Area

Availability for Viewing:

A draft of the 2026-2031 Consolidated Plan, PY 2026/27 Annual Action Plan, and Citizen Participation Plan is available for viewing on the City's Housing and Community Development website at <http://www.stpete.org/housing/documents.php> and at the following locations between July 3, 2026, and August 6, 2026:

- City Hall Action Center: 175 5th Street North
- Main Library: 3745 Ninth Avenue North
- Westside Branch: 6700 8th Avenue North • Johnson Branch: 1059 18th Avenue South
- Mirror Lake Branch: 280 Fifth Street North • North Branch: 861 70th Avenue North
- South Branch: 2300 Roy Hanna Drive South

Public comments on the Annual Action Plan are requested during this period and should be sent to the Housing and Community Development Department at:

City of St. Petersburg
Housing and Community Development Department
P.O. Box 2842
St. Petersburg, Florida 33731
Attn: Avery Slyker
Email: Avery.Slyker@stpete.org

On August 6, 2026, beginning at or about 9:30 AM, City Council will hold a public hearing at City Hall (175 Fifth Street North) to receive comments on the Consolidated Plan, Annual Action Plan, and Citizen Participa-tion. Interested parties are invited to attend.

For any non-English speaking citizen who may require interpretation, an interpreter may be provided upon request. Persons with disabilities requiring reasonable accommodations under the Americans with Disabili-ties Act of 1990, please contact the City Clerk, (727) 893-7202, or call our TDD number (727) 892-5259, at least 24 hours prior to the proceedings.

Ciudad de St. Peterburg

Noticia Pública

Declaración final de objetivos y usos previstos de los fondos

Subsidio de desarrollo comunitario en bloque (CDBG), Subsidio de soluciones de emergencia, Oportunidades de Vivienda para Personas con AIDS y

Programa de asociación de inversión (HOME)

El propósito de este aviso es proporcionar un resumen del Plan Consolidado Quinquenal propuesto por la ciudad de St. Petersburg (Ciudad) para 2026-2031 y del Plan de Acción Anual para el año programático 2026/27, así como del Plan de Participación Ciudadana. Este aviso proporciona una descripción de las necesidades prioritarias identificadas, un resumen de los proyectos propuestos del Plan de Acción Anual, la financiación, y da lugares para revisar y proporcionar comentarios sobre el Plan de Acción Anual. El Plan de Acción Anual está sujeto a la aprobación final del Concejo Municipal y del Departamento de Vivienda y Desarrollo Urbano de los Estados Unidos (HUD).

Necesidades prioritarias del plan Quinquenal:

- Vivienda asequible para hogares con ingresos iguales o inferiores al 120% del ingreso medio del área (AMI)
- Prevención de la falta de vivienda y servicios de vivienda y apoyo.
- Prestación de servicios públicos
- Instalaciones públicas y mejoras de infraestructura.
- Oportunidades de desarrollo económico
- Vivienda justa e igualdad de oportunidades en el servicio a los residentes de la ciudad.

Los fondos que se espera estén disponibles son los siguientes:

\$ \$1,741,034.00	Derechos CDBG
\$ 128,428.23	Ingreso del Programa CDBG
\$ 722,487.32	Derechos HOME
\$ 475,589.68	Ingresos del Programa HOME
\$ 153,343.00	Derechos ESG
\$1,787,996.00	Derechos HOPWA
\$5,008,878.23	Subtotal

Además, por medio de este Aviso, la Ciudad modifica su Plan 2025/26 para asignar fondos no designados por un monto de \$660,672.22 a varios proyectos CDBG 2026/27 como se identifica a continuación.

La Ciudad espera recibir los siguientes fondos estimados:

\$1,851,747.00	Fondos de la Asociación de Iniciativas Estatales de Vivienda (SHIP)
\$6,335,593.85	Fondos del Área de Reurbanización Comunitaria de Southside (SSCRA)
\$2,660,883	Asistencia Local para la Vivienda
\$3,546,445	Fondo General
\$400,000	Fondo para Vivienda Asequible

NECESIDAD PRIORITARIA: Ayudar con viviendas asequibles para hogares con ingresos iguales o inferiores al 120% del ingreso medio del área

Programa de fomento de la proiedad de viviendas:

Ayuda a la compra \$1,000,000.00 SHIP / \$2,400,000.00 (SSCRA)

Asesoramiento en materia de vivienda y prevención de ejecuciones hipotecarias/Intervención \$65,000.00 (SHIP)

Programa de Preservación de Vivienda:

Asistencia de rehabilitación para familias unifamiliares \$600,000.00 (SHIP) / \$180,000 (SSCRA)

Programa de Accesibilidad a la Vivienda \$62,481 (SHIP)

Reembolsos para la rehabilitación de viviendas asequibles \$250,000 (AHF)

Vivienda asequible – Nueva Construcción:

Bright Community Trust Inc. – Coral Diamond	\$36,124 (HOME)
Bright Community Trust Inc. – Coral Diamond	\$108,374.32 (HOME)

Multi-Familiar Preservación / Nueva Construcción:

Programas de Vivienda – Iniciados por la Ciudad	\$90,000.00 (HOME)
Incentivo para Desarrolladores de Viviendas Multifamiliares	\$3,332,3041.76 (SSCRA)

NECESIDAD PRIORITARIA: Proporcionar prevención de la falta de vivienda y servicios de aloja-miento y apoyo a las personas sin hogar y con necesidades especiales

Programas de sericios para Personas sin Hogar y Prevención de la Falta de Vivienda

Boley Vouchers – Asistencia de alquiler basada en el inquilino	\$10,000 (HOME)
Boley Vouchers – Asistencia de alquiler basada en el inquilino	\$405,741 (HOME)
Homeless Leadership Alliance	\$73,500.00 (ESG)
Subvenciones para acción social	\$2,138,633 (Fondos generales)
Operación de refugios de emergencia:	
St. Vincent de Paul – CARES	\$54,405.00 (ESG/CDBG)
WestCare GulfCoast Florida – A Turning Point	\$26,248.00 (ESG/CDBG)

NECESIDAD PRIORITARIA: Ayudar en la Prestación de Servicios Públicos

Programas de Servicios Públicos (con un tope del 15% de la asignación total, según las regulacio-nes del programa CDBG):

Boley Center Inc – Safe Haven	\$50,000.00 (CDBG)
CASA Emergency Shelter	\$50,000.00 (CDBG)
Catholic Charities Diocese of St. Petersburg	\$40,000.00 (CDBG)
Catholic Charities Pathways	\$40,000.00 (CDBG)
New Frontiers of St. Petersburg, Inc.	\$15,000.00 (CDBG)
WestCare – Mustard Seed Inn	\$50,000.00 (CDBG)

NECESIDAD PRIORITARIA: Proporcionar mejoras en instalaciones públicas e infraestructura

Programas de mejora de instalaciones públicas e infraestructuras:

Boley Centers, Inc. - Mosher Apartments	\$170,000.00 (CDBG)
PARC, Inc.	\$75,000.00 (CDBG)
Pinellas Affordable Living – Owls Nest	\$39,000.00 (CDBG)
Pinellas Affordable Living – Parkside Units	\$28,000.00 (CDBG)
James Sanderlin Family Service Center Inc	\$100,000.00 (CDBG)
CASA Transitional Housing	\$75,857.00 (CDBG)
PARC Housing, Inc. – Bert Muller Home	\$25,000.00 (CDBG)
St. Vincent de Paul Cares, Inc.	\$290,000.00 (CDBG)

Administración/Ejecución de programas

\$499,051.45	Subvenciones federales (incluidos los ingresos del programa)
\$92,587.35	Fondos estatales SHIP (incluidos los ingresos del programa)
\$1,407,81200	Fondo General de la Ciudad
\$423,552.09	Área de Revitalización Comunitaria del Sur de St. Petersburg

Disponibilidad para su visualización:

Un borrador del Plan Consolidado 2026-2031, el Plan de Acción Anual PY 2026/27 y el Plan de Partici-pación Ciudadana está disponible para su visualización en el sitio web de Vivienda y Desarrollo Comunitario de la Ciudad en <http://www.stpete.org/housing/documents.php> y en los siguientes lugares entre el 3 de Julio de 2026 y el 6 de Agosto de 2026:

- City Hall Action Center: 175 5th Street North • Main Library: 3745 Ninth Avenue North
- Westside Branch: 6700 8th Avenue North • Johnson Branch: 1059 18th Avenue South
- Mirror Lake Branch: 280 Fifth Street North • North Branch: 861 70th Avenue North
- South Branch: 2300 Roy Hanna Drive South

Durante este período se solicitan comentarios públicos sobre el Plan de Acción Anual y deben enviarse al Departamento de Vivienda y Desarrollo Comunitario a:

City of St. Petersburg Housing and Community Development Department
P.O. Box 2842, St. Petersburg, Florida 33731
Attn: Avery Slyker, Email: Avery.Slyker@stpete.org

El 6 de agosto de 2026, a partir de las 9:30 a.m. o alrededor de esa fecha, el Concejo Municipal celebrará una audiencia pública en el Ayuntamiento (175 Fifth Street North) para recibir comentarios sobre el Plan de Acción Anual. Los interesados están invitados a asistir.

A los ciudadanos que no hablen inglés y necesiten interpretación, se les proporcionará un intérprete si lo solicitan. Las personas con discapacidades que necesiten adaptaciones razonables en virtud de la Ley de Estadounidenses con Discapacidades de 1990 deben ponerse en contacto con el secretario municipal, (727) 893-7202, o llamar a nuestro número TDD (727) 892-5259, al menos 24 horas antes de la audiencia.

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Notice of Request for Modification

Tampa Electric Company is requesting a modification for Big Bend Station, PA79-12V, OGC Case Number 26-1630 located in Hillsborough County, Florida. The request for modification was filed with the Department of Environmental Protection on June 11, 2026. The request is to authorize the modernization of Unit 4 with two-on-one combined cycle generation and associated facilities.

The petition for modification is available for public inspection electronically here https://publicfiles.dep.state.fl.us/Siting/Outgoing/TECO_Big_Bend/Mod_V_Unit4_Modernization/20260608_BB_Unit4_Mod_V_Petition.pdf. Copies of the modification request may also be obtained by contacting the Department of Environmental Protection's Siting Coordination Office at 2600 Blair Stone Road, MS 3500, Tallahassee, FL 32399-2400 or SCO@dept.state.flu.us.

