

LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT
CITRUS COUNTY IN THE CIRCUIT COURT OF THE FIFTH JUDICIAL CIRCUIT, IN AND FOR CITRUS COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2025 CA 000345 A NATIONSTAR MORTGAGE LLC PLAINTIFF, VS. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MICHAEL J. LEONARD A/K/A MICHAEL JAMES LEONARD ET AL., DEFENDANTS. RE-NOTICE OF FORECLOSURE SALE (Please publish in La Gaceta Publishing, Inc) NOTICE IS HEREBY GIVEN pursuant to Order on Plaintiff's Emergency Motion to Cancel and Reschedule the Foreclosure Sale Scheduled for August 27, 2026 dated the 26th day of August, 2026, and entered in Case No. 2025 CA 000345 A , of the Circuit Court of the Fifth Judicial Circuit in and for Citrus County, Florida, wherein Nationstar Mortgage LLC is the Plaintiff and UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF CHRISTOPHER MICHAEL LEONARD, VICTORIA K. LEONARD, MICHAEL R. LEONARD, MICHAEL MYRON WALKER, UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, UNKNOWN SPOUSE OF MICHAEL J. LEONARD A/K/A MICHAEL JAMES LEONARD, UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MICHAEL J. LEONARD A/K/A MICHAEL JAMES LEONARD, CHERYLL MCCORMIC, MICHELLE LEONARD AND MICHAEL WAYNE FLOYD are defendants. Traci Perry as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at www.bid4assets.com/CitrusFLForeclosures at 10:00 A.M. on the 15th day of October, 2026, the following described property as set forth in said Final Judgment, to wit: Lot 26, Block 55, Beverly Hills Unit Number Four, according to the plat thereof, recorded in Plat Book 5, Page(s) 130 to 132 of the public records of Citrus County, Florida. IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. 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 Rector, Kathy, at 1540 N Meadowcrest Bouelvard, Crystal River, FL 34429, Phone 352-341-6700 at least 7 days before your scheduled court appearance, or immediately on 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 28th day of August, 2026. By: /s/ Timothy J. Landers TIMOTHY J. LANDERS FBN 127154 Submitted by: TROMBERG, MILLER, MORRIS & PARTNERS, PLLC ATTORNEY FOR PLAINTIFF 600 WEST HILLSBORO BOULEVARD SUITE 600 DEERFIELD BEACH, FL 33441 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 ESERVICE@TMPPLLC.COM 11080-1040973 IN THE CIRCUIT COURT OF THE FIFTH JUDICIAL CIRCUIT, IN AND FOR CITRUS COUNTY, FLORIDA. CASE No. 2026 CA 000382 A LAKEVIEW LOAN SERVICING, LLC, PLAINTIFF, VS. BENJAMIN JOEL HENSLEY, ET AL. DEFENDANT(S). NOTICE OF ACTION To: Unknown spouse of Benjamin Joel Hensley RESIDENCE: UNKNOWN LAST KNOWN ADDRESS: 7936 W Fern Pl, Homosassa, FL 34448 To: Benjamin Joel Hensley RESIDENCE: UNKNOWN LAST KNOWN ADDRESS: 7936 W Fern Pl, Homosassa, FL 34448 To: Unknown tenant in possession of the subject property RESIDENCE: UNKNOWN LAST KNOWN ADDRESS: 7936 W Fern Pl, Homosassa, FL 34448 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Citrus County, Florida: Lot (s) 1 and 2, Block 231, Plat of Unit No. 6 of Homosassa, according to the map or plat thereof, as recorded in Plat Book 1, Page(s) 48, of the Public Records of Citrus County, Florida. Together with 1998 Redman doublewide mobile home identified by VIN numbers FLA14613422A & FLA14613422B 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 9/27/2026 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 the La Gaceta Publishing, Inc. Date: August 20, 2026 Clerk of the Circuit Court By: Deputy Clerk of the Court Deputy Clerk of the Court	CITRUS COUNTY Copies furnished to: Unknown spouse of Benjamin Joel Hensley 7936 W Fern Pl Homosassa, FL 34448 Benjamin Joel Hensley 7936 W Fern Pl Homosassa, FL 34448 Unknown tenant in possession of the subject property 7936 W Fern Pl Homosassa, FL 34448 11080-1040484 IN THE CIRCUIT COURT FOR CITRUS COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-000706 Division Probate IN RE: ESTATE OF ROBERT E. WATTS Deceased. NOTICE TO CREDITORS The administration of the estate of ROBERT E. WATTS, deceased, whose date of death was February 23, 2026, is pending in the Circuit Court for Citrus County, Florida, Probate Division, the address of which is 110 N Apopka Avenue, Inverness, FL 34450. 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 September 4, 2026. Personal Representative: /s/ TODD S. WATTS 31 Tilden Drive Manchester, New Hampshire 03103 Attorney for Personal Representative: /s/ DAVID A. RUBEN Attorney Florida Bar Number: 115165 GrayRobinson, P.A. 999 Vanderbilt Beach Road, Suite 612 Naples, Florida 34108 Telephone: (239) 598-3601 Fax: (239) 598-3164 E-Mail: david.ruben@gray-robinson.com Secondary E-Mail: lindsey.hoyle@gray-robinson.com 9/4-9/11/26LG 2T IN THE CIRCUIT COURT FOR THE FIFTH JUDICIAL CIRCUIT IN AND FOR CITRUS COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2026 CA 000293 A LUCAS MACIEL as managing member o/b/o IRONCLAD GROUP LLC, a Florida Limited Liability Company, Plaintiff, v. MICHAEL C. SILVERBERG, Defendant. NOTICE OF ACTION TO: MICHAEL C. SILVERBERG Last Known Address: 6450 West Flanders Lane Crystal River, Florida 34429 YOU ARE HEREBY NOTIFIED that a Quiet Title action has been filed against you. You are required to file your answer or written defenses, if any, in the above proceeding with the Clerk of this Court, and to serve a copy thereof upon the Plaintiff's attorney, Zoecklein Law, PA, 150 E. Bloomingdale Ave., Brandon, FL 33511, telephone (813) 501-5071, facsimile 813-925-4310, within thirty days of the first publication of this Notice, the nature of this proceeding being a Quiet Title action. If you fail to file your response or answer, if any, in the above proceeding with the Clerk of this Court, and to serve a copy thereof upon the Plaintiff's attorney, Zoecklein Law, P.A., 150 E. Bloomingdale Ave., Brandon, FL 33511, telephone (813) 501-5071, facsimile 813-925-4310, within thirty days of the first publication of this Notice, a default will be entered against you for the relief demanded in the Complaint. DATED at Citrus County, Florida this 27th day of August, 2026. Citrus County Clerk of the Circuit Court By: s/ Amy Holmes Deputy Clerk Zoecklein Law, PA 9/4-9/25/26LG 4T IN THE FIFTH JUDICIAL CIRCUIT COURT IN AND FOR CITRUS COUNTY, FLORIDA PROBATE DIVISION Probate Case Number: 2025CP001117XXXAIN IN RE: ESTATE OF PETER S. NICKERSON Deceased. NOTICE TO CREDITORS The administration of the estate of Peter S. Nickerson, deceased whose date of death was October 28, 2025, Probate Case Number 2025CP001117XXXAIN is pending in the Circuit Court for Citrus County, Florida, Probate Division, the address of which is 110 N. Apopka Avenue Inverness, FL 34450. The name and address of the personal representative and the personal representative's attorney are set forth below.	CITRUS COUNTY All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this Court. SUCH IS REQUIRED WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. ALL 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 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 August 28, 2026. Personal Representative: Genevieve Nickerson 12 Mayflower Ct E. Homosassa, Florida 34446 Attorney for Personal Representative: Dravin Dixon Florida Bar #952620 PO Box 696 Brooksville, Florida 34605 Telephone: 352-442-6770 Email: dravindixon@outlook.com 8/28-9/4/26LG 2T HERNANDO COUNTY 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: BROWNS MOBILE NOTARY Owner: Angela Brown 10477 Keystone Street Spring Hill, FL 34608 9/4/26LG 1T IN THE CIRCUIT COURT OF THE FIFTH JUDICIAL CIRCUIT IN AND FOR HERNANDO COUNTY, FLORIDA EQUITY PRIME MORTGAGE LLC, Plaintiff, vs. DEBRA KAY HICKS; et al., Defendants. Case No: 2025-CA-000455 NOTICE OF FORECLOSURE SALE NOTICE IS HEREBY GIVEN that pursuant the Final Judgment of Foreclosure dated April 9, 2026, Order Granting Plaintiff's Motion to Cancel and Reschedule Foreclosure Sale date April 28, 2026 and Order Granting Plaintiff's Emergency Motion to Cancel and Reschedule Foreclosure Sale dated July 1, 2026 entered in Case No. 2025-CA-000455 of the Circuit Court of the Fifth Judicial Circuit in and for Hernando County, Florida wherein EQUITY PRIME MORTGAGE LLC, is the Plaintiff and DEBRA KAY HICKS; JEFFREY CANNADY; UNKNOWN SPOUSE OF DEBRA KAY HICKS; and UNKNOWN SPOUSE OF JEFFREY CANNADY, are Defendant(s), Doug Chorvat, Jr, Hernando County Clerk of Courts, will sell to the highest and best bidder for cash outside Room 245 of the Hernando County Courthouse, 20 N. Main Street, Brooksville, FL 34601at11:00 a.m. on September 22, 2026 the following described property set forth in said Final Judgment, to wit: LOTS 9 AND 10, BLOCK 2A, EDGEWATER, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 3, PAGE 37, OF THE PUBLIC RECORDS OF HERNANDO COUNTY, FLORIDA Commonly known as: 29134 Forbes St, Nobleton, FL 34661 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 August 25, 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 25th day of August 2026 to: DEBRA KAY HICKS 9279 NE 21st Avenue Anthony, FL 32617 JEFFREY CANNADY 9279 NE 21st Avenue Anthony, FL 32617 UNKNOWN SPOUSE OF DEBRA KAY HICKS 9279 NE 21st Avenue Anthony, FL 32617 UNKNOWN SPOUSE OF JEFFREY CANNADY 9279 NE 21st Avenue Anthony, FL 32617 /s/ Alexandra Kalman Alexandra Kalman, Esq. 11080-1040675 IN THE CIRCUIT COURT OF THE FIFTH JUDICIAL CIRCUIT, IN AND FOR HERNANDO COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 24000935CAAXMX FREEDOM MORTGAGE CORPORATION	HERNANDO COUNTY PLAINTIFF, VS. WENDY E. KOLENDA A/K/A WENDY ELIZABETH KOLENDA, RAYMOND RICHARD KOLENDA, ET AL., DEFENDANTS. NOTICE OF FORECLOSURE SALE (Please publish in La Gaceta Publishing, Inc) NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 21ST day of July, 2026, and entered in Case No. 24000935CAAXMX, of the Circuit Court of the Fifth Judicial Circuit in and for Hernando County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and WENDY E. KOLENDA A/K/A WENDY ELIZABETH KOLENDA A/K/A WENDY KOLENDA N/K/A WENDY ELIZABETH SCHULTE, UNKNOWN SPOUSE OF WENDY E. KOLENDA A/K/A WENDY ELIZABETH KOLENDA A/K/A WENDY KOLENDA N/K/A WENDY ELIZABETH SCHULTE AND UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are defendants. Doug Chorvat, Jr. as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at Civil Department, Room 245 of the Hernando County Courthouse, 20 North Main Street, Brooksville, FL 34601 at 11:00 A.M. on the 22nd day of September, 2026, the following described property as set forth in said Final Judgment, to wit: Lot 2, Block 1118, Spring Hill Unit 17, according to the map or plat thereof, as recorded in Plat Book 9, Page(s) 31 through 46, inclusive, of the Public Records of Hernando County, Florida. Property address: 11176 Archer Ave, Spring Hill, FL 34608 IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. 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 Hernando County Florida ADA Coordinator, at 7405 Forest Oaks Boulevard, Spring Hill, FL 34606, Phone 352-754-4201 at least 7 days before your scheduled court appearance, or immediately on 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 18th day of August, 2026 . Doug Chorvat, Jr. Clerk of the Circuit Court By: /S/ Sonya Sanders Deputy Clerk Submitted by: Tromberg, Miller, Morris & Partners, PLLC ATTORNEY FOR PLAINTIFF 600 West Hillsboro Boulevard Suite 600 Deerfield Beach, FL 33441 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 ESERVICE@TMPPLLC.COM 11080-1040321 IN THE CIRCUIT COURT FOR HERNANDO COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-000137 Division Probate IN RE: ESTATE OF WANDA C. GORDY, Deceased. NOTICE TO CREDITORS The administration of the estate of Wanda C. Gordy, deceased, whose date of death was October 29, 2024, is pending in the Circuit Court for Hernando County, Florida, Probate Division, the address of which is 20 N. Main Street, Brooksville, Florida 34601. The names and addresses of the co-personal representatives and the co-personal representative's attorneys 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 August 28, 2026. Attorney for Co-Personal Representative: Marley Dodd, Esq. Fla. Bar No.: 1058457 Florida Zoecklein, Esq. Brice B. B. No. 0085615 Zoecklein Law, P.A. 150 E. Bloomingdale Avenue Brandon, Florida 33511 marley@zoeckleinlawpa.com brice@zoeckleinlawpa.com eservice4@zoeckleinlawpa.com Telephone: (813) 501-5071	HERNANDO COUNTY Fax: (813) 925-4310 <i>Attorneys for Sheila Gordy</i> Co-Personal Representative: Sheila Gordy 17549 Laura Lee Dr. Spring Hill, Florida 34610 Attorney for Co-Personal Representative: Larry E. Fuentes, Esq. Fla Bar No.: 0161908 Fuentes & Kriescher, P.A. 1407 W. Busch Blvd. Tampa, Florida 33612-7601 lef@fklaw.net Telephone: (813) 933-6647 Fax: (813) 932-8588 <i>Attorneys for Syble M. Lloyd</i> Co-Personal Representative: Syble M. Lloyd 1920 E 151st Ave., Lot # 3 Lutz, Florida 33549 8/28-9/4/26LG 2T IN THE CIRCUIT COURT FOR HERNANDO COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-001026 Division Probate IN RE: ESTATE OF RUSSELL JOSEPH SANFORD Deceased. NOTICE TO CREDITORS The administration of the estate of Russell Joseph Sanford, deceased, whose date of death was March 8, 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 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 August 28, 2026. Personal Representative: /s/ Cynthia S. Ashley Cynthia Ashley 6229 Pleasant Grove Road Waxhaw, North Carolina 28173 Attorney for Personal Representative: /s/ Kara Evans 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 8/28-9/4/26LG 2T IN THE CIRCUIT COURT FOR HERNANDO COUNTY, FLORIDA PROBATE DIVISION File No. 2026CP000810 Division Probate IN RE: ESTATE OF JONATHAN SEVERNS Deceased. NOTICE TO CREDITORS The administration of the estate of Jonathan Severns, deceased, whose date of death was March 14, 2026, is pending in the Circuit Court for Hernando County, Florida, Probate Division, the address of which is 20 N. Main Street, Room 165, 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. 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. (Continued on next page)

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HERNANDO COUNTY NOTWITHSTANDING THE TIME PER- IOD 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 August 28, 2026. Personal Representative: Diana Victoria Severns 220 Beaver Dr. Bellmawr, NJ 08031 Attorney for Personal Representative: /s/ Sofia Herrera Sofia Herrera, Esquire Attorney Florida Bar Number: 1069771 AWS LAW FIRM 2202 N. Westshore Blvd., Suite 200 Tampa, FL 33607 Telephone: (813) 922-5293 E-Mail: sofia@awslaw.org Secondary E-Mail: service@awslaw.org 8/28-9/4/26LG 2T ----- IN THE CIRCUIT COURT OF THE FIFTH JUDICIAL CIRCUIT IN AND FOR HERNANDO COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2025-CA-000879 U.S. BANK NATIONAL ASSOCIATION, Plaintiff,	HERNANDO COUNTY vs. BRITTANY N. BURTON AKA BRITTANY NICOLE BURTON, JUSTIN BURTON, UNITED STATES OF AMERICA ACTING THROUGH SECRETARY OF HOUSING AND URBAN DEVELOPMENT, et al, Defendant(s). NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated July 27, 2026, and entered in Case No. 2025-CA-000879 of the Circuit Court of the Fifth Judicial Circuit in and for Hernando County, Florida in which U.S. Bank National Association, is the Plaintiff and Brittany N. Burton aka Brittany Ni- cole Burton, Justin Burton, United States of America Acting through Secretary of Housing and Urban Development, are de- fendants, the Hernando County Clerk of the Circuit Court will sell to the highest and best bidder for cash at Hernando County Courthouse, 20 N. Main Street, Room 245, Brooksville, Florida 34601, Hernando County, Florida at 11:00AM on Septem- ber 24, 2026 the following described prop- erty as set forth in said Final Judgment of Foreclosure: LOT 7, BLOCK 380, SPRING HILL UNIT 7, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORD-	HERNANDO COUNTY ED IN PLAT BOOK 8, PAGE(S) 11 THROUGH 24, INCLUSIVE, OF THE PUBLIC RECORDS OF HERNANDO COUNTY, FLORIDA. A/K/A 9355 HORIZON DR, SPRING HILL, FL 34608 Any person claiming an interest in the sur- plus 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 an accommodation in order to par- ticipate in a proceeding, you are entitled, at no cost to you, the provision of certain assistance. Please contact the ADA Co- ordinator for the Courts within 2 working days of your receipt of your notice to ap- pear in Court at: Hernando County Peggy Welch (352) 754-4402. Dated this 7th day of August, 2026 ALBERTELLI LAW P.O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 eService: servealaw@albertelliilaw.com By: /s/ Robyn Sherer Florida Bar # 1030716 Robyn Sherer, Esq. IN/25-011349 8/28-9/4/26LG 2T ----- IN THE CIRCUIT COURT OF THE FIFTH JUDICIAL CIRCUIT IN AND FOR HERNANDO COUNTY, FLORIDA CIVIL DIVISION CASE NO. 272024CA000953CAAXMX U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS OWNER TRUSTEE FOR CITIGROUP MORTGAGE LOAN TRUST 2023-RP2 Plaintiff, vs. ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST JOSEPH GARY, DECEASED WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANT- EES OR OTHER CLAIMANTS, et al, Defendants NOTICE OF SALE ISSUED BY CLERK NOTICE IS HEREBY GIVEN pursuant to Final Judgment dated 08/18/2026, and entered in Case No. 272024CA000953- CAAXMX of the Circuit Court of the Fifth Judicial Circuit in and for Hernan- do County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS OWNER TRUSTEE FOR CITIGROUP MORTGAGE LOAN TRUST 2023-RP2 is the Plaintiff and ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST JOSEPH GARY, DECEASED WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM INTEREST AS SPOUS- ES, HEIRS, DEVISES, GRANTEEES OR OTHER CLAIMANTS; LISA GARY; JOLYSCEA GARY; SHWAYNE SESLER; FRANKIE REDDING; KATHY SMITH; TAMMY AUSTIN; JOSEPHINE GARY; LARRY CUMMINGS; JOE BLOUNT, the Defendants. Doug Chorvat Jr., CGIO, CPM, Clerk of the Circuit Court in and for Hernando County, Florida will sell to the highest and best bidder for cash at the courthouse located at 20 N Main Street, in Hernando County in Brooksville, Florida, at 11:00 AM on 09/29/2026, the following de- scribed property as set forth in said Order of Final Judgment, to wit: THAT CERTAIN PROPERTY SITUATE IN HERNANDO COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: LOT 61, HORTONS ADDITION, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGE 33, PUBLIC RECORDS OF HERNANDO COUNTY, FLORIDA. Property Address: 819 Twigg St. Brooks- ville, FL 34601 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 par- ticipate in this proceeding, you are entitled, at no cost to you, to the provision of cer- tain assistance. Please contact the ADA Coordinator for Hernando County, Peggy Welch, at (352) 754-4402, at least 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 days; if you are hearing or voice impaired, call 711. DATED at Hernando County, Florida, this 21st day of August, 2026. Doug Chorvat, Jr., CGIO, CPM, Clerk Hernando County, Florida By: s/ Elizabeth Markidis Deputy Clerk 24-F000010/JS0120 8/28-9/4/26LG 2T ----- HILLSBOROUGH COUNTY IN THE CIRCUIT COURT OF HILLSBOROUGH COUNTY, FLORIDA FAMILY LAW DIVISION CASE NO.: 2025-DR-002602	HILLSBOROUGH COUNTY DIVISION: D IN RE: ADOPTION OF: M. R., (DOB: 05/24/2017), Adoptee NOTICE OF ACTION FOR TERMINATION OF PARENTAL RIGHTS AND STEPPARENT ADOPTION TO: CARLOS RAMOS AVILES 5029 BRECKINRIDGE PL APT 7 WEST PALM BEACH, Florida 33417 YOU ARE NOTIFIED that a Joint Pe- tition for Adoption by Stepparent has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Cela Delgado Webster, Esq., whose address is 15310 Amberly Dr, Suite 320, Tampa, FL 33647, on or before 10/6/2026, and file the origi- nal with the clerk of this Court at Hillsbor- ough County Courthouse, 800 E. Twiggs Street, Tampa, Florida 33602, before ser- vice on Petitioner or immediately thereaf- ter. If you fail to do so, a default may be entered against you for the relief demanded in the petition. The minor child is identified as fol- lows: Name, Date of Birth, Place of Birth CARLOS RAMOS AVILES 02/18/1986 UNKNOWN Physical Description of Respondent: Age: 40 Race: Hispanic Hair Color: dark brown Eye Color: dark brown Approximate Height: 5 ft 6 inches Approximate Weight: 155 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 ad- dress. (You may file Designation of Cur- rent Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this law- suit will be mailed or emailed to the ad- dresses on record at the clerk's office. Dated August 31, 2026 Victor D. Crist, Clerk of the Court 800 E Twiggs Street, Tampa, FL 33602 By: s/ Jennifer Taylor As Deputy Clerk 9/4-9/25/26 4T ----- NOTICE OF PUBLIC SALE Notice is hereby given that on 10/21/2026 at 09:00 AM the following vehicle(s) may be sold at public sale at 4334 W. WATERS AVE. TAMPA FL 33614 for the amount owed on each vehicle to satisfy the lien for repairs, services and storage charges and any administrative fees allowed pursuant to Florida Statute 713.585. 3MVDMBCM8RM668508 2024 MAZD 14286.67 The name, address and telephone num- ber and public sale location of the repair shop claiming the lien for unpaid charges is: Lienor Name: GATORS AUTO REPAIR INC. Lienor Address: 4334 W WATERS AVE, TAMPA, FL 33614 Lienor Telephone #: 813-249-6518 MV License #: MV112974 Location of Vehicles: 4334 W. WATERS AVENUE, TAMPA, FL 33614-1937 The customer or person claiming an inter- est, or a lien may redeem the vehicle by satisfying the amount due in cash on or before the sale date and time. The cus- tomer or person claiming an interest in or lien on a vehicle may file a demand for a hearing with the Clerk of Court in the HILLSBOROUGH County where the vehicle is held to determine whether the vehicle has been wrongfully taken or with- held from him or her. At any time before the date of sale a customer or person of record claiming a lien on the vehicle may post a cash or surety bond in the amount stated on the invoice with the Clerk of Cir- cuit Court where the disputed transaction occurred. 9/4/26LG 1T ----- IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA File No. 26-CP-002943 Division B IN RE: ESTATE OF ROXANA ARISSO, Deceased. NOTICE OF ACTION FOR SUMMARY ADMINISTRATION TO: DAVID ARISSO Last address is unknown YOU ARE NOTIFIED that an action has been filed in the Circuit Court of the Thir- teenth Judicial Circuit, in and for Hillsbor- ough County, Florida, for the probate of Roxana Arisso, 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 10/11/2026, and file the original with the Clerk of this Court, at the Hillsborough County Courthouse, 800 E. Twiggs Street, Tampa, Florida 33602, either before service on Petitioner's at- torney or immediately thereafter; or a default will be entered against you for the relief demanded in the Petition for Sum- mary Administration. WITNESS my hand and seal of this Court on 9/2/2026. Victor D. Crist, Clerk of the Court Hillsborough County Courthouse 800 E. Twiggs Street, Tampa, FL 33602 By: s/ Ryan Marsh As Deputy Clerk 9/4-9/25/26LG 4T ----- NOTICE OF INTENTION TO REGISTER FICTITIOUS TRADE NAME Notice is hereby given that the under- signed 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),	HILLSBOROUGH COUNTY the trade name of: CHASING GOLD Owner: Paul Noto 3225 S. MacDill Ave. Ste. 129-218 Tampa, FL 33629 9/4/26LG 1T ----- NOTICE OF INTENTION TO REGISTER FICTITIOUS TRADE NAME Notice is hereby given that the under- signed intend(s) to register with the Florida Department of State, Division of Corpora- tions, pursuant to Section 865.09 of the Florida Statutes (Chapter 90-267), the trade name of: GeniusHeart Studio Owner: Gabriela A. Carnicero 13105 Whitestone Dr Apt B Tampa, FL 33617 9/4/26LG 1T ----- IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY JUVENILE DIVISION CASE NO. 25-DP-352 DIVISION: B IN THE INTEREST OF: J.E. DOB: 4/9/2025 A CHILD NOTICE OF ACTION TERMINATION OF PARENTAL RIGHTS TO: JASENNIA HARRIS, DOB 11/30/1993 Last known address: 339 Avenue B, Waverly, FL 33859 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: J.E. born on 4/9/2025. You are hereby com- manded to appear on October 7, 2026 at 0930 AM before the Honorable Emily Peacock at the Hillsborough Courthouse, Edgecomb Courthouse, 800 East Twiggs Street, Tampa, FL 33602, for an ADVISO- RY HEARING. ZOOM INSTRUCTIONS: • Join Zoom Meeting information to be used by all parties. • https://fljud13-org.zoom.us/j/82949766513 • No Password is required. Zoom may be downloaded free of charge for IOS and Android devices, and it may also be accessed via desktop computer. If you do not have access to an iphone, ipad or similar computer audio/video technol- ogy, then you may call in at scheduled time of your hearing by calling: +1-305-224- 1968 US. The phone dial-in and Meeting ID may be utilized from any landline, cellu- lar or internet phone. Please enter the fol- lowing Meeting ID: 82949766513. Please plan to WAIT PATIENTLY until your hear- ing is called. You are REQUIRED to ap- pear by phone or video unless your ap- pearance has been waived. FAILURE TO PERSONALLY APPEAR AT THIS ADVISORY HEARING CONSTI- TUTES CONSENT TO THE TERMINA- TION OF PARENTAL RIGHTS OF THIS CHILD (OR CHILDREN). IF YOU FAIL TO APPEAR ON THE DATE AND TIME SPECIFIED, YOU MAY LOSE ALL LE- GAL 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 par- ticipate 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 Coor- dinator, 800 E. Twiggs Street, Room 604, Tampa, FL 33602, phone: 813-272-7040, hearing impaired: 1-800-955-8771, voice impaired: 1-800-955-8770, e-mail: ada@ fljud13.org at least 7 days before your scheduled court appearance, or immedi- ately 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 1st day of September, 2026. Victor D. Crist, Clerk of Court 800 E. Twiggs Street, Tampa FL 33602 By: /s/ Santiago Zambrano As Deputy Clerk 9/4-9/25/26LG 4T ----- IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY JUVENILE DIVISION CASE NO. 25-DP-352 DIVISION: B IN THE INTEREST OF: J.E. DOB: 4/9/2025 A CHILD NOTICE OF ACTION TERMINATION OF PARENTAL RIGHTS TO: ROBERT ESCOBAR, DOB 7/27/1988 Last known address: 1718 Fruitridge St., Brandon, FL 33510 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: J.E. born on 4/9/2025. You are hereby com- manded to appear on October 7, 2026 at 0930 AM before the Honorable Emily Peacock at the Hillsborough Courthouse, Edgecomb Courthouse, 800 East Twiggs Street, Tampa, FL 33602, for an ADVISO- RY HEARING. ZOOM INSTRUCTIONS: • Join Zoom Meeting information to be used by all parties. • https://fljud13-org.zoom.us/j/82949766513 • No Password is required. Zoom may be downloaded free of charge for IOS and Android devices, and it may also be accessed via desktop computer. If you do not have access to an iphone, ipad or similar computer audio/video technol- ogy, then you may call in at scheduled time of your hearing by calling: +1-305-224- 1968 US. The phone dial-in and Meeting ID may be utilized from any landline, cellu- lar or internet phone. Please enter the fol- lowing Meeting ID: 82949766513. Please plan to WAIT PATIENTLY until your hear- ing is called. You are REQUIRED to ap- pear by phone or video unless your ap- (Continued on next page)

CITY OF TAMPA MUNICIPAL CODE ENFORCEMENT BOARD HEARINGS PUBLICATION NOTICE As the result of being unable to effectuate certified mail notice to violators of the City Code, Notice is hereby given that the Municipal Code Enforcement Special Magistrate has scheduled a public hearing on 9/9/2026 at 9:00 A.M. and 1:00 P.M. to hear the below listed cases which are in violation of the City of Tampa Code. Information listed below describes the case number, property owner(s), violation address, code section violated, and legal description of subject property in that order. The hearing will be held in the Community Room, 1st floor, City Center, 2555 E Hanna Ave, Tampa, Florida 33610. Affected property owners will be given the opportunity to discuss the alleged violations. Should anyone have any questions regarding these cases, please call the Office of the City Clerk at (813) 274 8397. Please note that if any person decides to appeal any decision made by the Code Enforcement Special Magistrate with respect to any matter considered at the hearing, they will need to ensure a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. CASES TO BE HEARD AT THE 9:00 A.M. HEARING CASE NO: COD-26-0001403 NAME OF VIOLATOR: JCA PROPERTY MANAGEMENT LOCATION OF VIOLATION: 2001 N 57TH ST, TAMPA, FL CODE SECTIONS: 19-237 19-237(3) LEGAL DESCRIPTION: DIXIE FARMS LOT 3 FOLIO: 160002.0000 CASE NO: COD-26-0001626 NAME OF VIOLATOR: BRANDON M WAGNER AND JANET LOCATION OF VIOLATION: 5615 GASPAR OAKS DR, TAMPA, FL CODE SECTIONS: 19-231(12) 19-231(5)a LEGAL DESCRIPTION: BAYSHORE WEST TOWNHOMES PHASE 2 LOT 22 FOLIO: 135769.0640 CASE NO: COD-26-0001755 NAME OF VIOLATOR: DANIEL BAVARO LOCATION OF VIOLATION: 2410 W JETTON AVE, TAMPA, FL CODE SECTIONS: 19-59 LEGAL DESCRIPTION: WATROUS H J 2ND ADD'N TO WEST HYDE PARK E 55 FT OF LOTS 55 AND 56 AND W 1/2 OF VAC ALLEY ABUTTING E BDRY OF SD LOTS FOLIO: 117519.0000 CASE NO: COD-26-0001808 NAME OF VIOLATOR: HUGO J G FERNANDEZ AND LOCATION OF VIOLATION: 9401 N 13TH ST, TAMPA, FL CODE SECTIONS: 19-231(15)b LEGAL DESCRIPTION: FAIRVIEW TERRACE LOT 12 BLOCK 3 FOLIO: 147122.0000 CASE NO: COD-26-0001826 NAME OF VIOLATOR: GLENDA ARONG LOCATION OF VIOLATION: 10209 N VALLE DR, TAMPA, FL CODE SECTIONS: 19-49 19-50 19-231(1)c 19-231(3) 19-231(11) 19-231(15)a LEGAL DESCRIPTION: GOLFLAND PARK SUBDIVISION LOT 20 BLOCK B FOLIO: 97123.0000 CASE NO: COD-26-0001830 NAME OF VIOLATOR: BARNES JERRY LIFE LOCATION OF VIOLATION: 2318 N WHITTIER ST, TAMPA, FL CODE SECTIONS: 19-49 19-231(5) 19-231(11) 19-231(15)a 19-231(15)b 19-231(15)c LEGAL DESCRIPTION: OAK PARK ESTATES S 20 FT OF LOT 3 AND N 45 FT OF LOT 4 FOLIO: 160176.0000 CASE NO: COD-26-0001902 NAME OF VIOLATOR: JOEL LAWS LOCATION OF VIOLATION: 2605 E 99TH AVE, TAMPA, FL CODE SECTIONS: 19-49 LEGAL DESCRIPTION: LAUREL TERRACE LOTS 20 21 AND 22 BLOCK 12 FOLIO: 147523.0000 CASE NO: COD-26-0001905 NAME OF VIOLATOR: GRACE AND MERCY BAPTIST LOCATION OF VIOLATION: 5118 E 17TH AVE, TAMPA, FL CODE SECTIONS: 19-237 LEGAL DESCRIPTION: FLORENCE VILLA TRACT MARKED PARK FOLIO: 159432.0000 CASE NO: COD-26-0001915 NAME OF VIOLATOR: RADHA REAL ESTATE INC LOCATION OF VIOLATION: 4108 N 29TH ST, TAMPA, FL CODE SECTIONS: 19-231(5) 19-231(13) 19-231(15)c LEGAL DESCRIPTION: ENGLEWOOD LOT 1 BLOCK 15 FOLIO: 155860.0000 CASE NO: COD-26-0001946 NAME OF VIOLATOR: GRACE A HERNAIZ SANCHEZ ET LOCATION OF VIOLATION: 5111 E 20TH AVE, TAMPA, FL CODE SECTIONS: 19-50 19-231(15)c LEGAL DESCRIPTION: FLORENCE VILLA LOTS 176 177 212 AND 213 FOLIO: 159361.0000 CASE NO: COD-26-0001980 NAME OF VIOLATOR: PINECOL ASACIADOS LLC LOCATION OF VIOLATION: 2606 E 18TH AVE, TAMPA, FL CODE SECTIONS: 19-231(12) Stairs, porches appurtenances 19-231(13) Plumbing fixtures and pipes 19-231(15)c Maintenance 19-231(17) General condition of rental unit 19-231(3) Smoke detectors 19-231(5)b Bathrooms 19-231(5)c Maintenance 19-49 Accumulations LEGAL DESCRIPTION: WATCH HILL LOT 9 BLOCK 8 FOLIO: 188443.0000 CASES TO BE HEARD AT THE 1:00 P.M. HEARING CASE NO: COD-26-0001837 NAME OF VIOLATOR: JOSE LORENZO LOCATION OF VIOLATION: 7804 N ROME AVE, TAMPA, FL CODE SECTIONS: 27-284.2.5.(c) LEGAL DESCRIPTION: ALMIMA LOTS 80 81 82 86 AND N 1 FT OF LOT 83 FOLIO: 102130.0000 CASE NO: COD-26-0001919 NAME OF VIOLATOR: COLUMBUS FIRST INVESTMENTS LOCATION OF VIOLATION: 2804 E COLUMBUS DR, TAMPA, FL CODE SECTIONS: 27-156 LEGAL DESCRIPTION: GREENVILLE SUBDIVISION PLAT 3 PG 50 LOTS 3 AND 4 BLOCK 19 FOLIO: 188595.0000 CASE NO: COD-26-0001962 NAME OF VIOLATOR: JONATHAN CAPESTANY LOCATION OF VIOLATION: 3417 LINDELL AVE, TAMPA, FL CODE SECTIONS: 27-156 27-156 TABLE 4 1 LEGAL DESCRIPTION: VESTA'S COURT E 56 FT OF LOT 7 FOLIO: 173514.0200 IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT AND SECTION 286.26, FLORIDA STATUTES, PERSONS WITH DISABILITIES NEEDING SPECIAL ACCOMMODATIONS TO PARTICIPATE IN THIS MEETING SHOULD CONTACT THE CITY CLERK'S OFFICE AT LEAST FORTY- EIGHT (48) HOURS PRIOR TO THE DATE OF THE MEETING. INTERESTED PARTIES MAY APPEAR AND BE HEARD AT SAID HEARING. SHIRLEY FOX-X-KNOWLES, CMC CITY CLERK 8/14-9/4/26LG 4T	HILLSBOROUGH COUNTY IN THE CIRCUIT COURT OF HILLSBOROUGH COUNTY, FLORIDA FAMILY LAW DIVISION CASE NO.: 2025-DR-002602
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LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT
HILLSBOROUGH COUNTY pearance has been waived. 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, Room 604, Tampa, FL 33602, phone: 813-272-7040, hearing impaired: 1-800-955-8771, voice impaired: 1-800-955-8770, e-mail: ada@fljud13.org at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is	HILLSBOROUGH COUNTY 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 1st day of September, 2026. Victor D. Crist, Clerk of Court 800 E. Twiggs Street, Tampa FL 33602 By: /s/ Santiago Zambrano As Deputy Clerk 9/4-9/25/26LG 4T ----- IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-002962 Division A IN RE: ESTATE OF JACQUELINE LOUISE JONES Deceased. NOTICE TO CREDITORS The administration of the estate of JACQUELINE LOUISE JONES, deceased,	HILLSBOROUGH COUNTY whose date of death was February 10, 2026, is pending in the Circuit Court for HILLSBOROUGH County, Florida, Probate Division, the address of which is P.O. Box 3360, Tampa, FL 33601. 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 September 4, 2026. Personal Representative: /s/ Kimberly Rust Kimberly Rust 14211 Covert Green Pl. Riverview, Florida 33579 Attorney for Personal Representative: /s/ Mary G. McDermott Mary Greenwood McDermott, Esq. Florida Bar Number: 612456 Brandon Family Law Center, LLC 710 Oakfield Dr., Ste. 254 Brandon, Florida 33511 Telephone: (813) 653-1744 Fax: (813) 654-6830 E-Mail: service@brandonfamilylaw.com Sec E-Mail: mary@brandonfamilylaw.com 9/4-9/11/26LG 2T ----- IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA	HILLSBOROUGH COUNTY CASE NO: 2026-CC-010070 LIEN LIQUIDATORS OF FL LIT 11, LLC (A/AO AMPM RESTORATION SERVICES, LLC), Plaintiff v. ROOSEVELT SCOTT AND LAVENTRIS CARLETTE HOLMES, Defendant(s) NOTICE OF FORECLOSURE SALE NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure, entered in the above-styled cause, the Clerk of Court will sell the real property subject to this action situated in Hillsborough County, Florida, legally described as follows: ALL THAT CERTAIN TRACT OR PARCEL OF LAND SITUATED IN THE COUNTY OF HILLSBOROUGH AND STATE OF FLORIDA, MORE PARTICULARLY DESCRIBED AS: LOT 10 IN BLOCK 5 OF SOUTH FORK UNIT 6, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 105, PAGES 222 THROUGH 234, INCLUSIVE, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. Parcel Identification Number: 077721-3692 A/K/A 10808 Rocklege View Drive, Riverview, FL 33579 At public sale to the highest and best bidder for cash, online at https://www.hillsborough.realforeclose.com, pursuant to Judgment or Order of the Court and in accordance with Chapter 45, Florida Statutes, at 10:00AM on OCTOBER 9, 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 BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. AMERICANS WITH DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, 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 August 31, 2026. PATTERSON FALLUCCA, P.A. /s/ Pamela Patterson Pamela Patterson, Esq. Florida Bar No.: 1018682	HILLSBOROUGH COUNTY pamela@pattersonlawpa.com alexa@pattersonlawpa.com 801 Douglas Ave, Suite 1002 Altamonte Springs, FL 32714 Phone: (407) 913-0300 Attorneys for Plaintiff 9/4-9/11/26LG 2T ----- IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 2026CP002027 IN RE: ESTATE OF MARISELA VILLANUEVA Deceased. NOTICE TO CREDITORS The administration of the estate of Marisela Villanueva, deceased, whose date of death was March 30, 2026, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Avenue, 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 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. The Personal Representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is September 4, 2026. Personal Representative: /s/ Yvette Medina 2711 W. Main Street Tampa, Florida 33607 Attorney for Personal Representative: /s/ Marley Dodd, Esq. Fla. Bar No.: 1058457 Brice Zoecklein, Esq. Fla. Bar No.: 0085615 Zoecklein Law P.A. 150 E. Bloomingdale Avenue Brandon, Florida 33511 marley@zoeckleinlawpa.com brice@zoeckleinlawpa.com eservice4@zoeckleinlawpa.com Telephone: (813) 501-5071 Fax: (813) 925-4310 9/4-9/11/26LG 2T ----- IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-002846 IN RE: ESTATE OF JANICE M. ANGORN Deceased. NOTICE TO CREDITORS The administration of the estate of Janice M. Angorn, deceased, whose date of death was June 9, 2023, 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 representatives and the personal representatives' attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. 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 September 4, 2026. Personal Representatives: Marcia Angorn Hoppenstein 3821 Matterhorn Drive Plano, Texas 75075 Amy Angorn Eriksson 808 Bannockburn Avenue (Continued on next page)
CITY OF TAMPA MUNICIPAL CODE ENFORCEMENT BOARD HEARINGS PUBLICATION NOTICE As the result of being unable to effectuate certified mail notice to violators of the City Code, Notice is hereby given that the Municipal Code Enforcement Special Magistrate has scheduled a public hearing on 9/16/2026 at 9:00 A.M. and 1:00 P.M. to hear the below listed cases which are in violation of the City of Tampa Code. Information listed below describes the case number, property owner(s), violation address, code section violated, and legal description of subject property in that order. The hearing will be held in the Community Room, 1st floor, City Center, 2555 E Hanna Ave, Tampa, Florida 33610. Affected property owners will be given the opportunity to discuss the alleged violations. Should anyone have any questions regarding these cases, please call the Office of the City Clerk at (813) 274 8397. Please note that if any person decides to appeal any decision made by the Code Enforcement Special Magistrate with respect to any matter considered at the hearing, they will need to ensure a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. CASES TO BE HEARD AT THE 9:00 A.M. HEARING CASE NO: COD-26-0001239 NAME OF VIOLATOR: MFR RENTAL PROPERTIES LLC LOCATION OF VIOLATION: 4614 W PEARL AVE, TAMPA, FL CODE SECTIONS: 5-105.1 LEGAL DESCRIPTION: GANBRIDGE CITY PLAT NO 22 LOT 6 FOLIO: 132359.0000 CASE NO: COD-26-0001817 NAME OF VIOLATOR: KRISTIN WRIGHT/TRUSTEE LOCATION OF VIOLATION: 918 E 22ND AVE, TAMPA, FL CODE SECTIONS: 5-105.1 LEGAL DESCRIPTION: CARLTON PLACE LOT 2 FOLIO: 186586.0000 CASE NO: COD-26-0001898 NAME OF VIOLATOR: OSCAR N PILOTO/ET AL LOCATION OF VIOLATION: 10702 N OREGON AVE, TAMPA, FL CODE SECTIONS: 5-105.1 LEGAL DESCRIPTION: GOLFLAND RESUB LOTS 5 AND 6 BLOCK 34 FOLIO: 97060.0000 CASE NO: COD-26-0001904 NAME OF VIOLATOR: MARIO PEREZ AND MARIA LOCATION OF VIOLATION: 4504 N LINCOLN AVE, TAMPA, FL CODE SECTIONS: 5-105.1 LEGAL DESCRIPTION: PLAZA TERRACE UNIT NO 4 LOT 9 BLOCK 12 FOLIO: 107046.0000 CASE NO: COD-26-0001910 NAME OF VIOLATOR: TAYLOR MCKENNA AND TAMARA LOCATION OF VIOLATION: 2705 N MORGAN ST, TAMPA, FL CODE SECTIONS: 5-105.1 LEGAL DESCRIPTION: FAIRBURN S 1/2 OF LOT 10 BLOCK 5 FOLIO: 183211.0000 CASES TO BE HEARD AT THE 1:00 P.M. HEARING CASE NO: COD-26-0001981 NAME OF VIOLATOR: CLAUDIA CARMENATE GOMEZ LOCATION OF VIOLATION: 7807 N PACKWOOD AVE, TAMPA, FL CODE SECTIONS: 5-105.1 LEGAL DESCRIPTION: ALMIMA LOTS 89 AND 90 FOLIO: 102132.0000 CASE NO: COD-26-0002034 NAME OF VIOLATOR: MARIA R ALAIMO /TRUSTEE LOCATION OF VIOLATION: 302 W WATERS AVE, TAMPA, FL CODE SECTIONS: 5-105.1 LEGAL DESCRIPTION: IRVINTON HEIGHTS LOTS 5 6 7 AND 8 BLOCK 29 FOLIO: 99273.0000 CASE NO: COD-26-0002037 NAME OF VIOLATOR: JOSE JESUS GUTIERREZ LOCATION OF VIOLATION: 2111 W POWHATAN AVE, TAMPA, FL CODE SECTIONS: 5-105.1 LEGAL DESCRIPTION: HAMNER'S MARJORY B RENMAH LOTS 37 AND 38 BLOCK 2 FOLIO: 104395.0000 CASE NO: COD-26-0002109 NAME OF VIOLATOR: PRANAM QOZ LLC LOCATION OF VIOLATION: 2225 N RIDGEWOOD AVE, TAMPA, FL CODE SECTIONS: 22-60 LEGAL DESCRIPTION: RIDGEWOOD PARK LOT 6 BLOCK E FOLIO: 183417.0000 CASE NO: COD-26-0002126 NAME OF VIOLATOR: SEAN M AND NICHOLE M LOCATION OF VIOLATION: 3612 W RENELLIE CIR, TAMPA, FL CODE SECTIONS: 5-105.1 LEGAL DESCRIPTION: BEL MAR UNIT NO 2 LOT 145 FOLIO: 122377.0000 CASE NO: COD-26-0002188 NAME OF VIOLATOR: BEAUTY BY RACHY LLC LOCATION OF VIOLATION: 10706 N CENTRAL AVE, TAMPA, FL CODE SECTIONS: 5-105.1 LEGAL DESCRIPTION: FOREST MANOR UNIT 2 LOT 3 FOLIO: 95112.0000 IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT AND SECTION 286.26, FLORIDA STATUTES, PERSONS WITH DISABILITIES NEEDING SPECIAL ACCOMMODATIONS TO PARTICIPATE IN THIS MEETING SHOULD CONTACT THE CITY CLERK'S OFFICE AT LEAST FORTY-EIGHT (48) HOURS PRIOR TO THE DATE OF THE MEETING. INTERESTED PARTIES MAY APPEAR AND BE HEARD AT SAID HEARING. SHIRLEY FOXX-KNOWLES, CMC CITY CLERK 8/21-9/11/26LG 4T				

LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT
HILLSBOROUGH COUNTY Temple Terrace, Florida 33617 Attorney for Personal Representatives: Nathan L. Townsend, Esq. Attorney Florida Bar Number: 0095885 1000 Legion Place, Ste. 1200 Orlando, Florida 32801 Telephone: (407) 792-6100 Fax: (407) 982-1314 E-Mail: nathan@nltlaw.com Secondary E-Mail: service@nltlaw.com 9/4-9/11/26G 2T IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR HILLSBOROUGH COUNTY CASE NO.: 26-CC-024151 DIVISION: H BEACON SALES ACQUISITION, INC., a foreign corporation, d/b/a QXO and BEACON BUILDING PRODUCTS, Plaintiff, vs. SMITH ROOFING, LLC, a Florida Limited liability company, KENNETH SMITH, a/k/a KENNY SMITH, and JOHANNES VENTER, jointly and severally Defendants. NOTICE OF ACTION – CONSTRUCTIVE SERVICE TO: JOHANNES VENTER 680 Mount Stirling Ave Apopka, FL 32712 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, FL 33607 on or before 9/30/2026, and to file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or Petition. This Notice shall be published once a week for four (4) consecutive weeks in the LA GACETA. WITNESS my hand and seal at Hillsborough County, Florida this 25th day of August 2026. Victor Crist, Clerk of the Circuit Court 800 E. Twiggs Street, Tampa, FL 33602 By: /s/ Jennifer Taylor Deputy Clerk Holcomb & Leung, P.A. 9/4-9/25/26LG 4T IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-002400 Division A IN RE: ESTATE OF DIANE GAIL LEE Deceased. NOTICE TO CREDITORS The administration of the estate of DIANE GAIL LEE, deceased, whose date of death was December 9, 2025, 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, 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 September 4, 2026.	HILLSBOROUGH COUNTY Personal Representative: /s/ JOAN L. CRESSMAN 20213 Village 20 Camarillo, California 93012 Attorney for Personal Representative: /s/ DAMON C. GLISSON Attorney Florida Bar Number: 187877 5908 Fortune Place Apollo Beach, Florida 33572 Telephone: (813) 645-6796 Fax: (813) 645-8572 E-Mail: damon@glisson1.com Secondary E-Mail: christy@glisson1.com 9/4-9/11/26LG 2T IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 2026CP002798 IN RE: ESTATE OF CAROLINE P. STEWARD, a/k/a PAULINE CAROLINE STEWARD Deceased. NOTICE TO CREDITORS The administration of the estate of Caroline P. Steward, a/k/a Pauline Caroline Steward, deceased, whose date of death was June 4, 2026, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is Post Office Box 1110, Tampa, Florida 33631. 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 September 4, 2026. Personal Representative: /s/ Derek Johnson DEREK ROY JOHNSON 13160 Village Chase Circle Tampa, Florida 33618 Attorney for Personal Representative: /s/ Emma Hemness Emma Hemness, Esq. Florida Bar # 56960 HEMNESS FALLER ELDER LAW 309 N. Parsons Avenue Brandon, Florida 33510 (813) 661-5297 (813) 689-8725 fax service@hemnesslaw.com probate@hemnesslaw.com 9/4-9/11/26LG 2T IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-000354 Division A IN RE: ESTATE OF SALLY JANE SIMMONS Deceased. NOTICE TO CREDITORS The administration of the estate of Sally Jane Simmons, deceased, whose date of death was July 29, 2024, is pending in the Circuit Court for Hillsborough County,	HILLSBOROUGH 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 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 September 4, 2026. Personal Representative: /s/ Valarie Grim 701 S. Howard Avenue, Suite #106-339 Tampa, FL 33606 Attorney for Personal Representative: /s/ Elizabeth P. Allen Elizabeth P. Allen, Esquire Florida Bar No. 794480 Email Addresses: eallen@gibblaw.com plamb@gibblaw.com Gibbons Neuman 3321 Henderson Boulevard Tampa, FL 33609 (813) 877-9222 9/4-9/11/26LG 2T IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT NOTICE OF PUBLIC HEARING ON SEPTEMBER 17, 2026 AT 10:00 A.M. IN THE TAMPA CITY COUNCIL CHAMBERS, OLD CITY HALL, 315 E. KENNEDY BLVD., 3RD FLOOR, TAMPA, FLORIDA, A PUBLIC HEARING WILL BE HELD BY THE TAMPA CITY COUNCIL TO CONSIDER THE FOLLOWING ORDINANCES FOR ENACTMENT: File No. VAC-26-15 An ordinance of the City of Tampa, Florida, vacating, closing, discontinuing and abandoning that alleyway located North of 4th Avenue, South of 5th Avenue, East of 26th Street, and West of 27th Street, as dedicated by the plat of Harris Terminals, and that portion of 1st Avenue right-of-way located North of Adamo Drive, South of 2nd Avenue, East of 27th Street and West of Lee Roy Selmon expressway connector as dedicated partially by the plats of Harris Terminals and Archer subdivision, all in Tampa, Hillsborough County, Florida, and as more fully described in Section 2 hereof, subject to certain covenants, conditions and restrictions as more particularly set forth herein; providing for enforcement and penalties for violations; providing for definitions, interpretations and repealing conflicts; providing for severability; providing an effective date. File No. REZ-26-08 An ordinance rezoning property in the general vicinity of 7700 West Courtney Campbell Causeway, in the city of Tampa, Florida, and more particularly described in Section 1, from zoning district classification(s) PD (Planned Development) to PD (Planned Development) (Hotel, Residential Multiple-Family, and all CG Uses)); providing an effective date. File No. REZ-26-42 An ordinance rezoning a total of 16 parcels, consisting of ± 24.83 acres located generally in an area bounded to the North by CSX Railroad, to the East by the Selmon Connector, to the South by State Road 60 (East Adamo Drive), and to the West by North 26th Street ("property") in the city of Tampa, Florida, and more particularly described in Section 1, from zoning district classification(s) IH (Industrial Heavy) to PD-A (Planned Development-Alternative (All Residential Types, All CI Uses, and Recycling Materials and Goods)); providing an effective date. File No. REZ-26-48 An ordinance rezoning property in the general vicinity of 11607 & 11613 North Florida Avenue, in the city of Tampa, Florida, and more particularly described in Section 1, from zoning district classification(s) CI (Commercial Intensive) to PD (Planned Development (Vehicle Sales and Leasing & Minor and Major Vehicle Repair)); providing an effective date. File No. REZ-26-55 An ordinance rezoning property in the general vicinity of 107 North Armenia Avenue, in the city of Tampa, Florida, and more particularly described in Section 1, from zoning district classification(s) CG (Commercial General) to PD (Planned Development (Office, Business Professional, and All CG Uses)); providing an effective date. File No. REZ-26-67 An ordinance rezoning property in the general vicinity of 2016 & 2018 Grant Street, in the city of Tampa, Florida, and more particularly described in Section 1, from zoning district classification PD (Planned Development) to CG (Commercial General); providing an effective date. File No. REZ-26-75 An ordinance rezoning property in the general vicinity of 5250 East Broadway Avenue, in the city of Tampa, Florida, and more particularly described in Section 1, from zoning district classification(s) PD (Planned Development) to PD (Planned Development (Warehouse/ All Commercial Intensive (CI) Uses and Accessory Open Storage)); providing an effective date. File No. REZ-26-77 An ordinance rezoning property in the general vicinity of 4001 North Riverside Drive, in the city of Tampa, Florida, and more particularly described in Section 1, from zoning district classification(s) SH-CG (Seminole Heights Commercial General) to SH-PD (Seminole Heights Planned Development (Professional Residential Treatment Facility)); providing an effective date. File No. REZ-26-47 An ordinance rezoning property in the general vicinity of 1701 North Florida Avenue and 207 East 7th Avenue, in the city of Tampa, Florida, and more particularly described in Section 1, from zoning district classification(s) PD (Planned Development) and RM-24 (Residential Multiple-Family) to PD (Planned Development (Storefront Residential/Commercial (All CG Uses), Residential Multiple-Family and Parking Off-Street Commercial)); providing an effective date. File No. E2026-8 CH 2, 14 & 16 An ordinance of the City of Tampa, Florida, relating to omitting any reference to firearms in deference to the preemption requirement of Florida Statute 790.33; making revisions to City of Tampa Code Chapter 14 (Offenses); repealing Section 14-111; Chapter 2 (Administration); amending Section 2-404; Chapter 16 (Parks and Recreation); amending Section 16-21 of Ordinances providing for severability; repealing all ordinances in conflict; providing for an effective date. SAID ORDINANCES MAY BE INSPECTED AT THE OFFICE OF THE CITY CLERK, CITY HALL, 3RD FLOOR, 315 E. KENNEDY BLVD., TAMPA, FL, DURING REGULAR BUSINESS HOURS, 8:00 A.M. TO 5:00 P.M., MONDAY THROUGH FRIDAY. ANY PERSON WHO DECIDES TO APPEAL ANY DECISION OF THE CITY COUNCIL WITH RESPECT TO ANY MATTER CONSIDERED AT THIS MEETING WILL NEED A RECORD OF THE PROCEEDINGS, AND FOR SUCH PURPOSE, MAY NEED TO HIRE A COURT REPORTER TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED. IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT AND SECTION 286.26, FLORIDA STATUTES, PERSONS WITH DISABILITIES NEEDING SPECIAL ACCOMMODATION TO PARTICIPATE IN THIS MEETING SHOULD CONTACT THE CITY CLERK'S OFFICE AT LEAST FORTY-EIGHT (48) HOURS PRIOR TO THE DATE OF THE MEETING. INTERESTED PARTIES MAY APPEAR AND BE HEARD AT SAID HEARING. SHIRLEY FOXX-KNOWLES, MMC CITY CLERK	HILLSBOROUGH COUNTY IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION CASE NO: 25-CC-005036 BOYETTE CREEK HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. RUBY JOYCE MORRIS and WAYNE MCARTHUR MORRIS, a married man and UNKNOWN TENANT, Defendants. NOTICE OF SALE PURSUANT TO CHAPTER 45 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure entered in Case No. 25-CC-005036, of the County Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, wherein BOYETTE CREEK HOMEOWNERS ASSOCIATION, INC. is Plaintiff, and RUBY JOYCE MORRIS and WAYNE MCARTHUR MORRIS are Defendants, the Clerk of the Hillsborough County Court will sell to the highest bidder for cash on October 23, 2026, in an online sale at www.hillsborough.realforeclose.com, beginning at 10:00 a.m., the following property as set forth in said Final Judgment, to wit: Lot 72, Block A, Boyette Creek Phase 1, as per the map or plat thereof, as recorded in Plat Book 94, page 31, of the Public Records of Hillsborough County, Florida. Property Address: 10417 Frog Pond Drive, Riverview, FL 33569-2715 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE IF ANY, OTHER THAN THE PROPERTY OWNER, AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs Street, Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated September 1, 2026 /s/ Scott B. Tankel Scott B. Tankel, Esq., FBN 118453 PRIMARY E-MAIL: pleadings@tankellawgroup.com TANKEL LAW GROUP 1022 Main Street, Suite D Dunedin, FL 34698 (727) 736-1901 FAX (727) 736-2305 ATTORNEY FOR PLAINTIFF 9/4-9/11/26LG 2T IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY JUVENILE DIVISION CASE NO. 26-DP-07 DIVISION: S IN THE INTEREST OF: T.H. DOB: 12/16/2020 MINOR CHILD NOTICE OF ACTION TERMINATION OF PARENTAL RIGHTS TO: TIMOTHY WAYNE HALVERSON Address unknown YOU ARE HEREBY NOTIFIED that the State of Florida, Department of Children and Families, has filed a Petition to terminate your parental rights and permanently commit the following child for adoption: T.H. born on 12/16/2020. You are hereby commanded to appear on October 1, 2026, at 2:00 PM before the Honorable Leslie K. Schultz-Kin at the Hillsborough Courthouse, Edgcomb Courthouse, 800 East Twiggs Street, Courtroom 312, Tampa, FL 33602, for an ADVISORY HEARING. 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 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 at least 7 days before your scheduled court appearance, or immediately on 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 1st day of September, 2026. Victor D. Crist, Clerk of Circuit Court 800 E Twiggs Street, Tampa, FL 33602 By: s/ Santiago Zambrano Deputy Clerk 9/4-9/25/26LG 4T PUBLIC NOTICE OF INTENT TO ISSUE AIR PERMIT Florida Department of Environmental Protection Division of Air Resource Management, Permit Review Section Draft Air Permit No. 0570039-160-AC Tampa Electric Company, Big Bend Station Hillsborough County, Florida Applicant: The applicant for this project is Big Bend Station. The applicant's authorized representative and mailing address is: Mr. Robert Velasco, Engineering Fellow, Manager Air Services & CEMS, Tampa Electric Company, Big Bend Station, 3600 Midtown Drive, Tampa, Florida 33607. Facility Location: Tampa Electric Company (TEC) operates the existing Big Bend Station, which is located in Hillsborough County at 13031 Wyandotte Road in Gibsonton, Florida. (Continued on next page)	

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HILLSBOROUGH COUNTY The facility consists of a fossil fuel fired utility boiler, SGU 4 (Unit 4); two steam turbines; a simple-cycle combustion turbine (SCCT) generator peaking unit set consisting of two SCCT (SCCT CT-4A and CT-4B); a combined-cycle combustion turbine (CCCT) generator set consisting of two SCCT (CT-5 and CT-6) and heat recovery steam generators (HRSG) connected to a single steam turbine generator that can operate in simple-cycle and combined-cycle modes; solid fuels, fly ash, limestone, gypsum, slag, bottom ash storage and handling facilities; and fuel oil storage tanks. Unit 4 is fired with natural gas only, solid fuel only, or co-fired natural gas and solid fuels consisting of: coal, petroleum coke with a maximum of 20% by weight, solid fuel blends or solid fuel residual blends. The SCCT (CT-4A and CT-4B) are fired with natural gas and ultra-low sulfur diesel (ULSD). CT-5 and CT-6 are fired exclusively with natural gas. The natural gas distribution system for Unit 4 is supported by two natural gas-fired process heaters. The facility is also supported by five diesel engine-driven emergency generators and a surface coating operation for miscellaneous metal parts used by the facility. Project: On May 28, 2026, TEC submitted an application for an air construction permit requesting an authorization to repower Big Bend Unit 4 as a 2-on-1 combustion turbine generator (CTG) combined-cycle unit with a simple-cycle bypass stack. The proposed combined cycle unit will consist of two General Electric (GE) Model 7HA.02 CTGs equipped with unfired (i.e., no duct burners) HRSGs followed by the existing steam turbine generator of Unit 4. TEC plans to begin commercial operation of the CTGs in simple-cycle mode (i.e., without the HRSG), in December 2030. The CTGs will operate only in simple-cycle mode until HRSGs comes online allowing operation in combined-cycle mode which begins in December 2032. After the project is complete, the CTGs will have the capabilities to operate in either mode of operation. Each CTG will have a nominal generating capacity of 330 megawatt (MW) in simple-cycle mode and 375 MW in combined-cycle mode. Nitrogen oxides (NOX) emissions from each unit will be controlled by dry low-NOX combustors. When operating in combined-cycle mode, NOX emissions will be further controlled using selective catalytic reduction (SCR) systems. The CTG exhaust will exit the CTG stack while the CTG operates in simple-cycle mode, and the HRSG stack while the CTG operates in combined-cycle mode. The CTGs will be equipped with NOX continuous emissions monitoring system (CEMS) to measure NOX emissions from both the CTG and HRSG stacks. As part of the project, the fossil fuel fired utility boiler associated with Unit 4 will be permanently shut down. Two backup generators and a cooling tower will be installed to support the repowered Unit 4 operation. The project will not result in a significant emission increase of any regulated New Source Review (NSR) pollutant; therefore, it is not subject to a review under the Prevention of Significant Deterioration (PSD) program in Rule 62-212.400 of the Florida Administrative Code. Based on a PSD netting analysis due to the shutdown of Big Bend Unit 4, the project will result in emissions increases for NOx of 29.4 tons per year (TPY) and particulate matter (PM) of 15.3 TPY. There will be no increase in emissions for other NSR pollutants due to the project. In addition, the proposed project will result in potential hazardous air pollutants (HAP) emissions reduction below the major source thresholds such that the Big Bend facility can be reclassified to an area source of HAP upon completion HILLSBOROUGH COUNTY of the project. Permitting Authority: Applications for air construction permits are subject to review in accordance with the provisions of Chapter 403, Florida Statutes (F.S.) and Chapters 62-4, 62-210 and 62-212 of the Florida Administrative Code (F.A.C.). The proposed project is not exempt from air permitting requirements and an air permit is required to perform the proposed work. The Permitting Authority responsible for making a permit determination for this project is the Permit Review Section in the Department of Environmental Protection's Division of Air Resource Management. The Permitting Authority's physical address is: 2600 Blair Stone Road, Tallahassee, Florida. The Permitting Authority's mailing address is: 2600 Blair Stone Road, MS #5505, Tallahassee, Florida 32399-2400. The Permitting Authority's phone number is 850-717-9000. Project File: A complete project file is available for public inspection during the normal business hours of 8:00 a.m. to 5:00 p.m., Monday through Friday (except legal holidays), at the address indicated above for the Permitting Authority. The complete project file includes the Draft Permit, the Technical Evaluation and Preliminary Determination, the application and information submitted by the applicant (exclusive of confidential records under Section 403.111, F.S.). Interested persons may contact the Permitting Authority's project engineer for additional information at the address and phone number listed above. In addition, electronic copies of these documents are available on the following web site by entering the draft permit number: https://fddep.dep.state.fl.us/air/emission/apds/default.asp. Notice of Intent to Issue Air Permit: The Permitting Authority gives notice of its intent to issue an air construction permit to the applicant for the project described above. The applicant has provided reasonable assurance that operation of proposed equipment will not adversely impact air quality and that the project will comply with all applicable provisions of Chapters 62-4, 62-204, 62-210, 62-212, 62-296 and 62-297, F.A.C. The Permitting Authority will issue a Final Permit in accordance with the conditions of the proposed Draft Permit unless a timely petition for an administrative hearing is filed under Sections 120.569 and 120.57, F.S. or unless public comment received in accordance with this notice results in a different decision or a significant change of terms or conditions. Comments: The Permitting Authority will accept written comments concerning the proposed Draft Permit for a period of 14 days from the date of publication of the Public Notice. Written comments must be received by the Permitting Authority by close of business (5:00 p.m.) on or before the end of this 14-day period to the above address and electronically to David Read at David.Read@FloridaDEP.gov. If written comments received result in a significant change to the Draft Permit, the Permitting Authority shall revise the Draft Permit and require, if applicable, another Public Notice. All comments filed will be made available for public inspection. Petitions: A person whose substantial interests are affected by the proposed permitting decision may petition for an administrative hearing in accordance with Sections 120.569 and 120.57, F.S. Petitions filed by any persons other than those entitled to written notice under Section 120.60(3), F.S., must be filed within 14 days of publication of the Public Notice or receipt of a written notice, whichever occurs first. Under Section 120.60(3), F.S., however, any person who asked the Permitting Authority for notice of agency ac-				
HILLSBOROUGH COUNTY tion may file a petition within 14 days of receipt of that notice, regardless of the date of publication. A petitioner shall mail a copy of the petition to the applicant at the address indicated above, at the time of filing. A petition for administrative hearing must contain the information set forth below and must be filed (received) with the Agency Clerk in the Office of General Counsel, 3900 Commonwealth Boulevard, MS 35, Tallahassee, Florida 32399-3000, Agency_Clerk@dep.state.fl.us, before the deadline. The failure of any person to file a petition within the appropriate time period shall constitute a waiver of that person's right to request an administrative determination (hearing) under Sections 120.569 and 120.57, F.S., or to intervene in this proceeding and participate as a party to it. Any subsequent intervention (in a proceeding initiated by another party) will be only at the approval of the presiding officer upon the filing of a motion in compliance with Rule 28-106.205, F.A.C. A petition that disputes the material facts on which the Permitting Authority's action is based must contain the following information: (a) The name and address of each agency affected and each agency's file or identification number, if known; (b) The name, address, any email address, telephone number and any facsimile number of the petitioner; the name, address any email address, telephone number, and any facsimile number of the petitioner's representative, if any, which shall be the address for service purposes during the course of the proceeding; and an explanation of how the petitioner's substantial interests will be affected by the agency determination; (c) A statement of when and how each petitioner received notice of the agency action or proposed decision; (d) A statement of all disputed issues of material fact. If there are none, the petition must so state; (e) A concise statement of the ultimate facts alleged, including the specific facts the petitioner contends warrant reversal or modification of the agency's proposed action; (f) A statement of the specific rules or statutes the petitioner contends require reversal or modification of the agency's proposed action including an explanation of how the alleged facts relate to the specific rules or statutes; and, (g) A statement of the relief sought by the petitioner, stating precisely the action the petitioner wishes the agency to take with respect to the agency's proposed action. A petition that does not dispute the material facts upon which the Permitting Authority's action is based shall state that no such facts are in dispute and otherwise shall contain the same information as set forth above, as required by Rule 28-106.301, F.A.C. Because the administrative hearing process is designed to formulate final agency action, the filing of a petition means that the Permitting Authority's final action may be different from the position taken by it in this Public Notice of Intent to Issue Air Permit. Persons whose substantial interests will be affected by any such final decision of the Permitting Authority on the application have the right to petition to become a party to the proceeding, in accordance with the requirements set forth above. Extension of Time: Under Rule 62-110.106(4), F.A.C., a person whose substantial interests are affected by the Department's action may also request an extension of time to file a petition for an administrative hearing. The Department may, for good cause shown, grant the request for an extension of time. Requests for extension of time must be filed with the Office of General Counsel of the Department at 3900 Commonwealth Boulevard, Mail Station 35, Tallahassee, Florida 32399-3000, or via electronic correspondence at Agency_Clerk@dep.state.fl.us, before the deadline for filing a petition for an administrative hearing. A timely request for extension of time shall toll the running of the time period for filing a petition until the request is acted upon. Mediation: Mediation is not available in this proceeding. 9/4/26LG 1T ----- HILLSBOROUGH COUNTY 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: DANCING FOR A DIFFERENCE Owner: Dancing for Donations, Inc. 1076 E. Brandon Blvd. #109 Brandon, FL 33511 9/4/26LG 1T ----- HILLSBOROUGH COUNTY 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: BuildControl Group Owner: Yenisleidy Hernandez Armenteros 2403 Durham St. Unit B Tampa, FL 33605-6115 9/4/26LG 1T ----- HILLSBOROUGH COUNTY 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: HERNANDEZ PRO ADVISOR Owner: Yenisleidy Hernandez Armenteros 2403 Durham St. Unit B Tampa, FL 33605-6115 9/4/26LG 1T ----- HILLSBOROUGH COUNTY 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: SYNERGY SPORTS MANAGEMENT LLC 8/28-9/4/26LG 2T -----	HILLSBOROUGH COUNTY Owner: Reid Carver 4006 Carenon Lane Valrico, FL 33596 9/4/26LG 1T ----- HILLSBOROUGH COUNTY 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: HAVONO GROUP Owner: Feurer Enterprises Inc. 9653 Tocobaga Pl. Riverview, FL 33578 9/4/26LG 1T ----- HILLSBOROUGH COUNTY 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: BUTTERFLY BLUEPRINT Owner: Helene Kiser 1802 E. 3rd St/Ybor Hive Tampa, FL 33605 9/4/26LG 1T ----- HILLSBOROUGH COUNTY 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: BLOCK BOOTH Owner: Laurethe Ventures LLC 5933 Summerall Vista Cir. Riverview, FL 33578 9/4/26LG 1T ----- HILLSBOROUGH COUNTY 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: ELEVE COMPANION & HOMEMAKER SERVICES Owner: Eleve Home Healthcare Sollutions LLC 1317 Edgewater Drive 2211 Orlando, FL 32804 9/4/26LG 1T ----- HILLSBOROUGH COUNTY 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: FLORIDA PROJECT BUILDERS Owner: STP Holdings, LLC 4532 W. Kennedy Blvd, Suite #405 Tampa, FL 33609 9/4/26LG 1T ----- HILLSBOROUGH COUNTY 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: JAN GREENE ENTERPRISES LLC Owner: Janice Greene 3104 W. Knights Ave Tampa, FL 33611 9/4/26LG 1T ----- HILLSBOROUGH COUNTY 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 ELITE EARLY EDUCATION COMPANY Owner: Nicole Bond 13553 State Road 54 #113 Odessa, FL 33556 9/4/26LG 1T ----- HILLSBOROUGH COUNTY 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: GuavaJar Owner: Eudaldo del Valle 7219 San Luis Ct. Tampa, FL 33634 9/4/26LG 1T ----- HILLSBOROUGH COUNTY 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: DiMaio and Associates Owner: Victor Rudy DiMaio 1205 N Franklin St. Suite 103 Tampa, FL 33602 9/4/26LG 1T ----- HILLSBOROUGH COUNTY 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: ELDER ESSENTIALS CO. Owner: Segui Global Services Inc. 17819 Tidewater Bay Lane Lutz, FL 33549 9/4/26LG 1T -----	HILLSBOROUGH COUNTY 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 BETWEEN SHIFTS CO. Owner: Ashley Birch 12006 Gillingham Harbor Ln. Gibsonton, FL 33534 9/4/26LG 1T ----- HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-001691 Division A IN RE: ESTATE OF VICTORIA ALMAULA Deceased. HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-002917 Division: B IN RE: ESTATE OF NICHOLAS SAMUEL GRANATO A/K/A NICHOLAS SAMUEL GRANATO, JR. (Continued on next page)		

HILLSBOROUGH COUNTY

tion may file a petition within 14 days of receipt of that notice, regardless of the date of publication. A petitioner shall mail a copy of the petition to the applicant at the address indicated above, at the time of filing. A petition for administrative hearing must contain the information set forth below and must be filed (received) with the Agency Clerk in the Office of General Counsel, 3900 Commonwealth Boulevard, MS 35, Tallahassee, Florida 32399-3000, Agency_Clerk@dep.state.fl.us, before the deadline. The failure of any person to file a petition within the appropriate time period shall constitute a waiver of that person's right to request an administrative determination (hearing) under Sections 120.569 and 120.57, F.S., or to intervene in this proceeding and participate as a party to it. Any subsequent intervention (in a proceeding initiated by another party) will be only at the approval of the presiding officer upon the filing of a motion in compliance with Rule 28-106.205, F.A.C.

A petition that disputes the material facts on which the Permitting Authority's action is based must contain the following information: (a) The name and address of each agency affected and each agency's file or identification number, if known; (b) The name, address, any email address, telephone number and any facsimile number of the petitioner; the name, address any email address, telephone number, and any facsimile number of the petitioner's representative, if any, which shall be the address for service purposes during the course of the proceeding; and an explanation of how the petitioner's substantial interests will be affected by the agency determination; (c) A statement of when and how each petitioner received notice of the agency action or proposed decision; (d) A statement of all disputed issues of material fact. If there are none, the petition must so state; (e) A concise statement of the ultimate facts alleged, including the specific facts the petitioner contends warrant reversal or modification of the agency's proposed action; (f) A statement of the specific rules or statutes the petitioner contends require reversal or modification of the agency's proposed action including an explanation of how the alleged facts relate to the specific rules or statutes; and, (g) A statement of the relief sought by the petitioner, stating precisely the action the petitioner wishes the agency to take with respect to the agency's proposed action. A petition that does not dispute the material facts upon which the Permitting Authority's action is based shall state that no such facts are in dispute and otherwise shall contain the same information as set forth above, as required by Rule 28-106.301, F.A.C.

Because the administrative hearing process is designed to formulate final agency action, the filing of a petition means that the Permitting Authority's final action may be different from the position taken by it in this Public Notice of Intent to Issue Air Permit. Persons whose substantial interests will be affected by any such final decision of the Permitting Authority on the application have the right to petition to become a party to the proceeding, in accordance with the requirements set forth above.

Extension of Time: Under Rule 62-110.106(4), F.A.C., a person whose substantial interests are affected by the Department's action may also request an extension of time to file a petition for an administrative hearing. The Department may, for good cause shown, grant the request for an extension of time. Requests for extension of time must be filed with the Office of General Counsel of the Department at 3900 Commonwealth Boulevard, Mail Station 35, Tallahassee, Florida 32399-3000, or via electronic correspondence at Agency_Clerk@dep.state.fl.us, before the deadline for filing a petition for an administrative hearing. A timely request for extension of time shall toll the running of the time period for filing a petition until the request is acted upon.

Mediation: Mediation is not available in this proceeding.

HILLSBOROUGH COUNTY

Owner: Reid Carver
4006 Carenon Lane
Valrico, FL 33596

9/4/26LG 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:

HAVONO GROUP

Owner: Feurer Enterprises Inc.
9653 Tocobaga Pl.
Riverview, FL 33578

9/4/26LG 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:

BUTTERFLY BLUEPRINT

Owner: Helene Kiser
1802 E. 3rd St/Ybor Hive
Tampa, FL 33605

9/4/26LG 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:

BLOCK BOOTH

Owner: Laurethe Ventures LLC
5933 Summerall Vista Cir.
Riverview, FL 33578

9/4/26LG 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:

ELEVE COMPANION & HOMEMAKER SERVICES

Owner: Eleve Home Healthcare
Sollutions LLC
1317 Edgewater Drive 2211
Orlando, FL 32804

9/4/26LG 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:

FLORIDA PROJECT BUILDERS

Owner: STP Holdings, LLC
4532 W. Kennedy Blvd, Suite #405
Tampa, FL 33609

9/4/26LG 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:

JAN GREENE ENTERPRISES LLC

Owner: Janice Greene
3104 W. Knights Ave
Tampa, FL 33611

9/4/26LG 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:

THE ELITE EARLY EDUCATION COMPANY

Owner: Nicole Bond
13553 State Road 54 #113
Odessa, FL 33556

9/4/26LG 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:

GuavaJar

Owner: Eudaldo del Valle
7219 San Luis Ct.
Tampa, FL 33634

9/4/26LG 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:

DiMaio and Associates

Owner: Victor Rudy DiMaio
1205 N Franklin St. Suite 103
Tampa, FL 33602

9/4/26LG 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:

ELDER ESSENTIALS CO.

Owner: Segui Global Services Inc.
17819 Tidewater Bay Lane
Lutz, FL 33549

9/4/26LG 1T

HILLSBOROUGH COUNTY

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:

DANCING FOR A DIFFERENCE

Owner: Dancing for Donations, Inc.
1076 E. Brandon Blvd. #109
Brandon, FL 33511

9/4/26LG 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:

BuildControl Group

Owner: Yenisleidy Hernandez Armenteros
2403 Durham St. Unit B
Tampa, FL 33605-6115

9/4/26LG 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:

HERNANDEZ PRO ADVISOR

Owner: Yenisleidy Hernandez Armenteros
2403 Durham St. Unit B
Tampa, FL 33605-6115

9/4/26LG 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:

SYNERGY SPORTS MANAGEMENT LLC

HILLSBOROUGH COUNTY

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 ELITE EARLY EDUCATION COMPANY

Owner: Nicole Bond
13553 State Road 54 #113
Odessa, FL 33556

9/4/26LG 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:

GuavaJar

Owner: Eudaldo del Valle
7219 San Luis Ct.
Tampa, FL 33634

9/4/26LG 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:

DiMaio and Associates

Owner: Victor Rudy DiMaio
1205 N Franklin St. Suite 103
Tampa, FL 33602

9/4/26LG 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:

ELDER ESSENTIALS CO.

Owner: Segui Global Services Inc.
17819 Tidewater Bay Lane
Lutz, FL 33549

9/4/26LG 1T

HILLSBOROUGH COUNTY

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 BETWEEN SHIFTS CO.

Owner: Ashley Birch
12006 Gillingham Harbor Ln.
Gibsonton, FL 33534

9/4/26LG 1T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION

File No. 26-CP-001691
Division A

IN RE: ESTATE OF VICTORIA ALMAULA Deceased.

NOTICE OF ACTION (formal notice by publication)

TO: Israel Gomez Borges, whereabouts unknown
Nelson Gomez Borges, whereabouts unknown
Milagros Coll Gomez, whereabouts unknown
Carlos Coll Gomez, whereabouts unknown
Jose Enrique Coll Gomez, whereabouts unknown
Soaura Robles Gomez, whereabouts unknown
Felix Robles Gomez, whereabouts unknown
German Gomez, last known at 300 NW 40th Ct Miami, FL 33126-5645
Carlos E. Gomez, last known at 54 Clubhouse Dr Palm Coast, FL 32137-3851

YOU ARE NOTIFIED that a PETITION TO DETERMINE BENEFICIARIES 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:

Ramsey Scheuerle, Esq., 205 N. Parsons Ave., Suite A, Brandon, FL 33510 on or before 10/8/2026, 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 31st day of August, 2026.
Cindy Stuart, Clerk of the Court
By: s/ Ryan Marsh
As Deputy Clerk

9/4-9/25/26LG 4T

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

CASE NO. 25-CA-006567

CARRINGTON MORTGAGE SERVICES, LLC,
Plaintiff,
v.
ANTHONY DAVID BROWN A/K/A ANTHONY D. BROWN; JOALE NORRIS and CVI SGP-CO ACQUISITION TRUST, Defendants.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Amended Uniform Final Judgment of Foreclosure entered on August 26, 2026 in the above-captioned action, the following property situated in Hillsborough County, Florida, described as:

LOT 20, BLOCK 2, BAY CREST PARK UNIT NO. 2, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 37, PAGE 33 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA

shall be sold by the Clerk of Court, VICTOR D. CRIST on the **29th day of September, 2026 on-line at 10:00 a.m. (Eastern Time)** at <http://www.hillsborough.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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

s/ Michael C. Coyle
MICHAEL C. COYLE, ESQ.
Florida Bar No.: 1054501
STOREY LAW GROUP, P.A.
221 NE Ivanhoe Blvd., Ste. 300
Orlando, FL 32804
Telephone: (407)488-1225
Facsimile: (407)488-1177
E-mail: mcoyle@storeylawgroup.com
sbaker@storeylawgroup.com
Attorneys for Carrington Mortgage Services, LLC

9/4-9/11/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION

File No. 26-CP-002917
Division: B

IN RE: ESTATE OF NICHOLAS SAMUEL GRANATO A/K/A NICHOLAS SAMUEL GRANATO, JR.

(Continued on next page)

NOTICE OF VOLUNTARY ANNEXATION
CITY OF TEMPLE TERRACE

The City Council of the City of Temple Terrace, Florida, has scheduled **PUBLIC HEARINGS** for September 15, 2026, and October 6, 2026 at 6:00 p.m., or soon thereafter in the Council Chambers at City Hall, 11250 N. 56th Street to consider enacting the following Ordinance for the Voluntary Annexation Application (ANX-26-02) for folio number 061363-0100 as depicted in the map below:

AN ORDINANCE OF THE CITY OF TEMPLE TERRACE, FLORIDA, APPROVING THE VOLUNTARY ANNEXATION (ANX-26-02) OF ONE PARCEL TOTALING 12.29± ACRES OF REAL PROPERTY LOCATED SOUTH OF HARNEY ROAD AND EAST OF U.S. HIGHWAY 301, WITH FOLIO NUMBER 061363-0100, LYING WITHIN THE UNINCORPORATED AREA OF HILLSBOROUGH COUNTY; DIRECTING THAT THIS ORDINANCE BE RECORDED WITH THE CLERK OF CIRCUIT COURT OF HILLSBOROUGH COUNTY; DIRECTING THAT THE CORPORATE BOUNDARIES OF THE CITY BE REDEFINED TO INCLUDE THE ANNEXED PARCEL; PROVIDING FOR SEVERABILITY; PROVIDING FOR CORRECTION OF TYPOGRAPHICAL ERRORS; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HERewith; PROVIDING FOR AN EFFECTIVE DATE.



The complete legal description by metes and bounds and the ordinance can be obtained from the Office of the City Clerk during regular business hours. All interested persons may appear at the meetings and be heard with respect to the proposed ordinance. A copy of the application is available for public inspection in the office of the City Clerk and in the Community Development Department during regular business hours. Additional information may be obtained by calling Alyssa Livingstone, Senior Planner, Community Development at 813-506-6481.

Persons who wish to appeal any decision made by the City Council with respect to any matter considered at this meeting will need a record of the proceedings, and for such purpose may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. In accordance with Section 286.26, Florida Statutes, persons with disabilities needing special accommodations to participate in these meetings should contact the Mayor through the City Clerk's office, no later than 5:00 p.m. two business days prior to the meetings.

DATED this 25th day of August 2026.

Lynda Sader
City Clerk

8/28-9/4/26LG 2T

LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT
HILLSBOROUGH COUNTY A/K/A NICOLA FRANCESCO GRANATO 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 NICHOLAS SAMUEL GRANATO A/K/A NICHOLAS SAMUEL GRANATO, JR. A/K/A NICOLA FRANCESCO GRANATO, deceased, File Number 26-CP-002917, by the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is Probate Division, PO Box 3360, Tampa, FL 33601; that the decedent's date of death was June 18, 2026; that the total value of the estate is \$9,488.58 (approximate) and that the names and addresses of those to whom it has been assigned by such order are: NICOLA GRANATO III and KATHLEEN JULIE MURPHY, as Co-Trustees of the NICHOLAS SAMUEL GRANATO TRUST dated April 18, 2023 12024 Painted Tree Road Charlotte, North Carolina 28226 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 September 4, 2026. Person Giving Notice: /s/ Kathleen Julie Murphy KATHLEEN JULIE MURPHY Petitioner 12024 Painted Tree Road Charlotte, North Carolina 28226 Attorney for Person Giving Notice: /s/ Dana Kemper Dana Kemper, Esq. Florida Bar # 0044337 Attorney for Petitioner HEMNESS FALLER ELDER LAW 309 N. Parsons Avenue Brandon, Florida 33510-4515 (813) 661-5297 (813) 689-8725 fax dana@hemnesslaw.com service@hemnesslaw.com 9/4-9/11/26LG 2T ----- IN THE CIRCUIT COURT OF THE	HILLSBOROUGH COUNTY THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA Case No.: 2026DR010814 ALEXIS TESJANIERA CLARKE, Petitioner and ODELL ST. HUGH CLARKE, Respondent. NOTICE OF ACTION FOR SERVICE BY PUBLICATION TO: ODELL ST. HUGH CLARKE Address: 8112 North Alaska Street, Tampa, FL 33604 YOU ARE NOTIFIED that an action for Petition 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 ALEXIS TESJANIERA CLARKE, whose address is 11541 Brighton Knoll Loop, Riverview, Florida 33579, on or before 10/6/2026, 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 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 8/31/2026 Victor Crist, Clerk of the Circuit Court 800 E Twiggs St, Tampa, FL 33602 By: s/ Jennifer Taylor Deputy Clerk 9/4-9/25/26LG 4T ----- IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-2250 Division A IN RE: ESTATE OF MARY ELIZABETH HARDING a/k/a MARY E. HARDING a/k/a MARY HARDING, Deceased. NOTICE TO CREDITORS The administration of the estate of Mary Elizabeth Harding a/k/a Mary E. Harding a/k/a Mary Harding, deceased, whose date of death was April 22, 2026, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 3360, Tampa, FL 33601. The names and addresses of	HILLSBOROUGH COUNTY 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. A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211. The date of first publication of this notice is September 4, 2026. Personal Representative: Dianna Maxey 1005 York Court Brandon, FL 33510 Attorney for Personal Representative: Laurie E. Ohall Florida Bar Number: 0040230 Law Offices of Laurie E. Ohall, P.A. 1464 Oakfield Drive Brandon, FL 33511 Telephone: (813) 438-8503 Fax: (813) 438-8504 E-Mail: lohall@ohalllaw.com 9/4-9/11/26LG 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: LaScho Brands Owner: Lauren Schoepher 5908 Mayglass Dr. Tampa, FL 33610 9/4/26LG 1T ----- IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-002948 Division A IN RE: ESTATE OF CYNTHIA SEVILLA BATES, A/K/A CYNTHIA SEVILLA HEATH Deceased. NOTICE TO CREDITORS The administration of the estate of CYNTHIA SEVILLA BATES, A/K/A CYNTHIA SEVILLA HEATH, deceased, whose date of death was April 5, 2026, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, Florida 33601. 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 tile 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 September 4, 2026. Personal Representative: /s/ Thomas E. Heath THOMAS E. HEATH 5804 Kumquat Court Tampa, Florida 33625 Attorney for Personal Representative: /s/ Cynthia I. Waisman CYNTHIA I. WAISMAN, ESQ. Florida Bar No: 0169986 Attorney for Petitioner Cynthia I. Waisman, P.A. 5406 Hoover Blvd., Unit 11 Tampa, Florida 33634 Telephone: (813) 279-6180 Fax: (813) 890-3461 E-Mail: cynthia@cynthiawaismanlaw.com Secondary E-Mail: cynthiawaisman@gmail.com 9/4-9/11/26LG 2T ----- NOTICE OF INTENTION TO REGISTER	HILLSBOROUGH COUNTY 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: STARDUST ENCHANTED HAIR Owner: Diana B. Acevedo 11777 Treetop Trace Ct. Riverview, FL 33579 9/4/26LG 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: DT SOLUTIONS Owner: Brandon Diaz 2305 Unity Village Dr. Ruskin, FL 33570 9/4/26LG 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: TIDE & SKY YACHTING ESCAPES Owner: Tide & Sky Yachting LLC 3308 W. Swann Ave. Tampa, FL 33609-4644 9/4/26LG 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: US CABLE CORP NORTHEAST OHIO DIV Owner: U.S. Cable Corporation of Tampa 10503 Bermuda Isle Dr. Tampa, FL 33647 9/4/26LG 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: DEDICATED SHINE Owner: Leonisha Williams 6421 N. Florida Ave Suite D-1106 Tampa, FL 33604 9/4/26LG 1T ----- IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 23-CA-013993 FREEDOM MORTGAGE CORPORATION PLAINTIFF, VS. KENNY EUGENE HARRIS, JR. A/K/A KENNY EUGENE HARRIS, ET AL., DEFENDANTS. NOTICE OF FORECLOSURE SALE (Please publish in La Gaceta Publishing, Inc.) NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 25th day of August , 2026, and entered in Case No. 23-CA-013993 , of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and KENNY EUGENE HARRIS, JR. A/K/A KENNY EUGENE HARRIS, UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, LAURYN MIKAELA HAYES, GLENCOVE COMMUNITY ASSOCIATION, INC. are defendants. Victor D. Crist as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com at 10:00 A.M. on the 29th day of September, 2026, the following described property as set forth in said Final Judgment, to wit: Lot 4 in Block 8, of Glencove at Bay Park, according to the plat thereof, as recorded in Plat Book 115, Page 118, of the Public Records of Hillsborough County, Florida. Property address: 928 Royal Empress Dr, Ruskin, FL 33570 IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. 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 Hillsborough County ADA Coordinator, at Hillsborough County Courthouse, 800 E Twiggs Street, Room 604, Tampa, FL 33602, Phone 813-272-7040 at least 7 days before your scheduled court appearance, or immediately on 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 27th day of August, 2026. By: /s/ Laurence Barsky LAURENCE BARSKY BAR NO. 515981 Submitted by: Tromberg, Miller, Morris & Partners, PLLC ATTORNEY FOR PLAINTIFF 600 West Hillsboro Boulevard Suite 600 Deerfield Beach, FL 33441 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516	HILLSBOROUGH COUNTY ESERVICE@TMPPLLC.COM 11080-1040867 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, Case No: 2025-CA-011772 vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS BY, THROUGH, UNDER OR AGAINST, LOU ANNE LAWHORN A/K/A LOU ANN LAWHORN A/K/A LOU ANN LAWHORNE-OSBORNE, NOW DECEASED; et al., Defendants. /NOTICE OF ACTION TO: THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS BY, THROUGH, UNDER OR AGAINST, LOU ANNE LAWHORN A/K/A LOU ANN LAWHORN-OSBORNE, NOW DECEASED 9815 S County Road 39 Lithia, FL 33547-2817 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: The Southeast 1/4 of the Southeast 1/4 of the Southwest 1/4 of Section 19, Township 30 South, Range 22 East, Hillsborough County, Florida, less the North 210 feet thereof and less the East 332.75 feet thereof and less right-of-way for State Road 640 (10508-2603) along the South side thereof. 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 18th day of December, 2025. CLERK OF THE CIRCUIT COURT By: /s/ Patricia Corbin Deputy Clerk (COURT SEAL) 11080-1040322 /IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, Case No: 2025-CA-011772 vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS BY, THROUGH, UNDER OR AGAINST, LOU ANNE LAWHORN A/K/A LOU ANN LAWHORN A/K/A LOU ANN LAWHORNE-OSBORNE, NOW DECEASED; et al., Defendants. /NOTICE OF ACTION TO: CLARK P. OSBORNE 8011 Lithia Pinecrest Road Lithia, FL 33547 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: The Southeast 1/4 of the Southeast 1/4 of the Southwest 1/4 of Section 19, Township 30 South, Range 22 East, Hillsborough County, Florida, less the North 210 feet thereof and less the East 332.75 feet thereof and less right-of-way for State Road 640 (10508-2603) along the South side thereof. 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 19th day of May, 2026. CLERK OF THE CIRCUIT COURT By: /s/ Patricia Corbin Deputy Clerk (COURT SEAL) 11080-1040323 /IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA DANIEL A. PEPPER, Plaintiff, vs. JBI SUNSHINE STATE CONSTRUCTION LLC, ET AL., Defendants. /2709 N. TAMPA, LLC, Counter-Plaintiff, vs. DANIEL A. PEPPER, Counter-Defendant, and JBI SUNSHINE STATE

**NOTICE OF PUBLIC HEARINGS
COMPREHENSIVE PLAN AMENDMENT
CITY OF TEMPLE TERRACE**

The City Council of the City of Temple Terrace, Florida, has scheduled PUBLIC HEARINGS for September 15, 2026 and October 6, 2026, at 6:00 p.m. or soon thereafter, in the Council Chambers at City Hall, 11250 N. 56th Street to consider enacting the following Ordinance for the Comprehensive Plan Amendment (CPA-26-01) (TT/CPA-26-01) for Folio No. 061363-0100 as depicted in the map below:

AN ORDINANCE OF THE CITY OF TEMPLE TERRACE, FLORIDA, APPROVING COMPREHENSIVE PLAN AMENDMENT PETITION CPA 26-01 (TT/CPA-26-01) TO CHANGE THE "IMAGINE 2040: TEMPLE TERRACE COMPREHENSIVE PLAN" FUTURE LAND USE MAP FROM HILLSBOROUGH COUNTY COMMUNITY MIXED USE-12 (CMU-12) TO TEMPLE TERRACE COMMUNITY MIXED USE-12 (CMU-12) FOR ONE PARCEL OF LAND TOTALING 12.29+ ACRES OF REAL PROPERTY LOCATED SOUTH OF HARNEY ROAD AND EAST OF U.S. HIGHWAY 301 (US 301), WITH FOLIO NUMBER 061363-0100, LYING WITHIN THE CITY OF TEMPLE TERRACE, LEGALLY DESCRIBED IN EXHIBIT "A" ATTACHED HERETO, ; PROVIDING FOR AMENDMENT OF THE OFFICIAL FUTURE LAND USE MAP OF THE CITY; PROVIDING FOR SEVERABILITY; PROVIDING FOR CORRECTION OF TYPOGRAPHICAL ERRORS; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH; PROVIDING AN EFFECTIVE DATE



The complete legal description by metes and bounds, the application, and the ordinance can be obtained from the Office of the City Clerk during regular business hours. All interested persons may appear at the meetings and be heard with respect to the proposed ordinance. A copy of the application is also available for public inspection in the Community Development Department during regular business hours. Additional information may be obtained by calling Alyssa Livingstone, Senior City Planner, Community Development at 813-506-6481. Persons who wish to appeal any decision made by the City Council with respect to any matter considered at this meeting will need a record of the proceedings, and for such purpose may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is to be based. In accordance with Section 286.26, Florida Statutes, persons with disabilities needing special accommodations to participate in these meetings should contact the Mayor, through the City Clerk's office, no later than 5:00 p.m. two business days prior to the meetings. Dated this 31st day of August 2026.

Lynda Sader, City Clerk

9/4-9/11/26LG 2T

LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT
HILLSBOROUGH COUNTY personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is September 4, 2026. Personal Representative: JOSE CHURRUCA, Jr. 1443 Bent Tree Drive Wesley Chapel, Florida 33543 Attorney for Personal Representative: IAN S. GIOVINCO Florida Bar No. 994588 Email Addresses: ian@giovincolaw.com amy@giovincolaw.com Ian S. Giovinco, PA 611 West Bay Street, Suite 2B Tampa, Florida 33606 Telephone: (813) 505-5477 9/4-9/11/26LG 2T ----- IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR HILLSBOROUGH COUNTY CASE NO.: 26-CA-001947 DIVISION: D BEACON SALES ACQUISITION, INC., a foreign corporation, d/b/a QXO Plaintiff, vs. S&I BUILDERS, LLC, a Florida limited liability company, and ERIC CORTES, jointly and severally, Defendants. NOTICE OF ACTION – CONSTRUCTIVE SERVICE TO: Eric Cortes 777 N. Orange Ave, Apt 625 Orlando, FL 32801 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, FL 33607 on or before 9/29/2026, and to file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or Petition. This Notice shall be published once a week for four (4) consecutive weeks in the LA GACETA. WITNESS my hand and seal at Hillsborough County, Florida this 24th day of August 2026. Victor Crist, Clerk of the Circuit Court 800 E. Twiggs Street, Tampa, FL 33602 By: /s/ Jennifer Taylor Deputy Clerk Holcomb & Leung, P.A. 9/4-9/25/26LG 4T ----- IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-000735 Division B IN RE: ESTATE OF MAURICE E. BROGEN Deceased. NOTICE OF ACTION (formal notice by publication) TO: Johnny Reelee, Beneficiary of the Estate of Maurice Brogen YOU ARE NOTIFIED that a Petition for Administration and Petition Authorizing Sale 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: Katie Everlove-Stone, 5328 Central Ave, St. Petersburg, FL 33707 on or before 10/05/2026, 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 8/28/2026. Cindy Stuart, Clerk of the Court By: /s/ Ryan Marsh As Deputy Clerk 9/4-9/25/26LG 4T ----- 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: GeniusHeart Studio Owner: Gabriela A. Carnicero	HILLSBOROUGH COUNTY 13105 Whitestone Dr Apt B Tampa, FL 33617 9/4/26LG 1T ----- THE CIRCUIT COURT FOR THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 26-CA-001273 DIVISION: D HILLSBOROUGH TITLE, INC. a Florida corporation, d/b/a PARAMOUNT TITLE, Plaintiff, vs. ALL UNKNOWN PERSONS AND ENTITIES, Defendants, -and- SAMORA CONSTRUCTION LLC, PEARL & SAMORA LLC, JPMORGAN CHASE BANK, N.A., PATTERSON INVESTMENT GROUP LLC, SAMORA PATTERSON, BRADFORD AHYOUNG Nominal Defendants. NOTICE OF ACTION WHEREAS, an action has been brought by HILLSBOROUGH TITLE, INC., d/b/a PARAMOUNT TITLE ("Paramount Title"), to quiet Paramount Title's title to certain funds described in the Complaint to Quiet Title to Personal Property filed in this action on February 23, 2026, specifically \$1,710,000.00 in Suspense Account Funds (the "Funds"), as described in said Complaint, as evidenced by the following cashier's checks issued by JPMorgan Chase Bank, N.A. in May 2015: Check No. 1646708953 in the amount of \$575,000.00; Check No. 1646708955 in the amount of \$585,000.00; ¹Counsel for Plaintiff filed his Affidavit of Diligent Search and Inquiry on June 2, 2026, Filing #249485965, DIN#38. Counsel for Plaintiff filed his Amended Affidavit of Attorney for Search by Publication on June 10, 2026, Filing #250054522, DIN#41. Counsel for Plaintiff filed his Second Amended Affidavit of Diligent Search and Inquiry on August 4, 2026, Filing #254083621. Check No. 1646708956 in the amount of \$550,000.00. (collectively, the "Cashier's Check's"). NOW, THEREFORE, notice is given to the above-named Nominal Defendants who have not yet been served or defaulted, and who have not yet appeared in this case, Samora Construction LLC, Pearl & Samora LLC, Patterson Investment Group LLC, and Samora Patterson (collectively, "Nominal Defendants"), and who may claim some right, title, or interest in or to the Funds and/or the Cashier's Checks, who are or are not inhabitants of, or who are or are not found within this state, that they appear or plead to the Complaint filed by Paramount Title, and who are required to serve a copy of written defenses, if any, to it on John J. Agliano, Esquire, Paramount Title's attorney, whose address is 606 E. Madison Street, Tampa, FL 33602, thirty days from first publication of this Notice of Action, and file the original with the Clerk of this Court either before service on Paramount Title's above-named attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint, and that in default the court will proceed to the hearing and adjudication of the action. If you are a person with a disability who needs accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to provision or certain assistance. To request accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line (1-800-955-8771; Voice Impaired Line 1-800-955-8770. WITNESS my hand and the seal of said court on August 27, 2026. Victor D. Crist, Clerk of the Circuit Court 800 E. Twiggs Street, Tampa, FL 33602 By: /s/ Jennifer Taylor Deputy Clerk Bajo Cohen Agliano P.A. 9/4-9/25/26 4T ----- IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 25-CC-056987, DIVISION J RIVERCREST COMMUNITY ASSOCIATION, INC., Plaintiff, vs. BRITTANY ADAMS, a single woman, Defendant. NOTICE OF SALE NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on August 13, 2026 by the County Court of Hillsborough County, Florida, the property described as: LOT 6, BLOCK 36, OF RIVERCREST, PHASE 2, PARCEL "K" AND "P", ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 102, PAGE 293, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. PROPERTY ADDRESS: 11414 Mountain Bay Drive, Riverview, FL 33569. will be sold by the Hillsborough County Clerk at public sale on October 2, 2026 at 10:00 A.M., electronically online at http://www.hillsborough.realforeclose.com. 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 ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs Street, Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. /s/Charles Evans Glausier Charles Evans Glausier, Esquire Florida Bar No.: 37035 cglausier@glausierknight.com GLAUSIER KNIGHT JONES, PLLC 400 N. Ashley Drive, Suite 2020 Tampa, FL 33602 Telephone No.: (813) 440-4600 <i>Attorneys for Plaintiff</i> 9/4-9/11/26LG 2T ----- IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 25-CC-038147, DIVISION L RIVERCREST COMMUNITY ASSOCIATION, INC., Plaintiff, vs. JOHNNY CASTILLO, an unmarried person and JENNIFER PAMELA CASTILLO CALDERON, an unmarried person, as joint tenants with full rights of survivorship, Defendants. NOTICE OF SALE NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on August 13, 2026 by the County Court of Hillsborough County, Florida, the property described as: Lot 12, Block 37, RIVERCREST PHASE 2, PARCEL "K" AND "P", according to the Plat thereof, as recorded in Plat Book 102, at page 293 of the Public Records of Hillsborough County, Florida. PROPERTY ADDRESS: 11520 Mountain Bay Drive, Riverview, FL 33569. will be sold by the Hillsborough County Clerk at public sale on October 2, 2026 at 10:00 A.M., electronically online at http://www.hillsborough.realforeclose.com. 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 ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs Street, Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. /s/Charles Evans Glausier Charles Evans Glausier, Esquire Florida Bar No.: 37035 cglausier@glausierknight.com GLAUSIER KNIGHT JONES, PLLC 400 N. Ashley Drive, Suite 2020 Tampa, FL 33602 Telephone No.: (813) 440-4600 <i>Attorneys for Plaintiff</i> 9/4-9/11/26LG 2T ----- HILLSBOROUGH COUNTY assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs Street, Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. /s/Charles Evans Glausier Charles Evans Glausier, Esquire Florida Bar No.: 37035 cglausier@glausierknight.com GLAUSIER KNIGHT JONES, PLLC 400 N. Ashley Drive, Suite 2020 Tampa, FL 33602 Telephone No.: (813) 440-4600 <i>Attorneys for Plaintiff</i> 9/4-9/11/26LG 2T ----- IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 26-CC-002986, DIVISION I RIVERCREST COMMUNITY ASSOCIATION, INC., Plaintiff, vs. JOHNNY CASTILLO, an unmarried person and JENNIFER PAMELA CASTILLO CALDERON, an unmarried person, as joint tenants with full rights of survivorship, Defendants. NOTICE OF SALE NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on August 13, 2026 by the County Court of Hillsborough County, Florida, the property described as: Lot 12, Block 37, RIVERCREST PHASE 2, PARCEL "K" AND "P", according to the Plat thereof, as recorded in Plat Book 102, at page 293 of the Public Records of Hillsborough County, Florida. PROPERTY ADDRESS: 11520 Mountain Bay Drive, Riverview, FL 33569. will be sold by the Hillsborough County Clerk at public sale on October 2, 2026 at 10:00 A.M., electronically online at http://www.hillsborough.realforeclose.com. 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 ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs Street, Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. /s/Charles Evans Glausier Charles Evans Glausier, Esquire Florida Bar No.: 37035 cglausier@glausierknight.com GLAUSIER KNIGHT JONES, PLLC 400 N. Ashley Drive, Suite 2020 Tampa, FL 33602 Telephone No.: (813) 440-4600 <i>Attorneys for Plaintiff</i> 9/4-9/11/26LG 2T ----- HILLSBOROUGH COUNTY BULLFROG CREEK PRESERVE HOMEOWNERS ASSOCIATION, INC., Plaintiff, vs. BRITTANY DONELLE SMITH and TRAVIS CLAYTON SMITH, wife and husband, Defendants. NOTICE OF SALE NOTICE IS HEREBY GIVEN that, pursuant to the <i>In Rem</i> Final Judgment of Foreclosure entered in this cause on August 20, 2026 by the County Court of Hillsborough County, Florida, the property described as: Lot 7, in Block 5, of BULLFROG CREEK PRESERVE, according to the Plat thereof, as recorded in Plat Book 123, Page 1, of the Public Records of Hillsborough County, Florida. PROPERTY ADDRESS: 12767 Flatwood Creek Drive, Gibsonton, FL 33534. will be sold by the Hillsborough County Clerk at public sale on October 2, 2026 at 10:00 A.M., electronically online at http://www.hillsborough.realforeclose.com. 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 ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs Street, Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. /s/Charles Evans Glausier Charles Evans Glausier, Esquire Florida Bar No.: 37035 cglausier@glausierknight.com GLAUSIER KNIGHT JONES, PLLC 400 N. Ashley Drive, Suite 2020 Tampa, FL 33602 Telephone No.: (813) 440-4600 <i>Attorneys for Plaintiff</i> 9/4-9/11/26LG 2T ----- IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-002632 Division B IN RE: ESTATE OF CLARA KASPERSKI Deceased. NOTICE TO CREDITORS The administration of the estate of CLARA KASPERSKI, deceased, whose date of death was June 21, 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 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 anyproperty 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 September 4, 2026. Personal Representative: JACQUELINE HELEN KASPERSKI 3112 Ekonomou Court Tampa, FL 33629 Attorney for Personal Representative: NORMAN A. PALUMBO, JR., ESQUIRE Florida Bar Number: 329002 P.O. Box 10845 Tampa, FL 33679-0845 Telephone: (813) 831-4379 Fax: (813) 832-6803 E-Mail: nap.floridalaw@gmail.com 9/4-9/11/26LG 2T ----- IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No.: 26-CP-000910 Division: A IN RE: THE ESTATE OF ROSE MARY JONES Deceased NOTICE TO CREDITORS The administration of the Estate of Rose Mary Jones, Case No.: 26-CP-000910 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.	HILLSBOROUGH COUNTY All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmaturred, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate, including unmaturred, contingent or unliquidated claims, must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. The date of first publication of this Notice is September 4, 2026. Personal Representative: /s/ Marilynn Joyce 122 Elizabeth Darby Lane Columbia, SC 29205 Attorney for Personal Representative: /s/ Clinton Paris, Esquire Clinton Paris, P.A. Boardwalk of Riverview 10014 Water Works Lane Riverview, FL 33578 Phone: 813-413-7924 Fax: 813-413-7847 9/4-9/11/26LG 2T ----- IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA Case No.: 26-DR-009354 Division: C KEANDRIS N. JONES, Petitioner and ANNETRA L ALLEN, Respondent. NOTICE OF ACTION FOR TEMPORARY CUSTODY BY EXTENDED FAMILY TO: ANNETRA L ALLEN Last known address: 58 Hood Street, Cuthbert, GA 39840 YOU ARE NOTIFIED that an action for Temporary Custody by Extended Family has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on KEANDRIS N. JONES c/o RYAN T. FASSO, PA, whose address is 601 S. Harbour Island Blvd. Ste 109, Tampa, FL 33602, on or before 9/18/2026, 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 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 8/13/2026 Victor Crist, Clerk of the Circuit Court 800 E Twiggs St, Tampa, FL 33602 By: s/ Jennifer Taylor Deputy Clerk 8/21-9/11/26 4T ----- IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT STATE OF FLORIDA, IN AND FOR HILLSBOROUGH COUNTY FAMILY LAW DIVISION Case No. 26-DR-003233 Division: J IN RE: The marriage of: TAMIKO SALTER CLEMONS, Petitioner-Wife, and KENNETH CLEMONS, Respondent-Husband. AMENDED NOTICE OF ACTION FOR PUBLICATION TO: KENNETH CLEMONS Last Known Residence: 1507 Tiffany Erin Court, Brandon, FL 33510 Current Residence: Unknown Description: 61 year old, black male YOU ARE NOTIFIED that an action for a Petition for Dissolution of Marriage has been filed. You are required to serve a copy of your written defenses, if any, to this action on Martha-Irene Weed, Esquire, Petitioner's attorney, whose address is 412 East Madison Street, Suite 1100, Tampa, Florida 33602, on or before September 18, 2026, and file the original with the clerk of this court at Hillsborough County Courthouse, 800 E. Twiggs Street, Tampa, Florida 33602, either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Petition. Dated the 13th day of August, 2026 Victor Crist, Clerk of the Circuit Court 800 E Twiggs St, Tampa, Florida 33602 By: /s/ Jennifer Taylor Deputy Clerk Law Office of Martha-Irene Weed 8/21-9/11/26 4T ----- IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA (Continued on next page)		

LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT
HILLSBOROUGH COUNTY Case No.: 26-DR-007327 LAURYNE-BEST SAINT-CYR, Petitioner, and EUDES LESPINAS, Respondent. NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) TO: EUDES LESPINAS Last known address: 2851 Lakeside Commons Dr, Apt 206, Tampa, FL 33613 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 LAURYNE-BEST SAINT- CYR, whose address is 2851 Lakeside Commons Drive, Apt 206, Tampa, FL 33613 on or before 9/25/2026, and file the original with the clerk of this Court at 800 E. Twiggs St., Tampa, FL 33602 before service on Petitioner or immediately there- after. If you fail to do so, a default may be entered against you for the relief de- manded 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 Fam- ily 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 Fam- ily Law Rules of Procedure, requires certain automatic disclosure of docu- ments and information. Failure to com- ply can result in sanctions, including dismissal or striking of pleadings. Dated August 17, 2026 Clerk of the Circuit Court 800 E Twiggs St, Tampa, FL 33602 By: s/ Mary Glover Deputy Clerk 8/21-9/11/26 4T IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR HILLSBOROUGH COUNTY CASE NO.: 26-CA-017910 BEACON SALES ACQUISITION, INC., a foreign corporation, d/b/a QXO and BEACON BUILDING PRODUCTS, Plaintiff, vs. J.C. JONES & CO., LLC, a Florida limited liability company, and JUSTIN JONES, jointly and severally Defendants. NOTICE OF ACTION – CONSTRUCTIVE SERVICE TO: Justin Jones 2724 Park Dr. Clearwater, FL 33763 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. Cy- press St., Tampa, FL 33607 on or before September 30, 2026, and to file the origi- nal with the Clerk of this Court either be- fore service on Plaintiff's attorney or im- mediately 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 four (4) consecutive weeks in the LA GACETA. WITNESS my hand and seal at Hills- borough County, Florida this 25 day of August 2026. Victor Crist, Clerk of the Circuit Court 800 E. Twiggs Street, Tampa, FL 33602 By: /s/ Jennifer Taylor Deputy Clerk Holcomb & Leung, P.A. 8/28-9/18/26LG 4T IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA Case No.: 26-DR-006536 Division: B MEDARE VILFORT, Petitioner, and MARC E. SIMON, Respondent NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) TO: MARC E. SIMON 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 MEDARE VILFORT, whose address is 5456 Rainwood Meadows Dr, Apollo Beach, FL 33572 on or before 9/24/2026, and file the original with the clerk of this Court at 800 E Twiggs St, Tampa, FL 33602 before service on Pe- titioner 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 Fam- ily 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 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 August 19, 2026 Clerk of the Circuit Court 800 E Twiggs St, Tampa, FL 33602 By: s/ Mary Glover Deputy Clerk 8/21-9/11/26LG 4T IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA Case No.: 26-010632 Division: C-P JANEL F. STEVENS, Petitioner and BERNARD C. MOYE, Respondent. NOTICE OF ACTION FOR PETITION FOR TEMPORARY CUSTODY BY EXTENDED FAMILY TO: BERNARD C. MOYE Address Unknown YOU ARE NOTIFIED that an action for Temporary Custody has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on JANEL F. STEVENS, whose address is 3612 N. 26th St, Tampa, FL 33605, on or before 9/22/2026, and file the original with the clerk of this Court at 800 E. Twiggs St, Rm 101, 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	HILLSBOROUGH COUNTY 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 Cir- cuit Court's office notified of your cur- rent address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Fam- ily 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 Fam- ily Law Rules of Procedure, requires certain automatic disclosure of docu- ments and information. Failure to com- ply can result in sanctions, including dismissal or striking of pleadings. Dated August 17, 2026 Clerk of the Circuit Court 800 E Twiggs St, Tampa, FL 33602 By: s/ Mary Glover Deputy Clerk 8/21-9/11/26 4T IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR HILLSBOROUGH COUNTY CASE NO.: 26-CA-017910 BEACON SALES ACQUISITION, INC., a foreign corporation, d/b/a QXO and BEACON BUILDING PRODUCTS, Plaintiff, vs. J.C. JONES & CO., LLC, a Florida limited liability company, and JUSTIN JONES, jointly and severally Defendants. NOTICE OF ACTION – CONSTRUCTIVE SERVICE TO: Justin Jones 2724 Park Dr. Clearwater, FL 33763 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. Cy- press St., Tampa, FL 33607 on or before September 30, 2026, and to file the origi- nal with the Clerk of this Court either be- fore service on Plaintiff's attorney or im- mediately 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 four (4) consecutive weeks in the LA GACETA. WITNESS my hand and seal at Hills- borough County, Florida this 25 day of August 2026. Victor Crist, Clerk of the Circuit Court 800 E. Twiggs Street, Tampa, FL 33602 By: /s/ Jennifer Taylor Deputy Clerk Holcomb & Leung, P.A. 8/28-9/18/26LG 4T IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 26-CC-022611 BELMONT II COMMUNITY ASSOCIATION, INC., Plaintiff, vs. MERARIS FORD GONZALEZ, Defendant. NOTICE OF ACTION TO: Meraris Ford Gonzalez 14342 Editors Note Street Sun City Center, FL 33573 YOU ARE NOTIFIED of an action to foreclose a lien on the following property in Hillsborough County, Florida: Lot 1, Block 19, Belmont Townhomes Parcel F, according to the map or plat thereof, as recorded in Plat Book 140, Page(s) 294 through 306, inclusive, 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 9/30/2026, 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 pro- vision 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 8/25/2026. Victor 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: 012433.00698 8/28-9/4/26LG 2T IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No.: 26-CP-002570	HILLSBOROUGH COUNTY IN RE: ESTATE OF FRANCES ELEANOR CLOONAN, Deceased. NOTICE TO CREDITORS The administration of the estate of FRANCES ELEANOR CLOONAN, de- ceased, whose date of death was August 5, 2025, and whose social security num- ber is xxx-xx-2703, is pending in the Cir- cuit Court for HILLSBOROUGH County, Florida, Probate Division, File Number 26-CP-002570, the address of which is 800 E. Twiggs Street, Tampa, FL 33602. The names and addresses of the personal representative and the personal represen- tative'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 NOT- ICE 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- LICAT ION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTAND- ING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECE- DENT'S DATE OF DEATH IS BARRED. The date of the first publication of this notice is August 28, 2026. Personal Representative: /s/ NANCY S. CLOONAN 7611 Overbrook Dr. Tampa, Florida 33634 Attorney for Personal Representative: /s/ Jonathan A. Bodden JONATHAN A. BODDEN, Esq. Florida Bar Number: 1011617 BODDEN LAW, LLC 500 N. Westshore Blvd. Suite 1015 Tampa, Florida 33609 Email: Jonathan@BoddenLawLLC.com Telephone: (813) 708-7678 8/28-9/4/26LG 2T IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION CASE NO: 26-CC-022982 THE EAGLES MASTER ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. MICHAEL C. BOALES, a married man and UNKNOWN TENANT, Defendants. NOTICE OF SALE PURSUANT TO CHAPTER 45 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure entered in Case No. 26-CC-022982, of the County Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, wherein THE EAGLES MASTER ASSOCI- ATION, INC. is Plaintiff, and MICHAEL C. BOALES, a married man, is Defendant, the Clerk of the Hillsborough County Court will sell to the highest bidder for cash on Oc- tober 16, 2026, in an online sale at www. hillsborough.realforeclose.com, begin- ning at 10:00 a.m., the following property as set forth in said Final Judgment, to wit: Lot 10, Block J, NINE EAGLES UNIT ONE - SECTION I, according to the plat thereof as recorded in Plat Book 47, Page 13, of the Public Records of Hillsborough County, Florida. Property Address: 12913 Red Cardinal Drive, Odessa, FL 33556 ANY PERSON CLAIMING AN INTER- EST 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, 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 scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated August 26, 2026 /s/ Scott B. Tankel Scott B. Tankel, Esq., FBN 118453 PRIMARY E-MAIL: pleadings@tankellawgroup.com TANKEL LAW GROUP 1022 Main Street, Suite D Dunedin, FL 34698 (727) 736-1901 FAX (727) 736-2305 ATTORNEY FOR PLAINTIFF 8/28-9/4/26LG 2T Notice of Public Auction Notice of Public Auction for monies due on Stor- age Units. An auction will be held on the 16th of September, 2026 at or after 8:00 AM. Units are said to contain common household items. The property is being sold under Florida Statute 83.806. The names of whose units will be sold are as follows: 24789 US Hwy 27 N., Lake Wales, FL 33859 H0802 William Campbell \$509.90 C0337 Pascualita Marcano Menendez \$739.75 G0720 Michael Autrey \$549.90 I0942 Jack Zorrilla \$379.85 D0440 James Beaty \$589.85 K1082 William Campbell \$539.90 E0520 Amanda Diplan \$759.79 G0723 Shalonda Brown \$549.90 G0721 Shalonda Brown \$784.85 G0709 Tamara Hewitt \$814.85 D0430 Valincia Gregory \$724.85 F0605 Lisa Valeus \$379.85 E0534 Precious Rogers \$379.85 E0504 Deborah Holahan \$399.80 1621 N. Florida Ave., Lakeland, FL 33805 3107 Elbert Kilgore \$574.85	HILLSBOROUGH COUNTY 3202 Chemetria Munn \$527.34 1000A Jesus Gonzales \$444.85 3501 Leonardo Martinez \$375.80 3602 Chemetria Munn \$526.70 2525 US Hwy 98 N., Lakeland, FL 33810 1011 Keith Boyd Sr \$349.90 1182 David Grasso \$484.85 0106 Byron Williams \$559.75 1155 Antwonn Hayes \$462.58 0120 Hassan Patterson \$584.34 3238 Cathy Yvette Wideman \$230.57 3002 Glennis Holmes \$430.70 1009 Delevia Harrell \$648.62 1045 Andrew Hubbell \$457.80 3174 Susan francis \$539.90 3055 Neil Jim \$394.85 2123 Allen Bell \$535.60 2050 LaQuan Boynton \$575.49 2117 Catherine Street \$394.85 2233 Treasure Mike \$601.70 3019 Shamaro Cox \$289.90 0291-93 Jason Challenger \$687.80 1111 E. Brandon Blvd., Brandon, FL 33511 2238 Nicole Morgan \$794.75 1063 Shalisa Rankin \$334.85 3195 Kody Calitri \$514.85 4222 Brittany Moraza \$469.90 2203 Mariah Garcia \$199.82 1002 Derrick Wilson \$596.70 1305 Harland Edouard \$179.90 0364 Walkiria De Daios Nieves \$709.85 2159 Eric Morciglio \$393.80 3352 Paul Ford \$204.85 3186 Abigail Lugo \$369.90 3445 Cecelia Haywood \$275.60 2121 Tayler Nicholson \$249.70 3075 Charisse Gadson \$634.85 0260 John Ebsworth \$499.90 1176 John Harrell \$409.90 1218 Tammy Miller \$694.85 1061 John Harrell \$689.75 0240 Shirley Paul \$709.85 2451 Tiffany Wilson \$164.90 3108-09 Danny McIntyre \$613.80 2094 Lacy Bagley \$484.85 4250 Julissa Rodriguez \$199.85 2221 Theodore Lane \$226.70 5806 N. 56th St., Tampa, FL 33610 4011 Joseph Reyes \$661.70 202 Keith Smiley \$475.70 4202 Wilma Freamon \$471.80 255 Alix Medard \$303.80 4304 Samuel Culbreath \$751.70 128 Ahkeelah Bowick \$467.80 4113 Andre Williams \$594.72 308 Phillip Blasenheim \$346.70 4330 Yenisey Arnau Gonzalez \$976.24 4334 Fonda Brooks Littles \$752.34 124 Regina Hamilton-Burton \$319.90 11915 US Hwy. 301 N., Thonotosassa, FL 33592 936 Recarra Gadson \$1374.77 8/28-9/4/26LG 2T IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY FLORIDA PROBATE DIVISION File Number: 26-CP-002475 Division: A IN RE: ESTATE OF ROBERT JOEL SCHOENBORN Deceased. NOTICE TO CREDITORS The administration of the estate of ROB- ERT JOEL SCHOENBORN, deceased, File Number: 26-CP-002475, whose date of death was September 5, 2021, is pend- ing in the Circuit Court for Hillsborough County, Florida, Probate Division, the ad- dress of which is 800 E. Twiggs Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is 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- LICAT ION 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 PERI- ODS 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 surviv- ing spouse is property to which the Florida Uniform Disposition of Community Prop- erty Rights at Death Act as described in sections 732.216–732.228, applies, or may apply, unless a written demand is made by a creditor as specified under sec- tion 732.2211. The date of first publication of this notice is 8/28/2026. Personal Representative: GEORGE R. DAUBARR, SR. 8307 Temple Terrace Highway Tampa, FL 33637 Attorney for Personal Representative: EJ Gonzalez, Esquire Florida Bar No. 292350 THE GONZALEZ LAW FIRM 2917 W. Kennedy Boulevard, #120 Tampa, FL 33609 813-224-0632 thegonzalezlawfirmfl@gmail.com 8/28-9/4/26LG 2T IN THE THIRTEENTH JUDICIAL CIRCUIT COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA File No. 2026-CP-002919 Division Probate IN RE: ESTATE OF DAVID DEAN MARVIN, Deceased. NOTICE TO CREDITORS	HILLSBOROUGH COUNTY The administration of the estate of DAV- ID DEAN MARVIN, deceased, whose date of death was December 25, 2025, is pending in the Circuit Court for Hillsbor- ough County, Florida, Probate Division, the address of which is 800 E. Twiggs St., 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 PUB- LICAT ION 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- LICAT ION 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 Stat- utes. 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 PER- IOD 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 August 28, 2026. Signed on this 30th day of July, 2026. Personal Representative: /s/ MARIA MARVIN 3219 W. Tacon Street Tampa, Florida 33629 Attorney for Personal Representative: /s/ Emily K. Crain Evans Florida Bar No. 00114392 GrayRobinson, P.A. One Lake Morton Drive Lakeland, Florida 33801 Telephone: (863) 284-2200 Email: emily.evans@gray-robinson.com 2nd: pamela.doherty@gray-robinson.com 8/28-9/4/26LG 2T IN THE CIRCUIT COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION CASE NO. 26-CP-2862 DIVISION A Florida Bar #898791 IN RE: ESTATE OF HENRIETTE ELISABETH JOHNSON, Deceased. NOTICE TO CREDITORS The administration of the estate of HENRIETTE ELISABETH JOHNSON, deceased, Case Number 26-CP-2862, is pending in the Circuit Court for Hillsbor- ough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, Florida 33601. The name and ad- dress of the personal representative and the personal representative's attorney are set forth below. That the personal representative has no duty to discover whether any property held at the time of decedent's death by the decedent or 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 and 732.228, Florida Statutes, applies, or may apply, unless a written de- mand is made by a creditor as specified under Section 732.2211, Florida Statutes. All creditors of decedent and other per- sons, who have claims or demands against decedent's estate, including unmatu- red, 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 AFTER THE DATE OF THE FIRST PUB- LICAT ION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SER- VICE 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 unma- tured, 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. 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 August 28, 2026. Personal Representative: JULIA M. ANDERSON 13409 Popago Estates Lane Dover, FL 33527 Attorney for Personal Representative: Dawn M. Chapman, Esq. LEGACY LAW OF FLORIDA, P.A. Email: info@legacylawoffl.com Secondary Email: dawn@legacylawoffl.com 205 N. Parsons Avenue Brandon, FL 33510 813/643-1885 8/28-9/4/26LG 2T IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION CASE NO. 25-CA-010353 NATIONSTAR MORTGAGE LLC, Plaintiff, vs. (Continued on next page)

LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT
HILLSBOROUGH COUNTY UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER UNKNOWN PERSONS OR SPOUSES CLAIMING BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF GWENDOLYN THOMPSON LINDO, DECEASED; et. al., Defendant(s). NOTICE OF ACTION TO: UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER UNKNOWN PERSONS OR SPOUSES CLAIMING BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF GWENDOLYN THOMPSON LINDO, DECEASED Last Known Address: 2612 E Cayuga St, Tampa, FL 33610 Current Address: N/A Previous Address: Unknown 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, 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 22 IN BLOCK 3 OF ENGLEWOOD SUBDIVISION, ACCORDING TO MAP THEREOF RECORDED IN PLAT BOOK 2 ON PAGE 59 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. This property is located at the street address of 2612 E Cayuga St., Tampa, FL 33610. YOU ARE REQUIRED to serve a copy of your written defenses on or before 9/23/2026, 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 least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of the court on 8/18/2026. Victor D. Crist, Clerk of the Circuit Court 800 E. Twiggs St., Tampa, Florida 33602 By: s/ Jennifer Taylor Deputy Clerk Attorney for Plaintiff: Annalise Hayes DeLuca, Esq. Gina Vargas, Esq. Elizabeth A. Wulff, Esq. MCMICHAEL TAYLOR GRAY, LLC 3550 Engineering Drive, Suite 260 Peachtree Corners, GA 30092 Phone: 404.474.7149 Email: ServiceFL@mtglaw.com 8/28-9/4/26LG 2T ----- IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 24-CA-010149 EASY MOBILE HOMES, LLC, a Florida limited liability company, Plaintiff, vs. STEVEN R. HOWARD, CHRISTINE ANGELL HOSKINS, and UNKNOWN TENANT(S) IN POSSESSION, if any, jointly and severally, Defendants. AMENDED NOTICE OF SALE Notice is hereby given that, pursuant to a Final Judgment of Foreclosure entered in the above styled cause, in the Circuit Court of Hillsborough County, Florida, and the Order to Sese Sale entered by the Court on August 25, 2026, the Clerk will sell the property described below situated in Hillsborough County, Florida, described as: TROPICAL ACRES SOUTH UNIT NO 3 LOT 9 BLOCK 15 SEC-TWP-RGE: 02-31-20 AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 45, PAGE 71, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA at public sale, to the highest bidder, for cash. The judicial sale will be conducted electronically online at the following website: www.hillsborough.realforeclose.com at 10:00 a.m. on October 1, 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 ADA Coordinator, Hillsborough County Courthouse,	HILLSBOROUGH COUNTY 800 E. Twiggs Street, Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. HOLCOMB & LEUNG, P.A. 3203 W. Cypress St. Tampa, Florida 33607 (813) 258-5835 (813) 258-5124 - Facsimile By: /s/ Brian A. Leung BRIAN A. LEUNG Florida Bar #14510 brianleung@holcomblaw.com megan@holcomblaw.com 8/28-9/4/26LG 2T ----- IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA Case No.: 26-DR-002578 Division: CP ODENIR GOMES ROSA, Petitioner, and JOSE RAMON GUERRERO CALIXTO, Respondent. AMENDED NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) TO: JOSE RAMON GUERRERO CALIXTO Last known address: 231 Thorn Tree Place, Brandon, FL 33510 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 ODENIR GOMES ROSA, whose address is Confidential on or before 9/22/2026, and file the original with the clerk of this 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: 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 8/14/2026 Victor D. Crist, Clerk of the Circuit Court 800 E. Twiggs St., Tampa, FL 33602 By: s/ Catherine Castillo Deputy Clerk 8/28-9/18/26LG 4T ----- IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-003837 Division B IN RE: ESTATE OF LEONOR RODRIGUEZ Deceased. NOTICE TO CREDITORS The administration of the estate of LEONOR RODRIGUEZ, deceased, whose date of death was August 11, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is 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 August 28, 2026. Personal Representative: /s/ RAMIRO DEIROS 33-25 92nd St, Apt 2F Jackson Heights, New York 11372 Attorney for Personal Representative: /s/ Cela Delgado Webster, Esq. Florida Bar Number: 275300 15310 Amberly Dr, Suite 320 Tampa, Florida 33647 Telephone: (813) 524-6393 Fax: (813) 524-6343 E-Mail: cwebster@chapellegal.com	HILLSBOROUGH COUNTY Secondary E-Mail: service@chapellegal.com 8/28-9/4/26LG 2T ----- NOTICE OF APPLICATION FOR TAX DEED The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 0842380102 Certificate No.: 2024 / 9603 File No.: 2026-672 Year of Issuance: 2024 Description of Property: WALLER ACRES LOT 1 PLAT BK / PG: 85 / 64 SEC - TWP - RGE: 02 - 29 - 21 Subject To All Outstanding Taxes Name(s) in which assessed: JOANN SUCO All of said property being in the County of Hillsborough, State of Florida. Unless such certificate shall be re-deemed according to law, the property described in such certificate will be sold to the highest bidder on (10/8/2026) on line via the internet at www.hillsborough.realtaxdeed.com. 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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 8/18/2026 Victor D. Crist Clerk of the Circuit Court Hillsborough County Florida By Adrian J. Salas, Deputy Clerk 8/28-9/18/26LG 4T ----- NOTICE OF APPLICATION FOR TAX DEED The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 1590110000 Certificate No.: 2024 / 14581 File No.: 2026-676 Year of Issuance: 2024 Description of Property: GRANT PARK LOT 17 AND W 1/2 OF CLOSED ALLEY ABUTTING ON E BLOCK 17 PLAT BK / PG: 6 / 30 SEC - TWP - RGE: 10 - 29 - 19 Subject To All Outstanding Taxes Name(s) in which assessed: MCMILLAN SONS AND ASSOCIATES INC FLA DEVELOPMENT GROUP INC All of said property being in the County of Hillsborough, State of Florida. Unless such certificate shall be re-deemed according to law, the property described in such certificate will be sold to the highest bidder on (10/8/2026) on line via the internet at www.hillsborough.realtaxdeed.com. 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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 8/18/2026 Victor D. Crist Clerk of the Circuit Court Hillsborough County Florida By Adrian J. Salas, Deputy Clerk 8/28-9/18/26LG 4T ----- NOTICE OF APPLICATION FOR TAX DEED The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:	HILLSBOROUGH COUNTY FOR TAX DEED — The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 1882905000 Certificate No.: 2024 / 16501 File No.: 2026-680 Year of Issuance: 2024 Description of Property: MAYS ADDITION LOT 15 BLOCK 8 PLAT BK / PG: 1 / 59 SEC - TWP - RGE: 08 - 29 - 19 Subject To All Outstanding Taxes Name(s) in which assessed: WARREN PROPERTIES LLC All of said property being in the County of Hillsborough, State of Florida. Unless such certificate shall be re-deemed according to law, the property described in such certificate will be sold to the highest bidder on (10/8/2026) on line via the internet at www.hillsborough.realtaxdeed.com. 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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 8/18/2026 Victor D. Crist Clerk of the Circuit Court Hillsborough County Florida By Adrian J. Salas, Deputy Clerk 8/28-9/18/26LG 4T ----- NOTICE OF APPLICATION FOR TAX DEED The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 1467820000 Certificate No.: 2024 / 13542 File No.: 2026-682 Year of Issuance: 2024 Description of Property: SULPHUR SPRINGS ADDITION E 54 FT OF LOT 10 BLOCK 49 PLAT BK / PG: 6 / 5 SEC - TWP - RGE: 30 - 28 - 19 Subject To All Outstanding Taxes Name(s) in which assessed: CAPITAL INVESTMENT BUILDERS LLC All of said property being in the County of Hillsborough, State of Florida. Unless such certificate shall be re-deemed according to law, the property described in such certificate will be sold to the highest bidder on (10/8/2026) on line via the internet at www.hillsborough.realtaxdeed.com. 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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 8/18/2026 Victor D. Crist Clerk of the Circuit Court Hillsborough County Florida By Adrian J. Salas, Deputy Clerk 8/28-9/18/26LG 4T ----- NOTICE OF APPLICATION FOR TAX DEED The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:	HILLSBOROUGH COUNTY Folio No.: 1568590000 Certificate No.: 2024 / 14372 File No.: 2026-685 Year of Issuance: 2024 Description of Property: ZION HEIGHTS ADDITION LOT 75 PLAT BK / PG: 23 / 5 SEC - TWP - RGE: 05 - 29 - 19 Subject To All Outstanding Taxes Name(s) in which assessed: MICHAEL FELTON All of said property being in the County of Hillsborough, State of Florida. Unless such certificate shall be re-deemed according to law, the property described in such certificate will be sold to the highest bidder on (10/8/2026) on line via the internet at www.hillsborough.realtaxdeed.com. 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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 8/18/2026 Victor D. Crist Clerk of the Circuit Court Hillsborough County Florida By Adrian J. Salas, Deputy Clerk 8/28-9/18/26LG 4T ----- NOTICE OF APPLICATION FOR TAX DEED The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 0338632364 Certificate No.: 2024 / 2808 File No.: 2026-687 Year of Issuance: 2024 Description of Property: BARRINGTON SUBDIVISION UNIT B LOT 5 LESS BEG AT MOST NWLY COR S 22 DEG W 130.19 FT TO SWLY COR THN E 20 FT & N 14 DEG E 123.92 FT TO POB BLOCK 7 PLAT BK / PG: 47 / 69 SEC - TWP - RGE: 18 - 27 - 19 Subject To All Outstanding Taxes Name(s) in which assessed: JA'NIECE L TODD All of said property being in the County of Hillsborough, State of Florida. Unless such certificate shall be re-deemed according to law, the property described in such certificate will be sold to the highest bidder on (10/8/2026) on line via the internet at www.hillsborough.realtaxdeed.com. 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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 8/18/2026 Victor D. Crist Clerk of the Circuit Court Hillsborough County Florida By Adrian J. Salas, Deputy Clerk 8/28-9/18/26LG 4T ----- NOTICE OF APPLICATION FOR TAX DEED The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 0355910100 Certificate No.: 2024 / 3094 File No.: 2026-688 Year of Issuance: 2024 Description of Property: BYARS REVISION OF SUNNYLAND ACRES PT OF LOT 11 BLK 6 BEING FURTHER DESC AS FOLL: BEG AT SE COR OF SD LOT 11 THN W 110 FT THN N 72 FT THN E 30 FT THN N 63 FT TO N LINE OF SD LOT THN E 80 FT THN S 135 TO POB PLAT BK / PG: 32 / 67 SEC - TWP - RGE: 06 - 28 - 19 Subject To All Outstanding Taxes Name(s) in which assessed: S & M INVESTMENTS OF TAMPA LLC All of said property being in the County of Hillsborough, State of Florida. Unless such certificate shall be re-deemed according to law, the property described in such certificate will be sold to the highest bidder on (10/8/2026) on line via the internet at www.hillsborough.realtaxdeed.com. 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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 8/18/2026 Victor D. Crist Clerk of the Circuit Court Hillsborough County Florida By Adrian J. Salas, Deputy Clerk 8/28-9/18/26LG 4T ----- IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-2607 IN RE: ESTATE OF LISA MARIA HENRY (Continued on next page)

HILLSBOROUGH COUNTY

Deceased.

NOTICE TO CREDITORS

The administration of the estate of Lisa Maria Henry, deceased, whose date of death was December 28, 2025, 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, 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 8/28/2026.

Personal Representative:

Amanda M. Henry
4504 S. Trask Street
Tampa, Florida 33611

Attorney for Personal Representative:

/s/ Sofia C. Herrera
AARON W. SAOUD, ESQUIRE
Florida Bar Number: 96124
SOFIA C. HERRERA, ESQUIRE
Florida Bar Number: 1069771
AWS LAW FIRM
2202 N. Westshore Blvd. Suite 200
Tampa, Florida 33607
Telephone: (813) 922-5293
E-Mail: attorney@awslaw.org
Secondary E-Mail: service@awslaw.org

8/28-9/4/26LG 2T

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

Case No: 2026-CP-002854
Division: A

IN RE: ESTATE OF

JAIME FERNANDEZ MALDONADO
A/K/A JAIME FERNANDEZ,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Jaime Fernandez Maldonado a/k/a Jaime Fernandez, deceased, whose date of death was April 7, 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, 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 August 28, 2026.

Personal Representative:

Jaqueline Fernandez
8037 Fawnridge Cir.
Tampa, Florida 33610

Attorney for Personal Representative:

Paul M. Messina, Jr., Esq.
Florida Bar Number: 84490
MESSINA LAW GROUP, P.A.
2550 Permit Place
New Port Richey, Florida 34655
Telephone: (813) 492-7798
Fax: (727) 216-4787
paul@messinalawgroup.com
service@messinalawgroup.com

8/28-9/4/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION

File No. 26-CP-002514

HILLSBOROUGH COUNTY

Division B

IN RE: ESTATE OF

MICHAEL DAVID GROMALAK
Deceased.

NOTICE TO CREDITORS

The administration of the estate of MICHAEL DAVID GROMALAK, deceased, whose date of death was July 5, 2026, is pending in the Circuit Court for HILLSBOROUGH County, Florida, Probate Division, the address of which is P.O. Box 3360, Tampa, FL 33601. 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 August 28, 2026.

Personal Representative:

/s/ Dawn Pruchniak
Dawn Pruchniak
12905 Pleasant Valley Rd.
Woodstock, Illinois 60098

Attorney for Personal Representative:

/s/ Mary G. McDermott
Mary Greenwood McDermott, Esq.
Attorney
Florida Bar Number: 612456
Brandon Family Law Center, LLC
710 Oakfield Dr., Ste. 254
Brandon, Florida 33511
Telephone: (813) 653-1744
Fax: (813) 654-6830
E-Mail: service@brandonfamilylaw.com
Sec E-Mail: mary@brandonfamilylaw.com

8/28-9/4/26LG 2T

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

PROBATE, GUARDIANSHIP
AND TRUST DIVISION

Case No. 26-CP-002878
Division A

IN RE: THE ESTATE OF

ORVAL JOSEPH SMITH
Deceased.

NOTICE TO CREDITORS

The administration of the estate of ORVAL JOSEPH SMITH, deceased, Case Number 26-CP-002878, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, Florida 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 the decedent's estate, including unmat-ured, contingent or unliquidated claims, on whom a copy of this notice is served, must file their claims with this Court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702, FLORIDA STATUTES, 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 August 28, 2026.

Personal Representative:

JEFFREY ALAN SMITH
3406 West Hawthorne Road
Tampa, Florida 33611

Attorney for Personal Representative:
Susan G. Haubenstock, Esquire
Florida Bar No. 118869
238 East Davis Boulevard, Suite 208
Tampa, Florida 33606
Telephone: (813) 259-9955
susan@sghlawoffice.com

8/28-9/4/26LG 2T

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

CASE NO. 292025CA005959A001HC

U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS INDENTURE TRUSTEE FOR CIM TRUST 2021-R5

HILLSBOROUGH COUNTY

Plaintiff,
vs.

ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST 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, DECEASED WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES OR OTHER CLAIMANTS, et al,
Defendants

NOTICE OF SALE PURSUANT TO CHAPTER 45

NOTICE IS HEREBY GIVEN pursuant to Final Judgment dated August 17, 2026 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 TRUST-EE FOR CIM TRUST 2021-R5 is the Plaintiff and ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST 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, DECEASED WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM INTEREST AS SPOUSES, HEIRS, DEVISES, GRANTEES OR OTHER CLAIMANTS; UNKNOWN TENANT 1; UNKNOWN TENANT 2; LASCELLE PATTERSON; WESTCOAST SERVIC-ING INC; ANDREA BURTON; LONZIE E GARY; LEO F. GRANT, JR.; SIERRA I GRANT; ADRIAN F. GRANT, the Defen-dants. 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 October 12, 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 AC-CORDING 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.

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 Mortgageor, Mortgagee or the Mortgagee's Attorney.

If you are a person with a disability who needs an accommodation in order to ac-cess court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommoda-tions Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Adminis-trative Office of the Courts ADA Coordina-tor by letter, telephone or e-mail: Admin-istrative 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@fjud13.org.

DATED at Hillsborough County, Florida, this 24th day of August, 2026.

RUBIN LUBLIN, LLC
Attorney for Plaintiff
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

8/28-9/4/26LG 2T

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

Case No.: 25-CC-003641

Broadway Centre Townhomes Property Owners Association, Inc.,
a not for profit Florida corporation,
Plaintiff,
vs.

Jorge Leonardo Perez,
Defendant.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that on **September 18, 2026, at 10:00 a.m.** via the internet at www.hillsborough.realforeclose.com, in accordance with §45.031, *Florida Statutes*, the undersigned Clerk will offer for sale the following described real property:

Lot 3, Block 6, BROADWAY CENTRE TOWNHOMES, according to the plat thereof recorded in Play Book 122, Pages 236 through 243, of the Public Records of Hillsborough County, Florida

2153 Broadway View Avenue, St. Pet-ersburg, Florida 33709

The aforesaid sale will be made pursuant to an Amended Summary Final Judgment of Foreclosure entered in Civil Case No. 25-CC-003641 now pending in the County

HILLSBOROUGH COUNTY

Court of the thirteenth Judicial Circuit in and for Hillsborough County, Florida.

If you are a person with a disability who needs any accommodation in order to partici-pate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coord-inator, 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.

Respectfully submitted on August 18, 2026.

/s/ Aaron Silberman, Esq.
Florida Bar No.: 15722
aaron@thesilbermanlawfirm.com
Silberman Law, P.A.
1105 W. Swann Avenue
Tampa, Florida 33606
Telephone: (813) 434-1266
Facsimile: (813) 434-1257
Attorney for Plaintiff

8/28-9/4/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION

File No. 26-CP-002866

IN RE: ESTATE OF

JULIAN TERRELL HAYAG
Deceased

NOTICE TO CREDITORS

The administration of the estate of JUL-IAN TERRELL HAYAG, deceased, whose date of death was October 1, 2024; File Number 26-CP-002866, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 3360, Tampa, Florida 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth be-low.

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 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 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 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 August 21, 2026.

Personal Representative:

GLENN BUMANLAG HAYAG
8367 Moccasin Trail Drive
Riverview, Florida 33578

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 West Cleveland Street
Tampa, Florida 33609
Phone: (813) 254-4744
Fax: (813) 254-5222
Eservice for all attorneys listed above:
GADeservice@GendersAlvarez.com

8/28-9/4/26LG 2T

IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION

CASE NO.: 26-CC-005647

SOUTH FORK III COMMUNITY ASSOCIATION, INC.,
Plaintiff,

vs.

WILLIAM EVANS JR AND NICKEYA EVANS HUSBAND AND WIFE
JOINT TENANTS WITH RIGHT OF SURVIVORSHIP,
Defendant(s).

NOTICE OF SALE

Notice is hereby given, pursuant to Final Judgment of Foreclosure entered in 26-CC-005647, that resulted from the Final Hearing on or about June 30, 2026, where this Court verbally entered judgment in fa-vor of Plaintiff, and subsequently electroni-cally uploaded the Uniform Final Judg-ment to the case docket for 26-CC-005647 on about June 30, 2026 Ordering the Clerk of Court to set a sale of the property on the below-mentioned date. Hereby, Vic-tor D. Crist, the Clerk of the Court will sell the property situated in HILLSBOROUGH County, Florida described as:

Lot 126, of South Fork Tract P Phases 1A and 1B, according to the Plat there-of, as recorded in Plat Book 127, Page 184, of the Public Records of Hillsbor-ough County, Florida

and commonly known as: 13604 White Sapphire Rd, Riverview, FL 33579; includ-ing the building, appurtenances, and fi-tures located therein, to the highest and best bidder, for cash, on **the HILLSBOR-OUGH county public auction website at <http://www.hillsborough.realforeclose.com>, on September 24, 2026 at 10:00 AM.** Any persons claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis pendens must file a claim within 60 days after the sale.

If you are a person with a disability who needs any accommodation in order to partici-pate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coord-inator, Hillsborough County Courthouse, 800 E. Twiggs Street, Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appear-

HILLSBOROUGH COUNTY

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.

Dated this August 19, 2026

/s/ Jessica T. Dubsky, Esq.

Nathan A. Frazier, Esq., for the firm
Jessica T. Dubsky, Esq., for the firm
Attorney for Plaintiff

Frazier & Bowles, Attorneys at Law
45309.78

8/28-9/4/26LG 2T

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

Case No.: 25-CC-003641

Broadway Centre Townhomes Property Owners Association, Inc.,
a not for profit Florida corporation,
Plaintiff,

vs.

Jorge Leonardo Perez,
Defendant.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that on **September 18, 2026, at 10:00 a.m.** via the internet at www.hillsborough.realforeclose.com, in accordance with §45.031, *Florida Statutes*, the undersigned Clerk will offer for sale the following described real property:

Lot 3, Block 6, BROADWAY CENTRE TOWNHOMES, according to the plat thereof recorded in Play Book 122, Pages 236 through 243, of the Public Records of Hillsborough County, Florida

2153 Broadway View Avenue, St. Pet-ersburg, Florida 33709

The aforesaid sale will be made pursuant to an Amended Summary Final Judgm-ent of Foreclosure entered in Civil Case No. 25-CC-003641 now pending in the County Court of the thirteenth Judicial Circuit in and for Hillsborough County, Florida.

If you are a person with a disability who needs any accommodation in order to partici-pate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coord-inator, 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.

Respectfully submitted on August 18, 2026.

/s/ Aaron Silberman, Esq.
Florida Bar No.: 15722
aaron@thesilbermanlawfirm.com
Silberman Law, P.A.
1105 W. Swann Avenue
Tampa, Florida 33606
Telephone: (813) 434-1266
Facsimile: (813) 434-1257
Attorney for Plaintiff

8/28-9/4/26LG 2T

IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

COUNTY CIVIL DIVISION

CASE NO.: 2026-CC-010021

HERITAGE HARBOR GOLF & COUNTRY CLUB COMMUNITY ASSOCIATION, INC.,
Plaintiff,

vs.

GENEVIEVE M. FISANICH, AS CO-TRUSTEE OF THE GENEVIEVE M. FISANICH TRUST CREATED UNDER THE GENEVIEVE TAYLOR MORROW LIVING TRUST DATED OCTOBER 21, 2010,
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 August 19, 2026 by the County Court of Hillsborough County, Florida, the property described as:

Lot 22, Block 11, of Heritage Harbor - Village 7, according to the plat thereof, as recorded in Plat Book 90, Page 71, of the Public Records of Hillsborough County, Florida.

ADDRESS: 19324 Sea Mist Lane, Lutz, FL 33558

will be sold at public sale by the Hillsbor-ough County Clerk of Court, to the highest and best bidder, for cash, electronically on-line at www.hillsborough.realforeclose.com at **10:00 A.M. on September 18, 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 partici-pate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coord-inator, 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/ Jared W. Galaris
J

LEGAL ADVERTISEMENT

HILLSBOROUGH COUNTY

the petition.

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

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 Current 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 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 August 6, 2026
Clerk of the Circuit Court
By: s/ Mary Glover
Deputy Clerk

8/14-9/4/26LG 4T

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

Case No.: 2026-DR-000014
Division: FP

JOVAN BLACKMON,
Petitioner,
and
SHANIA BOWDEN; OSHA BOWDEN,
Respondent

NOTICE OF ACTION FOR AMENDED PETITION TO DIESTABLISH PATERNITY OF RESPONDENT and ESTABLISH PATERNITY, PARENTAL RESPONSIBILITY, TIMESHARING AND OTHER RELIEF

TO: OSHA ROBINSON
Address: 8112 North Alaska Street,
Tampa, FL 33604

YOU ARE NOTIFIED that an action for PETITION FOR PATERNITY has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on JOVAN BLACKMON, whose address is 3028 North Avenida Republica de Cuba, Tampa, FL 33605 on or before 9/14/2026, 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 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:

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 Current 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 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 August 7, 2026
Clerk of the Circuit Court
By: s/ Jessica Saladin
Deputy Clerk

8/14-9/4/26LG 4T

IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

Case No.: 26-010228
Division: I-P

IYOENIER PERDOMO-PEREIRA,
Petitioner,
and
VERUZKA N. CARRUYO SANCHEZ,
Respondent

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)

TO: VERUZKA N. CARRUYO SANCHEZ
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 IYOENIER PERDOMO-PEREIRA, whose address is 7310 Ensenada Ct. Apt. 203, Tampa, FL 33634 on or before 9/14/2026, and file the original with the clerk of this Court at 800 E. Twiggs St. Room 101, 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: 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 Notice of Current 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 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 August 7, 2026
Victor Crist, Clerk of the Circuit Court
800 E. Twiggs St., Tampa, FL 33602
By: s/ Jessica Saladin
Deputy Clerk

8/14-9/4/26LG 4T

IN THE CIRCUIT COURT OF THE

LEGAL ADVERTISEMENT

HILLSBOROUGH COUNTY

THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

Case Number: 2026-DR-008020
Division: Family

IN RE THE MARRIAGE OF:

BERCLINE SIBELLA
Petitioner
and
OCNY SIBELLA
Respondent

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE

TO: OCNY SIBELLA
10667 Cedar Pine Dr., Tampa, FL 33647

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 BERCLINE SIBELLA, whose address is 11465 Sage Canyon Drive, Riverview, Florida 33578 on or before 08/31/2026), 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.

This action is asking the court to decide how the following real or personal property should be divided: 11465 Sage Canyon Drive, Riverview, Florida 33578

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 of striking of pleadings.

Dated August 10, 2026
Victor Crist, Clerk of the Circuit Court
800 E. Twiggs St., Tampa, FL 33602
By: s/ Jennifer Taylor
Deputy Clerk

8/14-9/4/26LG 4T

IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY

JUVENILE DIVISION
CASE NO. 24-DP-238
DIVISION: S

IN THE INTEREST OF:
J.C. DOB: 8/8/2016
MINOR CHILD

NOTICE OF ACTION

TERMINATION OF PARENTAL RIGHTS
TO: MONIQUE SHAW, 3814 N. Garrison
St. Unit B, Tampa, FL 33619

YOU ARE HEREBY NOTIFIED that the State of Florida, Department of Children and Families, has filed a Petition to terminate your parental rights and permanently commit the following child for adoption: J.C. born on 8/8/2016. You are hereby commanded to appear on **September 23, 2026, at 0940 AM** before the Honorable Leslie K. Schultz-Kin at the Hillsborough Courthouse, Edgecomb Courthouse 800 East Twiggs Street Tampa, FL 33602, for an **ADVISORY HEARING**.

ZOOM INSTRUCTIONS:

- Join Zoom Meeting information to be used by all parties.
- <https://tjud13-org.zoom.us/j/84572956762>
- No Password is required.

Zoom may be downloaded free of charge for IOS and Android devices, and it may also be accessed via desktop computer. If you do not have access to an iphone, ipad or similar computer audio/video technology, then you may call in at scheduled time of your hearing by calling: +1-786-635-1003 US. The phone dial-in and Meeting ID may be utilized from any landline, cellular or internet phone. Please enter the following Meeting ID: 84572956762. Please plan to WAIT PATIENTLY until your hearing is called. You are REQUIRED to appear by phone or video unless your appearance has been waived.

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@tjud13.org 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 6th day of August, 2026.

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

8/14-9/4/26LG 4T

NOTICE OF ADMINISTRATIVE COMPLAINT HILLSBOROUGH COUNTY

To: ASHLEY K. FIPPS

Case: CD202601965/D 3416982/3600061

An Administrative Complaint to impose an administrative fine has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a

LEGAL ADVERTISEMENT

HILLSBOROUGH COUNTY

request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708 Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law.

8/14-9/4/26LG 4T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA

PROBATE DIVISION
File No. 26-CP-000859
Division A

IN RE: ESTATE OF
SIRIA S. NIEVES
Deceased.

NOTICE OF ACTION (formal notice by publication)

TO: JONATHAN RESTO
Whereabouts Unknown

AND ANY AND ALL HEIRS OF THE ESTATE OF SIRIA S. NIEVES

YOU ARE NOTIFIED that a NOTICE OF 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 09/14/2026, 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 8/6/2026.
Victor Crist, Clerk of the Court
800 E Twiggs St, Tampa, FL 33602

By: s/ Ryan Marsh
As Deputy Clerk

8/14-9/4/26LG 4T

NOTICE OF SUSPENSION HILLSBOROUGH COUNTY

To: DEMAS L. TE'O

Case No: CD202603184/D 3538807

A Notice of Suspension to suspend your license(s) and eligibility for licensure has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708, Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law.

8/14-9/4/26LG 4T

NOTICE OF SUSPENSION HILLSBOROUGH COUNTY

To: ZYNDEL A. ESPERANZA

Case No: CD202603653/D 3521372

A Notice of Suspension to suspend your license(s) and eligibility for licensure has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708, Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law.

8/14-9/4/26LG 4T

NOTICE OF ADMINISTRATIVE COMPLAINT HILLSBOROUGH COUNTY

To: PAUL W. TORRES MARRERO

Case No.: CD202603598/G 3403034

An Administrative Complaint to suspend your license(s) and eligibility for licensure has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708 Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law.

8/14-9/4/26LG 4T

MANATEE COUNTY

IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA

PROBATE DIVISION

File No. 2026CP000243AX

IN RE: ESTATE OF
BENJAMIN L. BROWN,
A/K/A BENJAMIN LEE BROWN
Deceased.

NOTICE TO CREDITORS

The administration of the estate of BENJAMIN L. BROWN, A/K/A BENJAMIN LEE BROWN, deceased, whose date of death was November 8, 2025; File Number 2026-CP000243AX, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Post Office Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representa-

LEGAL ADVERTISEMENT

MANATEE COUNTY

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 NOTICE ON THEM.

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

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

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

The date of first publication of this notice is September 4, 2026.

Personal Representative:
KIMBERLY VANESSA JONES
3110 8th Street
Sarasota, Florida 34237

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 West Cleveland Street
Tampa, Florida 33609
Phone: (813) 254-4744
Fax: (813) 254-5222
Eservice for all attorneys listed above:
GADeservice@GendersAlvarez.com

9/4-9/11/26LG 2T

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

PROBATE DIVISION

File No. 412026CP001130AXMA

IN RE: ESTATE OF
TAMMY DIANE ROUNDY,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of TAMMY DIANE ROUNDY, Case No. 41-2026CP001130AXMA, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Ave. W., Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or 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 THREE 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 the first publication of this Notice is September 4, 2026.

Personal Representative:
Kevin C. Roundy
8515 US Highway 41 N Lot 91
Palmetto, Florida 34221

Attorney for Personal Representative:
Taso M. Milonas
Florida Bar No. 469858
Taso M. Milonas, P.A.
1348 Fruitville Road, Suite 202
Sarasota, Florida 34236
Telephone: (941) 954-5410
Facsimile: (941) 954-5490
Primary E-mail:
tmilonas@wealthlawgroup.com
Secondary E-mail:
jlockwood@wealthlawgroup.com
and service@wealthlawgroup.com

9/4-9/11/26 2T

IN THE COUNTY COURT IN AND FOR MANATEE COUNTY, FLORIDA

CIVIL DIVISION

CASE NO.: 2026-CC-2445AX

AVIARY AT RUTLAND RANCH
HOMEOWNERS ASSOCIATION, INC.

Plaintiff,
v.
TRACY LYNN DAVIS
Defendant.

NOTICE OF ACTION

TO: TRACY LYNN DAVIS
16107 69th Lane E.
Parrish, FL 34219

TRACY LYNN DAVIS
2199 S. Pine Rd.
Billings, MO 65610

TRACY LYNN DAVIS
3124 Ainsworth Ct.
St. Charles, MO 63301

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

Lot 370, AVIARY AT RUTLAND RANCH Phase 11A & 11B, according to the Plat thereof as recorded in Plat Book 72, Page 74, of the Public Records of Manatee 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 CHARLES EVANS GLAUSIER, ESQUIRE, Plaintiff's attorney, whose address is Glausier Knight

LEGAL ADVERTISEMENT

MANATEE COUNTY

Jones, PLLC, whose address is: 400 N. Ashley Drive, Suite 2020, Tampa, Florida 33602, 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.

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

DATED on August 25, 2026

Angelina Colonnese, Esq.
Manatee Clerk of The Circuit Court
By: s/ Shelley Bell
Deputy Clerk

8/28-9/4/26LG 2T

IN THE COUNTY COURT IN AND FOR MANATEE COUNTY, FLORIDA

CIVIL DIVISION

CASE NO.: 26-CC-000198

LEGENDS BAY ASSOCIATION, INC.,
Plaintiff,
vs.

PAVEL NEDVED AND IVANA NEDVEDOVA, HUSBAND AND WIFE
Defendants.

NOTICE OF ACTION

TO: IVANA NEDVEDOVA
5627 Title Row Dr.
Bradenton, FL 34210

You are notified that an action to foreclose a lien on the following property in Manatee County, Florida:

Lot 71, LEGENDS BAY, according to the plat thereof as recorded in Plat Book 52, Pages 26 through 43, of the Public Records of Manatee County, Florida

Commonly known as 5627 Title Row Dr, Bradenton, FL 34210, has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jessica T. Dubsky at Frazier & Bowles, Attorneys at Law, Plaintiff's attorney, whose address is 202 S. Rome Avenue, Suite 125, Tampa, FL 33606, (813) 603-8600, on or before 30 days from the first date of publication and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance: Please contact Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206. Telephone: (941) 741- 4062. If you are hearing or voice impaired, please call 711.

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

Dated 4/8/2026

Angelina "Angel" Colonnese
Clerk of Court and Comptroller
Manatee County, Florida
By: Kris Gaffney

8/28-9/4/26LG 2T

IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA

PROBATE DIVISION

File No. 412026CP001763CPAXMA

IN RE: ESTATE OF
STANLEY WAYNE HOLCOMBE
Deceased.

NOTICE TO CREDITORS

The administration of the estate of STANLEY WAYNE HOLCOMBE, deceased, whose date of death was April 19, 2026; File Number 412026CP001763CPAXMA, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Post Office Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served must file their claims with this court 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 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 August 21, 2026.

Personal Representative:<

LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT
MANATEE COUNTY Whitney C. Miranda, Esq. - FBN: 65928 WCM@GendersAlvarez.com GENDERS♦ALVAREZ♦DIECIDUE, P.A. 2307 West Cleveland Street Tampa, Florida 33609 Phone: (813) 254-4744 Fax: (813) 254-5222 Eservice for all attorneys listed above: GADeservice@GendersAlvarez.com 8/28-9/4/26LG 2T ORANGE COUNTY NOTICE OF INTENTION TO REGISTER FICTITIOUS TRADE NAME Notice is hereby given that the under-signed 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: AXEL Owner: Gordian Software, Inc. 500 108th Ave NE, Suite 1100 Bellevue, WA 98004 9/4/26LG 1T IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CASE NO. 2024-CA-007828-O FIRST HORIZON BANK, a Tennessee state-chartered bank, formerly known as First Horizon Bank National Association, and formerly known as Capital Bank, a division of First Tennessee Bank National Association, Plaintiff, vs. EVB INVESTMENTS & PROPERTY MANAGEMENT, INC.; PRECIOUS PROPERTY MANAGEMENT, LLC; EVERGREEN INVESTMENT & PROPERTY MANAGEMENT INC.; ELMO ANGELO BARTOLOME; DELILAH BARTOLOME; UNIVERSAL KIDNEY CENTER OF MARGATE – CORAL SPRINGS, LLC; UNIVERSAL KIDNEY CENTER OF BOYNTON BEACH, INC.; UNKNOWN TENANTS of the property located at 798 N. Semoran Blvd., Orlando, Florida 32807; UNKNOWN TENANTS of the property located at 4875 NE 20th Terrace, Fort Lauderdale, Florida 33308; UNKNOWN TENANTS of the property located at 2800 N. State Road 7, Margate, Florida 33063; CITY OF MARGATE, a Florida municipal Corporation; and ORANGE COUNTY, FLORIDA; Defendants. NOTICE OF JUDICIAL SALE PURSUANT TO SECTION 45.031, FLORIDA STATUTES (2026) TO WHOM IT MAY CONCERN: NOTICE IS HEREBY GIVEN that, pursuant to that certain Summary Final Judgment of Foreclosure dated October 17, 2025, and that certain Agreed Order Regarding Award of Plaintiff's Attorneys' Fees and Costs and for Postponement and Rescheduling of Foreclosure Sale dated November 12, 2025, and that certain Agreed Order Rescheduling Foreclosure Sale and Awarding Additional Attorneys' Fees dated February 20, 2026, and that certain Agreed Order and Rescheduling Foreclosure Sale dated April 15, 2026, and that certain Agreed Order Regarding Sale of Real Property Described as Parcel 3 in Verified Complaint and Notice of Lis Pendens dated June 10, 2026, all entered by the Circuit Court of the Ninth Judicial Circuit, in and for Orange County, Florida, the style of which is indicated above, the Clerk of the Court, pursuant to Section 45.031, Florida Statutes (2026), will on October 7, 2026 at 11:00 a.m. at www.myorangeclerk.realforeclose.com offer for sale and sell to the highest and best bidder for cash, the following real and personal property, situated in Broward County, and described in said Summary Final Judgment of Foreclosure, to wit: REAL PROPERTY DESCRIPTION: EXHIBIT "A" LEGAL DESCRIPTION PARCEL 1 The South 310 feet of the North 360 feet of the West 250 feet of Tract 91, in Block 90, PALM BEACH FARMS COMPANY PLAT NO. 3, according to the plat thereof as recorded in Plat Book 2, Page 45, Public Records of Palm Beach County, Florida; said lands now lying and being and situate in Broward County, Florida. Less and except the following: Parcel No. 145 The part of the South 310.00 feet of the North 360.00 feet of the West 250 feet of Tract 91, in Block 90, PALM BEACH FARMS COMPANY PLAT NO. 3, according to the plat thereof, as recorded in Plat Book 2, Pages 45 through 54, Public Records of Palm Beach County, Florida, in Section 19, Township 48 South, Range 42 East, said land situate, lying and being in Broward County, Florida, said part which lies within 120.00 feet Easterly of the West line of said Section 19, said line also being the Range line between Ranges 41 and 42; Less existing Road Right of Way. And A 25 foot wide strip of land in said Section 19 which lies Westerly of and contiguous to the West line of said Tract 91 and which is bounded on the North by the Westerly extension of a line 50 feet Southerly of and parallel with the North line of said Tract 91. and bounded on the South by a line 360 feet Southerly of and parallel with the North of said Tract 91. PERSONAL PROPERTY DESCRIPTION: EXHIBIT "B" LEGAL DESCRIPTION All buildings and improvements of every kind and description now or hereafter located upon the Property described on Exhibit "A" attached, and also as defined in the Uniform Commercial Code Financing Statement Form to which this Rider is attached, or any part of such Property. All and singular the tenements, hereditaments and appurtenances thereunto be-	ORANGE COUNTY longing or in anywise appertaining, and the reversion or reversions, remainder and remainder, rents, issues and profits thereof; and also all the estate, title, interest, property, claim and demand whatsoever of Debtor, ot: in and to the same and of, in and every part and parcel thereof. All right, title and interest of Debtor, if any, in and lo the land lying in the bed of any street, road or avenue, opened or proposed, in front of or adjoining the Property to the center line thereof. All easements, rights-of-way, gores of land, ways, alleys, passages, sewer right, waters, water courses, water rights and powers, riparian and littoral rights, docks and dockage rights, and all estate, rights, titles, interests, privileges and liberties of any nature whatsoever, in any way belonging, relating or pertaining to the Property. All furniture, furnishings, fixtures, equipment, inventory, goods and articles of personal property now or al any time hereafter attached to or used in any way in connection with the use, operation and occupation of the buildings erected on the Property or any part thereof including but without being limited to all heating, lighting and plumbing fixtures and used at any time in the operation, use and occupation of any of the buildings on the Property and dynamos, motors, furnaces, fire prevention and extinguishing apparatus, cooling systems, plants, apparatus, tools, machinery, littings, dispensers, facade, signs, pumps, canopy, computers, furnishings and fixtures of every kind whatsoever at any time used in or about or upon the Property, except personal property, if any, belonging to others than the Debtor, located on the Property, it being understood and agreed, however, that any renewal. replacement or substitution of any and all such equipment shall be purchased by Debtor and when paid for be owned by it, and all of the right, title and interest of Debtor in and to the equipment which may be subject to any title retention or security agreement. Any and all award or payments, including interest thereon, and the right to receive the same, which may be made with respect to the Property as a result of (a) the exercise of the right of eminent domain, (b) the alteration of the grade of any street, or (c) any other injury to or decrease in the value of the Property, to the extent of all amounts which may be secured by the Mortgage at the date of receipt of any such award or payment by Secured Party, and of the reasonable attorneys' fees, costs and disbursements, incurred by Secured Party in connection with the collection of such award of payment. All building materials that may be placed on the Property during the existence of this lien and all bonuses and royalties on the Property and further, all rents, royalties, profits, revenues, incomes and other benefits arising from the use or enjoyment of the Property or from any contract pertaining to such use or enjoyment. All leases and contracts for sale now and hereafter entered into involving the Property or any part thereof. and all right, title and interest of Debtor thereunder, including, without limitation, cash or securities deposited thereunder to secure performance by the leases or contract vendees of their obligations. All of Debtor's right, title and interest in all leases including, but not limited to all leases of equipment permitted hereunder if any, and in said leased equipment. All right, title and interest of Debtor to plans and specifications, designs, drawings and other mailers prepared for any construction on the Property. All good will, trademarks, trade names, option rights, purchase contract, books and records and general intangibles of Debtor relating to the Property, all licenses or pennits in connection with the construction on or operation of the Property, all accounts, instruments, chattel paper and other rights of Debtor for payment of money for property sold or loaned, for services rendered, for money loaned, or for advances or deposits made and any other intangible property of Debtor related to the Property. All rights of Debtor under all contracts now or hereafter made with any provider of goods or services for or in connection with any construction undertaken on, or services performed or to be perf onned in connection with the Property, including the architect's agreement and the construction contract which have been or will be entered into by Debtor for the design and construction of the Property. All rights of Debtor under any agreement, ,contract, understanding or arrangement. All insurance policies now or hereafter in effect wi th respect to the Property, or any portion thereof, and unearned premiums thereon, and all proceeds thereof. All other property or rights of Debtor of any kind or character related to the Property and for the Business and oil proceeds and products of any of the fo regoing, all of the foregoing including such property whether now or hereafter existing or acquired. Any reference herein to the "Property" shall be deemed to apply to the land described above and said improvements, buildings, fixtures, equipment, and materials, and the rents, profits and leases thereof, and said tenements, hereditaments, easements and appurtenances, and all of the other above-mentioned rights or property interest. All accounts, accounts receivables, notes and contract rights of Debtor, whether now existing or hereafter acquired, all chattel paper and instruments, whether now existing or hereafter acquired, evidencing any obligation to Debtor for payment of goods sold or leased or services rendered; all interest of the Debtor in any goods, the sale or lease of which shall have given or shall give rise to any of the foregoing; all as more particularly described in Article 673, Florida Statutes and at common law; and the proceeds of any of the foregoing. All accounts of Debtor, including but not limited to all bank accounts, brokerage accounts, and/or investment accounts held with Secured Party. All reserves and/or reserve accounts established for Debtor relating to and/ or arising out of the Property and/or the	ORANGE COUNTY Loans and/or Notes as referenced in the Mortgage including, but not limited to, any interest reserve and/or construction reserve. All escrow accounts established for Debtor relating to and.ior arising out of the Property and/or the Loans and/ or Notes as referenced in the Mortgage including, but not limited to, any interest reserve and/or construction reserve. To the extent any of the Mortgaged Property defined in the Mortgage requires perfection of a UCC-1 Financing Statement lo perfect a security interest therein, the collateral is deemed to further include any and all such Mortgaged Property. Without limiting the foregoing, the following are also included: All assets, property and righls of Debtor. All of the following of Debtor: All accounts and accounts receivable, health care insurance or any other insurance receivables, all contracts and contracts rights as well as general intangibles, all furniture, fixtures, equipment, machinery, inventory and supplies of Debtor, wherever located whether any of the foregoing collateral is new owned or hereafter acquired, together will all accessions, additions, replacements, substitutions or proceeds relating to any of the collateral, and all records of any kind relating to any of the foregoing, All personal property of Debtor. All furniture, fixtures, equipment and accounts of Debtor. All Property rights of Debtor. All intangible property of Debtor All of Debtor's property rights of any kind whatsoever, whether now existing or hereafter acquired, together with increases, substitutions thereto and all replacements thereof, additions and accessions thereto and the proceeds and products thereof, whether real, personal, mixed or otherwise, and whether tangible or intangible, including but not limited to, all good will, trademarks, trade names, name of businesses, books and records and general intangibles of Debtor; all licenses or permits in connection with the Debtor's business; all accounts, cash on hand and in bank accounts, accounts receivables, instruments, chattel paper and other rights of Debtor for payment of money, for services rendered. for money loaned or agreements relating to collection of receivables, or for advances or deposits made and any other intangible property of Debtor related to its business; all accounts, note and contract rights of the Debtor, whether now existing or hereafter acquired, all chattel paper, insurance premiums and residuals (earned and due and payable) and all instruments, whether now existing or thereafter acquired, evidencing any obligations to Debtor for payment of goods sold or leased or services rendered; all interest of the Debtor in any goods or personal property, the sale or lease of which shall have given rise to any of the foregoing; together with aJl furniture, furn ishings, goods, fixtures. equipment, machinery, inventory, and articles of personal property of every kind or nature whatsoever (all as defined in the Uniform Commercial Code or at common law) and all components and proceeds of any of the foregoing, now or at any time hereafter located in, upon or under the Debtor's business premises or attached to or used or usable in any way in connection with the use, operation and occupation of the Debtor's business and now owned or hereafter acquired by the Debtor. All leases and contracts for sale now and hereafter entered into involving the Collateral and/or property located at the Property ("Property") or any part thereof, and all right, title and interest or Debtor thereunder as lessor or lessee, including, without limitation, cash, security deposits, advance rentals or securities deposited thereunder to secure obligations, together with all rents and payments in lieu of rents. All rights of Debtor as seller or Debtor under any agreement, conLract, understanding or arrangement pursuant to which Debtor has, with the consent of Secured Party, obtained the agreement of any person to pay or disburse any money for Debtor's sale (or borrowing on the security of) of the Collateral and/ or Property or any part thereof. including any sale contract(s) together with all deposits paid by purchasers under such sales contracts which are being held in escrow pending closing of such sales. Any and all award or payments, including interest thereon, and the right to receive the same, which may be made with respect to the Collateral and/or Property as a result of (a) the exercise of the right of eminent domain, (b) the alteration of the grade of any street, or (c) any other injury to or decrease in the value of the Collateral and/or Property, and of the reasonable attorneys' fees, costs and disbursements, incurred by Secured Party in connection with the collection of such award or payment. All of Debtor's right, title and interest in, to and under any lease by and between Debtor, as tenant and any landlord for the lease of any premises upon which Debtor occupies and conducts its business. All of the right, title and interest of the Debtor in and to any and all insurance policies or binders, now or subsequently acquired, owned, processed or filed by Debtor, including, without limitation, all unearned premiums and commissions accrued, accruing or to accrue under any, and all insurance policies now or hereafter provided pursuant to the terms of the Loans or security agreements, and all proceeds or sums payable for the loss of or damage to (a) the Property and/or any Collateral described herein or (b) rents, revenues, income, profits or proceeds from service agreements or contracts, leases, franchises, concessions or licenses of or on any part of the Collateral and/or Property. All of Debtor's interest in all utility security deposits or bonds on the Collateral and/ or Property or any part thereof. All other property or rights of Debtor of any kind or character related to the Collateral and/or Property and all proceeds and products of any of the foregoing all of the foregoing, including such property whether now or hereafter existing or acquired, including all customer lists, other lists and business information relating to the Debtor's business or the Collateral.	ORANGE COUNTY All permits, licenses, consents, certificates of use and occupancy (or their equivalent) and governmental applications and approvals relating to the Collateral and/or Property or issued in connection with any business conducted or to be conducted by Debtor. All bank accounts (excluding trust and agency accounts), including interest thereon, Letter(s) of Credit, deposits. cash, money, deposit accounts and other rights and evidence or rights to cash and all additions thereto and substitutions therefore and all cash proceeds thereof, now or hereinafter created or held by Debtor or delivered by Debtor to the Secured Party. All documents, contract rights, instruments, pledgtd assets, causes of action, claims chattel paper and general intangibles relating to or arising from any of the Collateral and all cash and non-cash proceeds and products thereof. All of the following of Debtor: All client lists, including all proprietary information directly pertaining to all property and casualty insurance accounts and all rights to renewals of insurance policies and all intangibles related to company licenses to represent any insurance companies. All extensions, additions, improvements, betterments, renewals and replacements, substitutions, or proceeds or any of the foregoing, and all inventory, accounts, chattel paper, documents, instruments, equipment, l fixtures, consumer goods, general intangibles and other property of any nature constituting proceeds acquired with proceeds of any of the Collateral and/or Property described herein. All and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the reversion or reversions, remainder and remainders, rents, issues and profits thereof; and also all the estate, title, interest, property, claim and demand whatsoever of Debtor, of, in and to the same and of, in and every part and parcel thereof. All furniture, furnish ings, fixtures, equipment, inventory, goods and articles of personal property or Debtor including but without being limited to all heating, lighting and plumbing fixtures and used al any time in the operation, use and occupation of any of buildings by Debtor and dynamos, motors, furnaces, fire prevention and extinguishing apparatus, cooling systems, plants, apparatus, tools, machinery, linings, dispensers, facade, signs, pumps, canopy. computers, furnishings and fixtures of every kind whatsoever at any time used by Debtor, it being understood and agreed, however, that any renewal, replacement or substi'lution of any and all such equipment shall be purchased by Debtor and when paid for be owned by it, and all of the right, title and interest of Debtor in and to the equipment which may be subject to any title retention or security agreement. Any and all award or payments, including interest thereon, and the right to receive the same, which may be made with respect to any assets of Debtor as a result of (a) the exercise of the right of eminent domain, (b) the alteration of the grade of any street, or (c) any other injury to or decrease in the value of any asscdS of Debtor, and of the reasonable attorneys' f-es, costs and disbursements, incurred by Secured Party in connection with the collection of such award of payment. All rents, royalties, profits, revenues, incomes and other benefits arising from the use or enjoyment of any assets of Debtor or from any contract pertaining to such use or enjoyment. All leases and contracts for sale now and hereafter entered into by Debtor, and all right, title and interest of Debtor thereunder, including, without limitation, cash or securities deposited thereunder to secure performance by the leases or contract vendees of their obligations. All of Debtor's right, title and interest in all leases including, but not limited to all leases of personal property and/or equipment and all of Debtor's rights in said leased equipment and personal property. All right, title and interest of Debtor to any plans and specifications, designs, drawings and other matters pn:pared for any construction. All good will, trademarks, trade names, option rights, purchase contract, books and records and general intangibles of Debtor, all licenses or pennits of Debtor, all accounts, instruments, chattel paper and other rights of Debtor for payment of money for property sold or loaned, for services rendered, for money loaned, or for advances or deposits made and any other intangible property of Debtor. All rights of Debtor under all contracts now or hereafter made with any provider of goods or services for or in connection with any construction undertaken on, or services pcrfonned or to be performed, including the archiLect's agreement and the construction contract which have been or will be entered into by Debtor. All rights of Debtor under any agreement, contract, understanding or arrangement. All assets and rights of Debtor used in connection with the business operated at the Propeny. All insurance policies of Debtor now or hereafter in effect by Debtor, or any portion thereof, any unearned premiums thereon, and all proceeds thereof. All other personal property or rights of Debtor of any kind or character. All accounts, accounts receivables, notes and contract rights of Debtor, whether now existing or hereafter acquired: all chael paper and instruments, whether now existing or hereafter acquired, evidencing any obligation to Debtor for payment of goods sold or leased or services rendered; all interest of the Debtor in any goods, the sale or lease of which shall have given or shall give rise to any of the foregoing; all as more particularly described in Article 673, Florida Statutes and at common law; and the proceeds of any of the foregoing. The collateral herein is intended to cover cash and nori-cash proceeds, products, renewals, substitutions, increases, and modifications to any such collateral. The security interest of the Secured Party shall attach as soon as the Debtor	ORANGE COUNTY obtains any interest in any collateral set forth above. Moreover, the collateral is intended to cover cash and non-cash proceeds, products, renewals, substitutions, increases, and modifications to any such collateral. Any reference herein to the "Mortgage" shall mean that certain Mortgage And Security Agreement dated July 31, 2019, as amended, made by the Debtor to the Secured Party. 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 Ninth Circuit Court Administration ADA Coordinator, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida 32801, 407-836-2303 or 407-836-2215 at least 7 days before your scheduled 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 in Orlando, Orange County, Florida this 2nd day of September, 2026. Attorney for Plaintiff, First Horizon Bank /s/ Joseph E. ("Ed") Foster Joseph E. "Ed" Foster Florida Bar No. 282091 Primary Email: efoster@losey.law Secondary Email: docketing@losey.law Losey PLLC 1420 Edgewater Dr. Orlando, Florida 32804 Telephone: (407) 243-8196 9/4-9/11/26LG 2T IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CASE NO. 2025 CA 006205-O ADDITION FINANCIAL CREDIT UNION, Plaintiff, vs. MELISSA RICH and DAVID RICH as Co-Guardians of A.H., MELISSA RICH and DAVID RICH as Co-Guardians of R.H., A.H., R.H., FULLERS CROSSING HOMEOWNERS' ASSOCIATION, INC, and UNKNOWN PARTY IN POSSESSION, Defendant(s). NOTICE OF ACTION TO: R.H. C/O Natural Guardian 919 Woodson Hammock Circle Winter Garden, FL 34787 A.H. C/O Natural Guardian 919 Woodson Hammock Circle Winter Garden, FL 34787 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following real property in Orange County, Florida: LOT 4, FULLERS CROSSING PHASE 1, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 44, PAGES 14 AND 15, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Stephen Orsillo, the Plaintiff's attorney, whose address is Post Office Box 3637, Tallahassee, Florida 32315-3637, within 30 days after the first publication date and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint or Petition. Dated this 19th day of August, 2026. Tiffany Moore Russell, Clerk of Courts 425 N Orange Ave, Orlando, FL 32801 By: /s/ Nancy Garcia As Deputy Clerk Sorenson Van Leuven, PLLC 9/4-9/11/26LG 2T IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION File No. 2026-CP-002285-O IN RE: ESTATE OF: David William Barrett, a/k/a David W. Barrett, a/k/a David Barrett Deceased. NOTICE TO CREDITORS The administration of the estate of David William Barrett, also known as David W. Barrett, and David Barrett, deceased, whose date of death was May 29th, 2026, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave., Suite 335, Orlando, FL 32801. 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 (Continued on next page)

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ORANGE COUNTY 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 September 4, 2026. Signed on July 6, 2026. Personal Representative: /s/ Rhonda Barrett 8110 Castinango Street Orlando, FL 32817 Attorney for the Personal Representative: /s/ Norman W. Nash Norman W. Nash, Esq., FBN 505161 DSK Law Group 332 North Magnolia Avenue Orlando, FL 32801 Telephone: 407.992.3673 Email: nnash@dsklawgroup.com hcraft@dsklawgroup.com 9/4-9/11/26LG 2T IN THE COUNTY COURT IN AND FOR ORANGE COUNTY, FLORIDA COUNTY CIVIL DIVISION CASE NO.: 2026-CC-003293-O WINTER PARK WOODS CONDOMINIUM ASSOCIATION, INC., Plaintiff, vs. ROBERT D. RAILEY, Defendant. NOTICE OF SALE NOTICE IS HEREBY GIVEN that, pursuant to the Amended Final Judgment of Foreclosure entered in this cause on August 20, 2026 by the County Court of Orange County, Florida, the property described as: Unit No. 309, of WINTER PARK WOODS CONDOMINIUM, F/K/A PLACE 436, a condominium according to the Declaration of Condominium thereof, as recorded in Official Records Book 3192, Page 297 and all amendments thereto, of the Public Records of Orange County, Florida, together with an undivided interest in the common elements appurtenant thereto. ADDRESS: 309 Scottsdale Square, Unit 309, Winter Park, FL 32792 will be sold at public sale by the Orange County Clerk of Court, to the highest and best bidder, for cash, electronically on-line at www.orange.realforeclose.com at 11:00 A.M. on September 22, 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 Court Administration at 425 N. Orange Avenue, Room 2130, Orlando, Florida 32801, Telephone: (407) 836-2303 within two (2) working days of your receipt of this (describe notice); If you are hearing or voice impaired, call 1-800-955-8771. /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 8/28-9/4/26LG 2T IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA Case No. 2026-CP-002556-O Division Probate In Re Estate of SHARAN A. WOODRUFF Deceased. NOTICE TO CREDITORS The administration of the estate of Sharan Woodruff, deceased, whose date of death was June 25, 2026, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 North Orange Avenue, Orlando, Florida 32801. 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 August 28, 2026. Personal Representative:	ORANGE COUNTY /s/ Michael Woodruff 2436 Chantilly Avenue Winter Park, FL 32789 Attorney for Personal Representative: /s/ Larry P. Studer Larry P. Studer Attorney Florida Bar Number: 442402 StuderZobel Law P.L.L.C. 5401 South Kirkman Road, Suite 310 Orlando, Florida 32819 P.O. Box 1440 Oakland, FL 34760 (mailing) Telephone: (321) 800-2948 Fax: (321) 340-2674 E-Mail: lstuder@studerzobellaw.com Secondary E-Mail: para1a@studerzobellaw.com 8/28-9/4/26LG 2T NOTICE OF SUSPENSION ORANGE COUNTY To: TAMARA RICHARDSON Case No.: CD202606581/D 3450259 A Notice of Suspension to suspend your license(s) and eligibility for licensure has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708, Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law. 8/21-9/11/26LG 4T NOTICE OF SUSPENSION ORANGE COUNTY To: STEVEN MERCADO Case No.: CD202602616/G 3408751 A Notice of Suspension to suspend your license(s) and eligibility for licensure has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708, Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law. 8/14-9/4/26LG 4T OSCEOLA COUNTY IN THE COUNTY COURT IN AND FOR OSCEOLA COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2026 CC 004636 CF EAGLE LAKE PHASE 1 SUBDIVISION HOMEOWNERS ASSOCIATION, INC., Plaintiff, vs. DORA AZEL, Defendant. NOTICE OF ACTION TO: DORA AZEL 2772 Creekmore Court Kissimmee, FL 34746 YOU ARE NOTIFIED of an action to foreclose a lien on the following property in Osceola County, Florida: Lot 95, of EAGLE CREEK PHASE 4B, according to the plat thereof, as recorded in Plat Book 23, Page 73, 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, on or before October 21st, 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 newspaper. In accordance with the Americans 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 provisions of certain assistance. Please contact the Office of the Court Administrator, Two Courthouse Square, Suite 6300, Kissimmee, Florida 34741, Telephone: (407) 343-2417 within two (2) days or your receipt of this Notice: If you are hearing or voice impaired, call 1-800-955-8771. WITNESS my hand and the seal of this Court on this 1st day of September, 2026. Kelvin Soto, Esq., Clerk of Court By /s/ Susan Vis Deputy Clerk Katherine Martinez, Esq. BUSH ROSS, P.A. P.O. Box 3913, Tampa, FL 33601 Telephone (813) 204-6492 Counsel for Plaintiff BIR File: 020918.00053 9/4-9/11/26LG 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: COZINHA DE MARIA Owner: Cozinha de Maria 5101 Crown Haven Dr. Kissimmee, FL 34746	OSCEOLA COUNTY 9/4/26LG 1T IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR OSCEOLA COUNTY, FLORIDA U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR-IN-INTEREST TO U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CITIGROUP MORTGAGE LOAN TRUST INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-AMC1, Plaintiff, vs. ANGEL F. MARTINEZ, et al. , Defendants. Case No: 2019 CA 003127 NOTICE OF FORECLOSURE SALE NOTICE IS HEREBY GIVEN that pursuant the Final Judgment of Foreclosure dated November 17, 2020, and entered in Case No. 2019 CA 003127 of the Circuit Court of the NINTH Judicial Circuit in and for Osceola County, Florida wherein U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR-IN-INTEREST TO U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CITIGROUP MORTGAGE LOAN TRUST INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-AMC1, is the Plaintiff and ANGEL F. MARTINEZ, CARMEN GREEN; ANSON STREET LLC; EAGLE POINTE PROPERTY OWNERS ASSOCIATION, INC.; UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY, INTERNAL REVENUE SERVICE, are Defendants, Kevin Soto, Esq., Osceola County Clerk of Courts, will sell to the highest and best bidder for cash at the Osceola County Historical Courthouse, 3 Courthouse Square, Room 204 (2nd Floor), Kissimmee, Florida 34741 at 11:00 a.m. on September 30, 2026 the following described property set forth in said Final Judgment, to wit: LOT 70, EAGLE POINTE, TRACT 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 10, PAGE 1-3, OF THE PUBLIC RECORDS OF OSCEOLA COUNTY, FLORIDA. Commonly known as: 534 Eagle Pointe S, Kissimmee, FL 34746 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 Mortgagee, the Mortgagee or the Mortgagee's attorney. DATED August 26, 2026 /s/ Joseph Dillon Joseph Dillon, Esq. Florida Bar No. 95039 Lender Legal PLLC 1800 Pembroke Drive, Suite 250 Orlando, FL 32810 Tel: (407) 730-4644 Attorney for Plaintiff Service Emails: jdillon@lenderlegal.com EService@LenderLegal.com 11080-1040795 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR OSCEOLA COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2025 CA 001221 MF FREEDOM MORTGAGE CORPORATION PLAINTIFF, VS. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF EDWARD RANDOLPH SEENEY A/K/A EDWARD R. SEENEY, ET AL., DEFENDANTS. RE-NOTICE OF FORECLOSURE SALE (Please publish in La Gaceta Publishing, Inc) NOTICE IS HEREBY GIVEN pursuant to Order on Plaintiff's Motion to Reset Foreclosure Sale Date dated the 17th day of August, 2026, and entered in Case No. 2025 CA 001221 MF, of the Circuit Court of the Ninth Judicial Circuit in and for Osceola County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and JUDY ARLEEN SEENEY A/K/A JUDY SEENEY A/K/A JUDY SEENEY KIRKLEY, UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF EDWARD RANDOLPH SEENEY A/K/A EDWARD R. SEENEY, AND TRAFALGAR VILLAGE MASTER ASSOCIATION, INC. are defendants. Kelvin Soto as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at courthouse located at 3 Courthouse Square, Room 204 (2nd floor) Kissimmee, FL 34741 at 11:00 AM on the 29th day of September, 2026, the following described property as set forth in said Final Judgment, to wit: Lot 76, Trafalgar Village - Phase Three, according to the plat as recorded in Plat Book 19, Pages 90 through 100, of the Public Records of Osceola County, Florida. Property address: 4913 Pall Mall St E, Kissimmee, FL 34758 IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. 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, Florida 34741, Telephone: (407) 343-2417 within two (2) working days of your receipt of this document; If you are hearing or voice impaired, call 1-800-955-8771.	OSCEOLA COUNTY Dated this 26th day of August 2026. By: /s/ Laurence Barsky LAURENCE BARSKY BAR NO. 515981 Submitted by: Tromberg, Miller, Morris & Partners, PLLC ATTORNEY FOR PLAINTIFF 600 West Hillsboro Boulevard, Suite 600 Deerfield Beach, FL 33441 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 ESERVICE@TMPPLC.COM 11080-1040739 IN THE COUNTY COURT IN AND FOR OSCEOLA COUNTY, FLORIDA Case No.: 2024 CC 003280 CF Coral Cay Resort Homeowners' Association, Inc., Plaintiff, vs. Lester Office; et al. Defendant(s). NOTICE OF FORECLOSURE SALE NOTICE is hereby given pursuant to a Final Judgment of Foreclosure, dated August 25, 2026, and entered in Case Number: 2024 CC 003280 CF, of the County Court in and for Osceola County, Florida. To be published in the La Gaceta Newspaper, wherein Coral Cay Resort Homeowners' Association, Inc. is the Plaintiff, and Lester Office, Gail Office, Leslie Office, and Secretary of Housing and Urban Development are the Defendants, the clerk will sell to the highest and best bidder for cash at Osceola County Historic Courthouse, 3 Courthouse Square, Room 204, Kissimmee, FL 34741, at 11:00 o'clock A.M. on October 6, 2026, the following described property as set forth in said Final Judgment of Foreclosure, to-wit: Property Description: LOT 60, CORAL CAY RESORT, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGES 123-125, OF THE PUBLIC RECORDS OF OSCEOLA COUNTY, FLORIDA. Property Address: 2428 Caravelle Circle, Kissimmee, FL 34746 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, 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 this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated the 28th day of August, 2026 DHN ATTORNEYS, P.A. 448 South Alafaya Trail, Unit 8 Orlando, FL 32828 Telephone: (407) 269-5346 Facsimile: (407) 650-2765 Attorney for Association By: /s/ Don H. Nguyen Don H. Nguyen, Esquire Florida Bar No. 0051304 don@dhnattorneys.com 9/4-9/11/26LG 2T NOTICE OF PUBLIC SALE The following personal property of Agnes Klein, Rebecca Robinette, and Kevin Meyers, 3305 Niota Ct. Lot #245, Saint Cloud Florida 34769 will on September 22, 2026, at 9:00 a.m., be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109: at The Mark MHP office, 1300 13th Street St. Cloud, Florida 34769. YEAR/MODEL 1979/PALM VIN# 15711 Title# 0016074031 Additional personal property <u>unknown</u> PREPARED BY: MARK C. PAYNE, Esq. Agent for The Mark MHP P.O. Box 1061, Tampa, Florida 33601-1061 Telephone: 813-223-6882 9/4-9/11/26 LG 2T NOTICE OF PUBLIC AUCTION/SALE FOR NON-JUDICIAL TIMESHARE FORECLOSURE RE: TIMESCAPE RESORTS, LLC OSCEOLA County, Florida Non-Judicial Timeshare foreclosure process NOTICE IS HEREBY GIVEN that, pursuant to an action for non-judicial foreclosure of those certain purchase money mortgages on timeshare interests described below as recorded in the Official Records of Osceola County, Florida, as set forth herein, I will sell, to the highest and best bidder for cash, at Calypso Cay Vacation Villas Manager's Office, 3000 Bonfire Beach Drive, Kissimmee, FL 34746 on TUESDAY, the 29th day of SEPTEMBER, 2026, at 12:30 p.m., the following described real property located in Osceola County, Florida, to-wit: Undivided tenant in common fee simple interests in Phases (as set forth below) in CALYPSO CAY VACATION VILLAS, A TIMESHARE PLAN together with all appurtenances thereto, according and subject to the Declaration of Covenants, Conditions and Restrictions for CALYPSO CAY VACATION VILLAS, A TIMESHARE PLAN, as recorded in Official Records Book 2023, Page 342, of the Public Records of Osceola County, Florida and all amendments and exhibits thereto. Undivided tenant in common Fee simple fractional interest: 27/11440 10/13520 6/9568 12/9568 PHASE Number: PHASE 1 PHASE 2 PHASE 5 PHASE 6 TO: Owner(s) Last Known Address Undivided tenant in common fee simple interest Official Records Book and Page of Mortgage Amount due and	OSCEOLA COUNTY per diem amount: Mary Jo Lamell 190 Portal Road Middlesex, VT 05602 10/13,520 undivided tenant in common fee simple interest in Phase II Mortgage recorded at OR Book 5202, Page 454, Public Records, Osceola County, Florida \$3,472.92 with a per diem amount of \$1.72 from June 1, 2026 Christopher E Howie and Katherine N Howie 1007 Stagewood Lane Archdale, NC 27263 4/11,440 undivided tenant in common fee simple interest in Phase I Mortgage recorded at O R Book 4735, Page 1853, Public Records, Osceola County, Florida \$794.68 with a per diem in the amount of \$0.39 from June 1, 2026 William J Carrier and Patricia A Carrier 782 Bergen Road Newport, WA 99156 8/11,440 undivided tenant in common fee simple interest in Phase I Mortgage recorded at OR Book 5343, Page 531, Public Records, Osceola County, Florida \$794.68 with a per diem in the amount of \$0.39 from June 1, 2026 Carlos Alberto Zamora Cedeno and Dolores Edith Cool Murillo AV Roberto Gilbert Mnzana 1 Solar 2 Guayaquil EC090150 Ecuador 10/11,440 undivided tenant in common fee simple interest in Phase I Mortgage recorded at OR Book 5143, Page 2835, Public Records, Osceola County, Florida \$2,366.16 with a per diem in the amount of \$1.17 from June 1, 2026 Daniel G Peach Pool and Ana T Sabas-flores Diaz de Leon Cerro de Tepeyac 71 Cd San Fafael Campeche CAM 24090 Mexico 6/9568 undivided tenant in common fee simple interest in Phase 5 Mortgage recorded at OR Book 5327, Page 2739, Public Records, Osceola County, Florida \$3,902.75 with a per diem in the amount of \$1.92 from June 1, 2026 Luis Enrique Cervantes Castaneda and Ana Araceli Martinez Velazquez 6830 Chestnut Street Hanover Park, IL 60133 6/9568 undivided tenant in common fee simple interest in Phase 6 Mortgage recorded at OR Book 5363, Page 1976, Public Records, Osceola County, Florida \$6,991.59 with a per diem in the amount of \$3.45 from June 1, 2026 April E Kleven and James K Kleven General Delivery Volcano, HI 96785 5/11,440 undivided tenant in common fee simple interest in Phase 1 Mortgage recorded at OR Book 5260, Page 2665, Public Records, Osceola County, Florida \$2,301.98 with a per diem in the amount of \$1.14 from June 1, 2026 Sol N Ortiz 3 Murray Street Lynn, MA 01905 2/9568 undivided tenant in common fee simple interest in Phase 6 Mortgage recorded at OR Book 5059, Page 685, Public Records, Osceola County, Florida \$1,906.79 with a per diem amount of \$0.94 from June 1, 2026 The mortgage lien created by each of the mortgages referenced herein was properly created and authorized pursuant to the timeshare instrument and applicable law, and the amounts secured by said mortgage lien are as set forth above. You may cure the default at any time prior to the public auction by paying the amount due, as set forth in this notice, to the undersigned Trustee at the address set forth below. THIS NOTICE OF PUBLIC AUCTION/ SALE is dated this 26th day of AUGUST, 2026. THOMAS L AVRUTIS THOMAS L AVRUTIS, AS TRUSTEE FOR TIMESHCAPE RESORTS, LLC 201 Fletcher Avenue, Second Floor Sarasota, FL 34237 Telephone (941) 955-7715 Facsimile (941) 953-7625 Email: john@timesharenj.com 9/4-9/11/26LG 2T IN THE COUNTY COURT IN AND FOR OSCEOLA COUNTY, FLORIDA Case No.: 2025 CC 004841 CF Southern Pines of Osceola Homeowners Association, Inc., Plaintiff, vs. William Fuentes and Connie Fuentes; et al. Defendant(s). NOTICE OF FORECLOSURE SALE NOTICE is hereby given pursuant to an Order on Final Judgment of Foreclosure, dated August 21, 2026, and entered in Case Number: 2025 CC 004841 CF, of the County Court in and for Osceola County, Florida. To be published in the La Gaceta Newspaper, wherein Southern Pines of Osceola Homeowners Association, Inc. is the Plaintiff, and William Fuentes, Connie Fuentes, Secretary of Housing and Urban Development, and All Unknown Tenants/ Owners are the Defendants, the clerk will sell to the highest and best bidder for cash at the Osceola County Historic Courthouse, 3 Courthouse Square, Room 204, Kissimmee, FL 34741, at 11:00 o'clock A.M. on October 13, 2026, the following described property as set forth in said Order on Final Judgment of Foreclosure, to-wit: Property Description: LOT 49, SOUTHERN PINES - UNIT 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 16, PAGES 2 THROUGH 9, INCLUSIVE, OF THE PUBLIC RECORDS OF OSCEOLA COUNTY, FLORIDA. Property Address: 5060 Silver Thistle Lane, St. Cloud, FL 34772 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, (Continued on next page)

LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT	LEGAL ADVERTISEMENT
OSCEOLA COUNTY IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, 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 this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated the 26th day of August, 2026 DHN ATTORNEYS, P.A. 448 South Alafaya Trail, Unit 8 Orlando, FL 32828 Telephone: (407) 269-5346 Facsimile: (407) 650-2765 Attorney for Association By: /s/ Joshua Mowery Joshua Mowery, Esquire Florida Bar No. 1058705 joshua@dhnnattorneys.com 9/4-9/11/26LG 2T ----- IN THE CIRCUIT COURT FOR OSCEOLA COUNTY, FLORIDA PROBATE DIVISION File No. 2026 CP 000630 PR IN RE: ESTATE OF BARBARA LEPAK, A/K/A BARBARA P. LEPAK Deceased. The administration of the estate of BARBARA LEPAK, a/k/a BARBARA P. LEPAK, deceased, whose date of death was August 1, 2025, is pending in the Circuit Court for Osceola County, Florida, Probate Division, the address of which is 2 Courthouse Sq., Kissimmee FL 34741. 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 August 28, 2026. Personal Representative: ANGELA LEPAK 31 Louisiana Ave St Cloud, Florida 34769 Attorney for Personal Representative: DENNIS R. DELOACH, III Florida Bar Number: 180025 DeLoach, Hofstra & Cavanis, P.A. 8640 Seminole Blvd Seminole, Florida 33772 Tele: (727) 397-5571 Fax: (727) 393-5418 E-Mail: rdeloach@dhclaw.com Secondary E-Mail: bking@dhclaw.com 8/28-9/4/26 2T ----- IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR OSCEOLA COUNTY, FLORIDA CIVIL DIVISION CASE NO. 2025 CA 003379 MF MIDFLORIDA CREDIT UNION Plaintiff, vs. CARMEN TOSSES DE BERRIOS, et al, Defendants. NOTICE OF SALE PURSUANT TO CHAPTER 45 NOTICE IS HEREBY GIVEN pursuant to Final Judgement dated August 4, 2026, and entered in Case No. 2025 CA 003379 MF of the Circuit Court of the NINTH Judicial Circuit in and for Osceola County, Florida, wherein MIDFLORIDA CREDIT UNION is the Plaintiff and ALEXIS FERNANDEZ GARCIA; CARMEN TOSSES DE BERRIOS; LISANDRA HERRERA, SAWGRASS AT ST. CLOUD HOMEOWNERS ASSOCIATION, INC., UNKNOWN SPOUSE OF ALEXIS FERNANDEZ GARCIA, and UNKNOWN SPOUSE OF CARMEN TOSSES DE BERRIOS, the Defendants. Kevin 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 2000 in Osceola County, Kissimmee, Florida at 11:00 a.m. on October 6, 2026, the following described property as set forth in said Order of Final Judgment, to wit: LOT 44, SAWGRASS UNIT 6, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 10, PAGES 13 AND 14, PUBLIC RECORDS OF OSCEOLA COUNTY, FLORIDA. Property Address: 3236 Sawgrass Creek Cir, Saint Cloud, FL 34772-7941 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	OSCEOLA COUNTY 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 24th day of August, 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 By: /s/ Brittany L. Harvey Brittany L. Harvey, Esq. Florida Bar No. 124795 JS0120/25-F001689 8/28-9/4/26LG 2T ----- NOTICE OF SUSPENSION OSCEOLA COUNTY To: CHRISTOPHER R. LAMPKIN Case No.: CD202603670/D 3301374 A Notice of Suspension to suspend your license(s) and eligibility for licensure has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708, Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law. 8/14-9/4/26LG 4T ----- NOTICE OF SUSPENSION OSCEOLA COUNTY To: JOSEPH A. MORGAN Case No.: CD202603417/D 3315211 A Notice of Suspension to suspend your license(s) and eligibility for licensure has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708, Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law. 8/14-9/4/26LG 4T ----- PASCO COUNTY IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2026CP000418CPAXWS IN RE: ESTATE OF ROBERT E. PENDLAND Deceased. NOTICE TO CREDITORS The administration of the estate of ROBERT E. PENDLAND, deceased, whose date of death was April 6, 2024; File Number 2026CP000418CPAXWS, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Box 338, New Port Richey, FL 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 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 PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is September 4, 2026. Personal Representative: VALARIE J. GRIM 701 S. Howard Ave, Suite 106339 Tampa, FL 33606 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:	PASCO COUNTY GADeservice@GendersAlvarez.com 9/4-9/11/26LG 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: Floriduh Co Owner: Michael Rudolph 37304 Meridian Ave. Dade City, FL 33525-3718 9/4/26LG 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: SEOREH STUDIOS Owner: Jessica L. Respondek 2213 Cerulean Sky Drive Lutz, FL 33558 9/4/26LG 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: CATALINA FORN LLC Owner: Catalina Forn P.O. Box 998 Zephyrhills, FL 33539 9/4/26LG 1T ----- IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2026CP001285CPAXES IN RE: ESTATE OF DENISE MARIE GALLAGHER Deceased. NOTICE TO CREDITORS The administration of the estate of DENISE MARIE GALLAGHER, deceased, whose date of death was May 17, 2026, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, Suite 104, New Port Richey, FL 34654-5598. 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 tile 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. IN RE: ESTATE OF ROBERT E. PENDLAND Deceased. NOTICE TO CREDITORS The administration of the estate of ROBERT E. PENDLAND, deceased, whose date of death was April 6, 2024; File Number 2026CP000418CPAXWS, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Box 338, New Port Richey, FL 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 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 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 September 4, 2026. Personal Representative: /s/ Tonya Pineda TONYA PINEDA 11032 Holly Cone Drive Riverview, Florida 33569 Attorney for Personal Representative: /s/ Cynthia I. Waisman CYNTHIA I. WAISMAN, ESQ. Florida Bar Number: 0169986 Cynthia I. Waisman, P.A. 2451 McMullen Booth Road, Ste. 214 Clearwater, Florida 33759 Telephone: (727) 712-2299 Fax: (813) 890-3461 E-Mail: cynthiai@cynthiawaismanlaw.com Secondary E-Mail: cynthiawaisman@gmail.com 9/4-9/11/26LG 2T ----- IN THE COUNTY COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA COUNTY CIVIL DIVISION Case No.: 25-CC-8211 BALLANTRAE HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, v. JACK HENRIQUEZ, III; UNKNOWN SPOUSE OF JACK HENRIQUEZ, III; UNKNOWN TENANT IN POSSESSION 1; and UNKNOWN TENANT IN POSSESSION 2, Defendants. NOTICE OF SALE Notice is hereby given that pursuant to the Amended Uniform Final Judgment of Foreclosure rendered on August 31, 2026, in the case pending in the County Court of the Sixth Judicial Circuit in and for Pasco County, Florida, Case No. 25-CC-8211, Nikki Alvarez-Sowles, Esq., Clerk of the Court will sell the property situated in said County, described as:	PASCO COUNTY Lot 18, Block 3 of BALLANTRAE VIL-LAGE 6, a subdivision according to the Plat thereof recorded in Plat Book 53, Pages 1 through 10, of the Public Records of Pasco County, Florida, further described as: 3810 Beneraid Street, Land O' Lakes, Florida 34638, at public sale, to the highest and best bidder for cash on September 24, at 10:00 A.M. online at the following website: www.pasco.realforeclose.com. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FUNDS FROM THIS SALE, IF ANY, OTHER THAN THE PROPERTY OWNER, MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE IN ACCORDANCE WITH SECTION 45.031(1)(A), FLORIDA STATUTES. If you are a person with a disability who needs accommodation to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Contact either the Pasco County Customer Service Center, 8731 Citizens Drive, New Port Richey, FL 34654, (727) 847-2411 (V), or the Pasco County Risk Management Office, 7536 State Street, New Port Richey, FL 34654, (727) 847-8028 (V), at least seven days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is fewer than seven days. If you are hearing or voice impaired, call 711. Dated the 31st day of August, 2026 s/ Barbara Prasse-Anderson (FBN 610933) Jessica Muller (FBN: 1015974) PRASSE-ANDERSON & MULLER, LLP 15310 Amberly Drive, Suite 250 Tampa, Florida 33647 Telephone: 813-258-4422 Direct Dial: 813-642-7463 Facsimile: 813-258-4424 E-service: pleadings@tampalitigator.com 9/4-9/11/26LG 2T ----- IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA. CASE NO. 2025CA003315CAAXES WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE OF CROSS 2023-H1 MORTGAGE TRUST, PLAINTIFF, VS. BRITTANY A. GOODWIN , ET AL. DEFENDANT(S). /NOTICE OF FORECLOSURE SALE NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated August 20, 2026 in the above action, the Pasco County Clerk of Court will sell to the highest bidder for cash at Pasco, Florida, on October 19, 2026, at 11:00 AM, at www.pasco.realforeclose.com for the following described property: LOT 353, LAKESHORE RANCH PHASES 2 & 3, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 63, PAGE(S) 51 THROUGH 99, INCLUSIVE, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim 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. La Gaceta Publishing, Inc 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 the either the Pasco County Customer Service Center, ADA Liaison 8731 Citizens Drive, New Port Richey, FL 34654, Phone 727-847-2144 (V) or the Pasco County Risk Management Office, 7536 State Street, New Port Richey, FL 34654, 727-847-8028 (V) at least 7 days before your scheduled court appearance, or immediately on receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. 11080-1040725 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA Carrington Mortgage Services, LLC, Plaintiff, vs. The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or Other Claimants by, through, under or against, Janna Parramore, Deceased; et al. Defendants. Case No: 2025CA002928CAAXES NOTICE OF FORECLOSURE SALE NOTICE IS HEREBY GIVEN that pursuant to the Final Judgment of Foreclosure dated August 20, 2026, and entered in Case No. 2025CA002928CAAXES of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida wherein Carrington Mortgage Services, LLC, is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or Other Claimants by, through, under or against, Janna Parramore, Deceased; Secretary of Housing and Urban Development; Hamilton Park of Pasco County Homeowner's Association, Inc.; Kyle Anthony Parramore; Kourtney Lian Parramore, are Defendants, Nikki Alvarez-Sowles, Pasco County Clerk of Courts, will sell to the highest and best bidder for cash at www.pasco.realforeclose.com at 11:00 a.m. on November 18, 2026, the following described property set forth in said Final Judgment, to wit: LOT 39, BLOCK 1, HAMILTON PARK, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 55, PAGES 140 TO 144	PASCO COUNTY INCLUSIVE, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. Property Address: 4417 Hawksley Pl, Wesley Chapel, FL 33545 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 August 21, 2026 /s/ Nick Geraci Nick Geraci, Esq. Florida Bar No. 95582 Lender Legal PLLC 1800 Pembrook Drive, Suite 250 Orlando, FL 32810 Tel: (407) 730-4644 Attorney for Plaintiff Service Emails: ngeraci@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 21 day of August 2026 to: Janna Parramore 4417 Hawksley Pl Wesley Chapel, FL 33545 Secretary of Housing and Urban Development 400 North Tampa St Suite 3200 Tampa FL 33602 USAFLM.HUD@usdoj.gov JAXSFFORECLOSURES@hud.gov Hamilton Park of Pasco County Homeowner's Association, Inc. c/o Anne M. Malley, Esquire 36739 County Road 52, Suite 105 Dade City, FL 33525 amalley@malleyppa.com denise@malleyppa.com The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or Other Claimants by, through, under or against, Janna Parramore, Deceased 4417 Hawksley Pl Wesley Chapel, FL 33545 Gary De Pury, Esq. 21035 Leonard Rd Lutz Florida 33558 Gary@DePury.com Paralegal@DePuryLaw.com on behalf for Kyle Anthony Parramore Kourtney Lian Parramore /s/ Nick Geraci Nick Geraci, Esq. 11080-1040437 IN THE COUNTY COURT IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2026CC004703CCAXES GRAND OAKS MASTER ASSOCIATION, INC., Plaintiff, vs. MARLA A. RIMA and KELVIN KINNEY, Defendants. NOTICE OF ACTION TO: MARLA A. RIMA and KELVIN KINNEY 25741 Frith Street Land O' Lakes, FL 34639 YOU ARE NOTIFIED of an action to foreclose a lien on the following property in Pasco County, Florida: Lot 5, Block 10, Grand Oaks Phase 2, Unit 9, according to the map or plat thereof, as recorded in Plat Book 42, pages 119 through 123, inclusive, of the Public Records of Pasco 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 10/05/2026, 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 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. Within two (2) working days of your receipt of this Notice of Action 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; via 1-800-955-8771 if you are hearing impaired. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding disabled transportation services. WITNESS my hand and the seal of this Court on this August 27, 2026 By: s/ Nikki Alvarez-Sowles Pasco County Clerk & Comptroller Deputy Clerk: Shakira Ramirez Pagan Katherine Martinez, Esq. BUSH ROSS, P.A. P.O. Box 3913, Tampa, FL 33601 Telephone: (813) 204-6492 Counsel for Plaintiff BIR File: 016675.00142 9/4-9/11/26LG 2T ----- IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE NO.: 51-2025-CA-003752-CAAX-W5 ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC., Plaintiff, vs. ANTONIO MARIN JR. A/K/A ANTONIO MARIN, UNKNOWN SPOUSE OF
(Continued on next page)				

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PASCO COUNTY ANTONIO MARIN A/K/A ANTONIO MARIN N/K/A JUDY MARIN, et al., Defendant(s). NOTICE OF SALE NOTICE IS GIVEN that, in accordance with the Uniform Final Judgment of Foreclosure entered on August 5, 2026 in the above-styled cause, Nikki Alvarez-Sowles, Esq., Pasco county clerk of court shall sell to the highest and best bidder for cash on September 28, 2026 at 11:00 A.M., at www.pasco.realforeclose.com, the following described property: LOT 2, BRIARWOODS - PHASE 1, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 19, PAGES 8 THROUGH 13, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA Property Address: 10401 Landmark Drive, Hudson, FL 34667 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. Within two (2) working days of your receipt of this (describe notice/order) 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; via 1-800-955-8771 if you are hearing impaired. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding disabled transportation services. Dated August 28, 2026 /s/ Kelley L. Church Kelley L. Church, Esquire Florida Bar No.: 100194 Quintairos, Prieto, Wood & Boyer, P.A. 255 S. Orange Ave., Ste. 900 Orlando, FL 32801-3454 (855) 287-0240 (407) 872-6012 Facsimile E-mail: servicecopies@qpwblaw.com E-mail: kcchurch@qpwblaw.com Attorney for Plaintiff 9/4-9/11/26LG 2T ----- IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2026CP001265CPAXWS IN RE: ESTATE OF LEONARD CHARLES STILPHEN, JR., Deceased. NOTICE TO CREDITORS The administration of the estate of LEONARD CHARLES STILPHEN, JR., deceased, whose date of death was May 20, 2026; File Number 2026CP001265CPAXWS, 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 name and address of the personal representative and the personal representative's attorneys are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served, must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is September 4, 2026. Signed on August 28, 2026. Personal Representative: /s/ RUTH ANN NICKERSON Attorneys for Personal Representative: /s/ Sean F. Bogle, Esq. Email: sean@boglelawfirm.com Florida Bar No. 106313 Douglas A. Cohen, Esq. Email: doug@boglelawfirm.com Florida Bar No.: 124063 Attorneys for Petitioner BOGLE LAW FIRM 101 S. New York Ave., Suite 205 Winter Park, FL 32789 Telephone: 407-834-3311 Fax: 407-834-3302 9/4-9/11/26LG 2T ----- IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION Case No.: 26-CP-001162 IN RE: ESTATE OF TIMOTHY LAWRENCE PEYTON, Deceased. NOTICE TO CREDITORS The administration of the estate of Timothy Lawrence Peyton, deceased, whose date of death was June 11, 2026, is pending in the Circuit Court for Pasco County,	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. 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 September 4, 2026. Personal Representative: Drake Peyton 18132 Portside Street Tampa, Florida 33647 Attorney for Personal Representative: Marley Dodd, Esq. Florida Bar No. 1058457 Brice Zoecklein, Esq. Florida Bar No. 0085615 Zoecklein Law, P.A. 150 E. Bloomingdale Avenue Brandon, Florida 33511 marley@zoeckleinlawpa.com brice@zoeckleinlawpa.com eservice4@zoeckleinlawpa.com Telephone: (813) 501-5071 Fax: (813) 925-4310 9/4-9/11/26LG 2T ----- IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2017-CA-003228 ES FLAGSTAR BANK, FSB, Plaintiff, vs. CLIFFORD J. BROGDON A/K/A CLIFFORD JULIEN BROGDON; et al., Defendants. NOTICE OF SALE NOTICE IS GIVEN that, in accordance with the Order on Plaintiff's Motion to Cancel and Reschedule Foreclosure Sale entered on July 17, 2026 in the above-styled cause, Nikki Alvarez-Sowles, Esq., Pasco county clerk of court shall sell to the highest and best bidder for cash on September 29, 2026 at 11:00 A.M., at www.pasco.realforeclose.com, the following described property: LOT 3, BLOCK 59, MEADOW POINTE IV PARCEL "AA" NORTH PHASE "2", ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 68, PAGE(S) 15-27, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. Property Address: 31957 Mardelle Place, Wesley Chapel, FL 33543 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. Within two (2) working days of your receipt of this (describe notice/order) 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; via 1-800-955-8771 if you are hearing impaired. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding disabled transportation services. Dated August 28, 2026 /s/ Kelley L. Church Kelley L. Church, Esquire Florida Bar No.: 100194 Quintairos, Prieto, Wood & Boyer, P.A. 255 S. Orange Ave., Ste. 900 Orlando, FL 32801-3454 (855) 287-0240 (407) 872-6012 Facsimile E-mail: servicecopies@qpwblaw.com E-mail: kcchurch@qpwblaw.com Attorney for Plaintiff 9/4-9/11/26LG 2T ----- IN THE COUNTY COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION CASE NO: 2026CC003378 RSF HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. KELLY BROWN, a single woman and UNKNOWN TENANT, Defendants. NOTICE OF SALE PURSUANT TO CHAPTER 45 NOTICE IS HEREBY GIVEN pursuant	PASCO COUNTY to a Final Judgment of Foreclosure entered in Case No. 2026CC003378, of the County Court of the Sixth Judicial Circuit in and for Pasco County, Florida, wherein RSF HOMEOWNERS ASSOCIATION, INC. is Plaintiff, and KELLY BROWN, a single woman, is Defendant, the Clerk of the Pasco County Court will sell to the highest bidder for cash on September 24, 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: LOT 20, RESERVE AT SEA FOREST, according to the plat thereof, as recorded in Plat Book 59, Pages 17-20, Public Records of Pasco County, Florida. Property Address: 4536 Heron Landing, New Port Richey, FL 34653 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. Any persons with a disability requiring accommodations should contact the A.D.A. coordinator not later than seven (7) days prior to the proceeding at (727) 847-8110. If hearing impaired (TDD), call 1-800-955-8771, or if voice impaired (V), call 1-800-955-8770 for the assistance of Florida Relay Services. Dated August 26, 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 9/4-9/11/26LG 2T ----- IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File Number: 2026-CP-001337 IN RE: ESTATE OF PABLO RIVERA GONZALEZ Deceased. NOTICE TO CREDITORS The administration of the estate of Pablo Rivera Gonzalez, deceased, File No. 2026-CP001337CPAXES, whose date of death was December 27, 2024, 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 9/4/2026 Personal Representative: Lillian Rivera 37749 Hart Circle Zephyrhills, Florida 33542 Attorney for Personal Representative: Krystal Reyes, Esq. FL Bar No. 1028024 The Probate Pro, a Division of Darren Findling Law Firm, PLC 3300 W. Lake Mary Blvd., Suite 310 Lake Mary, Florida 32746 Phone: 407-559-5480 Email: kreyes@theprobatepro.com 9/4-9/11/26LG 2T ----- IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 512026CP001341CPAXWS Division Probate IN RE: ESTATE OF MARY JANE PRICE Deceased. NOTICE TO CREDITORS The administration of the estate of MARY JANE PRICE, deceased, whose date of death was July 12, 2025, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Box 338, New Port Richey, FL 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 has been 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	PASCO COUNTY claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Florida Statutes section 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under Florida Statutes section 732.2211. The date of first publication of this notice is September 4, 2026. Personal Representative: /s/ Sherry L. Williamson SHERRY LEE WILLIAMSON 2807 56th Street South Gulport, Florida 33707 Attorney for Personal Representative: /s/ Dana Kemper Dana Kemper, Esq. Florida Bar # 0044337 HEMNESS FALLER ELDER LAW 309 N. Parsons Avenue Brandon, Florida 33510-4515 (813) 661-5297 (813) 689-8725 fax dana@hemnesslaw.com service@hemnesslaw.com 9/4-9/11/26LG 2T ----- IN THE CIRCUIT COURT IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 26-CA-000693 FAIRWAY ASSOCIATION, INC., Plaintiff, vs. RAY LOUIS CANNON, Defendant. NOTICE OF SALE NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on August 25, 2026, by the Circuit Court of Pasco County, Florida, for the following property described as: Lot 2, Fairway Village Phase 1, according to the map or plat thereof, as recorded in Plat Book 23, Page(s) 138 through 140, inclusive, together with a non-exclusive easement for ingress and egress over and across the land described in Official Records Book 821, page 1006 and Official Records Book 839, page 1763, as recorded in 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 October 8, 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 Attorneys for Plaintiff 8/28-9/4/26LG 2T ----- IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File Number 2026-CP-1071-WS IN RE: ESTATE OF ROBERT J. SHOPEY SR., Deceased NOTICE TO CREDITORS The administration of the estate of ROBERT J. SHOPEY SR., deceased, whose date of death was 4-6-26, 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. 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. 732.3311. The written demand must be filed with the clerk. 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	PASCO COUNTY against the decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE TIME 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 August 28, 2026. Personal Representative: JESSICA M. SHOPEY 4346 Craftsword Drive New Port Richey, FL 34652 Attorney for Personal Representative: /s/ Matt Ellrod Matthew D. Ellrod 6642 Rowan Road New Port Richey, FL 34653 (727) 843-0566 Fla. Bar No. 377937 email: mattellrod@verizon.net 8/28-9/4/26LG 2T ----- IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-001363 IN RE: ESTATE OF RALPH CHARLES DINARDO, 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 RALPH CHARLES DINARDO, deceased, File Number 26-CP-001363; by the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, Florida 33523; that the decedent's date of death was January 9, 2026; that the total value of the estate is other assets valued at approximately \$35,650 and that the name and address of whom it has been assigned by such order are: Beneficiary: KATHY A. KOPEC 26022 Loblolly Lane Land O'Lakes, FL 34639 ALL INTERESTED PERSONS ARE NOTIFIED THAT: All creditors of the estate of Decedent and persons having claims or demands against the estate of 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 DECEDENT'S DATE OF DEATH IS BARRED. The petitioner has no duty to discover whether any property held at the time of Decedent's death by Decedent or 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 August 28, 2026. Person Giving Notice: /s/ KATHY A. KOPEC 26022 Loblolly Lane Land O'Lakes, Florida 34639 Attorney for Person Giving Notice: /s/ Joshua T. Keleske, Esq. Attorney for Petitioner Email: jkeleske@trustedcounselors.com Florida Bar No. 0548472 Joshua T. Keleske, P.L. 3333 W. Kennedy Boulevard, Suite 104 Tampa, Florida 33609 Telephone: (813) 254-0044 8/28-9/4/26 2T ----- IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-001277 IN RE: ESTATE OF JAMES MALCOM REIFF A/K/A JAMES M. REIFF Deceased. NOTICE TO CREDITORS The administration of the estate of James Malcom Reiff a/k/a James M. Reiff, deceased, whose date of death was May 20, 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 33523-3894. 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 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

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PASCO COUNTY 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 August 28, 2026. Personal Representative: /s/ Robert George Reiff 3111 Rock Valley Drive Holiday, Florida 34691 Attorney for Personal Representative: /s/ L. Tyler Yonge L. Tyler Yonge, Attorney Florida Bar Number: 98179 DRUMMOND WEHLE YONGE LLP 6987 East Fowler Avenue Tampa, Florida 33617 Telephone: (813) 983-8000 Fax: (813) 983-8001 E-Mail: tyler@dwyfirm.com Secondary E-Mail: amy@dwyfirm.com 8/28-9/4/26LG 2T IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No.: 26-CP-1050-AX-WS IN RE: ESTATE OF GERALD RAY VIANO, Deceased. NOTICE TO CREDITORS The administration of the estate of Gerald Ray Viano, deceased, whose date of death was May 27, 2026, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is 7530 Little Rd., 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. 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 August 28, 2026. Personal Representative: /s/ Rebecca Lynn Hamilton 2350 Cypress Pond Road, Apt. 1209 Palm Harbor, Florida 34683 Attorney for Personal Representative: /s/ D. Christopher Alfonso D. Christopher Alfonso, Esquire Florida Bar Number: 0731455 3002 West Kennedy Blvd. Tampa, Florida 33609 Telephone: (813) 523-9009 E-Mail: chris@wealthplanninglaw.com 8/28-9/4/26LG 2T IN THE CIRCUIT COURT OF THE STATE OF FLORIDA, IN AND FOR PASCO COUNTY Case No.: 2026-CP-000640 IN RE: ESTATE OF BRYAN P. RANSON, Deceased. NOTICE TO CREDITORS The administration of the estate of BRYAN P. RANSON, deceased, whose date of death was January 1, 2026, and whose social security number is XXX-XX-7276, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 255 N. Broadway Ave, Bartow, Florida 33830. 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. 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 August 28, 2026. Personal Representative: /s/ Samuel L. Wenzel, Jr. Sofia Herrera, Esquire Attorney Florida Bar Number: 1069771	PASCO COUNTY 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 8/28-9/4/26LG 2T IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-001293 IN RE: ESTATE OF WILLIAM EDWARD MILLER Deceased. NOTICE TO CREDITORS The administration of the estate of William Edward Miller, deceased, whose date of death was May 21, 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 33523-3894. 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 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 August 28, 2026. Personal Representative: /s/ Gerard F. Wehle, Jr. 6987 East Fowler Avenue Tampa, Florida 33617 Attorney for Personal Representative: /s/ Gerard F. Wehle, Jr., Attorney Florida Bar Number: 769495 DRUMMOND WEHLE YONGE LLP 6987 East Fowler Avenue Tampa, Florida 33617 Telephone: (813) 983-8000 Fax: (813) 983-8001 E-Mail: jj@dwyfirm.com Secondary E-Mail: amy@dwyfirm.com 8/28-9/4/26LG 2T IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2026CP001177 Division Probate IN RE: ESTATE OF RAUL ERNESTO JORDAN Deceased. NOTICE TO CREDITORS The administration of the estate of Raul Ernesto Jordan, 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 PO Box 338, New Port Richey, FL 34656. 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 August 28, 2026. Personal Representative: Luis Eduardo Jordan 19 Morford Pl, Apt 1J Red Bank, NJ 07701 Attorney for Personal Representative: /s/ Sofia Herrera Sofia Herrera, Esquire Attorney Florida Bar Number: 1069771	PASCO COUNTY AWS LAW FIRM 2202 N Westshore Blvd, Suite 200 Tampa, FL 33607 Telephone: (813) 922-5293 Fax: (877) 927-7639 E-Mail: sofia@awslaw.org Secondary E-Mail: service@awslaw.org 8/28-9/4/26LG 2T IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2026-CP-001232 IN RE: ESTATE OF EDWARD NEIL MATHIS Deceased. NOTICE TO CREDITORS The administration of the estate of EDWARD NEIL MATHIS, deceased, whose date of death was May 19, 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, 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 August 28, 2026. Personal Representative: /s/ Cody Green CODY DEWAYNE GREEN 10011 Old Pasco Road San Antonio, Florida 33576 Attorney for Personal Representative: /s/ Chelsea Waller-Douthard CHELSEA WALLER-DOUTHARD, ESQ. Attorney for Petitioner Florida Bar Number: 112266 WALLER LAW, P.A. P.O. Box 1668 Dade City, Florida 33526 Telephone: (352) 567-4690 Fax: (352) 567-1307 E-Mail: pleadings@wallerlawfl.com Secondary E-Mail: chelsea@wallerlawfl.com 8/28-9/4/26LG 2T IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE NO.: 512022CA002231CAAXES HSBC BANK USA, NATIONAL ASSOCIATION AS TRUSTEE FOR DEUTSCHE ALT-A SECURITIES, INC., MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2007-AR3, Plaintiff, vs. ANN SHIWBALAK, et. al., Defendant(s). NOTICE OF SALE NOTICE IS GIVEN that, in accordance with the Uniform Final Judgment of Foreclosure entered on May 28, 2026 in the above-styled cause, Nikki Alvarez-Sowles, Esq., Pasco county clerk of court shall sell to the highest and best bidder for cash on September 24, 2026 at 11:00 A.M., at www.pasco.realforeclose.com, the following described property: LOT 4, BLOCK 1, BOYEDALE OAKS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 54, PAGES 1 THROUGH 7, INCLUSIVE, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. Property Address: 29932 Prairie Falcon Drive, Wesley Chapel, Florida 33545 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. Within two (2) working days of your receipt of this (describe notice/order) 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; via 1-800-955-8771 if you are hearing impaired. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding disabled transportation services. Dated August 21, 2026 /s/ Kelley L. Church Kelley L. Church, Esquire Florida Bar No.: 100194 Quintairos, Prieto, Wood & Boyer, P.A. 255 S. Orange Ave., Ste. 900 Orlando, FL 32801-3454 (855) 287-0240 (407) 872-6012 Facsimile	PASCO COUNTY E-mail: servicecopies@qpwbllaw.com E-mail: kcchurch@qpwbllaw.com Attorney for Plaintiff 8/28-9/4/26LG 2T IN THE COUNTY COURT IN AND FOR PASCO COUNTY, FLORIDA COUNTY CIVIL DIVISION CASE NO.: 2024-CC-005056 CONNERTON COMMUNITY ASSOCIATION, INC., Plaintiff, vs. NEKKESHA DANIELLE MCKINNIE AND SHERONE TIASHAUNE MCKINNIE, Defendant. NOTICE OF SALE NOTICE IS HEREBY GIVEN that, pursuant to the Order of Final Judgment of Foreclosure entered in this cause on August 20, 2026 by the County Court of Pasco County, Florida, the property described as: Lot 8, Block 24, of CONNERTON VILLAGE TWO PARCEL 211, according to the plat thereof, as recorded in Plat Book 58, Page(s) 56-80, inclusive, of the public records of Pasco County, Florida. ADDRESS: 21638 Southern Charm Drive, Land O'Lakes, FL 34637 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 September 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 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/ Jared W. Galaris Jared W. Galaris, Esquire Florida Bar No: 1039661 jgalaris@appletonreiss.com Appleton Reiss, PLLC 215 N. Howard Ave., Suite 200 Tampa, FL 33606 Phone: (813) 542-8888 Attorneys for Plaintiff 8/28-9/4/26 LG 2T IN THE COUNTY COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, STATE OF FLORIDA Case No.: 2026CC001621CCAXWS GULF HARBORS CONDOMINIUM ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, v. CARELLE CARTER, Defendant. NOTICE OF SALE NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure in this cause, in the County Court of Pasco County, Florida, the Pasco Clerk of Court will sell all the property situated in Pasco County, Florida described as: Parcel No. 07/26/16/0240/00900/3020 Unit 302, Building 9, Gulf Harbors Condominium, Section 14, according to the Declaration of Condominium recorded in Official Records Book 463, Pages 531-559, and all subsequent amendments thereto, and as recorded in Condominium Plat Book 12, Page 53 of the Public Records of Pasco County, Florida, together with an undivided interest in the common elements appurtenant thereto. Also known as: 5245 Amulet Dr., Unit 302, New Port Richey, FL 34652. at public sale to the highest bidder for cash, except as set forth hereinafter, on September 30, 2026 at 11:00 a.m. at https://www.pasco.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 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 20th day of August, 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 8/28-9/4/26LG 2T IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No.: 2026CP001352CP IN RE: ESTATE OF PAUL ANDERSON GRUBB, JR. Deceased. NOTICE TO CREDITORS (Summary Administration) TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:	PASCO COUNTY You are hereby notified that an Order of Summary Administration has been entered in the estate of Paul Anderson Grubb, Jr., deceased, File Number 2026CP001352CP, by the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, Florida 33523; that the Decedent's date of death was May 4, 2026; that the total value of the estate is \$87,829.26 and that the names and addresses of those to whom it has been assigned by such order are: <table><tr><th>Name</th><th>Address</th></tr><tr><td>Lois Z. Grubb</td><td>3617 Downfield Place New Port Richey, FL 34655</td></tr></table> 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 732.216-732.288 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 the clerk. The date of first publication of this Notice is August 28, 2026. Person Giving Notice: /s/ Lois Grubb Lois Z. Grubb 3617 Downfield Place New Port Richey, Florida 34655 Attorney for Person Giving Notice: /s/ Taylor Hess TAYLOR R. HESS Florida Bar No.: 95726 TRENAM, KEMKER, SCHARF, BARKIN, FRYE, O'NEILL & MULLIS, P.A. Post Office Box 1102 Tampa, Florida 33601-1102 Telephone: (813) 227-7480 Primary E-mail: thess@trenam.com Secondary E-mail: bbrandt@trenam.com Attorneys for Petitioner 8/28-9/4/26LG 2T IN THE COUNTY COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA Case No.: 2026DR004039DRAWXWS In Re: the Marriage of QIN HUANG Petitioner/Wife, and SHUIHUA LU Respondent/Husband. NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE TO: SHUIHUA LU Jiangxi Province, China YOU ARE NOTIFIED that an Action for Dissolution of Marriage has been filed against you. You are required to serve a copy of your written defenses, if any, to the Law Office of Alex Yu, P.A. at 15255 Amberly Drive, Tampa, FL 33647 on or before 09/21/2026, and file the original with the Clerk of this Court at 7530 Little Road, New Port Richey, FL 34654 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 Notice of Current Address, Florida Supreme Court Approved 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 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 August 14, 2026 /s/ Nikki Alvarez-Sowles Pasco County Clerk & Comptroller Deputy Clerk: Kaylen McCutcheon 8/21-9/11/26LG 4T IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA Case No.: 2026DR003278DRAWXWS Division: Z2 IN THE INTEREST OF ARI'ANNA ROSE STURMER, Child STEVEN EDWARD PITTS, PATRICIA ROSE CUMMINS PITTS, Petitioners and DESIREE ROSE JANAY PITTS AND JOSHUA DAVID STURMER, Respondents. NOTICE OF ACTION FOR PETITION FOR TEMPORARY CUSTODY TO: DESIREE ROSE JANAY PITTS 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 Michelle D'Angelone, Esquire, whose address is 7730 Little Road Suite B, New Port Richey, Florida 34654 on or before 09/21/2026, (Continued on next page)	Name	Address	Lois Z. Grubb	3617 Downfield Place New Port Richey, FL 34655
Name	Address							
Lois Z. Grubb	3617 Downfield Place New Port Richey, FL 34655							

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PASCO COUNTY and file the original with the clerk of this Court at PASCO County Courthouse, 7530 Little Road, New Port Richey, Florida 34656, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition. Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or emailed to the addresses on record at the clerk's office. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. Dated 08/17/26 Clerk of the Circuit Court By: /s/ Illegible Deputy Clerk 8/21-9/11/26LG 4T ----- IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2026-MH-001614 2026-GA-000205 IN RE: GUARDIANSHIP OF DELAEMANI ANNIYAH ALLEN <i>Alleged Incapacitated Person</i> NOTICE OF ACTION (formal notice by publication) TO: DEWANN ANDERSON YOU ARE NOTIFIED that a Petition to Determine Incapacity and Petition for Appointment of Plenary Guardian 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 9/18/2026, 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 August 18, 2026 Nikki Alvarez-Sowles Pasco County Clerk & Comptroller By: s/ Illegible As Deputy Clerk 8/21-9/11/26LG 4T ----- NOTICE OF ADMINISTRATIVE COMPLAINT PASCO COUNTY To: GORDON R. ANDERSON, V Case No.: CD202509564/D 3528889 An Administrative Complaint to revoke your license(s) and eligibility for licensure has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708 Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law. 8/14-9/4/26LG 4T ----- PINELLAS COUNTY 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: BRAVO BOOKS Owner: Bravo Tax & Books LLC 3680 46th Ave S., Unit 713 Saint Petersburg, FL 33711 9/4/26LG 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: BRAVO TAX Owner: Bravo Tax & Books LLC 3680 46th Ave S., Unit 713 Saint Petersburg, FL 33711 9/4/26LG 1T ----- IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA CASE NO. 26-002195-CI WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF OBX 2024-NQM5 TRUST, Plaintiff, vs. JOHN HOWARD ELLIS, SR. A/K/A JOHN ELLIS, ET AL. Defendant(s). NOTICE OF ACTION TO: RICHARD ELLIS RESIDENCE: UNKNOWN LAST KNOWN ADDRESS: 4902 31st	PINELLAS COUNTY Ave S, Apt 101, Gulfport, FL 33707 TO: ANDREA ROBINSON RESIDENCE: UNKNOWN LAST KNOWN ADDRESS: 4902 31st Ave S, Apt 101, Gulfport, FL 33707 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Pinellas County, Florida: UNIT NO. 101, GOLDEN SANDS CONDOMINIUM APARTMENTS, AS PER THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 2127, PAGE 433, TOGETHER WITH ANY AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, TOGETHER WITH THE RESPECTIVE UNDIVIDED SHARE OF COMMON ELEMENTS THERETO APPERTAINING. 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, otherwise 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 participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office at 727-464-4880 at 400 South Fort Harrison Avenue, Suite 500, Clearwater, FL 33756, 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. This notice shall be published once a week for two consecutive weeks in the La Gaceta. Dated 8/31/2026 Ken Burke Clerk of the Circuit Court & Comptroller 315 Court St, Clearwater, FL 33756 By: s/ Thomas Smith Deputy Clerk of the Court Tromberg, Miller, Morris & Partners 9/4-9/11/26LG 4T ----- IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION CASE NO. 26-002554-CI WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS OWNER TRUSTEE OF CSMC 2019-SPL1 TRUST, Plaintiff, vs. GERI L. GRIFFIE A/K/A GERI LEE GRIFFIE; UNKNOWN SPOUSE OF GERI L GRIFFIE A/K/A GERI LEE GRIFFIE; TOWNVIEW CONDOMINIUM ASSOCIATION, INC.; UNITED STATES OF AMERICA; 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: GERI L. GRIFFIE A/K/A GERI LEE GRIFFIE Last Known Address: 105 4th Ave NE Apt 329, St. Petersburg, FL 33701 Current Address: UNKNOWN TO: UNKNOWN SPOUSE OF GERI L. GRIFFIE A/K/A GERI LEE GRIFFIE Last Known Address: 105 4th Ave NE Apt 329, St. Petersburg, FL 33701 Current Address: UNKNOWN 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, 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 PINELLAS County, Florida, legally described as: UNIT NO 329 OF TOWNVIEW, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN O.R. BOOK 5405, PAGE 1, AND ALL EXHIBITS AND AMENDMENTS THEREOF, AND RECORDED IN CONDOMINIUM PLAT BOOK 64, PAGE 20, PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST OR SHARE IN THE COMMON ELEMENTS APPURTENANT THERETO. This property is located at the street address of 104 4th Ave NE, Apt 329, St. Petersburg, FL 33701. YOU ARE REQUIRED to serve a copy of your written defenses 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	PINELLAS COUNTY 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. 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 at 727-464-4880 at 400 South Fort Harrison Avenue, Suite 500, Clearwater, FL 33756, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired call 711. WITNESS my hand and the seal of the court on August 31st, 2026. Ken Burke, CPA Clerk of the Circuit Court 315 Court St, Clearwater, FL 33756 By: /s/ Thomas Smith Deputy Clerk McMichael Taylor Gray, LLC 9/4-9/11/26LG 2T ----- NOTICE OF SALE NOTICE IS HEREBY GIVEN that pursuant to Florida Statute §715.109, Bay Ranch Mobile Home Village, LLP, d/b/a Bay Ranch Mobile Home Park, offers for public sale the following: 36' 1977 SCHU HS Mobile Home VIN S154393B (Title# 14499313) and on September 11, 2026 at 7349 Ulmerton Road, Largo, Pinellas County, Florida 33771, at the hour of 10:00 a.m. or as soon thereafter as possible, the landlord will offer for sale "AS IS" "WHERE IS" the aforesaid personal property at public outcry and will sell the same, subject to ownership rights, liens, and security interests which have priority by law, if any, to the highest bidders and best bidder or bidders for CASH, the proceeds to be applied as far as may be to the payment of costs of storage, advertising and sale, due and owing the landlord. The name and addresses of the former owner are The Estate of Debi Garnes a/k/a Deborah L. Scerca, 7349 Ulmerton Road, Lot #350, Largo, Pinellas County, Florida 33771 and Ann Marie E. Archer, 7349 Ulmerton Road, Lot #350, Largo, Pinellas County, Florida 33771. Bay Ranch Mobile Home Village, LLP, d/b/a Bay Ranch Mobile Home Park By: Patrick M. Singer, Attorney for Bay Ranch Mobile Home Village, LLP Authorized Agent Landlord Law, P.A. 14502 N. Dale Mabry Hwy., Suite 200 Tampa, FL 33618 8/28-9/4/26LG 2T ----- NOTICE OF ACTION NOTICE IS HEREBY GIVEN that pursuant to Florida Statute §715.109, Bay Ranch Mobile Home Village, LLP, d/b/a Bay Ranch Mobile Home Park, offers for public sale the following: TWO (DOUBLEWIDE) 40' 1971 RITZ HS Mobile Homes VIN 07102937A (Title# 4078685) and VIN 07102937B (Title# 4078684) and on September 11, 2026 at 7349 Ulmerton Road, Largo, Pinellas County, Florida 33771, at the hour of 9:30 a.m. or as soon thereafter as possible, the landlord will offer for sale "AS IS" "WHERE IS" the aforesaid personal property at public outcry and will sell the same, subject to ownership rights, liens, and security interests which have priority by law, if any, to the highest bidders and best bidder or bidders for CASH, the proceeds to be applied as far as may be to the payment of costs of storage, advertising and sale, due and owing the landlord. The name and addresses of the former owner are William LeClair a/k/a William Charles LeClair, 7349 Ulmerton Road, Lot #323, Largo, Pinellas County, Florida 33771 and The Estate OF Frances Hatchett a/k/a Frances Murray Hatchett 7349 Ulmerton Road, Lot #323, Largo, Pinellas County, Florida 33771. Bay Ranch Mobile Home Village, LLP, d/b/a Bay Ranch Mobile Home Park By: Patrick M. Singer, Attorney for Bay Ranch Mobile Home Village, LLP Authorized Agent Landlord Law, P.A. 14502 N. Dale Mabry Hwy., Suite 200 Tampa, FL 33618 8/28-9/4/26LG 2T ----- IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION CASE NO. 22-001344-CI U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF LSF10 MASTER PARTICIPATION TRUST Plaintiff, vs. MOHAMMAD RAHMAN, et al, Defendants NOTICE OF SALE PURSUANT TO CHAPTER 45 NOTICE IS HEREBY GIVEN pursuant to Final Judgment dated July 15, 2026 and entered in Case No. 22-001344-CI of the Circuit Court of the SIXTH Judicial Circuit in and for Pinellas County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF LSF10 MASTER PARTICIPATION TRUST IS the Plaintiff and MOHAMMAD RAHMAN, WEATHERSFIELD HOMEOWNERS ASSOCIATION, INC., and UNKNOWN SPOUSE OF MOHAMMED RAHMAN, the Defendants. Ken Burke, CPA, Clerk of the Circuit Court in and for Pinellas County, Florida will sell to the highest and best bidder for cash at www.pinellas.realforeclose.com, the Clerk's website for on-line auctions at 10:00 A.M. on October 15, 2026, the following described property as set forth in said Order of Final Judgment, to wit: LOT 52, WEATHERSFIELD ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 99, PAGE 53 THROUGH 58, INCLUSIVE OF THE IN PUBLIC RE-	PINELLAS COUNTY CORDS OF PINELLAS COUNTY, FLORIDA LESS THE FOLLOWING: A PARCEL OF LAND LYING IN THE NORTHWEST 1/4 OF SECTION 36, TOWNSHIP 28 SOUTH, RANGE 15 EAST, PINELLAS COUNTY, FLORIDA. BEING FURTHER DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHWEST CORNER OF THE NORTHWEST 1/4 OF SAID SECTION 36; THENCE N 89 DEGREES 41' 18 E, ALONG THE SECTION LINE 50.00 FEET TO THE EAST RIGHT-OF-WAY OF KEENE ROAD (COUNTY ROAD 34) ACCORDING TO O.R. 3602, PAGE 103 OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA; THENCE SOUTH 00 DEGREES 02' 44 E, ALONG SAID EAST RIGHT-OF-WAY 1305.74 FEET TO THE NORTH BOUNDARY OF THE DUNEDIN CEMETERY, AS RECORDED IN PLAT BOOK 20, PAGE 47, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA; THENCE ALONG SAID NORTH BOUNDARY THE FOLLOWING THREE (3) COURSES : (1)5 89 DEGREES 38' 36 E, 439.85 FEET; (2)N 16 DEGREES 46' 25 E, 198.66 FEET; (3)S 89 DEGREES 38' 36' E, 777.46 FEET TO THE POINT OF BEGINNING; THENCE N 13 DEGREES 14' 13 W, 352.47 FEET; THENCE N 10 DEGREES 41' 50 E, 216.89 FEET; THENCE N 02 DEGREES 19' 27 E, 346.28 FEET; THENCE SOUTH 88 DEGREES 17' 04 E, 138.97 FEET; THENCE N 64 DEGREES 24' 57 E, 60.50 FEET; THENCE N 88 DEGREES 18' 27 E, 26.47 FEET; THENCE N 30 DEGREES 32' 05 E, 801.93 FEET; THENCE N 06 DEGREES 15' 06 E, 293.74 FEET, THENCE N 48 DEGREES 14' 03 W, 310.23 FEET; THENCE N 41 DEGREES 24' 16 E, 528.08 FEET TO THE SOUTH BOUNDARY OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 25; THENCE ALONG SAID BOUNDARY S 89 DEGREES 45' 48 E, 8.66 FEET TO THE WESTERLY BOUNDARY OF THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT, JERRY LAKE PARCEL , ACCORDING TO SURVEY DRAWING NO. 16-296-501, DATED 12/7/84 AND REVISED 5/1/85; THENCE ALONG SAID WESTERLY BOUNDARY BY THE FOLLOWING NINE (9) COURSES: 841 DEGREES 16' 43 W, 528.92 FEET, SOUTH 49 DEGREES 11' 58 E, 305.26 FEET; S 06 DEGREES 12' 16 W, 303.11 FEET; S 30 DEGREES 48' 16 W, 1253.01 FEET; S 18 DEGREES 52' 36 W, 72.92 FEET; S 06 DEGREES 12' 42 W, 100.59 FEET; S 08 DEGREES 12' 11 E, 101.03 FEET; S 16 DEGREES 50' 25 E, 191.72 FEET; S 00 DEGREES 05' 47 E, 63.18 FEET TO THE NORTH BOUNDARY OF SAID DUNEDIN CEMETERY; THENCE ALONG SAID NORTH BOUNDARY N 89 DEGREES 38' 36 W, 8.42 FEET TO THE POINT OF BEGINNING. 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 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 at Pinellas County, Florida, this 31st day of August, 2026. RUBIN LUBLIN, LLC Attorney for Plaintiff 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 JS0120/29311 9/4-9/11/26LG 2T ----- IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 26-001822-CI SECTION: 13 GEORGE A. SCRIBANO, Plaintiff, v. CTK CONDO LLC, a Florida limited liability company; CHRISTI JACKSON; TYLER COBANE; KAELA JACKSON; UNKNOWN SPOUSE OF CHRISTI JACKSON; BARKWOOD SQUARE CONDOMINIUM ASSOCIATION, INC., a not-for-profit Florida corporation, and ALL UNKNOWN PARTIES IN POSSESSION, Defendants. NOTICE OF SALE NOTICE IS HEREBY GIVEN pursuant to Final Judgment entered in Civil Case No. 26-001822-CI of the Circuit Court of the Sixth Judicial Circuit in and for Pinellas County, Florida wherein GEORGE A. SCRIBANO, Plaintiff and CTK CONDO LLC, a Florida Limited Liability Company; CHRISTI JACKSON; TYLER COBANE; KAELA JACKSON; BARKWOOD	PINELLAS COUNTY SQUARE CONDOMINIUM ASSOCIATION, INC. and ALL UNKNOWN PARTIES IN POSSESSION are Defendants, I, Clerk of Court, Ken Burke, will sell to the highest and best bidder for cash at www.pinellas.realforeclose.com, at 10:00 A.M. on September 30, 2026, the following described property as set forth in said Final Judgment, to wit: UNIT NO. 6343, AS SHOWN ON THE CONDOMINIUM PLAT OF BARKWOOD SQUARE, A CONDOMINIUM ACCORDING TO CONDOMINIUM PLAT BOOK 42, PAGE(S) 25, 26 AND 27, AND BEING FURTHER DESCRIBED IN THAT CERTAIN DECLARATION OF CONDOMINIUM FILED MAY 23, 1980 AT CLERK'S INSTRUMENT NO. 80082240 AND IN OR BOOK 5027, PAGE 458, OF THE PUBLIC RECORDS OF PINELLAS COUNTY FLORIDA. AND ALL AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS. Property Address: 6343 23rd St. N., St. Petersburg, FL 33702 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 THAT THE CLERK REPORTS THE 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 to, at no cost to you, the provision of certain assistance. For proceedings in the Court of Pinellas County, please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) 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 August 26th, 2026 VAUGHN LAW, PLLC Attorneys for Plaintiff s/ Danielle L Vaughn DANIELLE L. VAUGHN, ESQ., B.C.S., LLM Florida Bar Number: 89414 Email: dv@dvaughnlaw.com 9/4-9/11/26LG 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 HERITAGE CLUB BARBERSHOP & SALON ST. PETE Owner: Pinellas Home Builds 4 LLC 4737 34th St. S St. Petersburg, FL 33711 9/4/26LG 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: NEUROHYPNOSIS Owner: Hypnodelic LLC 1610 Hampton Ct. Safety Harbor, FL 34695 9/4/26LG 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: WELLFORD HOME HEALTH CARE Owner: Wellford, LLC 1714 County Road 1 #6 Dunedin, FL 34698 9/4/26LG 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: ANNALEY PRESS Owner: Gloria M. Larson 19111 Vista Bay Dr., Unit 502 Indian Shores, FL 33785 9/4/26LG 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: SUPER BIZ SITES Owner: Lemma Labs LLC 7901 4th St. N. Ste 300 Saint Petersburg, FL 33702 9/4/26LG 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: KRYONIX Owner: Kryonix Energy LLC 7901 4th St. N. Ste 300 St. Petersburg, FL 33702 9/4/26LG 1T ----- NOTICE OF INTENTION TO REGISTER FICTITIOUS TRADE NAME Notice is hereby given that the under-

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PINELLAS COUNTY signed 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: FELTS REFINISHING & RENOVATIONS Owner: James Alan Felts 13489 Croft Dr. S Largo, FL 33774 9/4/26LG 1T ----- IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA U.S. Bank National Association as Indenture Trustee for Towd Point Mortgage Trust 2021-1, Plaintiff, vs. UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS BY, THROUGH, UNDER OR AGAINST GWENDOLYN IVEY ROGERS, DECEASED, et al., Defendants. Case No: 25-000404-CI NOTICE OF FORECLOSURE SALE NOTICE IS HEREBY GIVEN that pursuant the Final Judgment of Foreclosure dated 03/24/2026, and entered in Case No. 25-000404-CI of the Circuit Court of the SIXTH Judicial Circuit in and for Pinellas County, Florida, and Order Granting Plaintiff's Motion to Cancel and Reschedule Foreclosure Sale, entered on August 26, 2026, wherein U.S. Bank National Association as Indenture Trustee for Towd Point Mortgage Trust 2021-1, is the Plaintiff and UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS BY, THROUGH, UNDER OR AGAINST GWENDOLYN IVEY ROGERS, DECEASED; MARCELLINA C. IVEY; UNKNOWN TENANT #1; UNKNOWN TENANT #2, are Defendants, Ken Burke, Pinellas County Clerk of Courts, will sell to the highest and best bidder for cash at www.pinellas.realforeclose.com at 10:00 a.m. on October 27, 2026, the following described property set forth in said Final Judgment, to wit: Lot 9, Block 1, Mansfield Heights Subdivision, according to the Plat thereof recorded in Plat Book 15, Page 66 of the Public Records of Pinellas County, Florida. Property Address: 1635 13th Ave S, St. Petersburg, FL 33712 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 August 26, 2026 /s/ Nick Geraci Nick Geraci, Esq. Florida Bar No. 95582 Lender Legal PLLC 1800 Pembrook Drive, Suite 250 Orlando, FL 32810 Tel: (407) 730-4644 Attorney for Plaintiff Service Emails: ngeraci@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 26 day of August 2026 to: UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS BY, THROUGH, UNDER OR AGAINST GWENDOLYN IVEY ROGERS, DECEASED 1635 13th Ave S St. Petersburg, FL 33712 MARCELLINA C. IVEY c/o Benjamin C. Haynes, Esq 407 Wekiva Springs Rd Ste 217 Longwood FL 32779 Ben@hayneslegalgroup.com UNKNOWN TENANT #1 1635 13th Ave S St. Petersburg, FL 33712 UNKNOWN TENANT #2 1635 13th Ave S St. Petersburg, FL 33712 /s/ Nick Geraci Nick Geraci, Esq. 11080-1040823 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. JUDD W. HENSON; et al, Defendants. Case No: 25-006722-CI NOTICE OF FORECLOSURE SALE NOTICE IS HEREBY GIVEN that pursuant the Final Judgment of Foreclosure dated 08/07/2026, and entered in Case No. 25-006722-CI of the Circuit Court of the SIXTH Judicial Circuit in and for Pinellas County, Florida wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, is the Plaintiff and JUDD W. HENSON; MELANIE A. HENSON; UNKNOWN SPOUSE OF JUDD W. HENSON; and UNKNOWN SPOUSE OF MELANIE A. HENSON, are Defendant(s), Ken Burke, Clerk of Pinellas County Clerk of Courts, will sell to the highest and best bidder for cash at 10:00 a.m. at www.pinellas.realforeclose.com on September 30, 2026 the following described property set forth in said Final Judgment, to wit: LOT 32, BLOCK 1, LAKEWOOD ESTATES TRACTS 10-11, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 38, PAGE(S) 27 THROUGH 29, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA. Commonly known as: 4133 Navarez Way S, St. Petersburg, FL 33712 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	PINELLAS COUNTY 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 August 25, 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 25th day of August 2026 to: JUDD W. HENSON 954 Linn Creek Road Lake Ozark, MO 65049 UNKNOWN SPOUSE OF JUDD W. HENSON 954 Linn Creek Road Lake Ozark, MO 65049 MELANIE A. HENSON 954 Linn Creek Road Lake Ozark, MO 65049 UNKNOWN SPOUSE OF MELANIE A. HENSON 954 Linn Creek Road Lake Ozark, MO 65049 /s/ Alexandra Kalman Alexandra Kalman, Esq. 11080-1040664 IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA File No. 26-007158-ES Section 4 IN RE: ESTATE OF JAMES ANTHONY SAGER, JR., Deceased. NOTICE TO CREDITORS The administration of the Estate of James A. Sager Jr., deceased, whose date of death was February 16, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 545 First Avenue North, St. Petersburg, FL 33701. 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. 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 September 4, 2026. Personal Representative: /s/ Michael Sager 4229 Key Tatch Drive Tampa, FL 33610 Attorney for Personal Representative: /s/ Justin T. Moonray Justin T. Moonray, Esq., Attorney Florida Bar Number: 118348 Moonray Law, PLLC 1032 E Brandon Blvd #9933 Brandon, FL 33511 Phone: 561-424-6213 Email: justin@moonraylaw.com 9/4-9/11/26LG 2T ----- IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 26-007888-ES IN RE: ESTATE OF GEORGE PAUL EGRI a/k/a GEORGE P. EGRI, Deceased. NOTICE TO CREDITORS The administration of the Estate of George Paul Egri a/k/a George P. Egri, deceased, whose date of death was July 23, 2026, 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 at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by the creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the Clerk.	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 September 4, 2026. Personal Representative: Timothy George Egri 39026 Crescent Drive Avon, Ohio 44011 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 9/4-9/11/26LG 2T ----- IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 26-007596-ES IN RE: ESTATE OF JOHN ARTHUR LARSON ALSO KNOWN AS JOHN LARSON Deceased. NOTICE TO CREDITORS The administration of the estate of John Arthur Larson also known as John Larson, deceased, whose date of death was June 18, 2026, 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. 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 September 4, 2026. Personal Representative: /s/ Kara Noel Larson 11339 Lippitt Avenue Dallas, TX 75218 Attorney for Personal Representative: /s/ Elizabeth P. Allen Florida Bar No. 794480 Primary Email: eallen@gibblaw.com Secondary Email: plamb@gibblaw.com Gibbons Neuman 3321 Henderson Boulevard Tampa, FL 33609 (813) 877-9222 9/4-9/11/26LG 2T ----- IN THE COUNTY COURT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 25-010312-CO, SECTION 42 CHATEAU BELLEAIR CONDOMINIUM ASSOCIATION, INC., Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS, CLAIMING, BY, THROUGH, UNDER OR AGAINST THE ESTATE OF MICHAEL C. VARNER, DECEASED, Defendants. NOTICE OF SALE NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on June 23, 2025 by the County Court of Pinellas County, Florida, the property described as: Leasehold interest in Lease recorded in O.R. Book 3778, page 303, as assigned, as the same pertains to and covers: CONDOMINIUM PARCEL: CONDOMINIUM UNIT NO. 26C, CHATEAU BELLEAIR CONDOMINIUM, according to plat thereof recorded in Condominium Plat Book 12, pages 1 to 6 inclusive, and being further described in that certain Declaration of Condominium recorded in O.R. Book 3897, pages 64 through 111, inclusive, and Amendments thereto recorded in O.R. Book 4337, page 770 and in O.R. Book 4757, page 245, Public Records of Pinellas County, Florida. PROPERTY ADDRESS: 2209 Belleair Road #C26, Clearwater, FL 33764. will be sold by the Pinellas County Clerk at public sale on October 1, 2026 at 10:00 A.M., electronically online at http://www.pinellas.realforeclose.com. 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	PINELLAS COUNTY 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. /s/Charles Evans Glausier Charles Evans Glausier, Esquire Florida Bar No.: 37035 cglausier@glausierknight.com GLAUSIER KNIGHT JONES, PLLC 400 N. Ashley Drive, Suite 2020 Tampa, FL 33602 Telephone No.: (813) 440-4600 Attorneys for Plaintiff 9/4-9/11/26LG 2T ----- IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA PROBATE DIVISION File No. 26-007042-ES IN RE: ESTATE OF LAVAUN HOPPMAN, Deceased. NOTICE TO CREDITORS The administration of the Estate of Lavaun Hoppman, deceased, whose date of death was September 17, 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 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 September 4, 2026. Personal Representative: Barbara Hoppman 15212 Bristol Harbor Avenue #4 Louisville, Kentucky 40245 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: ashley.cribbis@atcauselaw.com 9/4-9/11/26LG 2T ----- IN THE COUNTY COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION Case No. 25-009466-CO WOODLAND VILLAS CONDOMINIUM I, INC., a Florida not-for-profit corporation, Plaintiff, vs. ELIJAH TIME, LLC and UNKNOWN TENANT, Defendants. NOTICE OF SALE PURSUANT TO CHAPTER 45 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure entered in Case No. 25-009466-CO, of the County Court of the Sixth Judicial Circuit in and for Pinellas County, Florida, wherein WOODLAND VILLAS CONDOMINIUM I, INC. is Plaintiff, and ELIJAH TIME, LLC, is Defendant, the Clerk of the Pinellas County Court will sell to the highest bidder for cash on September 24, 2026, in an online sale at www.pinellas.realforeclose.com, beginning at 10:00 a.m., the following property as set forth in said Final Judgment, to wit: That certain Condominium Parcel composed of Unit Number 1303 and the undivided percentage of interest or share in the common elements appurtenant thereto, in accordance with and subject to the covenants, conditions, restrictions, easements, terms and other provisions of the Declaration of Condominium of WOODLAND VILLAS CONDOMINIUM I, PHASE III, as recorded in O.R. Book 4838, at pages 1511 through 1576 and amendment thereto in Official Records Book 4953, Page 1706 and the plat thereof recorded in Condominium Plat Book 33, at pages 46 through 51, both of the Public Records of Pinellas County, Florida.	PINELLAS COUNTY Property Address: 2465 Northside Drive, # 1303, Clearwater, FL 33761 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 August 25, 2026 /s/ Scott B. Tankel Scott B. Tankel, Esq., FBN 118453 Primary E-Mail: pleadings@tankellawgroup.com TANKEL LAW GROUP 1022 Main Street, Suite D Dunedin, FL 34698 (727) 736-1901 Fax (727) 736-2305 Attorney for Plaintiff 8/28-9/4/26LG 2T ----- Notice of Public Auction Notice of Public Auction for monies due on Storage Units. Auction will be held on September 8th 2026 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 A153 Ivory Quinlivan \$346.70 E132 Austin Murphy \$1,023.60 B417 Jason Sorensen \$124.85 D120-21 Joe Parish \$916.70 B110 Tonja Ransinger-Bryant \$584.85 B142 Sean Roseway \$394.85 D180 Jessica Harris \$493.70 30750 US 19 N. Palm Harbor, FL 34684 B298 Kevin Hardmon \$499.85 13240 Walsingham Rd. Largo, FL 33774 D328 Tiffany Wallace \$661.70 B006 Eve Fraser \$965.60 B300 Dawn Aikens \$239.80 D264 Robin Long \$679.80 D344 Chante Gardner \$274.85 4015 Park Blvd. Pinellas Park, FL 33781 C259 Danielle Harrelson \$364.85 A260 Kristin Jones \$539.80 D307 William Baldwin \$415.60 D140 Meaghan Mceldowney \$605.60 6249 Seminole Blvd. Seminole, FL 33772 350 Marquasha Fields \$349.85 458 Laniel McClellan \$349.85 87 Neil Price \$999.80 95 Michael Gibson \$804.50 5200 Park St. St Petersburg, FL 33709 389 Hector Santiago \$514.85 512 Elena Sequinot \$409.85 319 Jennifer Brown \$595.60 177 Carmen Guzman \$544.85 6118 US Hwy 19 N. New Port Richey, FL. 34652 B238 Carrie Chance \$349.85 12420 Starkey Rd. Largo, FL 33773 D028 Ryan Radcliff \$831.60 CA10 Bridget Petty \$394.85 13564 66th St. N. Largo, FL 33771 1108 Roderick Hall \$391.70 H-103 Roderick Hall \$526.70 23917 US Hwy. 19 N. Clearwater, FL 33765 2511 Denise Carter \$334.85 10314-10340 US Hwy. 19 Port Richey, FL 34668 1444 Naje Baker \$256.70 1055 Linda Sperling \$331.70 2507-11 Anton Nowak \$1,083.60 2154-56 Anton Nowak \$484.85 2170 Vincent Pensabene \$334.85 1234 Tavian Brooks \$379.80 2389 Harry Delaine \$649.70 975 2nd Ave. S. St. Petersburg, FL 33705 1006 Rachee Johnson \$695.60 4026 Tangela Poole \$632.70 1020 Emanuel Albritton \$859.80 6209 US Hwy. 19 New Port Richey, FL 34652 H-072 Luis Portela \$419.80 8/28-9/4/26LG 2T ----- IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA Case No.: 26-004892-FD DIJANA MLADIC, Petitioner, and ALEKSA VRACAR, Respondent. NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) TO: ALEKSA VRACAR 2248 N. 72nd Ct., Elmwood Park, IL 60707 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 DIJANA MLADIC, whose address is 390 112th Ave N, 7307, Saint Petersburg, FL 33716 on or before September 25, 2026, 30 days from first publication, and file the original with the clerk of this Court at 315 Court Street, Clearwater, Florida 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 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. (Continued on next page)

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POLK COUNTY er Services, Division of Licensing, Post Office Box 5708, Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law. 8/14-9/4/26LG 4T NOTICE OF ADMINISTRATIVE COMPLAINT POLK COUNTY To: CHERIE L. BURTON Case: CD202603416/D 1129074/3601061 An Administrative Complaint to impose an administrative fine has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708 Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law. 8/14-9/4/26LG 4T SARASOTA COUNTY IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA Case No.: 2026DR003985NC CSILLA ALVAREZ, Petitioner, and KENDRICK IRBY, Respondent. NOTICE OF ACTION FOR PETITION TO DETERMINE PATERNITY & RELIEF TO: KENDRICK IRBY 10037 Marsh Pointe Dr Orlando, FL 32832 YOU ARE NOTIFIED that an action for Paternity has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on CSILLA ALVAREZ, whose address is 2555 University Pkwy, Sarasota, FL 34243, on or before 10/05/2026, and file the original with the clerk of this Court at 2000 Main St, Sarasota, FL 34237, 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: NA 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 9/25/26 Karen E. Rushing Clerk of the Circuit Court By: /s/ Illegible Deputy Clerk 9/4-9/25/26LG 4T IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA WILMINGTON SAVINGS FUND SOCIETY, FSB AS OWNER TRUSTEE OF CFS15 GRANTOR TRUST, Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS BY, THROUGH, UNDER OR AGAINST, MARGUERITE HODGES, DECEASED, et al., Defendants. Case No: 2026 CA 000800 NC NOTICE OF FORECLOSURE SALE NOTICE IS HEREBY GIVEN that pursuant to the Final Judgment of Foreclosure dated , and entered in Case No. 2026 CA 000800 NC of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida wherein WILMINGTON SAVINGS FUND SOCIETY, FSB AS OWNER TRUSTEE OF CFS15 GRANTOR TRUST, is the Plaintiff and THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS BY, THROUGH, UNDER OR AGAINST, MARGUERITE HODGES PEREZ; MICHAEL HODGES; DONNA MILLER; DIANA MIHAILOVICH; MARK HODGES; MISSION LAKES OF VENICE CONDOMINIUM ASSOCIATION, INC.,, are Defendant(s), Karen E. Rushing, Sarasota County Clerk of Courts, will sell to the highest and best bidder for cash at www.sarasota.realforeclose.com at 9:00 a.m. on September 15, 2026, the following described property set forth in said Final Judgment, to wit: UNIT 245, BUILDING 11, MISSION LAKES OF VENICE, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 1498, PAGE 783, AS AMENDED, AND ACCORDING TO THE PLAT THEREOF RECORDED IN CONDOMINIUM BOOK 18, PAGE 24, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. Commonly known as: 430-C MISSION TRAIL EAST, UNIT 245, VENICE, FL	SARASOTA COUNTY 34285 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 August _____, 2026 /s/ Philip Stecco Philip Stecco, Esq. Florida Bar No. 108384 Lender Legal PLLC 1800 Pembroke Drive, Suite 250 Orlando, FL 32810 Tel: (407) 730-4644 Attorney for Plaintiff Service Emails: pstecco@lenderlegal.com EService@LenderLegal.com 11080-1040970 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2024 CA 005932 NC U.S. BANK TRUST NATIONAL ASSOCIATION, BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST PLAINTIFF, VS. GLOBAL CAPITAL GROWTH, LLC, ET AL., DEFENDANTS. NOTICE OF FORECLOSURE SALE (Please publish in La Gaceta Publishing, Inc) NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 30th day of July, 2026, and entered in Case No. 2024 CA 005932 NC, of the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida, wherein U.S. Bank Trust National Association, not in its Individual Capacity but Solely as Owner Trustee for RCF 2 Acquisition Trust is the Plaintiff and HAMZA KURAIISHI; UNKNOWN TENANT # 1 N/K/A TREVOR FALC; and GLOBAL CAPITAL GROWTH, LLC are defendants. Karen E. Rushing as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at www.sarasota.realforeclose.com at 9:00 A.M. on the 15th day of September, 2026, the following described property as set forth in said Final Judgment, to wit: A PART OF LOTS 19 AND 21, SUB-DIVISION OF LOT 17, BLOCK "G", OF THE PLAT OF BLOCKS "G" AND "E" OF THE PLAT OF SARASOTA, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 166 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA, AND IN THE PLAT BOOK "A", PAGE 57, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 19, THENCE SOUTH ALONG THE WEST LINE THEREOF A DISTANCE OF 104.8 FEET; THENCE EAST AND PARALLEL TO THE NORTH LINE OF SAID LOT, A DISTANCE OF 62 FEET TO A POINT ON THE WEST LINE OF COLUMBIA COURT; THENCE NORTH A DISTANCE OF 104.8 FEET TO THE SOUTH LINE OF LAUREL STREET; THENCE WEST A DISTANCE OF 62 FEET TO THE PLACE OF BEGINNING. THIS DESCRIPTION INCLUDES A STRIP OF LAND 6.4 FEET WIDE AND 104.8 FEET LONG OFF THE WEST SIDE OF SAID LOT 21. IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. 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 Sarasota County, at PO Box 3079, Sarasota, FL 34230, Phone 941-861-7801 at least 7 days before your scheduled court appearance, or immediately on 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 19th day of August, 2026. By: /s/Tiffany Hamilton, Esq. Tiffany Hamilton Bar No. 1058051 Submitted by: TROMBERG, MILLER, MORRIS & PARTNERS, PLLC ATTORNEY FOR PLAINTIFF 600 WEST HILLSBORO BOULEVARD SUITE 600 DEERFIELD BEACH, FL 33441 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 ESERVICE@TMPPLLC.COM 11080-1040387 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA CASE NO. 2026 CA 002113 NC CROSSCOUNTRY MORTGAGE, LLC, Plaintiff, vs. ROY E. PINEDO, ET AL. Defendant(s). NOTICE OF ACTION To: Forest Lakes Country Club Estates Homeowners Association, Inc. Residence: Unknown Last known address: c/o Connie Neeley, Registered Agent, 2305 Tanglewood Drive, Sarasota, FL 34239 To: Roy E. Pinedo Residence: Unknown Last known address: 2505 Beneva Rd Unit 3, Sarasota, FL 34232 To: Erika Cecilia Pinedo-Ramirez Residence: Unknown	SARASOTA COUNTY Last known address: 2505 Beneva Rd Unit 3, Sarasota, FL 34232 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Sarasota County, Florida: Unit 3, The Estate House, Forest Lakes Country Club Estates, a condominium according to the Declaration of Condominium thereof, as recorded in Official Records Book 516, Page(s) 685, as amended, and recorded in Condominium Plat Book 1, Page 20, of the Public Records of Sarasota County, Florida, together with an undivided interest in the common elements appurtenant thereto. 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 October 5, 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 Sarasota County, at PO Box 3079, Sarasota, FL 34230, Phone 941-861-7801 at least 7 days before your scheduled court appearance, or immediately on 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: August 25, 2026 Karen E. Rushing Clerk of the Circuit Court By: s/ Glen Kopinsky Deputy Clerk of the Court Tromberg, Miller, Morris & Partners, PLLC 9/4-9/11/26LG 2T NOTICE OF PUBLIC AUCTION/SALE FOR NON-JUDICIAL TIMESHARE FORECLOSURE RE: CALINI BEACH CLUB ASSOCIATION, INC. ASSOCIATION, INC. SARASOTA County, Florida Non-Judicial Timeshare foreclosure process NOTICE IS HEREBY GIVEN that, pursuant to an action for non-judicial foreclosure of timeshare units on the Claim of Lien dated June 11, 2026 and recorded June 23, 2026, in the Official Records of Sarasota County, Florida, as Instrument Number 2026085179, I will sell, to the highest and best bidder for cash, at CALINI BEACH CLUB RESORT Manager's Office, 1030 Seaside Drive, Sarasota, FL 34242 on the 17th day of SEPTEMBER, 2026 at 11:00 a.m., the following described real property located in Sarasota County, Florida, to-wit: Unit Number and Week Number as set forth below in CALINI BEACH CLUB, a Condominium, according to the Declaration of Condominium thereof, as recorded in Official Records Book 1537, Page 1710, of the Public Records of Sarasota County, Florida, and all amendments thereto, together with an undivided share in the common elements thereto. Unit Number: Week Number: Unit Number: Week Number 102 39 103 40 105 34 201 42 203 20 205 33 206 05 301 09, 49 303 39, 40 402 38 405 39, 41 TO: Owner(s) Address Unit /Week Number(s) Amount due: Douglas A Cohen 7020 E Horizon Drive Orange, CA 92867 303/39 \$3,166.01 with a per diem amount of \$1.56 from January 2, 2026 Linda Ann Perez 2904 NE Flander Street Portland, OR 97232 303/40 \$3,166.01 with a per diem amount of \$1.56 from January 2, 2026 James A Cutillo and Dorothy V Cutillo 36 Plymouth Road Paterson, NJ 07502 203/20 \$4,865.53 with a per diem amount of \$2.40 from January 2, 2026 Donna Nagle 4980 Bunyan Street Sarasota, FL 34232 205/33 \$3,166.01 with a per diem amount of \$1.56 from January 2, 2026 Judith A Egizio 4000 SE 23rd Terrace Ocala, FL 34480 405/39 \$3,166.01 with a per diem amount of \$1.56 from January 2, 2026 Gilbert G Finger and Linda L Finger 759 Barrington Road Grosse Pointe, MI 48230 405/41 \$3,166.01 with a per diem amount of \$1.56 from January 2, 2026 103/40 \$3,166.01 with a per diem amount of \$1.56 from January 2, 2026 201/42 \$3,036.34 with a per diem amount of \$1.50 from January 2, 2026 Shari Toelke 4206 Skylark Drive #452 Cincinnati, OH 45238 301/49 \$3,166.01 with a per diem amount of \$1.56 from January 2, 2026 Ann Y Ocasio 5137Hensley Drive Dunwoody, GA 30338 105/34 \$3,166.01 with a per diem amount of \$1.56 from January 2, 2026 Bryan Snowwhite 221 West R Apt 54 Sun Prairie, WI 53590	SARASOTA COUNTY 301/09 \$3,166.01 with a per diem amount of \$1.56 from January 2, 2026 Stephen Otte and Lee Ann Otte 3590 Village Drive, Apt H Franklin, OH 45005 102/39 \$3,166.01 with a per diem amount of \$1.56 from January 2, 2026 Rebecca Bridget McGilvra 5406 Venetia Place Tampa, FL 33617 402/38 \$3,166.01 with a per diem amount of \$1.56 from January 2, 2026 Deborah Snowwhite-Kutner 13951 Springstone Drive Clinton, VA 20124 206/05 \$3,166.01 with a per diem amount of \$1.56 from January 2, 2026 The assessment lien created by the Claim of Lien was properly created and authorized pursuant to the timeshare instrument and applicable law, and the amounts secured by said lien are as set above. You may cure the default at any time prior to the public auction by paying the amount due, as set forth in this notice, to the undersigned Trustee at the address set forth below. THIS NOTICE OF PUBLIC AUCTION/SALE is dated this 26th day of AUGUST, 2026. THOMAS L AVRUTIS THOMAS L AVRUTIS, AS TRUSTEE FOR CLUB SEVILLA CONDOMINIUM ASSOCIATION, INC 201 Fletcher Avenue, Second Floor Sarasota, FL 34237 Telephone (941) 955-7715 Facsimile (941) 953-7625 Email: john@timesharenjf.com 9/4-9/11/26LG 2T IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION CASE #: 2026-CP-003959-NC IN RE: ESTATE OF LEE EDWIN HALLSTEN, Deceased. NOTICE TO CREDITORS The administration of the estate of LEE EDWIN HALLSTEN, deceased, whose date of death was March 30, 2026; is pending in the Circuit Court for SARASOTA County, Florida, Probate Division; File Number 2026-; the address of which 2000 Main St., Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons who have claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, and who have been served a copy of this notice, must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons who have claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is September 4, 2026. Personal Representative: GREGORY A. KAISER 6751 Professional Parkway, Suite 104 Sarasota, Florida 34240 Attorney for Personal Representative: Gregory A. Kaiser, Esquire FBN 47376 ~ greg@wtpeff.com Attorney for Gregory A. Kaiser, PR Wills, Trusts, Probate and Elder Law Firm 6751 Professional Parkway, Suite 104 Sarasota, Florida 34240 Telephone (941) 914-9145 Fax (941) 914-9514 9/4-9/11/26LG 2T IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2026 CP 003102 SC IN RE: ESTATE OF JOANNE SHARON DICKERSON Deceased. NOTICE TO CREDITORS The administration of the estate of JOANNE SHARON DICKERSON, deceased, whose date of death was December 3, 2025, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is 2000 Main Street, Room 102, Sarasota, FL 34237. 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 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.	SARASOTA COUNTY DEATH IS BARRED. The date of first publication of this notice is September 4, 2026. Personal Representative: CRAIG ALAN BOWLING 1112 Elderberry Court Nashville, NC 27856 Attorney for Personal Representative: /s/ Bishop L. Toups BISHOP L. TOUPS Florida Bar Number: 120525 249 Nokomis Avenue S. Venice, FL 34285 Telephone: (941) 882-0731 E-Mail: btoups@taxestateplanning.com 9/4-9/11/26LG 2T IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2026 CP 001579 NC IN RE: ESTATE OF JOHN R. PRICE (AKA JOHN ROBERT PRICE) Deceased. NOTICE TO CREDITORS The administration of the estate of JOHN R. PRICE (AKA JOHN ROBERT PRICE), deceased, whose date of death was August 19, 2025, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is 2000 Main Street, Room 102, Sarasota, FL 34237. 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. 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 August 28, 2026. Personal Representative: NANCY M. PRICE (AKA NANCY A. PRICE) 1814 Caribbean Dr. Sarasota, FL 34231 Attorney for Personal Representative: /s/ Bishop L. Toups BISHOP L. TOUPS Florida Bar Number: 120525 249 Nokomis Ave. S. Venice, FL 34285 Telephone: (941) 882-0731 E-Mail: btoups@taxestateplanning.com 8/28-9/4/26LG 2T IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2026 CP 003584 NC IN RE: ESTATE OF NANCY ANN PRICE Deceased. NOTICE TO CREDITORS The administration of the estate of NANCY ANN PRICE, deceased, whose date of death was May 8, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Room 102, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is August 28, 2026. Personal Representative: STEPHANIE PRICE CAIN PO Box 32 Arapahoe, NC 28513 Attorney for Personal Representative: /s/ Bishop L. Toups BISHOP L. TOUPS Florida Bar Number: 120525 249 Nokomis Ave. S. Venice, FL 34285 Telephone: (941) 882-0731 E-Mail: btoups@taxestateplanning.com 8/28-9/4/26LG 2T

BOARD OF SUPERVISORS MEETING DATES
SPRING LAKE COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2026-2027

The Board of Supervisors of the Spring Lake Community Development District will hold its regular meetings for Fiscal Year 2026-2027 at the Lucaya Lake Clubhouse located at 11305 Lake Lucaya Drive, Riverview, FL 33579 at 6:30 p.m. on the following dates:

October 27, 2026
December 7, 2026
January 26, 2027
February 23, 2027
March 23, 2027
April 27, 2027
June 22, 2027
July 27, 2027
August 24, 2027
September 28, 2027

The meetings are open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. The meetings may be continued to a date, time, and place to be specified on the record at the meeting. A copy of the agenda for these meetings may be obtained on the District's website at www.springlakecdd.org or from the District Manager, Halifax Solutions, LLC., via email at edailey@halifax-solutions.com or by calling (813) 575-1955.

There may be occasions when one or more Supervisors or staff will participate by telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (813) 575-1955 at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

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

District Manager
Eric Dailey

9/4/26LG 1T

NOTICE OF INTENTION TO REGISTER
FICTITIOUS TRADE NAME

Notice is hereby given that the under-
signed intend(s) to register with the Florida
Department of State, Division of Corpora-
tions, pursuant to Section 865.09 of the
Florida Statutes (Chapter 90-267), the
trade name of:

US CABLE CORP NORTHEAST OHIO
DIV

Owner: U.S. Cable Corporation of Tampa
10503 Bermuda Isle Dr.
Tampa, FL 33647

9/4/26LG 1T

The Children's Board of Hillsborough County has released a
Request for Applications (RFA):

PRO 2027-01
Technical Assistance Grant - Capacity Building
Information Session

6:00 p.m. September 9, 2026
In Person at 1002 E. Palm Avenue Tampa, FL 33605

For more information visit: www.ChildrensBoard.org
and click on Funding Opportunities.

9/4/26LG 1T

REQUEST FOR QUALIFICATIONS TO BE PLACED ON THE APPROVED CONSULTANT
SERVICE PROVIDER LIST

The Hillsborough County City-County Planning Commission is seeking applicants for
placement on the agency's **Approved Consultant Service Provider List** through
9/30/2028. The Planning Commission uses the list to select consultants for upcoming
projects.

The Planning Commission is seeking qualified applicants to provide various consultant
services, such as **General Planning, Facilitation, Management Training, Graphic
Design, Public Engagement, Government Liaison, and Computer Technical
Support**. Service providers who have experience working with governmental planning
projects in the Tampa Bay area, as well as women and minority firms, are encouraged
to respond. The Planning Commission is an equal-opportunity employer. Though
applications are accepted at any time, we are updating our list of service providers that
was approved through 9/30/2026. To be considered now, please submit **no later than
10/1/2026**.

To respond to this RFQ, submit the required items to: Melissa Zornitta, FAICP,
Executive Director, Planning Commission, 601 E Kennedy Boulevard, 18th floor,
Tampa, FL 33602. **Requirements:** a letter of interest, completed consultant service
provider information form (download at PlanHillsborough.org/request-for-qualifications/), three client references, W-9 form, and no more than 4 typewritten
pages addressing the following:

1) How the consultant is qualified and able to assist the Planning Commission in the
respective consultation area (e.g., planning projects such as land use studies,
community or neighborhood plans, training, graphic design, mediation and
facilitation); 2) Performance on similar projects (e.g., on schedule, within cost limit,
originality of approach, handling special circumstances, sensitivity to local issues); 3)
Capacity to respond to requests for assistance in a timely fashion; 4) The qualifications
of individuals who will be performing consulting services; 5) Potential conflicts of
interest (e.g., other clients, investments, existing relationships with other local
government boards, commissions, authorities, etc.); 6) Examples of past, products of
portfolios of examples; 7) Hourly rates for consultant services.

INVITATION TO BID

The TAMPA SPORTS AUTHORITY, located at 4201 N. Dale Mabry
Highway, Tampa, Florida 33607, hereby issues Public Notice of its
intention to receive bids for Potable Water Redundancy Project, Ray-
mond James Stadium.

REBID #25-14

Potable Water Redundancy Project, Raymond James Stadium

MANDATORY PRE-BID MEETING

Wednesday, September 23, 2026 at 10am
(Entrance B/C off Himes Avenue - Raymond James Stadium)

REBID DUE DATE

Tuesday, October 6, 2026 *not later than* 10am

Bid packages will be available for distribution on Friday, September 11,
2026. Documents are also available for download on our website <https://www.tampasportsauthority.com/procurement-services>, <https://www.myvendorlink.com> and via DemandStar <https://www.demandstar.com>.
Further details can be obtained by calling (813) 350-6511.

The TAMPA SPORTS AUTHORITY reserves the right to reject any and
all bids, to waive irregularities, if any, and accept the bid, which in the
judgment of the Authority, is determined to be in its best interest.

Dated at Tampa, Florida this 1st Day of September 2026.

/ss/ Deltecia Jones
Procurement Manager
TAMPA SPORTS AUTHORITY

9/4/26LG 1T

NOTICE OF RULE DEVELOPMENT
BY THE FISHHAWK RANCH
COMMUNITY DEVELOPMENT DISTRICT

In accordance with Chapters 120 and 190, Florida Statutes, and
in connection with its ownership and/or operation of certain im-
provements, including recreational amenity facilities and improve-
ments (hereinafter collectively referred to as the **"Amenities"**),
the Fishhawk Ranch Community Development District (**"District"**)
hereby gives the public notice of its intent to establish amend-
ed amenity rates, fees, and charges imposed on residents and
non-residents utilizing the District's Amenities (**"Amenity Rates"**),
codified as Rule #2.0.

The purpose and effect of the Amenity Rates is to provide for ef-
ficient and effective operations of the District's Amenities and oth-
er properties including by setting rules, rates and fees relevant to
implementation of the provisions of Section 190.035, *Florida Stat-
utes*. Specific legal authority for the District to adopt the proposed
Amenity Rates includes Chapters 120 and 190, *Florida Statutes*,
as amended, and specific laws implemented include, but are not
limited to, Sections 190.011, 190.035(2), 190.011(5), 190.012(3),
190.035, 190.041, 120.54, 120.69 and 120.81, *Florida Statutes*,
as amended).

A copy of the proposed Amenity Rates and any material pro-
posed to be incorporated by reference, may be obtained by con-
tacting the District Manager, Eric Dailey, by e-mail at edailey@halifax-solutions.com; or by phone during regular business hours
at (813) 575-1955.

Fishhawk Ranch Community Development District
Eric Dailey, District Manager
Halifax Solutions LLC
4532 West Kennedy Blvd. #328, Tampa, FL 33609

9/4/26LG 1T

NOTICE OF HEARING FOR CLOSING AND VACATING

Notice is hereby given that a Public Hearing will be held by the Board of County Commis-
sioners of Hillsborough County, Florida, 2nd Floor, County Center, 601 East Kennedy
Boulevard, Tampa, Florida at 9:00 A.M., Tuesday, September 22, 2026, to determine
whether or not:

**Vacate Petition V26-0003, a platted public utility easement within the plat of Royal
Oaks, as recorded in Plat Book 41, Page 86, of the Public Records of Hillsborough
County, Florida, located at 102 Goldenwood Avenue in Brandon (folio 072950-
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>.

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 Hillsbor-
ough 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 Num-
bers, (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.

9/4-9/11/26LG 2T

Hillsborough County Public Schools
NOTICE OF RULEMAKING

The School Board of Hillsborough County Policies

At its regular meeting of October 6, 2026, The School Board of Hillsborough County,
Florida, will conduct a public hearing on or after 5:01 p.m. regarding proposed revisions
to School Board policy. The meeting will take place in the Raymond O. Shelton School
Administrative Center Board auditorium, 901 E. Kennedy Blvd., Tampa. The Board will
consider the recommendation to adopt the proposed policy revisions. Other than the
cost of advertisement, there is no economic impact.

Pursuant to the Board's Bylaws, if an individual believes he or she is affected by these
proposed policies, that individual may present argument or evidence on all issues relat-
ing to the proposed rule at the hearing to be held pursuant to this notice. Any person
wishing to present argument or evidence must, within twenty-one (21) days of the date
of this notice, submit a written request to:

Superintendent Van Ayres
Hillsborough County Public Schools
901 E. Kennedy Blvd.
Tampa, FL 33602

The proposed policy revisions can be viewed at: <https://www.hillsboroughschools.org/review>

A copy is also available for review in the Hillsborough County Public Schools district of-
fice located at 901 E. Kennedy Blvd., Tampa.

9/4/26LG 1T

(Continued on next page)

Final Notice and Public Explanation of a Proposed Activity in a Federal Flood Risk Management Standard Designated Floodplain or Wetland

To: All interested Agencies including all Federal, State, and Local, Groups and Individuals

This is to give notice that the City of Tampa, designated as the Responsible Entity (RE) under 24 CFR Part 58, has conducted an evaluation as required by Executive Order 11988, as amended by Executive Order 13690, in accordance with HUD regulations at 24 CFR 55.20 in Subpart C Procedures for Making Determinations on Floodplain Management and Wetlands Protection.

The proposed undertaking involves the new construction of an affordable, multi-family apartment complex to be located at 5210 South Lois Avenue, Tampa, Hillsborough County, Florida 33611, to be known as Lois Lofts. The subject property consists of approximately 1.92 acres of undeveloped, vacant land. It should be additionally noted that the western tract of land associated with off-lot demolition, ingress/egress, frontage improvements, and utilities are included as part of the proposed undertaking, due to HUD’s aggregation requirements.

The Sponsor is submitting this project for HUD HOME Investment Partnerships Program (HOME) funds, with additional funding via a Florida Housing Finance Corporation (FHFC) low-income housing tax credit (LIHTC) application, for the development of one (1) four-story residential structure containing a proposed ninety-three (93) residential units. The project has been accepted by the City of Tampa for development under the Live Local Act (LLA). The LLA is designed to increase the supply of affordable and workforce housing available in Florida throughout Florida, pursuant to Florida Statute 420.50872. The LLA requires municipalities to administratively approve multifamily rental uses in areas zoned for commercial, industrial, or mixed use if at least 40 percent (40%) of the residential units in the development will be “affordable” as defined in F.S. 420.0004 for a period of at least thirty (30) years. 100% of the proposed units will be restricted as affordable units as defined in Florida Statutes, up to 60 percent of Area Median Income (AMI).

The project is located in the Federal Flood Risk Management Standard (FFRMS) floodplain, the extent of which was determined using a 0.2 percent flood approach (0.2PFA). According to FEMA Flood Insurance Rate Map (FIRM) #12057C-0344J, dated October 7, 2021 and as confirmed via the Hillsborough County Watershed Management Master Plan Floodplain Lookup Viewer, the collateral of the subject property is located within Shaded Zone X, designated as an area within the 500-year floodplain in a coastal zone. The northwestern boundaries associated with off-collateral areas included as part of HUD’s aggregation requirements are located in Zone AE, designated as an area within the 100-year coastal floodplain associated with Old Tampa Bay, with a listed Base Flood Elevation (BFE) of 10 feet. According to the FEMA Flood Map Service Center, there are no preliminary or pending FIRMs for the subject property.

The FFRMS floodplain elevation was determined by reviewing the FEMA Flood Insurance Study (FIS) # 12057C-V002C dated October 7, 2021. According to the FIS, the relevant 500-year floodplain Stillwater Elevation (SWEL) for the applicable Coastal Transects (Transects 24 - 25) is 14.4 feet NAVD88. Therefore, the controlling FFRMS elevation for the project is 14.4 feet NAVD88.

Were the proposed action to be approved as currently designed, the proposed undertaking would result in impacts to approximately 1.92 acres of on-site FFRMS floodplain due to clearing, excavation, and grading activities for removal of existing utilities, an existing well, a railroad spur, chain link fencing, bollards, and trees, and the subsequent new construction of a four-story, affordable housing complex, including new utilities, parking areas, sidewalks, two (2) stormwater vaults, ingress/egress, and frontage improvements. The housing complex will feature ninety-three (93) residential dwelling units.

Floodplains provide natural and beneficial values by acting as natural filters, providing water storage, and recharging groundwater aquifers. They can also provide habitat for a variety of biologically unique flora and fauna. The subject property has consisted of vacant land from as early as 1912 to present. A railroad spur has crossed the property since the late 1950s along the eastern property boundary, reflecting its long-standing alteration within an urbanized setting. As a result, the site does not provide substantial natural floodplain functions or undisturbed groundwater recharge areas. The proposed development will incorporate stormwater management measures designed in accordance with applicable local requirements to control runoff and maintain post-development drainage conditions. The floodplain under consideration primarily provides floodwater storage and conveyance, supports water quality maintenance and groundwater recharge. The floodplain is not known to provide recreational, educational, or other public use functions.

The City of Tampa has considered the following alternatives and mitigation measures to minimize adverse impacts and to restore and preserve natural and beneficial functions and intrinsic values of the existing floodplain:

- (1) The community will benefit from the construction of the Lois Lofts as the development of the subject property will contribute to revitalization efforts within the immediate site area. According to the Live Grow Thrive 2045, Tampa Comprehensive Plan Update, the need for affordable and decent housing is a concern. The Housing Goal in the Plan is to facilitate the development of housing that is affordable to residents of all income levels, offering a variety of housing options, and ensuring accessibility across the entire city. The Lois Lofts apartment complex will carry out this objective by constructing a multi-family development that will provide quality housing to residents of varying income levels with a focus on affordable housing. Additionally, upgraded sidewalks will allow safe passage to off-street transit stops that will connect residents to businesses in the Tampa Bay area. The project has been accepted by the City of Tampa for development under the Live Local Act (LLA). The LLA is designed to increase the supply of affordable and workforce housing available in Florida throughout Florida, pursuant to Florida Statute 420.50872. The LLA requires municipalities to administratively approve multifamily rental uses in areas zoned for commercial, industrial, or mixed use if at least 40 percent (40%) of the residential units in the development will be “affordable” as defined in F.S. 420.0004 for a period of at least thirty (30) years. One-hundred percent (100%) of the units will be restricted as affordable units as defined in Florida Statutes, up to 60 percent of Area Median Income (AMI).
- (2) The City of Tampa considered additional measures to further minimize impacts to the FFRMS floodplain. However, because the entire 1.92-acre subject property is located within the FFRMS floodplain, complete avoidance of floodplain impacts through relocation of the proposed development or repositioning of the building footprint was determined to be impracticable. Relocating the project to another site would require acquisition of a substantially different property that satisfies the HOME Investment Partnerships Program, Florida Housing Finance Corporation Low-Income Housing Tax Credit (LIHTC), and Live Local Act requirements, resulting in increased costs, project delays, and uncertainty that could jeopardize project funding and the development of much-needed affordable housing. Likewise, reconfiguring the site layout would not avoid floodplain impacts because all portions of the property are located within the FFRMS floodplain. Additional reductions in the development footprint or further limitations on grading and infrastructure were also evaluated but determined to be impracticable because they would compromise the project’s ability to provide the proposed ninety-three (93) affordable housing units, meet applicable zoning, parking, accessibility, utility, stormwater management, and life safety requirements, or comply with applicable building and fire codes. Accordingly, the Responsible Entity determined that the proposed design represents the maximum practicable minimization of floodplain impacts while still achieving the project’s purpose and need.
- (3) The No Action Alternative was not selected because, although it would avoid development within the FFRMS floodplain, it would not meet the purpose and need of the proposed undertaking. Under the No Action Alternative, the subject property would remain vacant and undeveloped, the proposed ninety-three (93) affordable housing units would not be constructed, and the opportunity to advance the City of Tampa’s affordable housing objectives under the Live Local Act, HOME Investment Partnerships Program, and Florida Housing Finance Corporation Low-Income Housing Tax Credit (LIHTC) Program would be lost. Accordingly, the Responsible Entity determined that the No Action Alternative was not a practicable option.
- (4) Avoidance and minimization efforts are being implemented during planning and design to the greatest extent practicable in order to reduce the overall permanent impacts on the floodplain, and to provide mitigation of potential flooding impacts to lives and property. Although the proposed undertaking is located within the FFRMS floodplain, the following measures will be implemented to minimize adverse impacts to the floodplain and reduce potential risks to lives and property:
 - a. Construct a stormwater management system consisting of two (2) underground stormwater vaults and a lift station, designed in accordance with applicable City of Tampa, Southwest Florida Water Management District (SWFWMD), and other applicable local, state, and federal requirements. These facilities will temporarily detain and manage stormwater runoff, reduce peak discharge rates, minimize erosion, and maintain post-development drainage conditions to reduce impacts to adjacent properties and the floodplain.
 - b. Construct the proposed four-story residential building with a finished floor elevation (FFE) of 14.40 feet NAVD88, corresponding to the FFRMS floodplain elevation. Elevating the occupied portions of the structure will reduce the potential for flood damage to the building and minimize risks to residents during flood events.
 - c. Properly abandon the existing water well in accordance with applicable SWFWMD requirements. Proper abandonment will eliminate a potential pathway for floodwaters or surface contaminants to enter the groundwater during flood events, thereby protecting groundwater quality, reducing potential environmental and public health risks, and improving overall site conditions.
 - d. Develop and implement an emergency preparedness and resident notification plan that includes flood hazard awareness, evacuation procedures, and communication protocols. Residents will be informed of applicable evacuation orders, including those associated with Hillsborough County Evacuation Zone A, to facilitate timely and orderly evacuation during hurricane or flood events.

The City of Tampa has reevaluated alternatives to building in the floodplain and has determined that it has no practicable alternative to floodplain development. Environmental files documenting compliance with Executive Order 11988, as amended by Executive Order 13690, are available for public inspection, review and copying upon request at the times and location delineated in the last paragraph of this notice for receipt of comments.

There are three primary purposes for this notice. First, people who may be affected by activities in floodplain and those who have an interest in the protection of the natural environment should be given an opportunity to express their concerns and provide information about these areas. Second, an adequate public notice program can be an important public educational tool. The dissemination of information and request for public comment about floodplain can facilitate and enhance Federal efforts to reduce the risks and impacts associated with the occupancy and modification of these special areas. Third, as a matter of fairness, when the Federal government determines it will participate in actions taking place in floodplain, it must inform those who may be put at greater or continued risk.

Written comments must be received by the City of Tampa, acting as the Responsible Entity, at the following address on or before September 12, 2026 [a minimum 7 calendar day comment period will begin the day after the publication and end on the 8th day after the publication]: Attn: Denise Papajorgji, City of Tampa Community Development Specialist, 2555 East Hanna Avenue, Tampa, Florida 33610. Ms. Papajorgji’s direct phone number is 813-274-8627. A full description of the project may also be reviewed from 9:00 AM to 4:30 PM at the address above. Comments may also be submitted via email at Denise.Papajorgji@tampagov.net.

Persons requiring special accommodations, including those with disabilities or limited English proficiency, may contact the U.S. Department of Housing and Urban Development at the contact information provided above to request assistance in reviewing project materials or submitting comments. Date: September 4, 2026

IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 003867 SC

IN RE: ESTATE OF
PAUL MERRICK EDDIE
Deceased.

NOTICE TO CREDITORS

The administration of the estate of PAUL MERRICK EDDIE, deceased, whose date of death was March 22, 2026, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is 2000 Main Street, Room 102, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative’s attorney are set forth below.

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

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

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

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

The date of first publication of this notice is August 28, 2026.

Personal Representative:
JOAN LAGO EDDIE
1723 Belvidere Road
Englewood, FL 34223

Attorney for Personal Representative:
/s/ Bishop L. Toups
BISHOP L. TOUPS
Florida Bar Number: 120525
249 Nokomis Avenue S.
Venice, FL 34285
Telephone: (941) 882-0731
E-Mail: btoups@taxestateplanning.com
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IN THE CIRCUIT COURT OF THE
STATE OF FLORIDA, IN AND FOR
SARASOTA COUNTY
Case No.: 2026-CP-000161

IN RE: ESTATE OF
ANGELA ANN AMEND,
Deceased.

NOTICE TO CREDITORS

The administration of the Estate of ANGELA ANN AMEND, deceased, whose date of death was October 21, 2025, and whose social security number is XXX-XX-5344, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 255 N. Broadway Ave, Bartow, Florida 33830. 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 August 28, 2026.

Personal Representative:
/s/ ARIANNA AMEND

Attorney for Personal Representative:
/s/ O. Reginald Osenton
O. Reginald Osenton, Esq.
Florida Bar Number: 693251
Osenton Law Group, P.A.
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