CITRUS 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:

RAINIER GPR

Owner: RAINIERGPR FL INC
2659 E. Gulf to Lake Hwy. #423
Inverness, FL 34453

10/2/26LG 1T

NOTICE OF ACTION CONSTRUCTIVE SERVICE PROPERTY

IN THE CIRCUIT COURT OF THE 5TH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR CITRUS COUNTY

CIVIL ACTION NO: 2026 CA 000284 A

IN RE:

MINI-FARMS PROPERTY OWNERS ASSOCIATION, INC.,
a Florida non-profit Corporation,
Plaintiff,

vs.

UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM INTEREST IN THE ESTATE OF JAMES ROUNDTREE, DECEASED; UNKNOWN TENANT(S) IN POSSESSION, IF ANY, et al,
Defendant(s).

TO: UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM INTEREST IN THE ESTATE OF JAMES ROUNDTREE, DECEASED

NOTICE FOR PUBLICATION

YOU ARE HEREBY NOTIFIED of an action to foreclose a lien on the following property in CITRUS County, Florida:

PARCEL NO. 50, OF MINI FARMS UNIT NO. 8, LEGALLY DESCRIBED AS FOLLOWS:

THE SOUTH 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 17 SOUTH, RANGE 17 EAST, CITRUS COUNTY, FLORIDA. SUBJECT TO A 25 FOOT WIDE EASEMENT ALONG THE WEST BOUNDARY THEREOF FOR ROAD RIGHT OF WAY.

SUBJECT TO COVENANTS, CONDITIONS, RESERVATIONS AND EASEMENT OF RECORD, IF ANY.

A lawsuit has been filed against you and you are required to serve a copy of your written defenses, if any to it on FLORIDA COMMUNITY LAW GROUP, P.L., Attorney for MINI-FARMS PROPERTY OWNERS ASSOCIATION, INC., whose address is P.O. Box 292965, Davie, FL 33329-2965 and file the original with the clerk of the above styled court on or before 30 days from the first date of publication; otherwise a default will be entered against you for the relief prayed for in the complaint or petition.

This notice shall be published once a week for two consecutive weeks in LA GACETA (Newspaper).

WITNESS my hand and the seal of said court at CITRUS County, Florida on this 28th day of September, 2026.

Traci Perry as Clerk
Circuit Court, Citrus County, Florida

By: s/ Jackie
As Deputy Clerk

s/ Jared Block, Esq., FL Bar 90297
Florida Community Law Group, P.L.
P.O. Box 292965, Davie, FL 33329-2965

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT OF THE FIFTH JUDICIAL CIRCUIT IN AND FOR CITRUS COUNTY, FLORIDA

PROBATE DIVISION

Case No.: 2026 CP 000683

IN RE: ESTATE OF
JAMES DONALD BOBBERT,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of James Donald Bobbert, deceased, whose date of death was June 14, 2025, is pending in the Circuit Court for Citrus County, Florida, Probate Division, the address of which is 110 N. Apopka Ave., Inverness, Florida 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 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 October 2, 2026.

Personal Representative:
/s/ James Bobbert, Jr.

CITRUS COUNTY

5489 Pillar Avenue
Spring Hill, Florida 34608

Attorney for Personal Representative:
/s/ Marley Dodd
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@zoecklein lawpa.com
eservice4@zoecklein lawpa.com
Telephone: (813) 501-5071
Fax: (813) 925-4310

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT OF THE FIFTH JUDICIAL CIRCUIT
IN AND FOR CITRUS COUNTY, FLORIDA
NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING,
Plaintiff,
vs.
RYAN WILSON; et al.,
Defendants. Case No: 2026 CA 000259
NOTICE OF FORECLOSURE SALE
NOTICE IS HEREBY GIVEN that pursuant the Final Judgment of Foreclosure dated 09/24/2026, and entered in Case No. 2026 CA 000259 of the Circuit Court of the Fifth Judicial Circuit in and for Citrus County, Florida wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, is the Plaintiff and RYAN WILSON, are Defendant(s), Traci Perry, Citrus County Clerk of Court, will sell to the highest and best bidder for cash at 10:00 a.m. at www.bid4assets.com/CitrusFLForeclosures on November 12, 2026 the following described property set forth in said Final Judgment, to wit:
LOT 3, BLOCK 22, RIVER LAKES MANOR UNIT NO. 1, A SUBDIVISION ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGES 96 THROUGH 101, PUBLIC RECORDS OF CITRUS COUNTY, FLORIDA.
Commonly known as: 3950 E GLORIA DR, HERNANDO, FL 34442
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 September 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 September 2026 to:
RYAN WILSON
3950 E GLORIA DR.
HERNANDO, FL 34442
/s/ Alexandra Kalman
Alexandra Kalman, Esq.
11080-1042702

IN THE CIRCUIT COURT OF THE FIFTH CIRCUIT IN AND FOR CITRUS COUNTY, FLORIDA

PROBATE DIVISION

File No. 2026CP-000705

IN RE: ESTATE OF
WANDA KENDRICK
Deceased.

NOTICE TO CREDITORS

If you have been served with a copy of this notice and you have any claim or demand against the decedents' estate, even if that claim is unmatured, contingent, or unliquidated, you must file your claim with the court ON OR BEFORE THE LATER OF A DATE THAT IS 3 MONTHS AFTER THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER YOU RECEIVE A COPY OF THIS NOTICE.

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 the court, ON OR BEFORE THE DATE THAT IS 3 MONTHS AFTER THE FIRST PUBLICATION OF THIS NOTICE.

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

EVEN IF A CLAIM IS NOT BARRED BY THE LIMITATIONS DESCRIBED ABOVE, ALL CLAIMS THAT HAVE NOT BEEN FILED WILL BE BARRED TWO YEARS AFTER DECEDENT'S DEATH.

The case number and decedent's name are WANDA KENDRICK, File Number 2026-CP-000705.

The address of the court where this probate is pending is Circuit Court for Citrus County, Florida, 110 N. Apopka Avenue, Inverness, FL 34450.

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

Date of death of the decedent is 07/08/2026.

The date of first publication of this notice is 09/25/2026.

The second week of publication is 10/02/2026.

Personal Representative(s):
Jason March

Attorney for the Representative(s):
By: /s/ Matthew T. Morrison

HERNANDO COUNTY

Matthew T. Morrison, Esquire
Florida Bar No. 1005203
5121 S. Lakeland Dr, Suite 2
Lakeland, Florida 33813

9/25-10/2/26LG 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:

WOMEN IN PURSUIT MINISTRIES, INC.

Owner: Ashanti Martinez-Wynn
7391 Sunshine Grove Road
Brooksville, FL 34613

10/2/26LG 1T

IN THE CIRCUIT COURT OF THE FIFTH JUDICIAL CIRCUIT, IN AND FOR HERNANDO COUNTY, FLORIDA

Case No.: 2023DR001214
Division: Family

MICHAEL ROBERT ORANGE,
Petitioner
and
PAMELA SUE ORANGE,
Respondent.

NOTICE OF ACTION FOR PETITION FOR MODIFICATION OF FINAL JUDGMENT OF DISSOLUTION OF MARRIAGE AND RELATED RELIEF

TO: PAMELA SUE ORANGE
AT 207 WADSWORTH RD.,
SPARTANBURG, SC 29301-2568

YOU ARE NOTIFIED that an action for Petition for Modification of Final Judgment of Dissolution of Marriage and Related Relief has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Michael Robert Orange., whose address is 18248 Nicholas Ave Brooksville, FL 34604, on or before 11/05/2026, and file the original with the clerk of this Court at 20 N Main St., Brooksville, FL 34601 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the addresses on record at the clerk's office. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.

Dated: 9/24/2026,

By: /s/ Kristen Goldstein,

Deputy Clerk.
Attorney for Petitioner
Laurel C Farrell
15994
Independent Co-Counsel
with Marble Law
3702 W Spruce St #1553
Tampa, FL 33607
423-264-3797
laurel@laurelmylawyer.com

10/2-10/23/26 4T

IN THE CIRCUIT COURT FOR HERNANDO COUNTY, FLORIDA

PROBATE DIVISION

File No. 26001171CPAXMX

IN RE: ESTATE OF
JAMES HENRY POLING,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of JAMES HENRY POLING, deceased, whose date of death was July 12, 2026; File Number 26001171CPAXMX 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 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 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 October 2, 2026.

Signed on September 29, 2026.

HERNANDO COUNTY

Personal Representative:
/s/ KEVIN POLING

Attorney for Personal Representative:
/s/ Sean F. Bogle, Esq.
Email: sean@boglelawfirm.com
Florida Bar No. 106313
Douglas A. Cohen, Esq.
Email: doug@boglelawfmn.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

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT OF THE FIFTH JUDICIAL CIRCUIT, IN AND FOR HERNANDO COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 24000703CAAXMX
FREEDOM MORTGAGE CORPORATION
PLAINTIFF,
VS.
REINIER EMILIO ENRIQUEZ A/K/A AYALA REINER EMILIO ENRIQUEZ, 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 17th day of September, 2026, and entered in Case No. 24000703CAAXMX, of the Circuit Court of the Fifth Judicial Circuit in and for Hernando County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and AYALA PANTER ENRIQUEZ A/K/A PANTER ENRIQUEZ AYALA, REINIER EMILIO ENRIQUEZ A/K/A AYALA REINER EMILIO ENRIQUEZ, LLUNAIVY COLINA AGUERO A/K/A LLUNALVY COLINA AGUERO A/K/A AGUERO LLUNAIVY COLINA, GOODLEAP, LLC, SEVEN HILLS HOMEOWNERS` ASSOCIATION, INC. AND EXPERT, INC. are defendants. Doug Chorvat, Jr. as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash outside of the Civil Department, Room 245 of the Hernando County Courthouse, 20 North Main Street, Brooksville, FL 34601 in Hernando County at 11:00 A.M. on the 15th day of October, 2026, the following described property as set forth in said Final Judgment, to wit:
Lot 293, Seven Hills Unit 5, according to the Plat thereof, recorded in Plat Book 22, Page (s) 12 and 13 of the Public Records of Hernando County, Florida.
Property address: 10370 Ventura Dr, 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 22nd day of September, 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
11080-1042489

IN THE CIRCUIT COURT IN AND FOR HERNANDO COUNTY, FLORIDA

PROBATE DIVISION

CASE NO. 272026CP001128CPAXMX

IN RE: ESTATE OF
WILLIAM ADAM MACKIEWICZ,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of WILLIAM ADAM MACKIEWICZ, deceased, Case Number 272026CP001128CPAXMX, 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 name and address 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 demand is made by a creditor as specified under Section 732.2211, Florida Statutes.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

The date of the first publication of this Notice is September 25, 2026.

Personal Representative:
DANIEL A. LORUSSO
2039 Warwick Drive
Oldsmar, FL 34677

Attorney for Personal Representative:
WILLIAM R. MUMBAUER, ESQUIRE
WILLIAM R. MUMBAUER, P.A.
Florida Bar #308447
Email: wrmumbauer@aol.com
205 N. Parsons Avenue
Brandon, FL 33510
813/685-3133

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT OF THE FIFTH JUDICIAL CIRCUIT, IN AND FOR HERNANDO COUNTY, FLORIDA

GENERAL JURISDICTION DIVISION

CASE NO: 2025CA001247

ROCKET MORTGAGE, LLC S/B/M NATIONSTAR MORTGAGE LLC
Plaintiff,
-vs-
UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, CREDITORS, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF DEWEY LEE TACKETT, II, DECEASED, et. al,
Defendant(s)

NOTICE OF ACTION – CONSTRUCTIVE SERVICE

TO: HAD'N DRAKE TACKETT A/K/A HAD'N TACKETT
61 Maple Street, Waverly, OH 45690

UNKNOWN SPOUSE OF HAD'N DRAKE TACKETT A/K/A HAD'N TACKETT
61 Maple Street, Waverly, OH 45690

UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, CREDITORS, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF DEWEY LEE TACKETT, II, DECEASED
11326 Palomar St, Spring Hill, FL 34609

YOU ARE HEREBY NOTIFIED of an action to foreclose a mortgage on the following property in Hernando County, Florida:

LOT 12, BLOCK 987, SPRING HILL, UNIT 16, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 9, PAGES 18 THROUGH 30, OF THE PUBLIC RECORDS OF HERNANDO COUNTY, FLORIDA.

Property Address: 11326 Palomar Street, Spring Hill, FL 34609

The action was instituted in the Circuit Court, Fifth Judicial Circuit in and for Hernando County, Florida; Case No. 2025CA001247; and is styled Rocket Mortgage, LLC s/b/m Nationstar Mortgage LLC vs. Dewey Lee Tackett. You are required to serve a copy of your written defenses, if any, to the action on Mehwish Yousuf, Esq., Quintairos, Prieto, Wood & Boyer, P.A., the Plaintiff's Attorney, whose address is 2400 E. Commercial Blvd., Ste. 520, Ft. Lauderdale, FL 33308, within Thirty (30) days of the first date of publication on or before October 13, 2026, and file the original with the Clerk of this Court either before service on the Plaintiff's Attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint or Petition.

Dated the 31st day of August, 2026

Doug Chorvat, Jr., CGCIO, CPM
Clerk of the Circuit Court & Comptroller

By: /s/ Sonya Sanders
As Deputy Clerk

Quintairos, Prieto, Wood & Boyer, P. A.

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT OF THE FIFTH JUDICIAL CIRCUIT IN AND FOR HERNANDO COUNTY, FLORIDA

Case No. 2026-CA-001076

EDIZAN GONCALVES,
Plaintiff,
v.
SAMUEL BERMUDES MACHADO, ROCHA BRANDAO INVESTMENTS, LLC, And ALL PERSONS CLAIMING ANY LEGAL OR EQUITABLE RIGHT, TITLE, ESTATE, LIEN OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT ADVERSE TO PLAINTIFF'S TITLE, OR ANY CLOUD ON PLAINTIFF'S TITLE THERETO, INCLUSIVE,
Defendants.

NOTICE OF ACTION

TO: ALL PERSONS CLAIMING ANY LEGAL OR EQUITABLE RIGHT, TITLE, ESTATE, LIEN OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT ADVERSE TO PLAINTIFF'S TITLE, OR ANY CLOUD ON PLAINTIFF'S TITLE THERETO, INCLUSIVE

Last Known Address: None
Current Address: None

YOU ARE NOTIFIED of an action for Quiet Title on the following property in Hernando County, Florida:

Lot W156, WEEKI-WACHEE WOODLANDS UNIT NO. 1, as per plat therof recorded in Plat Book 6, Public Records of Hernando County, Florida.

Parcel Number:
R15 223 17 4230 0000 1560

Address:
0 Tomahawk Ave, Spring Hill, FL 34606

A case has been filed against you and you are required to serve a copy of your written defenses, if any, to Law Offices of Jennifer Isaksen, PA, Plaintiffs' attorney, whose address is 4076 E State Road 44, Wildwood, FL 34785, on or before October 27, 2026, and file the original with this

(Continued on next page)

HILLSBOROUGH COUNTY

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 consecutive weeks in La Gaceta.

WITNESS my hand and the seal of this Court on September 15, 2026.

Doug Chorvat, Jr
Clerk of the Court

By: s/ Sonya Sanders
As Deputy Clerk

9/18-10/9/26LG 4T

HILLSBOROUGH COUNTY

IN THE CIRCUIT COURT FOR THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, STATE OF FLORIDA
CIVIL DIVISION
Case No. 25-CA-009586 Div. I

EMH JR INVESTMENTS, LLC,
Plaintiff,
vs.
CECIL EUGENE BRACKETT, DECEASED, ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE ABOVE-NAMED DEFENDANT WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS; THE UNKNOWN SPOUSE OF CECIL EUGENE BRACKETT; THE UNKNOWN HEIRS, DEVISEES, GRANTEES, AND CREDITORS OF CECIL EUGENE BRACKETT, DECEASED; AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER, OR AGAINST HIM; and BRITTANY STOKES,
Defendant(s).

NOTICE OF ACTION

TO: BRITTANY STOKES

YOU ARE NOTIFIED that an ACTION OF FORECLOSURE regarding the following property:

LOT 5 OF BLOCK 1, OF OAKLAND HILLS, AS RECORDED IN PLAT BOOK 24, PAGE 7, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Property Address: 3308 N. 65th Street, Tampa, FL 33619

has been filed against you and you are required to serve a copy of your written defenses on or before 10/12/26 (a date not less than 28, nor more than 60 days after the first publication) of the notice, if any, to it on PERRY G. GRUMAN, Esquire, Plaintiff's attorney, whose address is 3400 W. Kennedy Boulevard, Tampa, Florida 33609, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

DATED on 9/4/26

Victor Crist, Clerk of the Court

By: Jennifer Taylor
As Deputy Clerk

PERRY G. GRUMAN, P.A.

9/18-10/9/26LG 4T

COMMONWEALTH OF MASSACHUSETTS
The Trial Court
Probate and Family Court
Docket No. HD25D1206DR

IN THE MATTER OF:
LIZZIE APONTE
Plaintiff
vs.
MADELINE RODRIGUEZ
Defendant

DIVORCE SUMMONS BY PUBLICATION AND MAILING

TO: MADELINE RODRIGUEZ

The Plaintiff has filed a Complaint for Divorce requesting that the Court grant a divorce for Irretrievable Breakdown.

The Complaint is on file at the Court.

Hampden Probate and Family Court
50 State Street
Springfield, MA 01103

An Automatic Restraining Order has been entered in this matter preventing you from taking any action which would negatively impact the current finjancial status of either party. **SEE Supplemental Probate Court Rule 411**.

You are hereby summoned and required to serve upon:

LIZZIE APONTE
135 Belmonte Ave.
Springfield, MA 01108

your answer, if any, on or before 5/26/2026. If you fail to do so, the court will proceed to the hearing and adjudication of this action. You are also required to file a copy of your answer, if any, in the office of the Register of this Court.

Dated February 13, 2026

By: s/Rosemary Saccomani
Register of Probate

WITNESS, Hon. Claudine T. Stoudemire, First Justice of this Court

10/2/26LG 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:

KOKOSKA TRANSPORT
Owner: Christine Kokoska
16111 Copeland Farms Rd.
Odessa, FL 33556

10/2/26LG 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:

CASA NELLY
Owner: OrtizTrust LLC
167 S Shore Drive
Eagle Lake , FL 33839

10/2/26LG 1T

IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
COUNTY CIVIL DIVISION
CASE NO.: 2025-CC-054000

RIVERBEND WEST COMMUNITY ASSOCIATION, INC.,
Plaintiff,
vs.
TYREE AKEEM FOLKS AND STEPHANIE ANN FOLKS,
Defendants.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Order of Final Judgment of Foreclosure entered in this cause on September 23, 2026 by the County Court of Hillsborough County, Florida, the property described as:

Lot 12, in Block 1 of RIVERBEND WEST PHASE 1, according to the Plat thereof, as recorded in Plat Book 126, Page 144, of the Public Records of Hillsborough County, Florida.

ADDRESS: 347 Cascade Bend Drive, Ruskin, FL 33570

will be sold at public sale by the Hillsborough County Clerk of Court, to the highest and best bidder, for cash, electronically online at www.hillsborough.realforeclose.com at **10:00 A.M. on November 13, 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 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/ 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

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CASE NO.: 2025CA006772

LAKEVIEW LOAN SERVICING, LLC,
Plaintiff,
vs.
MELISSA K CLINGAN AND ADAM PATRICK CLINGAN, et.al.,
Defendants.

NOTICE OF SALE

NOTICE IS GIVEN that, in accordance with the Uniform Final Judgment of Foreclosure entered on September 1, 2026 in the above-styled cause, Victor D. Crist, Hillsborough county clerk of court, shall sell to the highest and best bidder for cash on **November 2, 2026 at 10:00 A.M.,** at www.hillsborough.realforeclose.com, the following described property:

LOT 5, AN UNDIVIDED 1/10TH INTEREST IN PARCEL A, HIGHLAND PINES ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 87, PAGE 45, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN 2003 WAVERLY MOBILE HOME, VIN NO(S) FLFL270A29999WC21 & FLFL270B29999WC21 AND TITLE NO(S) 87247670 & 87247801

Property Address: 8428 Highland Pines Court, Plant City, FL 33565

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 DISABILITIES 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 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 Accommodations 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 Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated September 29, 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: kchurch@qpwblaw.com
Attorney for Plaintiff

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-003340

IN RE: ESTATE OF
MICHAEL SHAWN TIER
Deceased

NOTICE TO CREDITORS

The administration of the estate of MICHAEL SHAWN TIER, deceased, whose date of death was July 7, 2026; File Number 26-CP-003340, 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 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 October 2, 2026.

Personal Representative:
DANIELLE MARIE TIER
11423 Misty Isle Lane
Riverview, Florida 33579

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

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
Case No.: 26--012680
Division: F-P

DUNG THUY NGUYEN,
Petitioner,
and
NGAN CAO NGUYEN,
Respondent.

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

TO: NGAN CAO NGUYEN
Last known address: 9822 Laurel Ledge Dr, Riverview, FL 33569

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 DUNG THUY NGUYEN, whose address is 9822 Laurel Ledge Dr, Riverview, FL 33569 on or before 11/5/2026, 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: None

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

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the 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 September 30, 2026

Victor D. Crist, Clerk of Circuit Court
800 E Twiggs St, Tampa, FL 33602

By: s/ Mary Glover
Deputy Clerk

10/2-10/23/26LG 4T

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CASE NO.: 2025CA010872

CROSSCOUNTRY MORTGAGE, LLC,
Plaintiff,
vs.
KRISTINA FRANGOMIHALOS, DMITRY ROUSSEAU AND ALICIA PASQUARIELLO, et. al.,
Defendants.

NOTICE OF SALE

NOTICE IS GIVEN that, in accordance with the Uniform Final Judgment of Foreclosure entered on August 26, 2026 in the above-styled cause, Victor D. Crist, Hillsborough county clerk of court, shall sell to the highest and best bidder for cash on **October 27, 2026 at 10:00 A.M.,** at www.hillsborough.realforeclose.com, the following described property:

LOT 86, BLOCK 2, RIVERBEND WEST PHASE 2, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 128, PAGE(S) 219 THROUGH 224, INCLUSIVE, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Property Address: 409 Serenity Mill Loop, Ruskin, FL 33570

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 DISABILITIES 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 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 Accommodations 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 Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated the 29th day of September 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: kchurch@qpwblaw.com
Attorney for Plaintiff

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002020
Division B

IN RE: ESTATE OF
JOHN P. COOK,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of JOHN P. COOK, deceased, whose date of death was November 25, 2025, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

The personal representative has no duty to discover whether any property held at the time of Decedent's death by Decedent 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 PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is October 2, 2026.

Signed on this 30th day of September, 2026.

Personal Representative:
/s/ KELSEY J. HILL
215 N. Sterling Avenue
Tampa, Florida 33609

Attorney for Personal Representative:
/s/ Joshua T. Keleske, Esq.
Florida Bar No. 0548472
Joshua T. Keleske, P.L.
3333 W. Kennedy Blvd., Suite 104
Tampa, Florida 33609
Telephone: (813) 254-0044
Email: jkeleske@trustedcounselors.com

10/2-10/9/26LG 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:

C&B HOLLOW
Owner: Lacie Martin
4606 Ridgecliff Drive
Brandon, FL 33511

10/2/26LG 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 ODDACLE
Owner: The Oddacle LLC
10528 White Lake Ct
Tampa, FL 33626

10/2/26LG 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:

WEST FLORIDA ISACA
Owner: Information Systems Audit and Control Association, West Florida Chapter, Inc.
8870 N. Himes Ave, Ste 323
Tampa, FL 33614

10/2/26LG 1T

NOTICE OF SALES

TMT AUTO REPAIR LLC, 2015 W BUSCH BLVD, TAMPA, FL 33612 (HILLSBOROUGH COUNTY) WILL SELL PUBLIC SALES AT RESERVED AT 8:00 AM, 10/20/2026, THE VEHICLE LISTED BELOW AT THE FOLLOWING LOCATION TO SATISFY LIEN PURSUANT TO SECTION 713.585 OF THE FLORIDA STATUTES.

2022 HONDA PILOT
VIN# 5FNYF5H27NB025653 $12,010.00

10/2/26LG 1T

NOTICE OF SALES

TMT AUTO REPAIR LLC, 2015 W BUSCH BLVD, TAMPA, FL 33612 (HILLSBOROUGH COUNTY) WILL SELL PUBLIC SALES AT RESERVED AT 8:00 AM, 10/20/2026, THE VEHICLE LISTED BELOW AT THE FOLLOWING LOCATION TO SATISFY LIEN PURSUANT TO SECTION 713.585 OF THE FLORIDA STATUTES.

2014 INFINITI Q50
VIN# JN1BV7AR2EM697397 $5,525.00

10/2/26LG 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:

TURWIN LABS
Owner: Helloscribe LLC
1817 Lake Chapman Dr., Unit 202
Brandon, FL 33510

10/2/26LG 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:

CT PREMIER PROPERTY SERVICES
Owner: Teranet Group LLC
4524 Eternal Prince Dr
Sun City Center, FL 33573

10/2/26LG 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:

NanoSlip
Owner: BestBloomBeyond LLC
601 Vintage Way
Brandon, FL 33511

10/2/26LG 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:

SH HEALTHCARE
Owner: SH Healthcare Solutions LLC
12916 Oak Shadow Place
Tampa, FL 33624

10/2/26LG 1T

IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
Case No.: 26-DR-009389
Division: FD

TIFFANY HICKS,
Petitioner,
and
NATHAN HICKS,
Respondent.

NOTICE OF ACTION FOR CHILD CUSTODY - TIME SHARING

TO: NATHAN HICKS
Last known address: 417 Parkwood Estates Dr., Plant City, Florida 33566

YOU ARE NOTIFIED that an action for Child Custody - Time Sharing has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on TIFFANY HICKS, whose address is 4604 Duxberry Lane, Valrico, FL 33594, on or before 10/22/2026, 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**

(Continued on next page)

HILLSBOROUGH COUNTY

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 September 16, 2026

Clerk of the Circuit Court
800 E. Twiggs Street, Tampa, FL 33602

By: Yazmin Soto
Deputy Clerk

10/2-10/23/26 4T

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

FAMILY LAW DIVISION

Case No.: 19-DR-004690
Division: BP

IN RE: The Matter of:

JOHNNY SALES, JR.,
Petitioner/Father,

and

CLARINIESHA A. RICHARDSON,
Respondent/Mother.

SECOND AMENDED NOTICE OF ACTION FOR RELOCATION WITH MINOR CHILD

TO: CLARINIESHA A. RICHARDSON
2901 Pentagon Ct., Apt. 303
Tampa, Florida 33607

YOU ARE NOTIFIED that an action for relocation with minor child has been filed against you and that you are required to serve a copy of your written defenses, if any, to JOHNNY SALES, JR., 3063 N. Hwy 123, Bypass Apt. #321, Seguin, TX 78155, on or before 10/29/2026, and file the original with the clerk of this Court at 800 E. Twiggs Street, Tampa, Florida 33602, before service on Petitioner or immediately thereafter. **If you fail to do so, a default may be entered against you for the relief demanded in the petition.**

The action is asking the court to decide how the following real or personal property should be divided: **NONE.**

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

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the 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: 9/23/2026

Victor Crist, Clerk of the Circuit Court
800 E. Twiggs Street, Tampa, FL 33602

By: /s/ Jennifer Taylor
Deputy Clerk

10/2-10/23/26LG 4T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA

PROBATE DIVISION

File No. 26-CP-003052

IN RE: ESTATE OF
FREDERICK HOYLAND
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Frederick Hoyland, deceased, whose date of death was July 25, 2026, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is October 2, 2026.

Personal Representative:
/s/ Karen Winter
5922 Tealwater Place
Lithia, Florida 33547

Attorney for Personal Representative:
/s/ J. Scott Reed
J. Scott Reed, Esq.
Attorney
Florida Bar Number: 124699
Pilka Adams & Reed, P.A.
330 Pauls Drive, Suite 100
Brandon, Florida 33511
Telephone: (813) 653-3800
Fax: (813) 651-0710
E-Mail: sreed@pilka.com
Secondary E-Mail: probate@pilka.com

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA

PROBATE DIVISION

File No. 26-CP-002993

IN RE: ESTATE OF
LEONARD LEE LYNN JR
A/K/A LEONARD LYNN
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Leonard Lee Lynn Jr a/k/a Leonard Lynn, deceased, whose date of death was May 20, 2026, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 3360, 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 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 October 2, 2026.

Personal Representative:
/s/ Tonya Lynn
1412 East 109th Avenue
Tampa, Florida 33612

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

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA

PROBATE DIVISION

File No. 26-CP-003095

IN RE: ESTATE OF
RICHARD M. HUNTER A/K/A
RICHARD MICHAEL HUNTER
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Richard M. Hunter a/k/a Richard Michael Hunter, deceased, whose date of death was August 25, 2025, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 3360, Tampa, Florida 33601. 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 October 2, 2026.

Personal Representative:
/s/ Tammy S. Yearwood
1208 Weaver Court, Apt. 3
Lenoir, North Carolina 28645

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

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA

PROBATE DIVISION

File No. 26-CP-003237

IN RE: ESTATE OF
SUZANNE FRANCES MCCLOSKEY
A/K/A SUZANNE F. MCCLOSKEY
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Suzanne Frances McCloskey a/k/a Suzanne F. McCloskey, deceased, whose date of death was August 23, 2026, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 3301, Tampa, Florida 33601. 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 October 2, 2026.

Personal Representative:
/s/ Joshua Cody McCloskey
142 Bob Ford Road
Jonesborough; Tennessee 37659

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

10/2-10/9/26LG 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:

CANDOR FOR WOMEN

Owner: Jennifer Mix
4520 Picadilly St
Tampa, FL 33634

10/2/26LG 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:

BEACON HOME & CONTRACTING

Owner: Beacon Craft Holdings LLC
910 W Beacon Ave
Tampa, FL 33603

10/2/26LG 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 BUNKLEY GROUP FOR ETHICS & RELIGIOUS LIBERTY

Owner: William (Bill) Bunkley
PO Box 340288
Tampa, FL 33694

10/2/26LG 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 BUNKLEY GROUP GOVERNMENTAL CONSULTANTS

Owner: William (Bill) Bunkley
PO Box 340288
Tampa, FL 33694

10/2/26LG 1T

NOTICE OF INTENTION TO REGISTER

(Continued on next page)

NOTICE OF PUBLIC HEARING

A public hearing will be held by the Zoning Hearing Master, pursuant to Hillsborough County Ordinance 92-05, beginning at 6:00 p.m., **October 19, 2026**, at the Board Room, 2nd floor of the County Center, 601 E. Kennedy Blvd., Tampa, FL 33602 to hear the following requests. **Virtual participation in this public hearing is available through communications media technology, as described below.**

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

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

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

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

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

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

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

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

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

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

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

REZONING REQUESTS

Petition RZ-PD 26-1187 filed on 07/02/26 by Old Farm Properties LLC, represented by Margaret Perez, AICP / Landis Evans & Partners, Inc., of 3810 Northdale Blvd, Ste 100, Tampa, FL 33624, ph (813) 527-9472. Requesting a Rezone to Planned Development. The property is presently zoned AS-1 & RSC-9 and is located at 10002 and 10010 E Ellicott St.

Petition RZ-PD 26-1189 filed on 07/02/26 by Buckley Carson, represented by Travis Sigg, of 12701 Whitewater Dr, Ste 300, Minnetonka, MN 55343, ph (608) 410-7157. Requesting a Rezone to Planned Development. The property is presently zoned ASC-1 and is located at N US Hwy 301, 2750 FT NE of N US Hwy 301 & Palm Tree Dr intersection, E side of the street.

Petition RZ-PD 26-1221 filed on 07/10/26 by Barry Newberger, represented by Brice Pinson / Halff and William Molloy, of 1000 N Ashley Dr, Ste 900, Tampa, FL 33602, ph (813) 497-4903. Requesting a Rezone to Planned Development. The property is presently zoned ASC-1 and is located at SE and SW corners of N US Hwy 41 & Duque Rd intersection.

Petition RZ-PD 26-1234 filed on 07/10/26 by Todd Pressman / Pressman & Assoc., Inc., of 200 2nd Ave S, #451, St. Petersburg, FL 33701, ph (727) 804-1760. Requesting a Rezone to Planned Development. The property is presently zoned AR & ASC-1 and is located at E of Williams Rd & We Fertic Dr intersection.

Petition RZ-PD 26-1241 filed on 07/09/26 by GH Summerfield LLC, represented by Isabelle Albert / Halff & Associates, of 1000 N Ashley Dr, Tampa, FL 33602, ph (813) 331-0976. Requesting a Rezone to Planned Development. The property is presently zoned AS-1 & PD (07-1901) and is located at NE corner of E SR 60 & N Dover Rd intersection.

Petition RZ-STD 26-1349 filed on 08/05/26 by Todd Pressman / Pressman & Assoc., Inc., of 200 2nd Ave S, #451, St. Petersburg, FL 33701, ph (727) 804-1760. Requesting a Rezone to CI. The property is presently zoned AS-1 and is located at 5302 Turkey Creek Rd.

Petition RZ-STD 26-1433 filed on 08/24/26 by Todd Pressman / Pressman & Assoc., Inc., of 200 2nd Ave S, #451, St. Petersburg, FL 33701, ph (727) 804-1760. Requesting a Rezone to CI. The property is presently zoned RMC-16 and is located at 11712 N 14th St.

Petition RZ-STD 26-1434 filed on 08/25/26 by Todd Pressman, of 200 2nd Ave S, #451, St. Petersburg, FL 33701, ph (727) 804-1760. Requesting a Rezone to RSC-4. The property is presently zoned AS-1 and is located at 5441 Janes Dr.

Petition RZ-STD 26-1438 filed on 08/26/26 by Todd Pressman, of 200 2nd Ave S, #451, St. Petersburg, FL 33701, ph (727) 804-1760. Requesting a Rezone to CI. The property is presently zoned PD (96-0149) and is located at 12550 N 301 Hwy.

Petition RZ-STD 26-1442, filed on 08/26/26 by Gisselle Amparo, of 1606 Bondurant Way, Brandon, FL 33511, ph (401) 339-8460. Requesting a Rezone to RSC-2. The property is presently zoned ASC-1 and is located at 7420 Whitehouse Dr.

MAJOR MODIFICATION REQUESTS

Petition MM 26-1225 filed on 07/09/26 by Doherty Holdings Fifty Fifth, LLC, represented by Tyler Hudson / Gardner Brewer Hudson, P.A., of 400 N Ashley Dr, Ste 1100, Tampa, FL 33602, ph (813) 221-9600. Requesting a Major Modification to Planned Development. The property is presently zoned PD (05-1107) and is located at NE corner of 18th St SE & E College Ave intersection.

Petition MM 26-1231 filed on 07/09/26 by Gardner Brewer Hudson, P.A., represented by Kami Corbett / Gardner Brewer Hudson, P.A., of 400 N Ashley Dr, Ste 1100, Tampa, FL 33602, ph (813) 448-3730. Requesting a Major Modification to Planned Development. The property is presently zoned PD (17-1397) and is located at W of Ambleside Blvd & S US Hwy 301 intersection.

10/2/26LG 1T

NOTICE OF HEARING FOR CLOSING AND VACATING

Notice is hereby given that a Public Hearing will be held by the Board of County Commissioners of Hillsborough County, Florida, 2nd Floor, County Center, 601 East Kennedy Boulevard, Tampa, Florida at 9:00 A.M., Tuesday, October 13, 2026, to determine whether or not:

Vacating Petition V26-0018, vacate a portion of unimproved platted public right-of-way lying within Copeland and Morrison Subdivision of Lot 2, as recorded in Plat Book 1, Page 48, of the Public Records of Hillsborough County, located adjacent to 10512 Moody Road, 10514 Moody Road, and 10522 Mood Road (Folios 075891-0100, 075892-0000, and 075893-0000).

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 Hillsborough County ADA Officer at ADA@hcfl.gov or 813-276-8401; TTY: 7-1-1. For individuals who require hearing or speech assistance, please call the Florida Relay Service Numbers, (800) 955-8771 (TDD) or (800) 955-8700 (v) or Dial 711 no later than 48 hours prior to the proceedings. All BOCC meetings are closed captioned.

9/25-10/2/26LG 2T

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:

THE BUNKLEY GROUP REALTORS

Owner: William (Bill) Bunkley
PO Box 340288
Tampa, FL 33694

10/2/26LG 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:

KIOSHY

Owner: MB Supplies LLC Michelle Borton
1317 W. Busch Blvd.
Tampa, Hillsborough, FL 33612

10/2/26LG 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:

SUNSHINE MARINE SERVICE

Owner: E-Passion Investments Inc
5005 West Laurel, Suite 100,
#4019, Tampa, FL 33607

10/2/26LG 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:

SOVEREIGNNODE.AI

Owner: Merikin LLC
216 Fern Gulley Dr.
Seffner, FL 33584

10/2/26LG 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:

MOTION MEMOIRS

Owner: Talismanic LLC
5232 Moon Shell Drive
Apollo Beach, FL 33572

10/2/26LG 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:

LEJIT PERFORMANCE

Owner: Joshua Thornhill
hello@lejitperformance.com
Tampa, FL 33559

10/2/26LG 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:

I DON'T LIKE MILK

Owner: Julia Parrino
506 W. Paris Ave
Tampa, FL 33604

10/2/26LG 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:

CREATIVE SCALE STUDIOS

Owner: Imran Rahman
12732 N 57th St
Tampa, FL 33617

10/2/26LG 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:

MORGAN KREWE MARINE SOLUTIONS

Owner: Ghost Five Tactical Services, LLC
3207 Cullendale Dr
Tampa, FL 33618

10/2/26LG 1T

NOTICE OF PUBLIC SALE

Notice is hereby given that on 10/19/2026 at 10:00 AM the following vehicle(s) may be sold at public sale at 12729 N FLORIDA AVE, TAMPA FL 33612 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.

JTHBA1D29J5076875
2018 LEXS 16021.09

The name, address and telephone number and public sale location of the repair shop claiming the lien for unpaid charges is:

Lienor Name: CORCHO BODYSHOP LLC

Lienor Address: 12729 N FLORIDA AVE, LOT B, TAMPA, FL 33612

Lienor Telephone #: 656-247-1832

MV License #: MV 115631

Location of Vehicles: 12729 N FLORIDA AVE, LOT B, TAMPA, FL 33612

The customer or person claiming an interest, or a lien may redeem the vehicle by satisfying the amount due in cash on or before the sale date and time. The customer 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 withheld 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 Circuit Court where the disputed transaction occurred.

10/2/26LG 1T

IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 2014-CC-036459

HERITAGE ISLES GOLF AND COUNTRY CLUB COMMUNITY ASSOCIATION, INC.,
Plaintiff,

vs.

HISHAM ABUARAM,
Defendant(s).

NOTICE OF FORECLOSURE SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Fourth Amended Final Judgment of Foreclosure entered in this cause on September 21, 2026, by the County Court of Hillsborough County, Florida, the property described as:

Lot 5, Block 24, HERITAGE ISLES PHASE 1C, a subdivision according to the plat thereof as recorded in Plat Book 86, Page 94, of the Public Records of Hillsborough County, Florida.

and more commonly known as 18111 Emerald Bay St., Tampa, Florida 33647 (hereinafter "Property").

will be sold to the highest bidder for cash at public sale by the Hillsborough County Clerk of Court, electronically online at www.hillsborough.realforeclose.com at 10:00 A.M. on **October 16, 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 within sixty (60) days after the sale.

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 this 23rd day of September 2026

/s/ Tiffany Love
Tiffany Love Esq.
Florida Bar No.: 92884
tiffany.love@arlaw.com
ADAMS AND REESE LLP
100 N. Tampa Street, Suite 4000
Tampa, FL 33602
Telephone: (813) 227-5541
Facsimile: (813) 227-5641
Attorneys for Plaintiff

10/2-10/9/26LG 2T

IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CASE NO.: 26-CC-017556

SUNRIDGE OF TAMPA BAY CONDOMINIUM ASSOCIATION, INC.,
Plaintiff,

vs.

CEVDET YAMAN ZORAL,
Defendant.

NOTICE OF FORECLOSURE SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on September 20, 2026, by the County Court of HILLSBOROUGH County, Florida, the property described as:

Unit 423, Building 12403, Sunridge of Tampa Bay, a Condominium according to the Declaration of Condominium thereof recorded in Official Records Book 16521, Page 167, as amended from time to time and the map or plat thereof recorded in Condominium Plat Book 21, Page 166, all of the Public Records of Hillsborough County, Florida, together with its undivided share in the common elements appurtenant thereto.

and more commonly known as 5011 Sunridge Palms Drive, Unit 202, Tampa, Florida 33617 (hereinafter "Property").

will be sold to the highest bidder for cash at public sale by the Hillsborough County Clerk of Court, electronically online at www.hillsborough.realforeclose.com **at 10:00 A.M. on November 6, 2026**.

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

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 this 23rd day of September 2026

/s/ Tiffany M. Love
Tiffany M. Love. Esq.
Florida Bar No.: 92884
tiffany.love@arlaw.com
ADAMS AND REESE LLP
100 N. Tampa Street, Suite 4000
Tampa, FL 33602
Telephone: (813) 227-5541
Facsimile: (813) 227-5641
Attorneys for Plaintiff

10/2-10/9/26LG 2T

IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 26-CC-003045, DIVISION V

SOUTH POINTE OF TAMPA HOMEOWNERS ASSOCIATION, INC.,
Plaintiff,

vs.

BG VENTURE INVESTMENT REAL ESTATE a/k/a BG VENTURES INVESTMENT REAL ESTATE, LLC, a New Hampshire limited liability company,
Defendant.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on August 24, 2026 by the County Court of Hillsborough County, Florida, the property described as:

Lot 51, Block 28, SOUTH POINTE PHASE 10 AND 11, according to the plat thereof recorded in Plat Book 93, Page(s) 18, 18-2 through 18-11, inclusive, of the Public Records of Hillsborough County, Florida.

PROPERTY ADDRESS: 12505 Herons Path Place, Riverview, FL 33578.

will be sold by the Hillsborough County Clerk at public sale on **October 16, 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
Attorneys for Plaintiff

10/2-10/9/26LG 2T

IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 25-CC-051631, DIVISION V

SOUTH BAY LAKES HOMEOWNER'S ASSOCIATION, INC.,
Plaintiff,

vs.

JAQUAN JACQUEZ JACKSON,
Defendant.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on August 28, 2026 by the County Court of Hillsborough County, Florida, the property described as:

Lot 26, Block 2, SOUTH BAY LAKES - UNIT 1, according to the plat thereof, as recorded in Plat Book 100, Page(s) 57 through 61, of the Public Records of Hillsborough County, Florida.

PROPERTY ADDRESS: 7706 Dragon Fly Loop, Gibsonton, FL 33534.

will be sold by the Hillsborough County Clerk at public sale on **October 16, 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.

(Continued on next page)

NOTICE OF PUBLIC HEARING

ON **OCTOBER 15, 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. E2026-8 CH 16

An ordinance of the City of Tampa, Florida, amending Chapter 16, Article V, Section 16-86 of the City of Tampa Code, "Tree Trust Fund"; providing for annual distribution of tree trust fund monies for the benefit of Tree-Mendous Tampa; repealing all ordinances or parts of ordinances in conflict therewith; providing for severability; providing an effective date.

File No. TA/CPA 26-08

An ordinance amending the Tampa Comprehensive Plan, future land use element, future land use map, for the property located at 4707 East Henry Avenue, from Residential-10 (R-10) to Residential-35 (R-35); providing for repeal of all ordinances in conflict; providing for severability; providing an effective date.

File No. TA/CPA 26-01

An ordinance amending the Tampa Comprehensive Plan, Future Land Use Element, Future Land Use Map, for the property located at An ordinance amending the Tampa Comprehensive Plan, Future Land Use Element, Future Land Use Map, for the property located at 1605 North Waters Court, from Community Mixed Use-35 (CMU-35) to Urban Mixed Use-60 (UMU-60); providing for repeal of all ordinances in conflict; providing for severability; providing an effective date.

File No. AB2-26-10

An ordinance approving a Special Use Permit (SU-2) for alcoholic beverage sales – small venue; beer, wine and liquor (Consumption On-Premises and Package Sales/Off Premises Consumption) and making lawful the sale of beverages regardless of alcoholic content – beer, wine and liquor – on that certain lot, plot or tract of land located at 6203 North Florida Avenue, Tampa, Florida, as more particularly described in Section 3; providing that all ordinances or parts of ordinances in conflict are repealed; repealing ordinance No. 2021-69; providing an effective date.

File No. AB2-26-16

An ordinance approving a Special Use Permit (SU-2) for alcoholic beverage sales – small venue; beer, wine and liquor (Consumption On-Premises and Package Sales/Off-Premises Consumption) and making lawful the sale of beverages regardless of alcoholic content – beer, wine and liquor – on that certain lot, plot or tract of land located at 5804 East Columbus Drive, Tampa, Florida, as more particularly described in Section 2; providing that all ordinances or parts of ordinances in conflict are repealed; providing an effective date.

File No. AB2-26-17

An ordinance approving a Special Use Permit (SU-2) for alcoholic beverage sales – small venue; beer, wine and liquor (Consumption On-Premises Only) and making lawful the sale of beverages regardless of alcoholic content – beer, wine and liquor – on that certain lot, plot or tract of land located at 1601 North Franklin Street Suite 1607, Tampa, Florida, as more particularly described in section 3; providing that all ordinances or parts of ordinances in conflict are repealed; repealing ordinance No. 2021-81; providing an effective date.

File No. AB2-26-19

An ordinance approving a Special Use Permit (SU-2) for alcoholic beverage sales – small venue; beer, wine and liquor (Consumption On-Premises Only) and making lawful the sale of beverages regardless of alcoholic content – beer, wine and liquor – on that certain lot, plot or tract of land located at 6207 South Dale Mabry Highway, Tampa, Florida, as more particularly described in Section 2; providing that all ordinances or parts of ordinances in conflict are repealed; providing an effective date.

File No. AB2-26-20

An ordinance approving a Special Use Permit (SU-2) for alcoholic beverage sales – restaurant; beer, wine and liquor (Consumption On-Premises Only) and making lawful the sale of beverages regardless of alcoholic content – beer, wine and liquor – on that certain lot, plot or tract of land located at 210 East Fowler Avenue, Tampa, Florida, as more particularly described in Section 2; providing that all ordinances or parts of ordinances in conflict are repealed; providing 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

10/2/26LG 1T

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 **10/14/2026** 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-26-0001463
NAME OF VIOLATOR: MFR RENTAL PROPERTIES LLC
LOCATION OF VIOLATION: 4614 W PEARL AVE, TAMPA, FL
CODE SECTIONS: 19-231(15)c
LEGAL DESCRIPTION: GANBRIDGE CITY PLAT NO 22 LOT 6
FOLIO: 132359.0000

CASE NO: COD-26-0001997
NAME OF VIOLATOR: SANTIAGO F IGUARAN
LOCATION OF VIOLATION: 4507 N 15TH ST, TAMPA, FL
CODE SECTIONS: 19-47 19-231(15)b
LEGAL DESCRIPTION: MARIE HEIGHTS REVISED PLAT LOT 12
FOLIO: 157805.0000

CASE NO: COD-26-0002010
NAME OF VIOLATOR: MARITZA MUNOZ
LOCATION OF VIOLATION: 2504 N 55TH ST, TAMPA, FL
CODE SECTIONS: 19-56
LEGAL DESCRIPTION: UCETA LOT 16 BLOCK 2
FOLIO: 160223.0000

CASE NO: COD-26-0002050
NAME OF VIOLATOR: BARBARA J DAVIS
LOCATION OF VIOLATION: 10902 N ANNETTE AVE, TAMPA, FL
CODE SECTIONS: 19-231(3) 19-231(16)a 19-231(17)
LEGAL DESCRIPTION: BALINCORT HEIGHTS NO 2 LOT 14 BLOCK 4
FOLIO: 95350.0000

CASE NO: COD-26-0002089
NAME OF VIOLATOR: ESTATE OF EDNA PARTRIDGE
LOCATION OF VIOLATION: 2610 E 99TH AVE, TAMPA, FL
CODE SECTIONS: 19-49 19-50 19-231(15)b 19-231(15)c
LEGAL DESCRIPTION: LAUREL TERRACE LOTS 9 AND 10 BLOCK 13
FOLIO: 147530.0000

CASE NO: COD-26-0002108
NAME OF VIOLATOR: JORGE ALBERTO SORIANO
LOCATION OF VIOLATION: 2918 SANCHEZ ST, TAMPA, FL
CODE SECTIONS: 19-231(15)a 19-231(15)c
LEGAL DESCRIPTION: YBOR HEIGHTS LOT 5 AND E 1/2 OF ALLEY ABUTTING THEREON BLOCK 6
FOLIO:

CASE NO: COD-26-0002241
NAME OF VIOLATOR: GEORGE AND MARY ANN
LOCATION OF VIOLATION: 2903 E NORTH BAY ST, TAMPA, FL
CODE SECTIONS: 19-231(3) 19-231(8) 19-231(10) 19-231(11) 19-231(14)a 19 -231(15) a 19-231(15)b 19-231(15)c 19-231(17)
LEGAL DESCRIPTION: ENGLEWOOD LOTS 7 AND 8 BLOCK 16
FOLIO: 155869.0000

CASE NO: COD-26-0002541
NAME OF VIOLATOR: ESTATE OF MARK G BUCKNER
LOCATION OF VIOLATION: 1709 E ANNIE ST, TAMPA, FL
CODE SECTIONS: 19-49 19-50 19-231(15)c
LEGAL DESCRIPTION: TAMPA OVERLOOK LOT 1 BLOCK 2
FOLIO: 144253.0000

CASES TO BE HEARD AT THE 1:00 P.M. HEARING

CASE NO: COD-26-0001100
NAME OF VIOLATOR: JCA PROPERTY MANAGEMENT &
LOCATION OF VIOLATION: 5701 E BROADWAY AVE, TAMPA, FL
CODE SECTIONS: 27-282.22 27-282.12 27-326
LEGAL DESCRIPTION: DIXIE FARMS W 174 FT OF LOT 1
FOLIO: 160001.0100

CASE NO: COD-26-0002355
NAME OF VIOLATOR: HELTON KENNETH
LOCATION OF VIOLATION: 1702 S CLUB CT, TAMPA, FL
CODE SECTIONS: 27-156 27-156 TABLE 4-1 27-283.11(a) 27-283.11(b) 27-326
LEGAL DESCRIPTION: TAMPA OVERLOOK W 1/2 OF BLOCK 60 LESS E 120 FT BLOCK 60
FOLIO: 144673.0000

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

9/18-10/9/26LG 4T

HILLSBOROUGH COUNTY

/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

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 26-CA-007433

U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE OF GREENE STREET FUNDING TRUST II
Plaintiff,

vs.

LESLY RODRIGUEZ; et al.
Defendants

NOTICE OF ACTION FORECLOSURE PROCEEDINGS – PROPERTY

TO: LESLY RODRIGUEZ WHOSE LAST KNOWN ADDRESS IS 9310 N 18TH ST, TAMPA, FL 33612

YOU ARE HEREBY NOTIFIED of an action to foreclose a mortgage on the following described property, to-wit:

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF HILLSBOROUGH, STATE OF FLORIDA, AND IS DESCRIBED AS FOLLOWS:

LOT 5, BLOCK 10, TAMPA OVERLOOK, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 17, PAGE 2, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY FLORIDA.

more commonly known as 9310 N 18th St, Tampa, FL 33612.

This action has been filed against you, and you are required to serve a copy of your written defense, if any, to it on Plaintiff's attorney, RUBIN LUBLIN, LLC, whose address is 2313 W. Violet St., Tampa, Florida 33603, on or before 10/29/2026, 30 days after date of first publication and file the original with the Clerk of the Circuit 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.

"In accordance with the Americans With Disabilities Act, persons in need of a special accommodation to participate in this proceeding shall, within seven (7) days prior to any proceeding, contact the Administrative Office of the Court, Hillsborough County, 800 E. Twiggs Street, Floor 5, Tampa, Florida 33602, County Phone: (813) 276-8100 via Florida Relay Service".

WITNESS my hand and seal of this Court on the 23rd day of September, 2026.

Victor Crist, Clerk of Court
Hillsborough County, Florida
800 E Twiggs St, Tampa, FL 33602

By: s/ Jennifer Taylor
Deputy Clerk

Rubin Lublin, LLC

26F150/JC

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-003240
Division A

IN RE: ESTATE OF
RAYMOND LAWRENCE DENEYS
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Raymond Lawrence Deneys, deceased, whose date of death was August 17, 2026, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is George E. Edgecomb Courthouse, 800 Twiggs Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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 October 2, 2026.

Personal Representative:
/s/ Lawrence E. Fuentes
1407 W. Busch Blvd.
Tampa, FL 33612

Attorney for Personal Representative:
/s/ Albert C. Kreischer, Jr.
Albert C. Kreischer, Jr., P.A.
Attorney
Florida Bar Number: 196920
FUENTES & KREISCHER, P.A.
1407 W. Busch Blvd.
Tampa, FL 33612
Telephone: (813) 933-6647
Fax: (813) 932-8588
E-Mail: ack@fklaw.net

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002516
Division B

IN RE: ESTATE OF
ALAN EARL KECK
Deceased.

NOTICE TO CREDITORS

The administration of the estate of ALAN EARL KECK, deceased, whose date of death was February 23, 2026, is pending in the Circuit Court for HILLSBOROUGH County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

The date of first publication of this notice is October 2, 2026.

Personal Representative:
/s/ Kristen L. Davy
340 Radebaugh Drive
Longwood, Florida 32779

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

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
Case No.: 26-CP-002867

IN RE: ESTATE OF
JOHN ALLAN MAGNOTTA
a/k/a J. ALLAN MAGNOTTA,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of John Allan Magnotta, deceased, whose date of death was March 14, 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 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, Florida Statutes, 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 October 2, 2026.

Personal Representative:
Barbara Cavallo
9324 Royal River Circle
Parrish, Florida 34219

Attorney for Personal Representative:
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

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-003285

IN RE: ESTATE OF
DEBORAH SUE GOLDMAN
Deceased

NOTICE TO CREDITORS

The administration of the estate of DEBORAH SUE GOLDMAN, deceased, whose date of death was February 10, 2026; File Number 26-CP-003285, 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 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 October 2, 2026.

Personal Representative:
ROY OWEN GOLDMAN
8822 Sunningdale Road
Tampa, Florida 33635

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

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-003072

IN RE: ESTATE OF
PHOEBE CHRISTINA BLUE
Deceased

NOTICE TO CREDITORS

The administration of the estate of PHOEBE CHRISTINA BLUE, deceased, whose date of death was September 5, 2025; File Number 26-CP-003072, 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 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

(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 **10/7/2026** 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-26-0001922
NAME OF VIOLATOR: ANA CECILIA ORDONEZ
LOCATION OF VIOLATION: 9001 WESTCHESTER CIR, TAMPA, FL
CODE SECTIONS: 19-231(12) 19-231(17)
LEGAL DESCRIPTION: WESTCHESTER MANOR A CONDOMINIUM BUILDING 1 UNIT 3 TYPE D .566% INTEREST IN COMMON ELEMENTS
FOLIO: 100528.5006

CASE NO: COD-26-0001992
NAME OF VIOLATOR: LORAINE B MEADOWS
LOCATION OF VIOLATION: 6800 N BOULEVARD, TAMPA, FL
CODE SECTIONS: 19-231(15)a
LEGAL DESCRIPTION: RIVIERA SUBDIVISION E 70 FT OF LOT 8
FOLIO: 103886.0000

CASE NO: COD-26-0001995
NAME OF VIOLATOR: WEI LANG ROMONDT
LOCATION OF VIOLATION: 7902 N MULBERRY ST, TAMPA, FL
CODE SECTIONS: 19-231(5)c 19-231(10) 19-231(11) 19-231(13) 19-231(15)c 19-231(17)
LEGAL DESCRIPTION: SULPHUR SPRINGS ADDITION LOT 10 AND E 5 FT CLOSED ALLEY ABUTTING ON W BLOCK 70
FOLIO: 147015.0000

CASE NO: COD-26-0002015
NAME OF VIOLATOR: 217 N LOIS AVE LLC
LOCATION OF VIOLATION: 217 N LOIS AVE, TAMPA, FL
CODE SECTIONS: 19-237(3)
LEGAL DESCRIPTION: CHANDLER SUBDIVISION N 67.5 FT OF LOT 10 LESS E 28.33 FT AND N 67.5 FT OF LOTS 11 AND 12 LESS W 4 FT LOT 12 FOR R/W BLK 2
FOLIO: 114812.0000

CASE NO: COD-26-0002021
NAME OF VIOLATOR: MORGAN KATHRYN BENTLEY
LOCATION OF VIOLATION: 5703 N CENTRAL AVE, TAMPA, FL
CODE SECTIONS: 19-75 19-77
LEGAL DESCRIPTION: EAST SUWANEE HEIGHTS N 44 FT OF LOT 7 AND S 6 FT OF LOT 8 BLOCK 20
FOLIO: 164246.0000

CASE NO: COD-26-0002035
NAME OF VIOLATOR: ROBERT BETANCOURT, IRENE
LOCATION OF VIOLATION: 1306 N MACDILL AVE, TAMPA, FL
CODE SECTIONS: 19-50 19-231(15)a 19-231(15)c
LEGAL DESCRIPTION: MAC FARLANE PARK LOT 1 LESS E 4 FT FOR RD AND LOT 2 BLOCK 2 AND N 1/2 OF CLOSED ALLEY ABUTTING ON N
FOLIO: 180307.0000

CASE NO: COD-26-0002051
NAME OF VIOLATOR: OTEMAN SR AND LISA DELANCY
LOCATION OF VIOLATION: 3020 E COMANCHE AVE, TAMPA, FL
CODE SECTIONS: 19-50
LEGAL DESCRIPTION: OAK HEIGHTS S 105 FT OF LOT 23 BLOCK 6
FOLIO: 151601.0000

CASE NO: COD-26-0002060
NAME OF VIOLATOR: 802 E COLUMBUS DR LLC
LOCATION OF VIOLATION: 802 E COLUMBUS DR, TAMPA, FL
CODE SECTIONS: 19-231(15)b
LEGAL DESCRIPTION: CENTRALIA LOT 8 LESS PART FOR RD DESC AS BEG AT SW COR OF LOT 8 AND RUN N 2.61 FT SELY 52 FT S 1.97 FT AND W 52 FT TO BEG BLOCK 6
FOLIO: 183323.0000

CASE NO: COD-26-0002118
NAME OF VIOLATOR: REBECCA RACHEL TODD
LOCATION OF VIOLATION: 911 W WARREN AVE, TAMPA, FL
CODE SECTIONS: 19-231(15)b
LEGAL DESCRIPTION: SUBURB ROYAL LOT 17 BLOCK 18
FOLIO: 181863.0000

CASE NO: COD-26-0002189
NAME OF VIOLATOR: ESTATE OF LINDA R BLOSFIELD
LOCATION OF VIOLATION: 1405 W HIAWATHA ST, TAMPA, FL
CODE SECTIONS: 19-49
LEGAL DESCRIPTION: RIVIERA SUBDIVISION W 100 FT OF E 200 FT OF LOT 72
FOLIO: 104071.0000

CASE NO: COD-26-0002211
NAME OF VIOLATOR: ALEX MONTEIRO CACOILO
LOCATION OF VIOLATION: 8303 N MULBERRY ST, TAMPA, FL
CODE SECTIONS: 19-233(a) 19-234
LEGAL DESCRIPTION: SULPHUR SPRINGS ADDITION LOT 8 AND CLOSED ALLEY ABUTTING ON E BLOCK 29
FOLIO: 146508.0000

CASE NO: COD-26-0002252
NAME OF VIOLATOR: NORTH ROME TA MHP LLC
LOCATION OF VIOLATION: 6700 N ROME AVE, TAMPA, FL
CODE SECTIONS: 19-231(10) 19-231(11)
LEGAL DESCRIPTION: TRACT BEG AT PT ON W BDRY OF ROME AVE 25 FT N OF S BDRY OF SE 1/4 OF NE 1/4 OF NW 1/4 AND RUN N 348 FT W 280 FT S 65 FT W 110 FT S 7 DEG 6 MIN W 80.67 FT S 81 DEG 48 MIN W 71.28 FT TO PT 174 FT E OF W BDRY S 193 FT TO PT W OF POB & E 470.81 FT TO BEG...TRACT BEG 373 FT N OF SE COR OF SE 1/4 OF NE 1/4 OF NW 1/4 AND RUN W 280 FT S 65 FT W 110 FT S 7 DEG 6 MIN W 80.67 FT S 81 DEG 48 MIN W 71.28 FT TO PT 174 E OF W BDRY S TO S BDRY W 25 FT N TO N BDRY E 200 FT S 200 FT E 300 FT & S TO POB
FOLIO: 103397.0000

CASE NO: COD-26-0002261
NAME OF VIOLATOR: ESTATE OF SHIRLEY LORRAINE
LOCATION OF VIOLATION: 1520 W BROAD ST, TAMPA, FL
CODE SECTIONS: 19-50 19-238
LEGAL DESCRIPTION: WILMA SOUTH W 1/2 OF LOT 151 AND E 1/2 OF LOT 150 & S 1/2 CLOSED ALLEY ABUTTING ON N
FOLIO: 101628.0020

CASE NO: COD-26-0002297
NAME OF VIOLATOR: SERG CLAUD PROPERTIES LLC
LOCATION OF VIOLATION: 4020 DELEUIL AVE, TAMPA, FL
CODE SECTIONS: 19-50
LEGAL DESCRIPTION: BELLMONT HEIGHTS NO 2 PB 12 PG 88 LOT 597
FOLIO: 152454.0005

CASE NO: COD-26-0002779
NAME OF VIOLATOR: MUELLER REVOCABLE TRUST DTD
LOCATION OF VIOLATION: 5710 RIVER TER, TAMPA, FL
CODE SECTIONS: 19-49 19-50
LEGAL DESCRIPTION: IDLEWILD ON THE HILLSBOROUGH SUBDIVISION THAT PART OF BLOCK 23 DESC AS: COM AT PT 272 FT S OF NE COR OF BLOCK 23 THN N ALG E BDRY OF SD BLK 23 40 FT THN S 80 DEG 36 MIN 50 SEC W 127.11 FT FOR POB FROM SD POB RUN THN N 73 DEG 15 MIN 20 SEC E 130.96 FT TO E BDRY OF SD BLOCK 23 THN N ALG E BDRY OF SD BLK 23 93 FT THN S 88 DEG 54 MIN 00 SEC W 180 FT THN S 28 FT W 135 FT MOL TO WATERS OF HILLSBOROUGH RIVER THN SELY ALG RIVER TO A PT THAT BEARS S 62 DEG 30 MIN 00 SEC W FROM POB THN N 62 DEG 30 MIN 00 SEC E 113 FT MOL TO POB
FOLIO: 162457.0110

CASES TO BE HEARD AT THE 1:00 P.M. HEARING

CASE NO: COD-25-0003560
NAME OF VIOLATOR: MELTON DAVIS
LOCATION OF VIOLATION: 5024 N 30TH ST, TAMPA, FL
CODE SECTIONS: 27-156 27-156 TABLE 4-1 27-326
LEGAL DESCRIPTION: BELLMONT HEIGHTS LOT 1 BLOCK 11
FOLIO: 155374.0000

CASE NO: COD-26-0002004
NAME OF VIOLATOR: JOHN EDWARD REHEISER JR
LOCATION OF VIOLATION: 4203 N LYNN AVE, TAMPA, FL
CODE SECTIONS: 27-283.11(b)
LEGAL DESCRIPTION: CHELSEA N 120 FT OF LOT 6 BLOCK 5
FOLIO: 165931.0000

CASE NO: COD-26-0002022
NAME OF VIOLATOR: JOSE JESUS GUTIERREZ
LOCATION OF VIOLATION: 2111 W POWHATAN AVE, TAMPA, FL
CODE SECTIONS: 27-282.28 27-283.11(b) 27-290.1
LEGAL DESCRIPTION: 1 HAMNER'S MARJORY B RENMAH LOTS 37 AND 38 BLOCK 2
FOLIO: 104395.0000

CASE NO: COD-26-0002075
NAME OF VIOLATOR: MARIA R ALAIMO/TRUSTEE
LOCATION OF VIOLATION: 302 E WATERS AVE, TAMPA, FL
CODE SECTIONS: 27-156 24-156 Table 4-1 27-326
LEGAL DESCRIPTION: IRVINTON HEIGHTS LOTS 5 6 7 AND 8 BLOCK 29
FOLIO: 99273.0000

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

9/11-10/2/26LG 4T

HILLSBOROUGH COUNTY

FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is October 2, 2026.

Personal Representative:
LERENA STONE
13506 Capitol Drive
Tampa, Florida 33613

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

10/2-10/9/26LG 2T

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

Case No. 26-CP-001505
Division: Probate

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

NOTICE OF ADMINISTRATION (intestate)

The administration of the Estate of Michelle Lavern Hall-Shabazz deceased is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Room 101, Tampa, FL 33602. The file number for the estate is 26-CP-001505. The estate is intestate.

The names and addresses of the personal representative(s) and the personal representative's attorney are set forth below. The fiduciary lawyer - client privilege in section 90.5021, Florida Statutes, applies with respect to the personal representative and any attorney employed by the personal representative.

Any interested person on whom a copy of the notice of administration is served must file with the court, on or before the date that is 3 months after the date of service of a copy of the Notice of Administration on that person, any objection that challenges the validity of a will admitted to probate, venue or jurisdiction of the court. The 3-month time period may only be extended for estoppel based upon a misstatement by the personal representative regarding the time period within which an objection must be filed. The time period may not be extended for any other reason, including affirmative representation, failure to disclose information, or misconduct by the personal representative or any other person. Unless sooner barred by section 733.212(3), Florida Statutes, all objections to the validity of a will admitted to probate, venue or the jurisdiction of the court must be filed no later than the earlier of the entry of an order of final discharge of the personal representative or 1 year after service of the notice of administration.

Persons who may be entitled to exempt property under section 732.402, Florida Statutes, will be deemed to have waived their rights to claim that property as exempt property unless a petition for determination of exempt property is filed by such persons or on their behalf on or before the later of the date that is 4 months after the date of service of a copy of the notice of administration on such persons or the date that is 40 days after the date of termination of any proceedings involving the construction, admission to probate, or validity of a will or involving any other matter affecting any part of the exempt property.

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 surviving spouse or a beneficiary as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.

Unless an extension is granted pursuant to section 732.2135(2), Florida Statutes, an election to take an elective share must be filed on or before the earlier of the date that is 6 months after the date of service of a copy of the notice of administration on the surviving spouse, an attorney in fact or a guardian of the property of the surviving spouse; or the date that is 2 years after the date of the decedent's death.

Under certain circumstances and by failing to contest the will, the recipient of this notice of administration may be waiving his or her right to contest the validity of a trust or other writing incorporated by reference into a will.

The date of first publication of this notice is 10/02/2026

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

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

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT
IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CARRINGTON MORTGAGE SERVICES, LLC,
Plaintiff,
vs.
ROBERT FARRINGTON; et al.,
Defendants.
Case No: 19-CA-001297, Division E
NOTICE OF FORECLOSURE SALE
NOTICE IS HEREBY GIVEN that pursuant the Amended Final Judgment of Foreclosure dated September 24, 2026, and entered in Case No. 19-CA-001297, Division E of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida wherein CARRINGTON MORTGAGE SERVICES, LLC, is the Plaintiff and ROBERT FARRINGTON; REX BEACH, AS TRUSTEE OF THE 1523 MOHAWK LAND TRUST UNDER THE TRUST AGREEMENT DATED FEBRUARY 9, 2008, is/are Defendant(s), Hillsborough Clerk of Court, will sell to the highest and best bidder for cash at http://www.hillsborough.realforeclose.com at 10:00 AM on November 25, 2026 the following described property set forth in said Final Judgment, to wit:
LOT 12, BLOCK 13, RIVERSIDE ESTATE, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 24, PAGE 28, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.
Commonly known as: 1523 West Mohawk Ave., Tampa, FL 33603
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 September 25, 2026.
/s/ Susanna Lehman
Susanna Lehman, Esq.
Florida Bar No. 15449
Lender Legal PLLC
1800 Pembrook Drive, Suite 250
Orlando, FL 32810
Tel: (407) 730-4644
Attorney for Plaintiff
Service Emails:
slehman@lenderlegal.com
EService@LenderLegal.com
11080-1042713

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 23-CA-012361
FREEDOM MORTGAGE CORPORATION
PLAINTIFF,
VS.
LANA SOWARDS A/K/A LANA J. SOWARDS, 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 25th day of September, 2026, and entered in Case No. 23-CA-012361, of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and LANA SOWARDS A/K/A LANA J. SOWARDS, UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, and UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF THOMAS A. CHURCH A/K/A THOMAS ALLEN CHURCH are defendants. Victor D. Crist as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.hillsborough.realforeclose.com at 10:00 A.M. on the 29th day of October, 2026, the following described property as set forth in said Final Judgment, to wit:
ALL THAT CERTAIN LOT OR PARCEL OF LAND SITUATE IN THE COUNTY OF HILLSBOURGH, STATE OF FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: LOT 24, BLOCK 1 OF COLONIAL HEIGHTS, UNIT NO. 2, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 39, PAGE 62, IN THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.
PROPERTY ADDRESS: 1505 GERTRUDE DR, BRANDON, FL 33511
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 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.The Court`s ADA Coordinator web page below details the nature of the accommodations that can be provided by the Florida Courts under the ADA. https://www.fljud13.org/BusinessOperations/CourtFacilities/ADAAccommodations.aspx Phone: (813) 272-7040 or ada@fljud13.org
Dated this 28th day of September, 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@TMPPLLC.COM
11080-1042810

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 25-CA-003507
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 LAWRENCE BOBALKO A/K/A LAWRENCE ELMER BOBALKO, 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 23rd day of September, 2026, and entered in Case No. 25-CA-003507, of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and SUSAN MARIE GODEK, ANDREA CAROL STAHAN, UNKNOWN SPOUSE OF LAWRENCE BOBALKO A/K/A LAWRENCE ELMER BOBALKO, UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF LAWRENCE BOBALKO A/K/A LAWRENCE ELMER BOBALKO, DONALD BOBALKO, JUDITH ANN WEBB-KELLEY AND GOODLEAP, LLC are defendants. Victor D. Crist as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.hillsborough.realforeclose.com at 10:00 A.M. on the 23rd day of November, 2026, the following described property as set forth in said Final Judgment, to wit:
LOT 310 TO 316, INCLUSIVE, MANGO HILLS, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 12, PAGE 23 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.
Property address: 5238 Peach Ave, Seffner, FL 33584
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 28th day of September, 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@TMPPLLC.COM
11080-1042832

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA.
CASE No. 26-CA-006278
LAKEVIEW LOAN SERVICING, LLC,
PLAINTIFF,
VS.
SABRINA OJEDA LANE A/K/A SABRINA LANE, AS SUCCESSOR TRUSTEE OF THE JOSE A. ORTIZ A/K/A JOSE ALFREDO ORTIZ LIVING TRUST DATED JULY 28, 2025, ET AL.
DEFENDANT(S).

_____/

NOTICE OF ACTION
To: Sabrina Ojeda Lane A/K/A SABRINA LANE, as successor trustee of the Jose A. Ortiz A/K/A Jose Alfredo Ortiz Living Trust dated July 28, 2025
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS: 2052 Demovracy Drive, Buford, GA 30519
To: Unknown beneficiaries of the Jose A. Ortiz A/K/A Jose Alfredo Ortiz Living Trust dated July 28, 2025
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS: 714 Torrey Pines Ave, Sun City Center, FL 33573
To: Sabrina Ojeda Lane A/K/A SABRINA LANE
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS: 2052 Demovracy Drive, Buford, GA 30519
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Hillsborough County, Florida:
Lot 14, Block "J", Del Webb`s Sun City, Unit No. 2, according to the Plat thereof as recorded in Plat Book 38, Page(s) 18, of the Public Records of Hillsborough County, Florida.
has been filed against you, and you are required to serve a copy of your written defenses, if any, to 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 10/25/2026 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 Business Observer-Tampa Bay.
Date: Sep 08 2026 Victor D. Crist
Clerk of the Circuit Court
By: Patricia Corbin
Deputy Clerk of the Court
Copies furnished to:
Sabrina Ojeda Lane A/K/A SABRINA LANE, as successor trustee of the Jose A. Ortiz A/K/A Jose Alfredo Ortiz Living Trust dated July 28, 2025
2052 Demovracy Drive
Buford, GA 30519
Unknown beneficiaries of the Jose A. Ortiz A/K/A Jose Alfredo Ortiz Living Trust dated July 28, 2025
714 Torrey Pines Ave
Sun City Center, FL 33573
Sabrina Ojeda Lane A/K/A SABRINA LANE
2052 Demovracy Drive
Buford, GA 30519
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.
11080-1042375

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT
IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
Case No: 2026-?A-004053
WILMINGTON SAVINGS FUND SOCIETY,
FSB, NOT IN ITS INDIVIDUAL C???C??Y BUT SOLELY AS TRUSTEE FOR CHNGE
MORTGAGE TRUST 2023-4,
Plaintiff,
VS.
MARIE PAVRETTE; et al.,
Defendants.
HILLSBOROUGH COUNTY CCCSEP 15 2026 AM11:48
TO:
NOTICE OF ACTION
MARIE PAVRETTE
13060 Willow Grove Drive
Riverview, FL 33579
UNKNOWN SPOUSE OF MARIE PAVRETTE
13060 Willow Grove Drive
Riverview, FL 33579
LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN
and any unknown heirs, devisees, grantees, creditors and other unknown persons or unknown
spouses claiming by, through and under the above-named Defendant(s), if deceased or whose last
known addresses are unknown.
YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to wit:
LOT 132, BELMOND RESERVE PHASE 3, ACCORDING TO THE PLAT
THEREOF, AS RECORDED IN PLAT BOOK 140, PAGE(S) 247
THROUGH 250, PUBLIC RECORDS OF HILLSBOROUGH COUNTY,
FLORIDA.
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Alexandra Kalman, Esq., Lender Legal PLLC, 1800 Pembrook Drive, Suite 250, Orlando, Florida 32810 and file the original with the Clerk of the above-styled Court on or before 30 days from the first publication, otherwise a default will be entered against you for the relief demanded in the Complaint
WITNESS my hand and seal of the said Court on the 15th day of September, 2026.
CLERK OF THE CIRCUIT COURT
By: /s/ Patricia Corbin
Deputy Clerk
(COURT SEAL)
11080-1042273

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 25-CA-009513
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 JUNIOR F. TYRELL A/K/A JUNIOR FITZROY TYRELL A/K/A JUNIOR TYRELL, 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 3rd day of September, 2026, and entered in Case No. 25-CA-009513, of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and JULIET TYRELL AS PERSONAL REPRESENTATIVE OF THE ESTATE OF JUNIOR F. TYRELL A/K/A JUNIOR FITZROY TYRELL A/K/A JUNIOR TYRELL, UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT, VANESSA TYRELL, KHRAN TYRELL, MELLISA TYRELL, UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JUNIOR F. TYRELL A/K/A JUNIOR FITZROY TYRELL A/K/A JUNIOR TYRELL, UNKNOWN SPOUSE OF JUNIOR F. TYRELL A/K/A JUNIOR FITZROY TYRELL A/K/A JUNIOR TYRELL and CHATHAM WALK HOMEOWNERS ASSOCIATION, INC., are defendants. Victor D. Crist as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.hillsborough.realforeclose.com at 10:00 A.M. on the 6th day of November, 2026, the following described property as set forth in said Final Judgment, to wit:
LOT 26, BLOCK 3, WYNNMERE WEST PHASE 1, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 124, PAGE (S) 169 THROUGH 175, INCLUSIVE, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.
Property address: 910 Wynnmere Walk Avenue, 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 18TH day of September, 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@TMPPLLC.COM
11080-1042262

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

FAMILY LAW DIVISION
Case No.: 25-DR-005186
Div: C

IN RE: The Marriage of:
NIKITA PRIETO,
Petitioner/Wife,
and
JUAN PRIETO,
Respondent/Husband.

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE

TO: JUAN PRIETO
3504 Angus Valley Drive
Wesley Chapel, Florida 33544

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 Shiela Renee Sweat, Esq., 7402 N. 56th Street, Suite 816, Tampa, Florida 33617, on or before 10/29/2026, and file the original with the clerk of this Court at 800 E. Twiggs Street, Tampa, Florida 33602, before service on Petitioner or immediately thereafter. **If you fail to do so, a default may be entered against you for the relief demanded in the petition.**

The action is asking the court to decide how the following real or personal property should be divided: NONE

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

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the 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 8/10/2026

Victor Crist, Clerk of the Circuit Court
800 E Twiggs St, Tampa, FL 33602

By: s/ Jennifer Taylor
Deputy Clerk

9/25-10/16/26LG 4T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA

PROBATE DIVISION
File No. 26-CP-2469
Division W

IN RE: ESTATE OF
MARJORIE JOSEFA WATERS
a/k/a MARJORIE J. WATERS,
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 Marjorie Josefa Waters a/k/a Marjorie J. Waters, deceased, File Number 26-CP-2469, by the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 3360, Tampa, FL 33601; that the decedent's date of death was April 11, 2026; that the total value of the estate is $17,445.56, and that the names and addresses of those to whom it has been assigned by such order are:

Susan L. Cordell, Trustee of the Marjorie J. Waters Revocable Trust dated April 16, 2008, and as amended
101 Janie Street, Ruskin, FL 33570

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD,

(Continued on next page)

HILLSBOROUGH COUNTY

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 25, 2026.

Person Giving Notice:
Susan L. Cordell
101 Janie Street
Ruskin, FL 33570

Attorney for Person Giving Notice:
Laurie E. Ohall
Law Offices of Laurie E. Ohall, P.A.
Florida Bar Number: 0040230
1464 Oakfield Drive
Brandon, FL 33511
Telephone: (813) 438-8503
Fax: (813) 438-8504
E-Mail: lohall@ohalllaw.com

9/25-10/2/26LG 2T

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

Case No.: 26-DR-006614
Division: J

RHONDA WAITES,
Petitioner,
and
KENDRICK GEORGE SR.,
Respondent.

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

TO: KENDRICK GEORGE SR.
Last known address: 6903 Bonair Dr., Apt. B, Tampa, FL 33617

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 RHONDA WAITES, whose address is 4239 E. Palifox St., Tampa, FL 33610 on or before 10/20/26, 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: None

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

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the 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 September 14, 2026

Victor D. Crist, Clerk of Circuit Court
800 E Twiggs St, Tampa, FL 33602

By: s/ Mary Glover
Deputy Clerk

9/25-10/16/26LG 4T

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

Case No.: 26DR10158
Division: CP

WILLIAM JUDGE,
Petitioner
and
KEESHA CAMELITA RODRIGUES,
Respondent.

NOTICE OF ACTION FOR CONSTRUCTIVE SERVICES

TO: KEESHA CAMELITA RODRIGUES
Last known address:
3508 Deleuil Avenue, Tampa, FL 33610

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 WILLIAM JUDGE, whose address is 3508 Deleuil Avenue, Tampa, FL 33610, on or before 10/29/26, 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 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 September 23, 2026

Victor Crist, Clerk of the Circuit Court
800 E Twiggs St, Tampa, FL 33602

By: s/ Erma Yerdon
Deputy Clerk

9/25-10/16/26LG 4T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-003065

IN RE: ESTATE OF
JOSEPH GARVIN
Deceased.

HILLSBOROUGH COUNTY

NOTICE TO CREDITORS

The administration of the estate of Joseph Garvin, deceased, whose date of death was August 3, 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 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 25, 2026.

Personal Representative:
/s/ Bridget Elaine Fortham
816 N. Brunnell Parkway
Lakeland, Florida 33815

Attorney for Personal Representative:
/s/ J. Scott Reed, Esq.
Attorney
Florida Bar Number: 124699
Pilka Adams & Reed, P.A.
330 Pauls Drive, Suite 100
Brandon, Florida 33511
Telephone: (813) 653-3800
Fax: (813) 651-0710
E-Mail: sreed@pilka.com
Secondary E-Mail: probate@pilka.com

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-003268

IN RE: ESTATE OF
DAWN ELIZABETH STONE
Deceased

NOTICE TO CREDITORS

The administration of the estate of DAWN ELIZABETH STONE, deceased, whose date of death was September 3, 2026; File Number 26-CP-003268, 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 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 25, 2026.

Personal Representative:
COLTON HEATH JENNETTE
25007 Hyde Park Blvd.
Land O Lakes, Florida 34639

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

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-001930

IN RE: ESTATE OF
HENRY LINCOLN MCFADDEN SR.
a/k/a HENRY MCFADDEN SR.,
Deceased.

NOTICE TO CREDITORS

The administration of the Estate of Henry Lincoln McFadden Sr. a/k/a Henry McFadden Sr., deceased, whose date of death was April 20, 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 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 25, 2026.

Personal Representative:
Henry McFadden Jr.
418 Golden Elm Drive
Seffner, Florida 33534

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

9/25-10/2/26LG 2T

Notice of Public Auction

Notice of public online auction at Lockerfox.com for monies due on storage units. The auction will be held on October 13, 2026, at or after 8:00 a.m. and will continue until finished. Units are said to contain household items. Property sold under Florida Statute 83.806. The names of whose units will be sold are as follows.

5404 W. Waters Ave., Tampa, FL 33634		
Ronald Breseman	1379	$489.90
Kathleen Coleman	2126	$1,065.20
Victor Sanchez Solis	1047	$664.90
3182 Curlew Rd., Oldsmar, FL 34677		
Suzanne Frato	C154	$549.90
Gabriel De Paula Marchezini	C047	$629.90
9505 N. Florida Ave., Tampa, FL 33612		
Tasha Parks	1016	$684.50
Charline Mack	B437	$499.90
Dyrell Dixion	B273	$179.90
Maketha Lewis	B296	$1,024.85
Ira Crosser	1056	$229.90
Joseph Clements	B528	$409.85
Eric Bass	B433	$126.70
Kaitlyn Vest	B314	$349.90
Ross Peterson	B313	$367.80
Eddy Feria	1067	$439.90
Alaina McDonald	B262	$349.90
Xenia Borjas	B327	$779.85
Rikeishia Holmes	A127	$479.90
Maketha Lewis	B143	$1,162.75
Adrianne Hopwood	A130	$347.80
Peyton Williams	1004	$799.80
Carl Norman	A123	$259.85
3939 W. Gandy Blvd., Tampa, FL 33611		
Trans-Port Logist Mark Mellay	1716	$483.70
Stephanie Griggs	4839	$449.90
Somjit Ryan	1297	$265.80
Elinor P. Smith	1354	$629.85
6111 Gunn Hwy., Tampa, FL 33625		
Candace Sanchez	2450	$309.90
Anton Bociek	1029	$1,204.85
Deborah Demarco	1421	$229.90
Marcus Gaddy	1048	$841.70
Carmen Valdez	1510	$619.90
Alpha T Murphy Butler	3661-63	$479.90
Alexander Isajar	1708	$673.70
Justin Barber	3444	$554.75
10415 N. Florida Ave., Tampa, FL 33612		
Timothy Foxworth	1268	$589.85
Lomarian Magwood	257	$289.90
Michael Golden	109	$449.90
Nyla Rush	1161	$473.80
Asia Richardson	M20	$377.80
Bryant Johnson	223	$574.85
Timika Copeland	1143	$454.85
Timika Copeland	1151	$329.90
2309 Angel Oliva Senior St., Tampa, FL 33605		
Mary Duke	2117W	$499.80
Lutricha Monroe	3012E	$469.85
Brenda Bosques	2033	$315.80
James Marshall	1136E	$417.80
11401 W. Hillsborough Ave., Tampa, FL 33635		
Fernando Figueroa	1057	$499.90
Tinisha Hart	1408	$491.80
Wanda Fleming	1207	$508.70
14123 State Rd. 54, Odessa, FL 33556		
Logan Moore	3289	$259.90
Rickie Schelfo	0394	$489.90
4406 W. Hillsborough Ave., Tampa, FL 33614		
Nicholas Ayala	3142	$347.80
Jessica Thorton	4251-53	$399.70
Jerome McNeil	4001	$358.70
3826 W. Marcum St., Tampa, FL 33616		
Tericka Brown	721	$277.80
Lorenzo Dorroh	053	$309.90

9/25-10/2/26LG 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.: **1463490025**
Certificate No.: **2024 / 13482**
File No.: **2026-751**
Year of Issuance: **2024**

Description of Property:
SULFUR SPRINGS ADDITION LOT 16 AND E 1/2 OF CLOSED ALLEY ABUTTING THEREON BLOCK 15
PLAT BK / PG: 6 / 5
SEC - TWP - RGE: 19 - 28 - 19
Subject To All Outstanding Taxes

Name(s) in which assessed:
ALEXANDER RODRIGUEZ
C/O B TO THE S HOLDINGS LLC
B TO THE S HOLDINGS LLC

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (11/5/2026) 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 9/10/2026

Victor D. Crist
Clerk of the Circuit Court
Hillsborough County Florida

By Adrian J. Salas, Deputy Clerk

9/25-10/16/26LG 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.: **1466330000**
Certificate No.: **2024 / 13519**
File No.: **2026-752**
Year of Issuance: **2024**

Description of Property:
SULPHUR SPRINGS ADDITION LOT 8 BLOCK 39
PLAT BK / PG: 6 / 5
SEC - TWP - RGE: 30 - 28 - 19
Subject To All Outstanding Taxes

Name(s) in which assessed:
WEILANG ROMONDT

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (11/5/2026) 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 9/10/2026

Victor D. Crist
Clerk of the Circuit Court
Hillsborough County Florida

By Adrian J. Salas, Deputy Clerk

9/25-10/16/26LG 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.: **1394690000**
Certificate No.: **2023 / 12198**
File No.: **2026-753**
Year of Issuance: **2023**

Description of Property:
LOT BEG 358.2 FT E AND 1002.49 FT N OF SW COR OF SEC 1528 19 & RUN E 77.5 FT N 300 FT W 77.5 FT & S 300 FT TO BEG
SEC - TWP - RGE: 15 - 28 - 19
Subject To All Outstanding Taxes

Name(s) in which assessed:
DUNCAN LAND AND DEVELOPMENT INC

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (11/5/2026) 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 9/10/2026

Victor D. Crist
Clerk of the Circuit Court
Hillsborough County Florida

By Adrian J. Salas, Deputy Clerk

9/25-10/16/26LG 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.: **1465190000**
Certificate No.: **2024 / 13508**
File No.: **2026-754**
Year of Issuance: **2024**

Description of Property:
SULPHUR SPRINGS ADDITION LOT 1 AND W 5 FT CLOSED ALLEY ABUTTING ON E BLOCK 31
PLAT BK / PG: 6 / 5
SEC - TWP - RGE: 30 - 28 - 19
Subject To All Outstanding Taxes

Name(s) in which assessed:
8219 9TH ST LAND TRUST FLORIDA TRUSTEE SERVICES LLC TRUSTEE
8219 9TH ST LAND TRUST DATED 7/17/2023 FLORIDA TRUSTEE SERVICES LLC (TRUSTEE)

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (11/5/2026) 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 9/10/2026

Victor D. Crist
Clerk of the Circuit Court
Hillsborough County Florida

By Adrian J. Salas, Deputy Clerk

9/25-10/16/26LG 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.: **1648020000**
Certificate No.: **2024 / 14907**
File No.: **2026-755**
Year of Issuance: **2024**

Description of Property:
GARDEN ACRES RESUBDIVISION BLOCK 2 S 35 FT OF LOT 9 BLOCK 2
PLAT BK / PG: 9 / 60
SEC - TWP - RGE: 01 - 29 - 18
Subject To All Outstanding Taxes

Name(s) in which assessed:
THOMAS MARTINO AS TRUSTEE UNDER THAT CERTAIN LAND TRUST
DATED FEBRUARY 20, 2008, AND NUMBERED 4904
MARTINO THOMAS TRUSTEE

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (11/5/2026) 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 9/10/2026

Victor D. Crist
Clerk of the Circuit Court
Hillsborough County Florida

By Adrian J. Salas, Deputy Clerk

9/25-10/16/26LG 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.: **1061190000**
Certificate No.: **2024 / 11586**
File No.: **2026-756**
Year of Issuance: **2024**

Description of Property:
AYALA'S ADDITION TO WELLSWOOD LOT 6 BLOCK 2
SEC - TWP - RGE: 02 - 29 - 18
Subject To All Outstanding Taxes

Name(s) in which assessed:
CONFIDENTIAL

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (11/5/2026) 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 9/10/2026

Victor D. Crist
Clerk of the Circuit Court
Hillsborough County Florida

By Adrian J. Salas, Deputy Clerk

9/25-10/16/26LG 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:

(Continued on next page)

HILLSBOROUGH COUNTY

Folio No.: **1567160000**
Certificate No.: **2024 / 14357**
File No.: **2026-757**
Year of Issuance: **2024**

Description of Property:
ZION HEIGHT W 1/2 OF LOTS 5 AND 6 BLOCK 7
PLAT BK / PG: 9 / 15
SEC - TWP - RGE: 05 - 29 - 19
Subject To All Outstanding Taxes

Name(s) in which assessed:
JUANITA W BROWN
RF BETTIS

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (11/5/2026) 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 9/10/2026

Victor D. Crist
Clerk of the Circuit Court
Hillsborough County Florida

By Adrian J. Salas, Deputy Clerk

9/25-10/16/26LG 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.: **0631260000**
Certificate No.: **2024/6920**
File No.: **2026-758**
Year of Issuance: **2024**

Description of Property:
STATE HIGHWAY FARMS EAST N 61.5 FT OF S 1054 FT OF E 82.39 FT OF LOT 11 AND N 61.5 FT OF S 1054 FT OF W 41.61 FT OF LOT 12 LESS E 25 FT FOR RD
PLAT BK / PG: 26 / 21
SEC - TWP - RGE: 33 - 28 - 20
Subject To All Outstanding Taxes

Name(s) in which assessed:
JUAN HERNANDEZ MIRANDA

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (11/5/2026) 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 9/10/2026

Victor D. Crist
Clerk of the Circuit Court
Hillsborough County Florida

By Adrian J. Salas, Deputy Clerk

9/25-10/16/26LG 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.: **0923610000**
Certificate No.: **2024 / 10675**
File No.: **2026-759**
Year of Issuance: **2024**

Description of Property:
TRACT BEG 383 FT W OF NE COR OF NW 1/4 OF NW 1/4 & RUN S 311.11 FT W 77 FT N 311.21 FT & E 77 FT TO BEG
SEC - TWP - RGE: 18 - 29 - 22
Subject To All Outstanding Taxes

Name(s) in which assessed:
ESTATE OF OMMA LAMAR NASH JR
OMMA LAMAR NASH JR

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (11/5/2026) 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 9/10/2026

Victor D. Crist
Clerk of the Circuit Court
Hillsborough County Florida

By Adrian J. Salas, Deputy Clerk

9/25-10/16/26LG 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.: **0923610000**
Certificate No.: **2024 / 10675**
File No.: **2026-759**
Year of Issuance: **2024**

Description of Property:
TRACT BEG 383 FT W OF NE COR OF NW 1/4 OF NW 1/4 & RUN S 311.11 FT W 77 FT N 311.21 FT & E 77 FT TO BEG
SEC - TWP - RGE: 18 - 29 - 22
Subject To All Outstanding Taxes

Name(s) in which assessed:
ESTATE OF OMMA LAMAR NASH JR
OMMA LAMAR NASH JR

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (11/5/2026) 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 9/10/2026

Victor D. Crist
Clerk of the Circuit Court
Hillsborough County Florida

By Adrian J. Salas, Deputy Clerk

9/25-10/16/26LG 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.: **1590110002**
Certificate No.: **2024 / 14582**
File No.: **2026-760**

LEGAL ADVERTISEMENT

HILLSBOROUGH COUNTY

Year of Issuance: **2024**

Description of Property:
GRANT PARK LOT 18 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 redeemed according to law, the property described in such certificate will be sold to the highest bidder on (11/5/2026) 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 9/10/2026

Victor D. Crist
Clerk of the Circuit Court
Hillsborough County Florida

By Adrian J. Salas, Deputy Clerk

9/25-10/16/26LG 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.: **1535800000**
Certificate No.: **2024 / 14037**
File No.: **2026-761**
Year of Issuance: **2024**

Description of Property:
E 58.75 FT OF N 165.75 FT OF W 262.5 FT OF N 1/2 OF SE 1/4 OF SW 1/4 OF NW 1/4 LESS ST
SEC - TWP - RGE: 04 - 29 - 19
Subject To All Outstanding Taxes

Name(s) in which assessed:
C J WENTWORTH SR
C J WENTWORTH
DORA M WENTWORTH
DORA WENTWORTH

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (11/5/2026) 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 9/10/2026

Victor D. Crist
Clerk of the Circuit Court
Hillsborough County Florida

By Adrian J. Salas, Deputy Clerk

9/25-10/16/26LG 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.: **0513080250**
Certificate No.: **2024 / 5378**
File No.: **2026-762**
Year of Issuance: **2024**

Description of Property:
GIBSONTON ON THE BAY 7TH ADDITION SOUTH GIBSONTON LOT 10
PLAT BK / PG: 33 / 3
SEC - TWP - RGE: 35 - 30 - 19
Subject To All Outstanding Taxes

Name(s) in which assessed:
LORENZA CASARRUBIAS-VARGAS
ARGEL SALMERON CASARRUBIAS

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (11/5/2026) 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 9/10/2026

Victor D. Crist
Clerk of the Circuit Court
Hillsborough County Florida

By Adrian J. Salas, Deputy Clerk

9/25-10/16/26LG 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.: **1534730010**
Certificate No.: **2024 / 14030**
File No.: **2026-765**
Year of Issuance: **2024**

LEGAL ADVERTISEMENT

HILLSBOROUGH COUNTY

Description of Property:
HILLSBOROUGH HEIGHTS EAST A REPLAT N 1/2 OF VACATED FRIERSON AVE LYING NORTH OF LOT 38
PLAT BK / PG: 29 / 97
SEC - TWP - RGE: 04 - 29 - 19
Subject To All Outstanding Taxes

Name(s) in which assessed:
LIFE CHANGING BAPTIST CHURCH

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (11/5/2026) 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 9/10/2026

Victor D. Crist
Clerk of the Circuit Court
Hillsborough County Florida

By Adrian J. Salas, Deputy Clerk

9/25-10/16/26LG 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.: **1584940000**
Certificate No.: **2024 / 14533**
File No.: **2026-766**
Year of Issuance: **2024**

Description of Property:
HIGHLAND PINES REVISED LOT 6 BLOCK 9
PLAT BK / PG: 36 / 52
SEC - TWP - RGE: 09 - 29 - 19
Subject To All Outstanding Taxes

Name(s) in which assessed:
PAUL SALTER BUTLER JR
ANGELA WATSON
ANGELA MENDOZA BUTLER (LIFE ESTATE)
PAUL SALTER BUTLER JR (REMAINDER)

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (11/5/2026) 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 9/10/2026

Victor D. Crist
Clerk of the Circuit Court
Hillsborough County Florida

By Adrian J. Salas, Deputy Clerk

9/25-10/16/26LG 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.: **0435390000**
Certificate No.: **2024 / 4545**
File No.: **2026-768**
Year of Issuance: **2024**

Description of Property:
LOT BEG 25 FT N OF SW COR OF NE 1/4 OF NW 1/4 OF SW 1/4 AND RUN N 426 FT E 25 FT S 94 FT E 175 FT N 94 FT E 65 FT S 426 FT W 265 FT TO POB
SEC - TWP - RGE: 22 - 29 - 19
Subject To All Outstanding Taxes

Name(s) in which assessed:
A AND M INVESTMENT TRUST LLC TRUSTEE
PALM RIVER ROAD, TAMPA, FL. 33619, LAND TRUST DATED DECEMBER 17, 2019
A&M INVESTMENT TRUST, LLC. (TRUSTEE)

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (11/5/2026) 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 9/10/2026

Victor D. Crist
Clerk of the Circuit Court
Hillsborough County Florida

By Adrian J. Salas, Deputy Clerk

9/25-10/16/26LG 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:

LEGAL ADVERTISEMENT

HILLSBOROUGH COUNTY

Folio No.: **0348737368**
Certificate No.: **2024 / 3006**
File No.: **2026-769**
Year of Issuance: **2024**

Description of Property:
THE OAKS UNIT 1 A CONDOMINIUM FLOOR 2 UNIT 216 BLDG A 1.4656% UNDIV SHARE OF COMMON ELEMENTS SURPLUS AND EXPENSES
PLAT BK / PG: 2 / 47
SEC - TWP - RGE: 04 - 28 - 19
Subject To All Outstanding Taxes

Name(s) in which assessed:
NISR LLC

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (11/5/2026) 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 9/10/2026

Victor D. Crist
Clerk of the Circuit Court
Hillsborough County Florida

By Adrian J. Salas, Deputy Clerk

9/25-10/16/26LG 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.: **1508010000**
Certificate No.: **2024 / 13815**
File No.: **2026-770**
Year of Issuance: **2024**

Description of Property:
WILMA HIGHLANDS LOT 5
PLAT BK / PG: 32 / 85
SEC - TWP - RGE: 31 - 28 - 19
Subject To All Outstanding Taxes

Name(s) in which assessed:
TIMOTHY D MCGOWAN
TIMOTHY DANIEL MCGOWAN
JENNIFER ANN MCGOWAN

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (11/5/2026) 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 9/10/2026

Victor D. Crist
Clerk of the Circuit Court
Hillsborough County Florida

By Adrian J. Salas, Deputy Clerk

9/25-10/16/26LG 4T

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, Edgecomb 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

9/25-10/16/26LG 4T

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

LEGAL ADVERTISEMENT

HILLSBOROUGH COUNTY

CASE NO.: 25-CC-045490

CYPRESS CREEK OF HILLSBOROUGH HOMEOWNERS ASSOCIATION, INC.,
Plaintiff,
vs.
JEANETTE JONES BUTLER, and ARMONDO DEMETRIS BUTLER,
Defendants.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on September 18, 2026, by the County Court of Hillsborough County, Florida, for the following property described as:

Lot 3, Block 41B, CYPRESS CREEK PHASE 5C-3, according to the plat as recorded in Plat Book 130, Pages 261 through 263, of the Public Records of Hillsborough County, Florida.

will be sold at public auction by the Hillsborough County Clerk of Court, to take place electronically online at www.hillsborough.realforeclose.com, on **November 6, 2026, at 10:00 A.M.**, to the highest and best bidder, for cash, in accordance with Section 45.031 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 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/ 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

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 26-CA-005947

LOANDEPOT.COM, LLC,
Plaintiff,
vs.
WILLIAM G. KOERBER IV; UNKNOWN SPOUSE OF WILLIAM G. KOERBER, IV; THE HAMMOCKS TOWNHOMES HOMEOWNERS ASSOCIATION, INC.; UNKNOWN TENANT #1; UNKNOWN TENANT #2; ALL OTHER UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAME UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS
Defendant(s).

NOTICE OF ACTION

TO: WILLIAM G. KOERBER IV
Last Known Address:
20306 Starfinder Way, Tampa, FL 33647
Current Address: N/A

(Continued on next page)

HILLSBOROUGH COUNTY

Previous Address:
20306 Starfinder Way, Tampa, FL 33647

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 3, BLOCK 50, HAMMOCKS, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 107, PAGE(S) 45 THROUGH 85, INCLUSIVE, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

This property is located at the street address of 20306 Starfinder Way, Tampa, FL 33647

YOU ARE REQUIRED to serve a copy of your written defenses on or before 10/21/2026, 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.

WITNESS my hand and the seal of the court on 9/15/2026.

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

9/25-10/2/26LG 2T

NOTICE OF SUSPENSION

HILLSBOROUGH COUNTY

To: ISRAEL APONTE, JR

Case No.: CD202607591/D 3407014

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.

9/25-10/16/26LG 4T

NOTICE OF SUSPENSION

HILLSBOROUGH COUNTY

To: RANIYAH L. MING

Case No.: CD202608061/D 3609439

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.

9/25-10/16/26LG 4T

IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 26-CC-004881

SABAL LAKES PROPERTY OWNERS, INC.,
Plaintiff,
vs.
DANETTE SHEFFER, and DANNY SHEFFER,
Defendants.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on September 15, 2026, by the County Court of Hillsborough County, Florida, for the following property described as:

Lot 57, Block 2, SUN CITY CENTER UNIT 45, according to the map or plat thereof as recorded in Plat Book 48, Page 85, Public Records of Hillsborough County, Florida.

HILLSBOROUGH COUNTY

will be sold at public auction by the Hillsborough County Clerk of Court, to take place electronically online at www.hillsborough.realforeclose.com, on **November 6, 2026, at 10:00 A.M.**, to the highest and best bidder, for cash, in accordance with Section 45.031 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 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/ 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

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
CASE NO.: 26-CP-003190; DIVISION: A

IN RE: ESTATE OF
LESLIE J. SCHLEMAN,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Leslie J. Schleman, deceased, whose date of death was August 27, 2026, is pending in the Circuit Court of Hillsborough County, Florida, Probate Division, the address of which is 800 East Twiggs Street, 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 file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATIN OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

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

The date of first publication of this notice is September 25, 2026.

Personal Representative:
A. J. MUSIAL, JR.
a/k/a ADRIAN J. MUSIAL, JR.
1211 West Fletcher Avenue
Tampa, Florida 33612-3363

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

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-003136

IN RE: ESTATE OF
WILLIAM JAMES GILBERT
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 William James Gilbert, deceased, File Number 26-CP-003136, by the Circuit Court for HILLSBOROUGH County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, FL 33602; that the decedent's date of death was July 26, 2026; that the total value of the estate is $127,255.65 and that the names and addresses of those to whom it has been assigned by such order are:

Floris Marie Gilbert
2529 Turtleback Way, Ruskin, FL 33570

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTAND-

HILLSBOROUGH COUNTY

ING 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 09/25/2026.

Person Giving Notice:
Rebecca Ann Epperson
5805 Roberta Circle
Tampa, Florida 33604

Attorney for Person Giving Notice:
/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

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-003127

IN RE: ESTATE OF
JENNIFER RUTH KACZMAREK
Deceased

NOTICE TO CREDITORS

The administration of the estate of Jennifer Ruth Kaczmarek, deceased, whose date of death was August 14, 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 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 25, 2026.

Personal Representative:
Hassan Mowafak Hussein Sadek
10405 Newport Circle
Tampa, Florida 33612

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

9/25-10/2/26LG 2T

IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 26-CC-019769, DIVISION J

CULBREATH KEY BAYSIDE CONDOMINIUM ASSOCIATION, INC.,
Plaintiff,
vs.
EMMA ROSA PEREZ AVILA, an unmarried woman,
Defendant.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on August 31, 2026 by the County Court of Hillsborough County, Florida, the property described as:

Unit 1-219, of CULBREATH KEY BAYSIDE CONDOMINIUM, according to the Declaration of Condominium thereof, as recorded in Official Record Book 14118, Page(s) 1940, of the Public Records of Hillsborough County, Florida, and all amendments thereto, together with an undivided share in the common elements.

PROPERTY ADDRESS: 5000 Culbreath Key Way, Unit 1219, Tampa, FL 33611.

will be sold by the Hillsborough County Clerk at public sale on **October 23, 2026 at 10:00 A.M.**, electronically online at http://www.hillsborough.realforeclose.com.

Any person claiming an interest in the

HILLSBOROUGH COUNTY

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
Attorneys for Plaintiff

9/25-10/2/26LG 2T

IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 26-CC-017697, DIVISION H

RIVERCREST COMMUNITY ASSOCIATION, INC.,
Plaintiff,
vs.
MICHAEL PARKER,
Defendant.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on September 2, 2026 by the County Court of Hillsborough County, Florida, the property described as:

Lot 30, Block 21, Rivercrest Phase 2 Parcel "N", according to the plat thereof recorded at Plat Book 101 Page 238, in the Public Records of Hillsborough County, Florida.

PROPERTY ADDRESS: 11329 Cocoa Beach Drive, Riverview, FL 33569.

will be sold by the Hillsborough County Clerk at public sale on **October 16, 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
Attorneys for Plaintiff

9/25-10/2/26LG 2T

Notice of Public Auction

Notice of public online auction at Lockerfox.com for monies due on storage units. The auction will be held on October 15, 2026, at or after 8:00 a.m. and will continue until finished. Units are said to contain household items. Property sold under Florida Statute 83.806. The names of whose units will be sold are as follows.

9505 N. Florida Ave., Tampa, FL 33612

Teylor Smallwood	B138	$ 623.60

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
File No. 2026-CP-2235
Division A

IN RE: ESTATE OF
ROSEMARIE ANDERSON, also known as RIE ANDERSON, also known as ROSE M. ANDERSON, also known as ROSEMARIE C. ANDERSON, also known as ROSEMARIE CURRIN ANDERSON, also known as RIE C. ANDERSON, also known as ROSE MARIE ANDERSON
Deceased.

NOTICE TO CREDITORS

The administration of the estate of ROSEMARIE ANDERSON, also known as RIE ANDERSON, also known as ROSE M. ANDERSON, also known as ROSEMARIE C. ANDERSON, also known as ROSEMARIE CURRIN ANDERSON, also known as RIE C. ANDERSON, also known as ROSE MARIE ANDERSON, deceased, whose date of death was May 24, 2026, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Room 101, Tampa, FL 33602.

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

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

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

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

HILLSBOROUGH COUNTY

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 25, 2026.

Personal Representative:
s/ MARK E. HAGER
4074 Commercial Way
Spring Hill, Florida 34606

Attorney for Personal Representative:
s/ MARK E. HAGER, Attorney
Florida Bar Number: 0451169
4074 Commercial Way
Spring Hill, Florida 34606
Telephone: (352) 666-5300
Fax: (352) 606-2592
E-Mail: mhager@hagerlawfirm.com
Secondary E-Mail:
assistant@hagerlawfirm.com

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY FLORIDA
PROBATE DIVISION
File Number: 26-CP-002678
Division: A

IN RE: ESTATE OF
ADEEM ELLIOT BERRY
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Adeem Elliot Berry, deceased, File No. 2026-CP002678, whose date of death was April 6, 2025, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Room 101, 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 9/25/2026

Personal Representative:
Trimeshia L. Smiley
3300 W. Lake Mary Blvd., Suite 310
Lake Mary, Florida 32746

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

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, STATE OF FLORIDA
PROBATE DIVISION
Case No.: 2026-CP-003046

IN RE: ESTATE OF
ROBERT MACLARDY JONES
Deceased.

NOTICE OF ADMINISTRATION AND NOTICE TO CREDITORS

The administration of the estate of ROBERT MACLARDY JONES, deceased, whose date of death was August 15, 2026, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E Twiggs Street, Room 101, Tampa, FL 33602. The name and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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 SO FILED WILL BE FOREVER BARRED.

(Continued on next page)

HILLSBOROUGH COUNTY

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 25, 2026.

Personal Representative:
/s/ Kimberly Houston
Kimberly Houston, Petitioner
706 Hickory Glen Drive
Seffner, FL 33584
Email: the4houstons@gmail.com
Telephone: (813) 310-8873

Attorney for Personal Representative:
/s/ Tilford A. Yates
TILFORD A. YATES, ESQUIRE
Attorney for Petitioner
Florida Bar Number 1032244
Yates and Ocampo
6421 N Florida Avenue
Tampa, FL 33604
Telephone: (813) 656-5033
Email: tilford@yolawgroup.com

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-003147
Division B

IN RE: ESTATE OF
ALAN HOLDEN COVINGTON
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Alan Holden Covington, 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 the George E. Edgecomb Courthouse, 800 Twiggs Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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 25, 2026.

Personal Representative:
/s/ Erin Metcalf
10515 Orange Grove Drive
Tampa, FL 33618

Attorney for Personal Representative:
/s/ Lawrence E. Fuentes
Florida Bar Number: 161908
FUENTES & KREISCHER, P.A.
1407 W. Busch Boulevard
Tampa, FL 33612
Telephone: (813) 933-6647
Fax: (813) 932-8588
E-Mail: lef@fklaw.net

9/25-10/2/26LG 2T

IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 25-CC-057335 – DIVISION V

BULLFROG CREEK PRESERVE HOMEOWNERS ASSOCIATION, INC.,
Plaintiff,

vs.

AMILKAR EFREN VALENZUELA and GRAZIELLA ELISAURA PILEGGI VALENZUELA, husband and wife,
Defendants.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on August 28, 2026 by the County Court of Hillsborough County, Florida, the property described as:

Lot 23, in Block 2, of BULLFROG CREEK PRESERVE, according to the Plat thereof, as recorded at Plat Book 123, Page 1, of the Public Records of Hillsborough County, Florida.

PROPERTY ADDRESS: 12603 Flatwood Creek Drive, Gibsonton, FL 33534.

will be sold by the Hillsborough County Clerk at public sale on **October 16, 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
Attorneys for Plaintiff

9/25-10/2/26LG 2T

IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 26-CC-016284, DIVISION U

TUSCANY BAY PROPERTY OWNERS ASSOCIATION, INC.,
Plaintiff,

vs.

MAYANK GANGWAR,
Defendant.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on September 10, 2026 by the County Court of Hillsborough County, Florida, the property described as:

LOT 6, BLOCK 15, OF TUSCANY BAY, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 105, PAGE(S) 108 THROUGH 115, INCLUSIVE, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

PROPERTY ADDRESS: 7213 Merlot Sienna Avenue, Gibsonton, FL 33534.

will be sold by the Hillsborough County Clerk at public sale on **October 23, 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
Attorneys for Plaintiff

9/25-10/2/26LG 2T

IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 26-CC-019690, DIVISION V

FLETCHER'S MILL TOWNHOUSE ASSOCIATION, INC.,
Plaintiff,

vs.

DANIEL C. FECHT and TAINARA FECHT, husband and wife,
Defendants.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on September 2, 2026 by the County Court of Hillsborough County, Florida, the property described as:

The East 21.12 feet of Lot 11, Block 5, FLETCHERS MILL, according to the plat thereof, as recorded in Plat Book 55, Page 26, of the Public Records of Hillsborough County, Florida.

PROPERTY ADDRESS: 13929 Fletcher's Mill Drive, Tampa, FL 33613.

will be sold by the Hillsborough County Clerk at public sale on **October 16, 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
Attorneys for Plaintiff

9/25-10/2/26LG 2T

IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 25-CC-027642, DIVISION P

VILLAS OF RIVERCREST ASSOCIATION, INC.,
Plaintiff,

v.

JEFFREY A. OLSON, a married man,
Defendant.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on August 31, 2026 by the County Court of Hillsborough County, Florida, the property described as:

Lot 8, Block 17, RIVERCREST PHASE 2B2/2C, according to plat thereof as recorded in Plat Book 96, Page 44, of the Public Records of Hillsborough County, Florida.

PROPERTY ADDRESS: 11420 Captiva Kay Drive, Riverview, FL 33569.

will be sold by the Hillsborough County Clerk at public sale on **October 23, 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
Attorneys for Plaintiff

9/25-10/2/26LG 2T

IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 26-CC-016297, DIVISION U

SUNRIDGE OF TAMPA BAY CONDOMINIUM ASSOCIATION, INC.,
Plaintiff,

v.

ZHENGTAI WAN, an unmarried man; and MENG LIU, an unmarried woman
Defendant.

***AMENDED* NOTICE OF SALE**

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on September 10, 2026 by the County Court of Hillsborough County, Florida, the property described as:

Condominium Unit No 601, Building 12409, SUNRIDGE OF TAMPA BAY, a Condominium, according to the Declaration of Condominium as recorded in Official Records Book 16521, Page 167 and as amended from time to time and the map or plat thereof recorded in Condominium Plat Book 21, Page 166, all of the Public Records of Hillsborough County, Florida, together with an undivided interest in the common elements appurtenant thereto.

PROPERTY ADDRESS: 5045 Sunridge Palms Drive, Tampa, FL 33617.

will be sold by the Hillsborough County Clerk at public sale on **October 30, 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
Attorneys for Plaintiff

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
Case No.: 2025-DR-002602
Division: D

IN RE: ADOPTION OF
M. R. (DOB: 05/24/2017), Tampa, Florida),
Adoptee

NOTICE OF ACTION FOR ADVISORY HEARING ON TERMINATION OF PARENTAL RIGHTS AND STEPPARENT ADOPTION

TO: CARLOS RAMOS AVILES, biological father of the male child born May 24, 2017 in Tampa, Hillsborough County, Florida.
55029 Breckinridge Pl Apt 7, West Palm Beach, Florida 33417

YOU ARE NOTIFIED that a Joint Petition for Adoption by Stepparent has been filed against you in this court regarding the above referenced child by the Petitioners, Oscar Sardinas and Aneleidy Sardinas regarding the minor male child who was born to the Petitioner, Aneleidy Sardinas and to the biological father Carlos Ramos Aviles who is 40 years old (born 02/18/1986). Physical Description of Respondent/biological father: Race: Hispanic; Hair Color: dark brown; Eye Color: dark brown; Approximate Height: 5 ft 6 inches; Approximate Weight: 155. All other physical characteristics and current residence are unknown and cannot be reasonably ascertained.

There will be a hearing on the Joint Petition for Adoption by Stepparent before the Honorable Judge Kelly A. Ayers on November 2, 2026 beginning at 11:15am via Zoom link: https://zoom.us/j/5092959300. The Court has set aside fifteen minutes (15) for this hearing.

You may object by appearing at the hearing and filling a written objection with the Court. A copy of any written defenses must be served on Petitioner's attorney, Cela Delgado Webster, Esq., whose address is 15310 Amberly Dr, Suite 320, Tampa, FL 33647, and file the original with the clerk of this Court at Hillsborough County Courthouse, 800 E. Twiggs Street, Tampa, Florida 33602, on or before 10/15/2026, a date which is a date not less than 28 days nor more than 60 days after the date of first publication of this Notice.

UNDER §63.089, FLORIDA STATUTES, FAILURE TO FILE A WRITTEN RESPONSE TO THIS NOTICE WITH THE COURT AND TO APPEAR AT THIS HEARING CONSTITUTES GROUNDS UPON WHICH THE COURT SHALL END ANY PARENTAL RIGHTS YOU MAY HAVE REGARDING THE MINOR CHILD. FAILURE TO PERSONALLY APPEAR AT THIS ADVISORY HEARING CONSTITUTES CONSENT TO THE TERMINATION OF PARENTAL RIGHTS FOR THIS CHILD. IF YOU FAIL TO APPEAR ON THE DATE AND TIME SPECIFIED YOU MAY LOSE ALL LEGAL RIGHTS TO THE CHILD WHOSE INITIALS APPEAR ABOVE.

Pursuant to Section 39.802(4)(d) and 63.062(6)(g), Florida Statutes, you are hereby informed of the availability of private placement of the child with an adoption entity as defined in Section 63.032(3), Florida Statutes.

If you are a person with a disability who needs any accommodations 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 St. Room 604, Tampa FL 33602, 813-272-7040 at least 7 days before your scheduled hearing. If you are hearing impaired or voice impaired, please call 711.

Witness my hand and seal of this court at Tampa, Hillsborough County Florida on 9/9/2026

Victor Crist, Clerk of the Circuit Court
800 E Twiggs Street, Tampa, FL 33602
By: s/ Jennifer Taylor
Deputy Clerk

9/18-10/9/26 4T

IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY
JUVENILE DIVISION
CASE NO. 24-DP-504
DIVISION: B

IN THE INTEREST OF:
A.E. DOB: 5/4/2019
L.E. DOB: 11/1/2020
MINOR CHILDREN

NOTICE OF ACTION
TERMINATION OF PARENTAL RIGHTS

TO: JOSE ESPINOSA-SANTIBA
DOB: 11/11/1992
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 children for adoption: A.E. born on 5/4/2019 and L.E. born on 11/1/2020. You are hereby **commanded** to appear on **November 10, 2026, at 9:30 AM** before the Honorable Emily A. Peacock at the Hillsborough Courthouse, Edgecomb Courthouse, 800 E. Twiggs Street Ctrm # 308, Tampa, FL 33602, for an **ADVISORY HEARING**.

ZOOM INSTRUCTIONS FOR JUVENILE DEPENDENCY DIVISION B:
- 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 technology, 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, cellular or internet phone. Please enter the following Meeting ID: **82949766513**. 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, 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 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 15th day of September, 2026.

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

9/18-10/9/26LG 4T

IN THE CIRCUIT COURT FOR THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
FAMILY LAW DIVISION
CASE NO.: 26-DR-011349
DIVISION: E

IN RE: THE MATTER OF THE TERMINATION OF PARENTAL RIGHTS FOR THE PROPOSED ADOPTION OF A MINOR CHILD BY STEPPARENT:

KLIM ALEXANDER ZALENSKI
DOB: APRIL 27, 2020

NOTICE OF ACTION, NOTICE OF PETITION, AND NOTICE OF HEARING TO TERMINATE PARENTAL RIGHTS PENDING ADOPTION

TO: ARTEM VIACHESLAVOVYCH OSTAPENKO
Last Known Address: Sweden
Height: 6'2", Weight: 150 lbs.
Hair Color: Brown, Eye Color: Brown

YOU ARE NOTIFIED that an action for Termination of Parental Rights Pursuant to an Adoption has been filed, and you are required to serve a copy of your written response, if any, to Mary G. McDermott, Esq., 710 Oakfield Drive, Suite 254, Brandon, Florida 33511, Petitioner's attorney, on or before October 16, 2026, and file your original response with the Clerk of this court, at the address below, before service on Petitioner's attorney or immediately thereafter. If you fail to do so, a default will be entered against you for the relief demanded in the Petition.

Clerk of The Court
800 E. Twiggs Street
Tampa, Florida 33602

NOTICE OF PETITION AND HEARING TO TERMINATE PARENTAL RIGHTS PENDING ADOPTION

A petition to terminate parental rights pending adoption has been filed. A copy of the petition is being served with this notice. There will be a hearing on the petition to terminate parental rights pending adoption which will take place on December 17, 2026, at 11:00 A.M., in front of the Honorable Michael J. Hooi, Circuit Judge, of the Hillsborough County Courthouse, via ZOOM, https://zoom.us/j/9171020630, Meeting ID **917 102 0630**. The ZOOM App is available for free for IOS and Android devices, and it may also be accessed via desktop computer. No account or fee is required. Please visit the ZOOM Help Center at https://support.zoom.us to familiarize yourself with the service. If you are unable to use the ZOOM link, to appear telephonically, you may call (305) 224-1968 and enter the ZOOM Meeting ID of **917 102 0630** when prompted.

UNDER SECTION 63.089, FLORIDA STATUTES, FAILURE TO TIMELY FILE A WRITTEN RESPONSE TO THIS NOTICE AND THE PETITION WITH THE COURT AND TO APPEAR AT THIS HEARING CONSTITUTES GROUNDS UPON WHICH THE COURT SHALL END ANY PARENTAL RIGHTS YOU MAY HAVE OR ASSERT REGARDING THE MINOR CHILD.

PARA TRADUCCION DE ESTE FORMULARIO AL ESPANOL LLAME A LA OFICINA DE INTERPRETES DE LA CORTE, AL 813-272-5947 DE LUNES A VIERNES DE 3:00 P.M. Y 5:00 P.M.

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 Clerk of Circuit Court, Circuit Civil Division, Hillsborough County Courthouse, 800 E. Twiggs Street, Tampa, Florida 33602, Telephone No. 813-276-8100, within 2 working days of your receipt of this document; if you are hearing or voice impaired, call 1-800-955-8771.

WITNESS my hand and seal of said Court on this 10th day of September 2026.

Victor Crist, Clerk of Circuit Court
By: /s/ Yazmin Soto
Deputy Clerk

9/18-10/9/26LG 4T

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, OF THE STATE OF FLORIDA
CIVIL DIVISION
CASE NO.: 25-CA-007927 DIVISION: "D"

ALLAN RHODES and STEPHANIE DRAKE,
Plaintiffs,

vs.

FRANK WEBB, ELIZABETH WEBB JONES, AUDREY WEBB a/k/a AUDREY WEBB SADLER, VERONICA HARRELL, JOYCE NEVES, VANESSA NEVES, SYLVIA NEVES, DELYA JOHNSON-DAVIS, CHERYL MARION, IVAN ANTONIO WARREN, LYNDRANETTA EVERETT, RONALD EVERETT, JR., SHENETA EVERETT, CONSUELA EVERETT, FRANK EVERETT III, CALAH DAUGHTRY, SHALA DAUGHTRY, RAQUEL EVERETT, RALIYAH EVERETT, RODNEY EVERETT, JR., PATTY ALEXANDER, LINDA EVERETT-EDWARDS, BRENDA EVERETT, CASSANDRA MIRANDA, LOUIS EVERETT, JR., ROBERT EVERETT, JACQUELINE NEVERETT, TOSHIBA ROSS, IBENIK COBB, ALTRISHA GRAHAM, ALDREKA EVERETT, ALBERT EVERETT, III, JIMMY LEON EVERETT, NOVELAR EVERETT, and JOHNNIE EVERETT, JR., together with any and all unknown heirs, devisees, grantees, assignees, lienors, creditors trustees, or other claimants, claiming by, through, under or against SIMON EVERETT (the "deceased"), DOD: 10/27/73,
Defendants.

NOTICE OF ACTION

TO: JOHNNIE EVERETT JR., ROBERT EVERETT, RAQUEL EVERETT, RALIYAH EVERETT, JOYCE NEVES, DELYA JOHNSON-DAVIS, LINDA EVERETT-EDWARDS, SHALA DAUGHTERY, SYLVIA NEVES, TOSHIBA ROSS and VANESSA NEVES

YOU ARE NOTIFIED that a COMPLAINT for easement for ingress and egress over and across the following real property in Hillsborough County, Florida:

THE SOUTH 208.71 FEET OF THE EAST 208.71 FEET OF THE NORTH 651.13 FEET OF THE WEST 444.42 FEET OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 28 SOUTH, RANGE 20 EAST, CONTAINING ONE (1) ACRE MORE OF LESS, BEING IN HILLSBOROUGH COUNTY, FLORIDA. ("REAL PROPERTY")

PIN:U-26-28-20-ZZZ-000002-17700.0
FOLIO NO.: 062021-0000

STREET ADDRESS: 1653 N. KINGSWAY RD. SEFFNER, FL 33584

has been filed against you and you are required to file your written defenses with

(Continued on next page)

HILLSBOROUGH COUNTY

the Clerk of the Court and serve a copy on PERRY G. GRUMAN, Esquire, Plaintiff's attorney, whose address is 3400 W. Kennedy Boulevard, Tampa, Florida 33609, on or before 10/12/26, otherwise a default will be entered against you for the relief demanded in the complaint. The date of first publication of this Notice is 9/18/26.

DATED on 9/4/26

Victor Crist, Clerk of Court
800 E. Twiggs St., Tampa, FL 33602

By: s/ Jennifer Taylor
As Deputy Clerk

Perry G. Gruman, P.A.

9/18-10/9/26LG 4T

IN THE CIRCUIT COURT FOR THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 26-CA-006437 DIV. J

LENIER GUERRA CASTINEIRA,
Plaintiffs,
vs.
RITA ONELIA MUNOZ, INDIVIDUALLY AS AN HEIR OF WENCESLAO COLLAZO; and
THERESA ZUMBADO, INDIVDUALLY AS AN HEIR OF WENCESLAO COLLAZO, and
UNKNOWN HEIRS OF WENCESLAO COLLAZO,
Defendants.

NOTICE OF ACTION

TO: ALL PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER, OR AGAINST WENCESLAO COLLAZO, DECEASED

YOU ARE NOTIFIED that an action to quiet title and for adverse possession has been filed against you and the other above-named Defendants, concerning the following described property in Hillsborough County, Florida:

Lot 122, Block 6, North Lakes Section B Unit No. 4-B, according to the map or plat thereof as recorded in Plat Book 52, Public Records of Hillsborough County, Florida.

a/k/a 16009 Sharewood Drive, Tampa, Florida 33618

and you are required to serve a copy of your written defenses, if any, to it on Allison D. Thompson, Esq., Plaintiff's attorney, whose address is First American Law Group, 7650 W. Courtney Campbell Causeway, Suite 1150, Tampa, FL 33607, on or before October 6, 2026, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition.

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.

Dated this 31st day of August 2026.

Victor D. Crist, Clerk of the Circuit Court
Hillsborough County Courthouse
800 E. Twiggs Street, Tampa, FL 33602

By: /s/ Jennifer Taylor
Deputy Clerk

First American Law Group

9/11-10/2/26 4T

IN THE CIRCUIT/COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
Case Number: 26 CA 001123
Division: K

Autumn Ferguson and Joseph Harsanje
Plaintiff(s)
vs
Map Moving and Storage / Cosmos Van Lines / Cosmos Transport and 3 Brothers Moving and Storage
Defendant(s)

SUMMONS

THE STATE OF FLORIDA:
To Each Sheriff of the State:

YOU ARE COMMANDED to serve this summons and a copy of the complaint or petition in this action on defendant(s) Map Moving and Storage / Cosmos Van Lines / Cosmos Transport located at 2300 N 23rd Ave, Unit 4, Hollywood, FL 33020.

Each defendant is required to serve written defenses to the complaint or petition on J. Benton Stewart II, plaintiff's attorney, whose address is 11705 Boyette Road, #205, Riverview, FL 33569, within 20[1] days after service of this summons on that defendant, exclusive of the day of service, and to file the original of the defenses with the clerk of this court either before service on plaintiff's attorney or immediately thereafter. If a defendant fails to do so, a default will be entered against that defendant for the relief demanded in the complaint or petition.

[1]Except when suit is brought pursuant to section 768.28, Florida Statutes, if the State of Florida, one of its agencies, or one of its officials or employees sued in his or her official capacity is a defendant, the time to be inserted as to it is 40 days. When suitis brought pursuant to section 768.28, Florida Statutes, the time to be inserted is 30 days.

IMPORTANT

A lawsuit has been filed against you. You have 20 calendar days after this summons is served on you to file a written response to the attached complaint with the clerk of this court. A phone call will not protect you. Your written response, including the case number given above and the names of the parties, must be filed if you want the court to hear your side of the case. If you do not file your response on time, you may lose the case, and your wages, money and property may thereafter be taken without further warning from the court. There are other legal requirements. You may want to call an attorney right away. If you do now know an attorney, you may call an attorney referral service or a legal aid office (listed in the phone book).

If you choose to file a written response yourself, at the same time you file your written response to the court you must also mail or take a copy of your written response to the "Plaintiff/Plantiff's Afforney" named in the documents.

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

Dated February 4, 2026

Victor D. Crist, Clerk of the Court

By: s/ Lorely Plaud
Deputy Clerk

Attorney: J. Benton Stewart, II
Attorney For: Plaintiffs
Address: 11705 Boyette Rd., #205
Riverview, FL 33569
Florida Bar Number: 126969

9/11-10/2/26LG 4T

IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
Case No.: 2026-11452
Division: A-P

YAA E KYEREMAA,
Petitioner,
and
KWABENA ACHEAMOPONG,
Respondent.

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

TO: KWABENA ACHEAMOPONG
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 YAA E KYEREMAA, whose address is 30829 Veridian Way, Wesley Chapel, FL 33543 on or before October 8, 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 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 September 2, 2026

Victor D. Crist, Clerk of Court
800 E Twiggs St, Tampa, FL 33602

By: s/ Martha Concillo
Deputy Clerk

9/11-10/2/26LG 4T

NOTICE OF SUSPENSION
HILLSBOROUGH COUNTY

To: LAVENSKI WILLIAMS

Case No.: CD202608585/D 3514280

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.

9/11-10/2/26LG 4T

IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR HILLSBOROUGH COUNTY
CASE NO.: 26-CC-020575

BEACON SALES ACQUISITION, INC., a foreign corporation, d/b/a QXO,
Plaintiff,
vs.
RIGOBERTO GONZALEZ, a.k.a RIGOBERTO GONZALEZ PEREZ
Defendant.

NOTICE OF ACTION – CONSTRUCTIVE SERVICE

TO: Rigoberto Gonzalez aka
Rigoberto Gonzalez Perez
420 SW 7th St, Miami, FL 33130

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 10/12/2026, 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.

MANATEE COUNTY

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 4th day of September 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.

9/11-10/2/26LG 4T

IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
Case No.: 26--011348
Division: D-P

STARR S MARTINEZ,
Petitioner,
and
SARAH J CLICK,
Respondent.

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

TO: SARAH J CLICK
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 STARR S MARTINEZ, whose address is 8685 Falling Blue Pl, Riverview, FL 33578 on or before 10/06/2026, 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 August 31, 2026

Clerk of the Circuit Court
800 E Twiggs St, Tampa, FL 33602

By: s/ Mary Glover
Deputy Clerk

9/11-10/2/26LG 4T

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
Case No.: 26-DR-004079
Division: TP

FELICIA V. JOHNSON,
Petitioner,
and
OMAR N. WHITE,
Respondent.

NOTICE OF ACTION FOR CHILD SUPPORT ORDER

TO: OMAR N. WHITE
4567 Whispering Inlet Dr
Jacksonville, FL 32277

YOU ARE NOTIFIED that an action for Child Support has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on FELICIA V. JOHNSON, whose address is P.O. Box 6572, Brandon, FL 33508, on or before 10/7/2026, 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: 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 8/29/26

Victor Crist, Clerk of the Circuit Court
800 E Twiggs St, Tampa, Florida 33602

By: /s/ Erma Yerdon
Deputy Clerk

9/11-10/2/26LG 4T

MANATEE COUNTY

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA
CASE #: 2025CA2196

FIRST NATIONAL BANK OF AMERICA
Plaintiff
vs.
JOHN B. EDYVEAN, SR., ET. AT.;
Defendants.

NOTICE OF FORECLOSURE SALE

NOTICE IS HEREBY GIVEN pursuant to the Uniform Final Judgment of Mortgage Foreclosure dated the 22nd day of September, 2026, and entered on the 23rd day of September 2026, in Case No. 412025CA002196CAAXMA of the Circuit Court of the Twelfth Judicial Circuit in and for Manatee, Florida, where, FIRST NATIONAL BANK OF AMERICA is the Plaintiff, and JOHN B. EDYVEAN, SR.; CRYSTAL D. EDYVEAN; and UNKNOWN TENANT # 1 N/K/A VENETIA EDYVEAN, are Defendants. ANGELINA "ANGEL" COLONNESO, as the Clerk of the Circuit Court, shall sell to the highest and best bidder for cash at www.manatee.realforeclose.com, beginning at **11:00 AM, on the 5th day of November, 2026**, the following described property as set forth in said final judgment, to wit:

LOT 108 GREGORY ESTATES 2ND ADDITION, AS PER PLAT THEREOF RECORDED IN DEED BOOK 303, PAGE 428, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA. ALSO INCLUDING A CERTAIN MOBILE HOME, WHICH IS PERMANENTLY ATTACHED AND AFFIXED TO THE REAL PROPERTY.

PARCEL ID NUMBER: 5078600003

COMMONLY KNOWN AS: 3712 20TH ST. W, BRADENTON, FL 34205

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM 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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 25th day of September, 2026.

/s/ Jason M. Tarokh
JASON M. TAROKH
FLORIDA BAR # 57611

TAROKH LAW, PLLC
PO BOX 10827, TAMPA, FL 33679
813-922-5510
E-mail for service: jason@tarokhlaw.com

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 412026CA000954CAAXMA

LAKE MICHIGAN CREDIT UNION
Plaintiff,
vs.
ROBERT G. CHRISTIE, et al,
Defendants

NOTICE OF SALE PURSUANT TO CHAPTER 45

NOTICE IS HEREBY GIVEN pursuant to Final Judgement dated September 22, 2026 and entered in Case No. 412026CA-000954CAAXMA of the Circuit Court of the TWELFTH Judicial Circuit in and for Manatee County, Florida, wherein LAKE MICHIGAN CREDIT UNION is the Plaintiff and ROBERT G. CHRISTIE, BAYSHORE ON THE LAKE CONDOMINIUM APARTMENTS, PHASE II, OWNERS ASSOCIATION, INC the Defendants. Angelina Colonneso, Clerk of the Circuit Court in and for Manatee County, Florida will sell to the highest and best bidder for cash at www.manatee.realforeclose.com, the Clerk's website for on-line auctions at **11:00 a.m. on October 28, 2026**, the following described property as set forth in said Order of Final Judgment, to wit:

UNIT NO. 218, BUILDING K, BAYSHORE-ON-THE-LAKE CONDOMINIUM APARTMENTS, PHASE II, SECTION 3, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN O.R. BOOK 993, PAGE 656, AND ALL EXHIBITS AND AMENDMENTS THEREOF, AND RECORDED IN CONDOMINIUM PLAT BOOK 11, PAGE 50, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

If you are a person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, you must file a claim with the clerk of court before or no later than the date that the clerk reports the surplus as unclaimed. If you fail to file a timely claim, you will not be entitled to any remaining funds. After the funds are reported as unclaimed, only the owner of the record as of the date of the lis pendens may claim the surplus.

If the sale is set aside, the Purchaser may be entitled to only a return of the sale deposit less any applicable fees and costs and shall have no further recourse against the Mortgagor, Mortgagee or the Mortgagee's Attorney.

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

DATED at Manatee County, Florida, this 25th day of September, 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/ Joseph N. Dayan
Joseph N. Dayan, Esq.
Florida Bar No. 125660

TL/25-F001797

10/2-10/9/26LG 2T

NOTICE OF APPLICATION RECEIVED THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT

Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource permit application number 1001595 from Pulte Home Company, LLC, Attn: Michael Woolery. Application received: 09/23/26. Proposed activity: Residential. Project name: Reagan Ranch Phase I, II, III Major Modification. Project size: 223.29 acres Location: Section(s) 23Township 34 South, Range 19 East, in Manatee County. Outstanding Florida Water: No. Aquatic preserve: No. The application is available for public inspection Monday through Friday, except legal holidays, 8:00 a.m. to 5:00 p.m. at Southwest Florida Water Management District (District) Tampa Office, 7601 Highway 301 North, Tampa, FL 34637-6759. Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the date of this notice. If you wish to be notified of agency action or an opportunity to request an administrative hearing regarding the application, you must send a written request referencing the permit application number to the Southwest Florida Water Management District, Regulation Performance Management Department, 2379 Broad Street, FL 34604-6899 or submit your request through the District's website at www.watermatters.org. The District does not discriminate based on disability. Anyone requiring accommodation under the ADA should contact the Regulation Performance Management Department at (352) 796-7211 or 1-800-423-1476: TDD only 1-800-231-6103.

10/2/26LG 1T

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 412025CA002010CAAXMA
FREEDOM MORTGAGE CORPORATION,
PLAINTIFF,
VS.
ALEJANDRO CORONA CERVANTES ET AL.,
DEFENDANTS.
NOTICE OF FORECLOSURE SALE
(Please publish in La Gaceta Publishing, Inc.)

NOTICE IS HEREBY GIVEN pursuant to Order Granting Plaintiff's Motion to Cancel and Rescheduled the September 23, 2026 Foreclosure Sale dated the 23rd day of September, 2026, and entered in Case No. 412025CA002010CAAXMA, of the Circuit Court of the Twelfth Judicial Circuit in and for Manatee County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and ALEJANDRO CORONA CERVANTES; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY IVONNE SERRANO and REGIONS BANK, AN ALABAMA STATE-CHARTERED BANK AND SUCCESSOR BY MERGER WITH ASCENTIUM CAPITAL LLC; are defendants. Angelina Colonnesso as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.manatee.realforeclose.com at 11:00 A.M. on the 17th day of November, 2026, the following described property as set forth in said Final Judgment, to wit:

Lot 21, Block F, Patrison Subdivision, according to the map or plat thereof as recorded in Plat Book 7, Page 91, Public Records of Manatee County, Florida.

Property address: 6702 5th St W, Bradenton, FL 34207

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 Manatee County Jury Office, at P.O. Box 25400, Bradenton, FL 34206, Phone 941-741-4062 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 24th day of September, 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@TMPPLLC.COM
11080-1042561

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 412025CA002115CAAXMA
FREEDOM MORTGAGE CORPORATION
PLAINTIFF,
VS.
UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; EMONICA KAY WILLIAMS, ET AL.,
DEFENDANTS.
RE-NOTICE OF FORECLOSURE SALE
(Please publish in La Gaceta Publishing, Inc.)

NOTICE IS HEREBY GIVEN pursuant to Agreed Order Defendant's Motion

(Continued on next page)

ORANGE COUNTY

to Vacate Judgment and Cancel Sale Date dated the 3rd day of September, 2026, and entered in Case No. 412025CA002115CAAXMA, of the Circuit Court of the Twelfth Judicial Circuit in and for Manatee County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; EMONICA KAY WILLIAMS and TREVESTA HOMEOWNERS ASSOCIATION, INC. are defendants. Angelina Colonnesso as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at www.manatee.realforeclose.com at 11:00 A.M. on the 1st day of December, 2026, the following described property as set forth in said Final Judgment, to wit:
LOT 133, TREVESTA - PHASE 1A, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 60, PAGES 166 THROUGH 196, PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.
Property address: 6208 Kevesta Ave, Palmetto, FL 34221
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 Manatee County Jury Office, at P.O. Box 25400, Bradenton, FL 34206, Phone 941-741-4062 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 September, 2026.
By: _/s/_Laurence Barsky
Laurence Barsky, Esq.
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@TMPPLLC.COM
11080-1042261

NOTICE OF ADMINISTRATIVE COMPLAINT
MANATEE COUNTY

To: JOHNSON JOANIS

Case No. CD202602875/D 3304434/3600691

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.

9/11-10/2/26LG 4T

ORANGE COUNTY

IN THE COUNTY COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 2026CA6438

SOUTHSTATE BANK, N.A.,
Plaintiff,
vs.
LARRY DAIGLE, CORA DIAGLE a/k/a CORA DAIGLE, COVINGTON PARK OF WINTER GARDEN OWNERS' ASSOCIATION, and UNKNOWN OCCUPANT(S), if any,
Defendants.

NOTICE OF ACTION
(Constructive Service - Property)

TO: LARRY DAIGLE; CORA DIAGLE a/k/a CORA DAIGLE

YOU ARE NOTIFIED that a foreclosure action in regard to the following property located in Orange County, Florida:

Lot 102, Covington Chase Phase 2A, according to the map or plat thereof, as recorded in Plat Book 80, Pages 74 through 77, of the Public Records of Orange County, Florida.

Parcel Identification Number: 13-22-27-1784-01-020

has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Antonio R. Perez, Esq., McGahee & Perez, PL, Plaintiff's Attorney, whose address is: 417 W. Sugarland Hwy., Clewiston, Florida 33440, 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 this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED this 9th day of September 2026.

Joyce Boudoin, Clerk Ad Interuim
Clerk of the Courts

By: /s/ Lauren Scheidt
Deputy Clerk

10/2-10/9/26LG 2T

IN THE COUNTY COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 2026-CC-015340-O
DIV. 78

A.C. CONDOMINIUM ASSOCIATION, INC.,
Plaintiff,
vs.
DANIEL RODRIGUEZ, UNKNOWN TENANT 1, UNKNOWN TENANT 2, AND ALL OTHER PERSONS IN POSSESSION OF THE SUBJECT REAL PROPERTY WHOSE NAMES ARE UNCERTAIN,
Defendants.

NOTICE OF ACTION

TO: DANIEL RODRIGUEZ
3727 South Lake Orlando Pkwy, Unit 2
Orlando, FL 32808

YOU ARE HEREBY NOTIFIED that an action to foreclose a Claim of Lien for unpaid Condominium Association assessments recorded on August 4, 2025, Doc #20250449531, in the Official Records of Orange County, Florida, on the following property located in Orange County, Florida.

ADDRESS: 3727 South Lake Orlando Pkwy, Unit 2, Orlando, FL 32808

LEGAL: CONDOMINIUM UNIT 3727-02, BUILDING 12, ASHLEY COURT, A CONDOMINIUM, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN OFFICIAL RECORD BOOK 3638, PAGE 2053, AS AMENDED FROM TIME TO TIME, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

A Foreclosure Complaint has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Plaintiff's attorney, JASON A. LUBLINER, Esq., Kelley Kronenberg, P.A., 1511 North Westshore Boulevard, Suite 950, Tampa, FL 33607 on or before October 20, 2026, and file the original with the Clerk of this Court either before service upon the attorney, or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

DATED the 29th day of September, 2026

Joyce Boudoin, Clerk Ad Interim
425 N Orange Ave, Orlando, FL 32801

By: /s/ Lauren Scheidt
Deputy Clerk

Jason A. Lubliner, Esquire
Kelley Kronenberg, P.A.

10/2-10/9/26LG 2T

NOTICE OF SALE

BEST LIEN SERVICES: 7290 SW 41 ST, MIAMI, FL 33155 WILL SELL AT A RESERVED PUBLIC SALE AT 9:00 AM THE VEHICLES LISTED BELOW AT THE FOLLOWING LOCATION TO SATISFY LIEN PURSUANT TO CHAPTERS 83.806/83.805 OF THE FLORIDA STATUTES.

THE OMNI COLLECTIVE LLC: 7640 NARCOOSSEE RD, ORLANDO, FL 32822 P#: 407-326-6676

2017 KIA UT 5XYPG4A31HG248631 OCT. 22, 2026 OWNER: ANGENETTE ANDERSON / LIEN HOLDER:AMERICAN CREDIT ACCEPTANCE LLC

ANY PERSON(S) CLAIMING ANY INTEREST IN THE ABOVE VEHICLES SHOULD CONTACT: BEST LIEN SERVICES (1-866-299-9391) AT LEAST 1 WEEK PRIOR TO THE LIEN SALE.

10/2-10/9/26LG 1T

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
Case No.: 2025-DR-002678-O
Division: 30

MARIA YANEZ VELIZ, Petitioner
v.
SERGIO YANES VELIZ, Respondent.

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE

TO: SERGIO YANES VELIZ
Last known address:
619 E. 12th Street, Apopka, FL 32703

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 MARIA YANEZ VELIZ, Petitioner, whose address is 14400 W Colonial Dr, Winter Garden, FL 34787 on or before October 30, 2026, and file the original with the clerk of this court at Orange County Clerk of Court 425 N Orange Ave Suite 320, Orlando FL 32801, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

The action is asking the court to decide how the following real or personal property should be divided: NONE.

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

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

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

Dated 9/23/2026

Tiffany M. Russell, Clerk of Circuit Court
425 N Orange Ave, Orlando, FL 32801

By: /s/ Joyce Boudoin
Deputy Clerk

10/2-10/23/26LG 4T

IN THE COUNTY COURT OF THE NINTH JUDICIAL CIRCUIT,
IN AND FOR ORANGE COUNTY, FLORIDA
Jasmin Hernandez, as Foreclosure Trustee for Palm Financial Services, Inc.
Plaintiff,
vs.
Miguel Eduardo Bueno Olazabal, et al.
Defendants. Case No.: 2026-CC-007642-O
Division: 78
Judge Jeanette D Bigney

_____/

PUBLISH 4 CONSECUTIVE WEEKS
NOTICE OF INTERPLEADER ACTION AGAINST DEFENDANT MIGUEL EDUARDO BUENO OLAZABAL AND ANGELA MARIA ESMERALDA CUNZA PAREDES
To:
MIGUEL EDUARDO BUENO OLAZABAL
CALLE CLEMENTE N 180 INT 104
URB. MONTERRICO CHICO, SURCO
LIMA, Peru LIMA 33
PERU
ANGELA MARIA ESMERALDA CUNZA PAREDES
CALLE EL PARAISO 245
EL SOL DE LA MOLINA
LIMA, Peru LIMA 12
PERU
and all parties claiming interest by, through, under or against Defendant(s) MIGUEL EDUARDO BUENO OLAZABAL AND ANGELA MARIA ESMERALDA CUNZA PAREDES, and all parties having or claiming to have any right, title or interest in the property herein described;
YOU ARE NOTIFIED that an interpleader action involving funds available following the enforcement of a lien on the following described Timeshare Ownership Interest in Orange County, Florida:
An undivided 0.3645% interest in Unit 32A of the Villas at Disney's Wilderness Lodge, a leasehold condominium (the "Condominium"), according to the Declaration of Condominium thereof as recorded in Official Records Book 6170, Page 1425, Public Records of Orange County, Florida and all amendments thereto (the 'Declaration')
Contract No.: 5011926.0
has been filed against you; and you are required to serve a copy of your written defenses, if any, to it on CRAIG P. ROGERS, Plaintiff's attorney, P. O. Box 165028, Columbus, OH 43216-5028, within thirty (30) days after the first publication of this Notice and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.
WITNESS my hand and seal of this Court on the 27 day of August, 2026.
TIFFANY MOORE RUSSELL
CLERK OF THE CIRCUIT COURT
ORANGE COUNTY, FLORIDA
By: /s/ Brian Williams
Deputy Clerk
NOTICE TO PERSONS WITH DISABILITIES
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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.
FOR PUBLICATION – RETURN TO COPY:
THE MANLEY LAW FIRM LLC
11080-1041376

IN THE COUNTY COURT OF THE NINTH JUDICIAL CIRCUIT,
IN AND FOR ORANGE COUNTY, FLORIDA
Jasmin Hernandez, as Foreclosure Trustee for Palm Financial Services, LLC
Plaintiff,
vs.
Marjorie A. Norris, et al.
Defendants. Case No.: 2026-CC-010729-O
Division: 74
Judge Carly Sidra Wish

_____/

PUBLISH 4 CONSECUTIVE WEEKS
NOTICE OF INTERPLEADER ACTION AGAINST DEFENDANT MARJORIE A. NORRIS
To:
MARJORIE A. NORRIS
16145 121ST TERRACE NORTH
JUPITER, FL 33478
UNITED STATES OF AMERICA
and all parties claiming interest by, through, under or against Defendant(s) MARJORIE A. NORRIS, and all parties having or claiming to have any right, title or interest in the property herein described;
YOU ARE NOTIFIED that an interpleader action involving funds available following the enforcement of a lien on the following described Timeshare Ownership Interest in Orange County, Florida:
An undivided 0.3239% interest in Unit 44A of the Disney Vacation Club at Disney's BoardWalk Villas, a leasehold condominium (the "Condominium"), according to the Declaration of Condominium thereof as recorded in Official Records Book 5101, Page 147, Public Records of Orange County, Florida and all amendments thereto (the 'Declaration')
Contract No.: 4020077.0
has been filed against you; and you are required to serve a copy of your written defenses, if any, to it on CRAIG P. ROGERS, Plaintiff's attorney, P. O. Box 165028, Columbus, OH 43216-5028, within thirty (30) days after the first publication of this Notice and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.
WITNESS my hand and seal of this Court on the 27 day of August, 2026.
TIFFANY MOORE RUSSELL
CLERK OF THE CIRCUIT COURT
ORANGE COUNTY, FLORIDA
By: /s/ Stanley Green
Deputy Clerk
NOTICE TO PERSONS WITH DISABILITIES
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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.
FOR PUBLICATION – RETURN TO COPY:
THE MANLEY LAW FIRM LLC
11080-1041373

NOTICE OF SUSPENSION
ORANGE COUNTY

To: KEIRA A. EDWARDS

Case No.: CD202608256/D 3618799

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.

10/2-10/23/26LG 4T

IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA
PROBATE DIVISION
Case No.: 2024-CP-002161-O

IN RE: THE ESTATE OF
ELIZABETH V. HEID
Deceased.

NOTICE TO CREDITORS

The administration of the Estate of Elizabeth V. Heid Deceased, whose date of death was March 5, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave. 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.

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

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

The date of first publication of this notice is October 2, 2026.

Personal Representative:
/s/ Robert L. Heid, Jr.
603 Darcey Drive
Winter Park, Florida 32792

Attorney for Personal Representative:
/s/ Hallie Zobel
Hallie Zobel, Esq.
Counsel for Robert L. Heid, Jr.
Private Corporate Counsel
201 E. Pine Street, Suite 445
Orlando, Florida 32801

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-002564-O
Division Probate

IN RE: ESTATE OF
RALPH SHEPHERD GILLICK A/K/A
RALPH S. GILLICK
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Ralph Shepherd Gillick a/k/a Ralph S. Gillick, deceased, whose date of death was May 13, 2026, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Suite 335, 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 October 2, 2026.

Personal Representative:
Lisa Anne Pierzynski
9236 Bentley Park Circle
Orlando, Florida 32819

Attorney for Personal Representative:
Stacey A. Prince-Troutman, Esq.
Florida Bar Number: 615471
Primary email:
stacey.prince-troutman@akerman.com
Secondary email:
heather.richards@akerman.com
kelli.woodby@akerman.com
R. Dale Noll, Esq.
Florida Bar Number: 98041
Primary email: dale.noll@akerman.com
Secondary email:
marlene.bregio@akerman.com
maria.ossorio@akerman.com
Akerman LLP
CNL Center II
420 South Orange Avenue, Suite 1200
Orlando, Florida 32801
Telephone: (407) 423-4000
Fax: (407) 254-4188

10/2-10/9/26LG 2T

NOTICE OF SUSPENSION
ORANGE COUNTY

To: MYISHA E. SAMUEL

Case No.: CD202609011/D 3452715

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.

9/11-10/2/26LG 4T

NOTICE OF ADMINISTRATIVE COMPLAINT
ORANGE COUNTY

To: JAYLEN J. MOBLEY

Case No.: CD202608738/G 3503897

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.

9/11-10/2/26LG 4T

NOTICE OF SUSPENSION
ORANGE COUNTY

To: STEVEN PASTOR

Case No.: CD202606199/D 1829407

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.

9/11-10/2/26LG 4T

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA
Case No.: 2025-DR-007867-O
Division: 29

CHARLES ANTONIO CAMPBELL,
Petitioner
and
TERESA GAIL CAMPBELL,
Respondent.

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

TO: TERESA GAIL CAMPBELL
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 CHARLES ANTONIO CAMPBELL, whose address is 2510 Carver Ave., Orlando, FL 32810, on or before 10/29/26, and file the original with the clerk of this Court at 425 N. Orange Ave., Orlando, FL 32801, 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

(Continued on next page)

ORANGE COUNTY

the Clerk fo 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 mails or e-mailed to the address(es) on record at the clerk's office.

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

DATED 09/08/2026

Tiffany M. Russell
Clerk of the Circuit Court

By: /s/ C. Wise
Deputy Clerk

9/18-10/9/26LG 4T

IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-002885-O

IN RE: ESTATE OF
DONALD EVANS
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Donald Evans, deceased, whose date of death was August 3, 2026, is pending in the Circuit Court for ORANGE County, Florida, Probate Division, the address of which is 425 N Orange Ave #340, 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, 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 25, 2026.

Personal Representative:
Diana Hilderbrand
10417 256th Ave
Trevor, Wisconsin 53179

Attorney for Personal Representative:
Justin A Meyer
Attorney
Florida Bar Number: 95667
Rosenthal Meyer, PLLC
3801 Avalon Park E Blvd, Suite 360
Orlando, Florida 32828
Telephone: (407) 504-9725
Fax: (631) 982-4520
E-Mail: jmeyer@rosenthalmeyer.com
Secondary E-Mail:
service@rosenthalmeyer.com

9/25-10/2/26 2T

IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-003117-O
Division Probate

IN RE: ESTATE OF
DANIEL MICHAEL PADILLA AKA
DANIEL M. PADILLA
Deceased.

NOTICE TO CREDITORS

The administration of the estate of DANIEL MICHAEL PADILLA aka DANIEL M. PADILLA, deceased, whose date of death was August 20, 2026, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave., 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, 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 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 25, 2026.

Personal Representative:
/s/ Sydel Padilla
Sydel Padilla
1717 Fulfillment Dr.
Kissimmee, Florida 34744

Attorney for Personal Representative:
/s/ Aaron C. Swiren
Aaron C. Swiren
Attorney
Florida Bar Number: 13996
1516 E. Hillcrest St., Ste. 200
Orlando, Florida 32803
Telephone: (407) 898-7303
Fax: (407) 898-7310
E-Mail: aswiren@swirenlawfirm.com
Secondary E-Mail: info@swirenlawfirm.com

9/25-10/2/26LG 2T

IN THE COUNTY COURT IN AND FOR ORANGE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 2026-CC-018365-O

WALDEN PALMS CONDOMINIUM ASSOCIATION, INC.,
Plaintiff,
vs.
VITTHAL,
Defendants.

NOTICE OF ACTION

TO: VITTHAL
4744 Walden Circle, Unit 17
Orlando, FL 32811
20 W. Lucerne Circle, Apt 516
Orlando, FL 32801

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

UNIT NO. 917, BUILDING 9, OF WALDEN PALMS CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 8444, AT PAGE 2553, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

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

DATED on September 15, 2026

Tiffany Moore Russell, Clerk of the Court
425 N Orange Ave, Orlando, FL 32801

By: /s/ Michelle Zayas
Deputy Clerk

Michelle T. Reiss, Esquire
Florida Bar No. 36993
APPLETON REISS, PLLC
215 N. Howard Avenue, Suite 200
Tampa, Florida 33606
(813) 542-8888
Attorneys for Plaintiff

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO.: 2026-CA-003537-O

YOUDALI INTERNATIONAL INVESTMENTS LLC,
Plaintiff,
V.
KATHY THABET, AS TRUSTEE OF THE LEGENDS REVOCABLE TRUST DATED MARCH 23, 2017, KATHY THABET, Individually, ESTATE OF KATHY THABET, UNKNOWN HEIRS OF KATHY THABET, UNKNOWN SPOUSE OF KATHY THABET, DIMITRI JONTHIEL PATTERSON, ESTATE OF DIMITRI JONTHIEL PATTERSON, UNKNOWN HEIRS OF DIMITRI JONTHIEL PATTERSON and UNKNOWN SPOUSE OF DIMITRI JONTHIEL PATTERSON,
Defendant.

NOTICE OF ACTION

TO: KATHY THABET, Individually
3701 WILSHIRE BLVD. STE 530
LOS ANGELES, CALIFORNIA 90010

KATHY THABET, AS TRUSTEE OF THE LEGENDS REVOCABLE TRUST DATED MARCH 23, 2017
3701 WILSHIRE BLVD. STE 530
LOS ANGELES, CALIFORNIA 90010

ESTATE OF KATHY THABET
3701 WILSHIRE BLVD. STE 530
LOS ANGELES, CALIFORNIA 90010

UNKNOWN HEIRS OF KATHY THABET
3701 WILSHIRE BLVD. STE 530
LOS ANGELES, CALIFORNIA 90010

UNKNOWN SPOUSE OF KATHY THABET
3701 WILSHIRE BLVD. STE 530
LOS ANGELES, CALIFORNIA 90010

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

THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN ORANGE COUNTY, FLORIDA, TO WIT: STANTON ESTATES 92/17 LOT 19.

PARCEL ID # 15-22-27-8241-00-190

has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, not less than 28 days of the first date of publication of this Notice, and file the original with the Clerk of this Court, at 425 N Orange Ave, Orlando, FL 32801 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint.

DATED this 9th day of September, 2026.

Tiffany Moore Russell
Clerk of the Circuit Court

By: /s/
As Deputy Clerk

9/18-10/9/26LG 4T

NOTICE OF ADMINISTRATIVE COMPLAINT
ORANGE COUNTY

To: FELIZ S. GALVEZ WILCHES

Case No.: CD202604324/D 3509069

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.

9/18-10/9/26LG 4T

NOTICE OF SUSPENSION
ORANGE COUNTY

To: ISRAEL SANTIAGO, JR

Case No.: CD202605748/D 3612713

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.

9/11-10/2/26LG 4T

OSCEOLA 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:

LIL NOTEZ IV
Owner: Lisette Irizarry LLC
602 Heraldo Ct.
Kissimmee, FL 34758

10/2/26LG 1T

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR OSCEOLA COUNTY, FLORIDA
CASE NO. 2026 CA 002116 MF

MORTGAGE RESEARCH CENTER, LLC D/B/A VETERANS UNITED HOME LOANS, A MISSOURI LIMITED LIABILITY COMPANY,
Plaintiff,
vs.
DEVON RIGBY, ET AL.
Defendant(s).

NOTICE OF ACTION

TO: DEVON RIGBY
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS: 1112 Connecticut Ave, Saint Cloud, FL 34769

TO: UNKNOWN SPOUSE OF DEVON RIGBY
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS: 1112 Connecticut Ave, Saint Cloud, FL 34769

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Osceola County, Florida:

Lots 15, 16, 17 and 18, Block 41, The Seminole Land & Investment Co.'s (Incorporated) Map of Town of St. Cloud, according to the Plat thereof, recorded in Plat Book B, Page(s) 33 and 34, of the Public Records of Osceola County, Florida.

has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Tromberg, Miller, Morris & Partners, PLLC, attorneys for Plaintiff, whose address is 600 West Hillsboro Boulevard, Suite 600, Deerfield Beach, FL 33441, and file the original with the Clerk of the Court, within 30 days after the first publication of this notice, either before 27th October 2026 or immediately thereafter, otherwise a default may be entered against you for the relief demanded in the Complaint.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact ADA Coordinator Osceola County, Court Administration at (407) 742-2417, fax 407-835-5079 or at ctadmd2@ocnjcc.org, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated 9th September 2026

Kelvin Soto, Esq., Clerk of the Circuit Court & County Comptroller

By: /s/ Susan Vis
Deputy Clerk of the Court

Tromberg, Miller, Morris & Partners

10/2-10/9/26LG 2T

IN THE COUNTY COURT IN AND FOR OSCEOLA COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 2026 CC 003832CF

BELLALAGO AND ISLES OF BELLALAGO COMMUNITY ASSOCIATION, INC.,
Plaintiff,
vs.
MICHAEL G. SNEAD, SR., EDDERSTEN THOMAS AND MICHAEL G. SNEAD, JR.,
Defendants.

NOTICE OF ACTION

TO: MICHAEL G. SNEAD, SR., EDDERSTEN THOMAS
3821 Gulf Shore Circle
Kissimmee, FL 34746
875 Branch Avenue, Apt 1B
Providence, RI 02904
875 Branch Avenue, Apt 1A
Providence, RI 02904
45 McMillen St., Apt 2
Providence, RI 02904

TO: MICHAEL G. SNEAD, JR.
3821 Gulf Shore Circle
Kissimmee, FL 34746
133 Farmington Ave., Apt 8
Cranton, RI 02920
45 McMillen St., Apt 2
Providence, RI 02904

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

Lot 309, Isles of Bellalago, according to the plat thereof as recorded in Plat Book 17, Pages 191 through 195, Public Records of Osceola County, Florida.

Has been filed against you, and that you are required to serve a copy of your written defenses, if any, to it on MICHELLE T. REISS, ESQUIRE, Plaintiff's attorney, whose address is APPLETON REISS, PLLC, 215 N. Howard Avenue, Suite 200, Tampa, FL 33606, on or before October 27th, 2026, a date within 30 days after the first publication of the notice and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise default will be entered against you for the relief demanded in the complaint or petition.

DATED on August 31st, 2026.

Kelvin Soto, Esq., Clerk of the Circuit Court & County Comptroller

By: s/ Susan Vis
Deputy Clerk

Michelle T. Reiss, Esquire
Florida Bar No. 36993
APPLETON REISS, PLLC
215 N. Howard Avenue, Suite 200
Tampa, Florida 33606
(813) 542-8888
Attorneys for Plaintiff

9/25-10/2/26LG 2T

NOTICE OF SUSPENSION
OSCEOLA COUNTY

To: Ricardo A. Gonzalez Rincon

Case No.: CD202607354/D 3519713

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.

9/25-10/16/26LG 4T

NOTICE OF SUSPENSION
OSCEOLA COUNTY

To: WILLIAM J. PRESCOTT

Case No.: CD202606649/D 3405108

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.

9/25-10/16/26LG 4T

NOTICE OF SUSPENSION
OSCEOLA COUNTY

To: ELIJAH BELVAL

Case No.: CD202605933/D 3451296

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.

9/11-10/2/26LG 4T

PASCO COUNTY

IN THE COUNTY COURT IN AND FOR PASCO COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 2026CC004785CCAXES

SILVERLEAF AT SEVEN OAKS HOMEOWNERS ASSOCIATION, INC.,
Plaintiff,
vs.
ABRAHAM N REUBIN AND MELI'A K R REUBIN,
Defendants.

NOTICE OF ACTION

TO: ABRAHAM N REUBIN AND MELI'A K R REUBINZ
2742 BIRCHCREEK DRIVE, WESTLEY CHAPEL, FL 33544
6339 PARK LN, DALLAS, TX 75225
508 CIDER HILL RD., JACKSONVILLE, NC 28546
3048 HALE WAY, APT A, HILL AIR FORCE BASE, UT 84056

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

Lot 5, Block 130, Seven Oaks Parcel S-14A, according to the map or plat thereof, recorded in Plat Book 59, Page(s) 1 through 8, Public Records of Pasco County, Florida.

Has been filed against you, and that you are required to serve a copy of your written defenses, if any, to it on MICHELLE T. REISS, ESQUIRE, Plaintiff's attorney, whose address is APPLETON REISS, PLLC, 215 N. Howard Avenue, Suite 200, Tampa, FL 33606, on or before November 4th, 2026, a date within 30 days after the first publication of the notice and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise default will be entered against you for the relief demanded in the complaint or petition.

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

DATED on September 29, 2026

By: s/ Nikki Alvarez-Sowles
Pasco County Clerk & Comptroller
Deputy Clerk: Haley Joyner

Michelle T. Reiss, Esquire
Florida Bar No. 36993
APPLETON REISS, PLLC
215 N. Howard Avenue, Suite 200
Tampa, Florida 33606
(813) 542-8888
Attorneys for Plaintiff

10/2-10/9/26LG 2T

IN THE COUNTY COURT IN AND FOR PASCO COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 2026CC007229CCAXES

TAMPA BAY COMMUNITY ASSOCIATION, INC.,
Plaintiff,
vs.
THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST MANUEL MAESTRE, JR.,
Defendants.

NOTICE OF ACTION

TO: THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST MANUEL MAESTRE, JR.

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

Lot 406, TAMPA BAY AND TENNIS CLUB - PHASE IIB, according to the map or plat thereof as recorded in Plat Book 34, Page 81 through 86, inclusive, Public Records of Pasco County, Florida.

Has been filed against you, and that you are required to serve a copy of your written defenses, if any, to it on MICHELLE T. REISS, ESQUIRE, Plaintiff's attorney, whose address is APPLETON REISS, PLLC, 215 N. Howard Avenue, Suite 200, Tampa, FL 33606, on or before November 4th, 2026, a date within 30 days after the first publication of the notice and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise default will be entered against you for the relief demanded in the complaint or petition.

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

DATED on September 29, 2026

By: s/ Nikki Alvarez-Sowles
Pasco County Clerk & Comptroller

Deputy Clerk: Haley Joyner

Michelle T. Reiss, Esquire
Florida Bar No. 36993
APPLETON REISS, PLLC
215 N. Howard Avenue, Suite 200
Tampa, Florida 33606
(813) 542-8888
Attorneys for Plaintiff

10/2-10/9/26LG 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:

WILDFLOWER BOOKTIQUE
Owner: Erica Hagelin
32144 Corbin Ridge St
San Ann, FL 33576

10/2/26LG 1T

NOTICE OF INTENTION TO REGISTER FICTITIOUS TRADE NAME

Notice is hereby given that the under-

(Continued on next page)

OSCEOLA 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:

HOURGLASS ASTROLOGER
Owner: Pamela Hawes Tyler
14220 14th Street
Dade City, FL 33523

10/2/26LG 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 NUTRITION COTTAGE
Owner: Old Goat RV Service, LLC
8814 State Road 52
Hudson, FL 34667

10/2/26LG 1T

IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-001449-ES

IN RE: ESTATE OF
LOIS JEAN MCKEON,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Lois Jean McKeon, deceased, whose date of death was July 23, 2026, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Drawer 338, New Port Richey, Florida 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is October 2, 2026.

Personal Representative:
/s/ Claire McKeon
26630 Sea Hero Circle
Wesley Chapel, Florida 33544

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

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-001445-ES

IN RE: ESTATE OF
ROBERT GEORGE STEER A/K/A
ROBERT G. STEER
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Robert George Steer a/k/a Robert G. Steer, deceased, whose date of death was May 5, 2026, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Box 338, New Port Richey, 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 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 October 2, 2026.

Personal Representative:
/s/ Tonya Bleistein
30738 Iverson Drive
Wesley Chapel, Florida 33543

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

10/2-10/9/26LG 2T

STATE OF FLORIDA
DEPARTMENT OF ENVIRONMENTAL PROTECTION
NOTICE OF PROPOSED AGENCY ACTION

The Department of Environmental Protection gives notice of its intent to issue a Formal Determination of the Landward Extent of Wetlands and Other Surface Waters (**File No. FD-51-0470250-001**) to Natalia Ghilzon, ◘ Abbey Naylor, Naylor Environmental Solutions LLC, 14706 Tudor Chase Drive, Tampa, Florida 33626, for the property located in Section 13, Township 26 South, Range 20 East, Pasco County. The property is more specifically located on parcel no. 13-26-20-0110-00000-5300.

The Department's file is available online and can be accessed through the Department's Information Portal at: https://depedms.dep.state.fl.us:443/Oculus/servlet/shell?command=hitlist&[freeText=]&[folderName=]&[profile=Permitting_Authorization]&[creator=]&[entityType=any]&[createdDateTo=]&[catalog=23]&[searchBy=Profile]&[sortBy=Document+Date]&[createdDate =]&{County=_EQ_PASCO}&{District= _EQ_SWD}&{FacilitySite+ID=_EQ_ERP_470250}.

If you have any questions or are experiencing difficulty viewing the electronic application, please contact Amy Nornin at Amy.Nornin@FloridaDEP.gov.

A person whose substantial interests are affected by the Department's action may petition for an administrative proceeding (hearing) under Sections 120.569 and 120.57, F.S. Pursuant to Rule 28-106.201, F.A.C., a petition for an administrative hearing 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, any facsimile number, and telephone number of the petitioner; the name, address, and telephone 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 are or will be affected by the agency determination;

(c) A statement of when and how the petitioner received notice of the agency decision;

(d) A statement of all disputed issues of material fact. If there are none, the petition must so indicate;

(e) A concise statement of the ultimate facts alleged, including the specific facts that the petitioner contends warrant reversal or modification of the agency's proposed action;

(f) A statement of the specific rules or statutes that 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 that the petitioner wishes the agency to take with respect to the agency's proposed action.

The petition must be filed (received by the Clerk) in the Office of General Counsel of the Department at 3900 Commonwealth Boulevard, Mail Station 35, Tallahassee, Florida 32399-3000 or at agency_clerk@dep.state.fl.us. Also, a copy of the petition shall be mailed to the applicant at the address indicated above at the time of filing.

In accordance with Rule 62-110.106(3), F.A.C., petitions for an administrative hearing by the petitioner must be filed within 21 days of receipt of this notice. Petitions filed by any persons other than the petitioner, and other than those entitled to written notice under Section 120.60(3), F.S., must be filed within 21 days of publication of the notice or within 21 days of receipt of the written notice, whichever occurs first. Under Section 120.60(3), F.S., however, any person who has asked the Department for notice of agency action may file a petition within 21 days of receipt of such notice, regardless of the date of publication. The failure 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 discretion of the presiding officer upon the filing of a motion in compliance with Rule 28-106.205, F.A.C.

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 at agency_clerk@dep.state.fl.us, before the applicable 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 is not available in this proceeding.

10/2/26LG 1T

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA
Case No.: 2026-DR-003586-DRAX-WS

SHARI BACKSTROM,
Petitioner,
and
LAUREN BACKSTROM,
Respondent.

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

TO: LAUREN BACKSTROM
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 SHARI BACKSTROM c/o HD LAW PARTNERS whose address is 2002 N. Lois Avenue, Suite 510, Tampa FL 33607 on or before 10/29/26, and file the original with the Clerk of this Court at Clerk and Comptroller, P.O. Box 338, New Port Richey, FL 34656-0338 before service on Petitioner or immediately thereafter. **If you fail to do so, a default may be entered against you for the relief demanded in the petition.**

The action is asking the court to decide how the following real or personal property should be divided: None

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

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the 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 September 24, 2026

By: s/ Nikki Alvarez-Sowles
Clerk & Comptroller, Pasco County, FL

Deputy Clerk: Kaylen McCutcheon

10/2-10/23/26LG 4T

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA
CASE NO.: 2025CA000078CAAXES

WELLS FARGO BANK, N.A. AS TRUSTEE FOR OPTION ONE MORTGAGE LOAN TRUST 2007-FXD2,
Plaintiff,
vs.
JOHN B. ANGLADA A/K/A JOHN ANGLADA, et. al.,
Defendant(s).

NOTICE OF SALE

NOTICE IS GIVEN that, in accordance with the Order on Plaintiff's Motion to Reschedule Foreclosure Sale entered on September 16, 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 **October 22, 2026 at 11:00 A.M.**, at www.pasco.realforeclose.com, the following described property:

LOT 37, BLOCK 7, MEADOW POINTE PARCEL 8 UNIT 3, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 34, PAGE 91 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA

Property Address: **1306 Crimson Clover Lane, 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 September 25, 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: kchurch@qpwblaw.com
Attorney for Plaintiff

10/2-10/9/26LG 2T

IN THE COUNTY COURT IN AND FOR PASCO COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 51-2026-CC-002415-AX-ES

ASBEL CREEK ASSOCIATION, INC.,
Plaintiff,
vs.
ELIOT JUNIOR TOLEDO, a single man,
Defendant.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on September 23, 2026 by the County Court of Pasco County, Florida, the property described as:

Lot 14, Block F, ASBEL CREEK PHASE FOUR, according to the map or plat thereof as recorded in Plat Book 57, Pages 136-143, of the Public Records of Pasco County, Florida.

PASCO COUNTY

Property Address: 18355 Cypress Bay Parkway, Land O' Lakes, FL 34638.

will be sold by the Pasco County Clerk at public sale on **October 27, 2026 at 11:00 A.M.**, electronically online at http://www.pasco.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 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/Charles Evans Glausier
Charles Evans Glausier, Esquire
Florida Bar No.: 0037035
cglausier@glausierknight.com
GLAUSIER KNIGHT JONES, PLLC
400 N. Ashley Drive, Suite 2020
Tampa, FL 33602
Telephone No.: (813) 440-4600
Attorneys for Plaintiff

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026CP001361CPAXWS

IN RE: ESTATE OF
MICHAEL DAVID JACKSON,
A/K/A MICHAEL D. JACKSON
Deceased.

NOTICE TO CREDITORS

The administration of the estate of MICHAEL DAVID JACKSON, A/K/A MICHAEL D. JACKSON, deceased, whose date of death was March 9, 2026; File Number 2026CP001361CPAXWS, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, FL 33525. 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 October 2, 2026.

Personal Representative:
SHANNON CAMINO
12920 Pebble Beach Circle
Hudson, Florida 34667

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

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 2025CA004136CAAXES
FREEDOM MORTGAGE CORPORATION
PLAINTIFF,
VS.
ROBERT JOHN LANGER, RACHELI LANGER, 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 24th day of September, 2026, and entered in Case No. 2025CA004136CAAXES, of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and RACHELI LANGER; ROBERT JOHN LANGER; EPPERSON SOUTH HOMEOWNERS ASSOCIATION, INC. ; EPPERSON NORTH TOWNHOMES ASSOCIATION, INC. and UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; are defendants. Nikki Alvarez-Sowles, Esq. as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.pasco.realforeclose.com at 11:00 A.M. on the 24th day of November, 2026, the following described property as set forth in said Final Judgment, to wit:
Lot 112, of Epperson north townhomes phase 4, according to the plat thereof, as recorded in plat book 79, page 85, of the public records of Pasco County, Florida.
Property address: 31779 Blue Passing Loop, Wesley Chapel, FL 33545.
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 the either the ADA Coordinator Pasco County Customer Service Center 8731 Citizens Drive, New Port Richey, FL 34654, Phone (727) 847-8135 (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.
Dated this 28th day of September, 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@TMPPLLC.COM
11080-1042813

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT
IN AND FOR PASCO COUNTY, FLORIDA
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff,
vs.
KENNETH ADAMS, et al,
Defendants. Case No: 512025CA001400CAAXWS
NOTICE OF FORECLOSURE SALE
NOTICE IS HEREBY GIVEN that pursuant the Final Judgment of Foreclosure dated 06/11/2026, and entered in Case No. 512025CA001400CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida wherein LAKEVIEW LOAN SERVICING, LLC, is the Plaintiff and KENNETH ADAMS; SPANISH GATE VILLAGE ASSOCIATION, INC.; TIMBER OAKS COMMUNITY SERVICES ASSOCIATION, INC., is/are Defendant(s), will sell to the highest and best bidder for cash at www.pasco.realforeclose.com beginning at 11:00 a.m. on October 14, 2026 the following described property set forth in said Final Judgment, to wit:
Lot 45, Timber Oaks Unit 8, according to the plat thereof, as recorded in Plat Book 17, Page(s) 100through 103, inclusive, of the Public Records of Pasco County, Florida
Commonly known as: 11411 Stansberry Dr, Port Richey, FL 34668
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 September 21, 2026.
/s/ Susanna Lehman
Susanna Lehman, Esq.
Florida Bar No. 15449
Lender Legal PLLC
1800 Pembrook Drive, Suite 250
Orlando, FL 32810
Tel: (407) 730-4644
Attorney for Plaintiff
Service Emails:
slehman@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 September 2026 to:
KENNETH ADAMS
11411 Stansberry Dr,
Port Richey, FL 34668
KENNETH ADAMS
11818 Pasco Terrace Ct
Port Richey, FL 34668
KENNETH ADAMS
12040 Kitten Trail
Hudson, FL 34669
Kalei McElroy, Blair, Esq.
Wetherington Hamilton, P.A.
Attorney for SPANISH GATE VILLAGE ASSOCIATION, INC.
812 W. Dr. MLK Jr. Blvd., Suite 101
Tampa, FL 33603
kmbpleadings@whhlaw.com
Carlos Arias, Esq.,
Arias Bosinger, PLLC
Attorney for TIMBER OAKS COMMUNITY SERVICES ASSOCIATION, INC
280 W. Canton Avenue, Suite 330
Winter Park, FL 32789
CArias@ABLawFL. com
ZRichwalski@ABLawFL.com
/s/ Susanna Lehman
Susanna Lehman, Esq.
11080-1042328

IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-001397

IN RE: ESTATE OF
JULIA LENOIR SAPP
Deceased.

NOTICE TO CREDITORS

The administration of the estate of JULIA LENOIR SAPP, deceased, whose date of death was April 26, 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

(Continued on next page)

PASCO COUNTY

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 25, 2026.

Personal Representative:
/s/ Jennifer Meyers
Jennifer Meyers
40307 Trotter Lane
Dade City, Florida 33525

Attorney for Personal Representative:
/s/ Brian Arrighi
Brian Arrighi, Esq.
Attorney
Florida Bar Number: 0010268
NORTH TAMPA LAW GROUP, LLC
26852 Tanic Drive, Suite 102
Wesley Chapel, Florida 33544
Telephone: (813) 518-7411
Fax: (866) 207-2020
E-Mail: brian@northtampalawgroup.com
Secondary E-Mail:
service@northtampalawgroup.com

9/25-10/2/26LG 2T

IN THE COUNTY COURT IN AND FOR PASCO COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 25-CC-008855

NORTH BUENA VISTA CIVIC ASSOCIATION, INC.,
Plaintiff,
vs.
THOMAS W. SEIBERT, and EDWARD F. SEIBERT,
Defendants.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on September 17, 2026, by the County Court of Pasco County, Florida, for the following property described as:

The South 40 feet of Lot 491, BUENA VISTA THIRD ADDITION, according to the map or plat thereof as recorded in Plat Book 5, Page 172, of the public records of Pasco County, Florida.

Together with that certain 1962 HICK Mobile Home identified by I.D. #31H77736 and designated Real Property by Tag No. R0350412.

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 13, 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

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026CP001473CPAXWS

IN RE: ESTATE OF
THOMAS JOHN DECKER
Deceased

NOTICE TO CREDITORS

The administration of the estate of THOMAS JOHN DECKER, deceased, whose date of death was April 25, 2025; File Number 2026CP001473CPAXWS, 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.

PASCO COUNTY

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 25, 2026.

Personal Representative:
COLLEEN LOUISE ADOMAITIS
13820 Tahoe Street
Hudson, FL 34667

Personal Representative's Attorneys:
/s/Whitney C. Miranda, Esq. - FBN: 65928
WCM@GendersAlvarez.com
Derek B. Alvarez, Esq. - FBN: 114278
DBA@GendersAlvarez.com
Anthony F. Diecidue, Esq. - FBN: 146528
AFD@GendersAlvarez.com
GENDERS♦ALVAREZ♦DIECIDUE, P.A.
2307 W. Cleveland Street
Tampa, FL 33609
Phone: (813) 254-4744
Fax: (813) 254-5222
Eservice for all attorneys listed above:
GADeservice@GendersAlvarez.com

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-001321

IN RE: ESTATE OF
MICHELINE KERNISAN
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Micheline Kernisan, deceased, whose date of death was June 18, 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 September 25, 2026.

Personal Representative:
/s/ Michele Salomon
18306 Bridle Club Drive
Tampa, Florida 33647

Attorney for Personal Representative:
/s/ 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

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA
PROBATE DIVISION
Case No.: 2026-CP-001412

IN RE: ESTATE OF
MICHAEL FRANCIS QUINN A/K/A
MICHAEL F. QUINN, DECEASED

NOTICE TO CREDITORS

The administration of the estate of Michael Francis Quinn a/k/a Michael F. Quinn, deceased, whose date of death was July 22, 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

PASCO COUNTY

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 25, 2026.

Personal Representative:
James Quinn
12 Little Pond Road
Merrimac, MA 01860

Attorney for Personal Representative:
Paul M. Messina, Jr.
Florida Bar Number: 84490
Messina Law Group, P.A.
2550 Permit Place
New Port Richey, FL 34655
Telephone: (813) 492-7798
Fax: (727) 216-4787
paul@messinalawgroup.com
service@messinalawgroup.com

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA
Case No.: 2026-DR-002780

BRANDON ANTJUAN BROWN,
Petitioner,
and
DOMINIQUE KRYSTAL BROWN,
Respondent.

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

TO: DOMINIQUE KRYSTAL BROWN
Last address:
39211 3rd Ave, Zephyrhills, FL 33542

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 BRANDON ANTJUAN BROWN, whose address is 5239 Mango Fruit St, Seffner, FL 33584, on or before 10/26/26, and file the original with the clerk of this Court at 7530 Little Rd, 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.**

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 September 17, 2026

Nikki Alvarez-Sowles
Clerk & Comptroller, Pasco County, FL

By: s/ Illegible
Deputy Clerk

9/25-10/16/26LG 4T

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA
Case No.: 2026DR4518ES
Division: F

LEONEL ESTEBAN CONTRERAS GOMEZ,
Petitioner,
and
RAMONITA VENTURA GOMEZ,
Respondent.

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

TO: RAMONITA VENTURA GOMEZ
Last known address:
4551 Mitchell Rd, Land O' Lakes FL 34638

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 LEONEL ESTEBAN CONTRERAS GOMEZ, whose address is 4551 Mitchell Rd, Land O' Lakes FL 34638, on or before 10/19/26, and file the original with the clerk of this Court at 7530 Little Road, Suite 105, New Port Richey, FL 34654-5598 before service on Petitioner or immediately thereafter. **If you fail to do so, a default may be entered against you for the relief demanded in the petition.**

The action is asking the court to decide how the following real or personal property should be divided: None

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

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

PASCO COUNTY

ply can result in sanctions, including dismissal or striking of pleadings.

Dated 9/10/26

/s/ Nikki Alvarez-Sowles
Clerk & Comptroller, Pasco County, FL

9/18-10/9/26LG 4T

NOTICE OF ADMINISTRATIVE COMPLAINT
PASCO COUNTY
To: STEPHEN V. PAUL
Case No.: CD202605054/D 3320413

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.

9/11-10/2/26LG 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:

Asset Management Real Estate Inc., desiring to engage in business under the fictitious name of AMRE
Owner: Darcie Wheeler
5330 Central Ave
St. Petersburg, FL 33707

10/2/26LG 1T

IN THE COUNTY COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA
CIVIL DIVISION
Case No.: 26-007882-CO

BAY POINT PLAZA CONDOMINIUM ASSOCIATION, INC.,
a Florida Not-for-Profit Corporation,
Plaintiff,
v.
RASHIDA STROBER; UNKNOWN SPOUSE OF RASHIDA STROBER; UNKNOWN TENANT IN POSSESSION 1; and UNKNOWN TENANT IN POSSESSION 2,
Defendants.

NOTICE OF ACTION

TO: RASHIDA STROBER
6100 12th Street South, Apartment 107
St. Petersburg, FL 33705

UNKNOWN SPOUSE OF RASHIDA STROBER
6100 12th Street South, Apartment 107
St. Petersburg, FL 33705

YOU ARE NOTIFIED that an action to foreclose a claim of lien on the following described property located in Pinellas County, Florida:

Unit 7, Building "C", Together with an undivided share in the common elements appurtenant thereto, according to the Declaration of Condominium of BAY POINT PLAZA APARTMENTS, A CONDOMINIUM, as recorded in Official Records Book 3153, Page 534, and any amendments thereto, and according to the Plat thereof, as recorded in Condominium Plat Book 4, Page 56, and any amendments thereto, of the Public Records of Pinellas County, Florida.

Property Address: 6100 12th St S Apt 107, St Petersburg, FL 33705-5601

has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Barbara Prasse-Anderson, Esq. and Jessica Muller, Esq., the Plaintiff's attorneys, whose address is Prasse-Anderson & Muller, LLP, 15310 Amberly Drive, Suite 250, Tampa, Florida 33647 (e-service: pleadings@tampalitigator.com), on or before 30 days after the first publication, and to file the original with the Clerk of the 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 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. 300, Clearwater, FL 33756, (727) 464-4880 (V) 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.

WITNESS my hand and the seal of this Court on September 29, 2026.

KEN BURKE, CPA, Clerk of the Circuit Court, Pinellas County, Florida

By: /s/ Deborah Lubig
Deputy Clerk

10/2-10/9/26LG 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:

LINET & CARILYN
Owner: Yanet Acosta Valdes
6864 38th Ave N
Saint Petersburg, FL 33710

PASCO COUNTY

10/2/26LG 1T

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-009559-ES

IN RE: ESTATE OF
GARY CLIFTON BAKER
A/K/A GARY C. BAKER,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of GARY CLIFTON BAKER A/K/A GARY C. BAKER, deceased, whose date of death was August 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, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is October 2, 2026.

Personal Representative:
SHERYL L. BAKER
250 Rosery Road NW #222
Largo, Florida 33770

Attorney for Personal Representative:
S. Noel White
Florida Bar Number: 0823041
Sylvia Noel White P.A.
1108 S. Highland Avenue
Clearwater, Florida 33756
Telephone: (727) 735-0645
Fax: (727) 735-9375
E-Mail:
noel@clearwaterprobateattorney.com

10/2-10/9/26LG 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:

PROVIDENCE CLINICAL PARTNERS
Owner: Pizzo Clinical Consulting LLC
2331 Messenger Circle
Safety Harbor, FL 34695

10/2/26LG 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:

TANDY SERVICES
Owner: James Tandy
4701 122nd Ave. N.
Clearwater, FL 33762

10/2/26LG 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 CLEANER CUT
Owner: Eagle Ops LLC
3734 Haydon Ct #201
Palm Harbor, FL 34685

10/2/26LG 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:

CAC - CHILDREN'S ART CLASSES
Owner: Expressive Escapades Inc.
13027 Park Blvd.
Seminole, FL 33776

10/2/26LG 1T

IN THE COUNTY COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, STATE OF FLORIDA
Case No.: 26-002707-CO

FIVE TOWNS OF ST PETERSBURG NO. 300, INC.,
a Florida not-for-profit corporation,
Plaintiff,
v.
KATHLEEN FAHEY, AS TRUSTEE OF THE KATHLEEN FAHEY REVOCABLE LIVING TRUST,
Defendant.

(Continued on next page)

PASCO COUNTY

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure in this cause, in the County Court of Pinellas County, Florida, the Pinellas Clerk of Court will sell all the property situated in Pinellas County, Florida described as:

Parcel No. 36/30/15/27945/00112010

AMHERST BUILDING UNIT A201, as shown on Condominium Plat of Five Towns of St. Petersburg, No. 300, a Condominium, according to the Condominium Plat Book 10, Pages 97-99, of the Public Records of Pinellas County Florida and being further described in that certain Declaration of Condominium recorded in Official Records Book 3806, Page 287, et seq., and all amendments thereto, of the Public Records of Pinellas County, Florida, together with an undivided interest in the common elements appurtenant thereto.

Also known as: 5530 80th St. N., Unit A201, St. Petersburg, FL 33709

at public sale to the highest bidder for cash, except as set forth hereinafter, on **November 12, 2026 at 10:00 a.m.** at https://www.pinellas.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.

In accordance with the Americans With Disabilities Act, persons in need of a special accommodation to participate in this proceeding shall, within seven (7) days prior to any proceeding, contact the Administrative Office of the Court, Pinellas County, 315 Court Street, Room 400, Clearwater, FL 33756, Telephone: (727) 464-3341, via Florida Relay Service.

Dated this 29th day of September, 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

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-009327-ES

IN RE: ESTATE OF
WILLIAM S. BOLLE
Deceased

NOTICE TO CREDITORS

The administration of the estate of WILLIAM S. BOLLE, deceased, whose date of death was June 26, 2026; File Number 26-009327-ES, 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 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 October 2, 2026.

Personal Representative:
KAREN S. BOLLE
Successor Trustee and Qualified
Beneficiary pursuant to the William
S. Bolle Family Trust Agreement
941 Westwinds Blvd.
Tarpon Springs, Florida 34689

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

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-006448-ES
Division - Probate

IN RE: ESTATE OF
DAVID WILLIAM BRAUN
Deceased.

NOTICE TO CREDITORS

The administration of the Estate of David William Braun, deceased, whose date of death was May 20, 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

PINELLAS COUNTY

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 October 2, 2026.

Personal Representative:
Martha Greer
5536 Arnie Loop
Lakewood Ranch, FL 34211

Attorney for Personal Representative:
Jason M. DePaola
Florida Bar No. 0180040
DYE HARRISON KNOWLES HAMRICK
KIRKLAND PRATT DEPAOLA & JOHNSON, PLLC
410 43rd Street West, Suite N
Bradenton, FL 34209
Telephone: (941) 746-1167
Email: jmd@dyeharrison.com
Secondary Email:
rferronyalka@dyeharrison.com

10/2-10/9/26LG 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:

SOPHIA LAUREN PHOTOGRAPHY

Owner: Sophia Akeem
5144 32nd Ave N.
St. Petersburg, FL 33710

10/2/26LG 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:

RAFAEL MARQUEZ JEWELRY

Owner: El Chino Billiards Cafe LLC
7251 49th St.
Pinellas Park, FL 33781

10/2/26LG 1T

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA
Case No.: 26-004504-CI

JONATHAN PUGH,
Plaintiff,

vs.

MICHAEL BURR, BENEFICIARY OF ESTATE OF DIANE L. BURR and ESTATE OF DIANE L. BURR,
Defendant.

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
NOTICE BY PUBLICATION

TO: MICHAEL BURR, individually and as Beneficiary of Estate of Diane L. Burr, current address is 10903 Forest Ridge Terrace, Gaithersburg, MD 20878 and Estate of Diane L. Burr.

YOU ARE HEREBY NOTIFIED that a complaint for partition has been filed and commenced in this court and you are required to serve a copy of your written defenses, if any, to it on Rocky Rinker, attorney for the Plaintiff, whose address is 735 Arlington Ave N, Suite 203, St. Petersburg, FL 33701 and file the original with the clerk of the above styled court on or before 30 days after first publication of this Notice, otherwise a default will be entered against you for the relief prayed for in the complaint or petition.

This notice shall be published once each week for four consecutive weeks in La Gaceta.

WITNESS my hand and the seal of said court at Pinellas County, Florida on this 24th day of September, 2026.

Ken Burke, CPA
As Clerk of the Circuit Court
315 Court Street, Clearwater, FL 33756
By: /s/ Thomas Smith
As Deputy Clerk

/s/ Michael T. Harkins
Michael T. Harkins, Esq.
Fla. Bar No.: 94249
Rocky Rinker, Attorney at Law, P.A.

10/2-10/23/26LG 4T

Notice of Public Auction

Notice of Public Auction for monies due on Storage Units. Auction will be held on October 12th and October 13th at or after 8:00 AM on-line at https://www.storagetreasures.com. 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		
B407	Mackenson Hendrix	$155.60
B416	Ann Rodriguez	$195.60
D144	Tamyia Wright	$315.60
30750 US 19 N. Palm Harbor, FL 34684		
C212	Edward Parise	$971.60
C137	Emily Stoltenberg	$887.50
13240 Walsingham Rd. Largo, FL 33774		
C156	John Hamill	$567.60
B214	Robert Vandenbosch	$316.70

PINELLAS COUNTY

C415	Sharece Ross	$211.60
D272	Cheryl Burgman	$711.60
4015 Park Blvd. Pinellas Park, FL 33781		
D245	Jerrod Douse	$1,035.60
C014	Hatem Eid	$939.80
C020	Shawn Jackson	$815.60
B012	Tracy Giarratona	$675.60
C023	Brett Bennett	$499.80
C228	Sara -Kate Adkinson	$735.60
C288	Edward Carrick	$342.70
6249 Seminole Blvd. Seminole, FL 33772		
26	Philip Cintron	$229.85
578	Joe Breazeale	$711.60
816	Virginia East	$469.85
5200 Park St. St Petersburg, FL 33709		
284	Brianna Dobbs	$769.85
6118 US Hwy 19 N. New Port Richey, FL. 34652		
C556	Roderick Holcombe	$651.60
B360	Yamirka Adorno	$771.60
C211	Michael McCarthy	$751.60
C327	Maria Grasso	$535.60
12420 Starkey Rd. Largo, FL 33773		
C025	Ja'Quan Williams	$495.60
13564 66th St. N. Largo, FL 33771		
H-201	Tamika Profit	$639.80
H-108	Dianna Lopez	$409.85
E-107	Brian Schramm	$445.70
B-005	Nyjah Paolucci	$479.80
H-106	Tyler Garcia	$729.80
L-066	Anthony Harris	$287.60
23917 US Hwy. 19 N. Clearwater, FL 33765		
1204	Gianfranco Alzate	$965.60
2334	Vicky Lozano	$715.60
1336	Kimberly Allen	$545.60
2404	Kathleen McGloin	$711.60
975 2nd Ave. S. St. Petersburg, FL 33705		
3057	Felicia Barron	$819.80
2057	Philip Graham	$789.80
5036	Sheryl Hakala	$661.70
2033	Bruce Garniss	$795.60
B122	Judy Sahagian	$489.80
B123	Tiffany Day	$661.60
3040	Angella Taylor	$855.60
1034	Gilbert Swarts	$965.60
2001	Brianna Morgan	$631.70
6209 US Hwy. 19 New Port Richey, FL 34652		
K-002	Taresa Howard	$991.60
11852 Silver Palm Blvd. Land O'Lakes, FL 34638		
2270	Donell Hall	$304.85
2272	Donell Hall	$574.85
1149	Christopher Barnett	$229.85
2354	Leo Wicks	$269.50
AB4137E	Albert Williams	$1,106.60

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA
CASE NO.: 25-003003-CI

CARRINGTON MORTGAGE SERVICES, LLC,
Plaintiff,

vs.

UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF BRODY A SEIGER; et al.,
Defendants.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Uniform Final Judgment of Foreclosure entered on September 22, 2026 in the above-captioned action, the following property situated in Pinellas County, Florida, described as:

LOT 27, BLOCK 8, BLOSSOM LAKE VILLAGE SECTION IV, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 47, PAGE 60 AND 61, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

Shall be sold by the Clerk of Court, Ken Burke, CPA, on the **5th day of November, 2026 at 10:00 a.m. (Eastern Time) at www.pinellas.realforeclose.com** to the highest bidder, for cash, after giving notice as required by section 45.031, Florida Statutes.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. The Court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office. 400 S. Ft. Harrison Ave., Ste. 500, Clearwater, FL 33756, (727) 464-4062 V/TDD; or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated the 24th day of September, 2026

/s/ Michael C. Coyle
MICHAEL C. COYLE, ESQ.
Florida Bar No.: 1054501
STOREY LAW GROUP, P.A.
221 NE Ivanhoe Blvd., Suite 300
Orlando, FL 32804
Telephone: 407-488-1225
Facsimile: 407-488-1177
Email: mcoyle@storeylawgroup.com
Secondary Email:
sbaker@storeylawgroup.com
Attorney for Plaintiff
Bidder No.: 16461

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-008570-ES

IN RE: ESTATE OF
RONNY W. EITEL
Deceased.

NOTICE TO CREDITORS

PINELLAS COUNTY

The administration of the estate of Ronny W. Eitel, deceased, whose date of death was July 5, 2026, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court St, 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, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is October 2, 2026.

Attorney and Personal Representative:
Katie Everlove-Stone
Attorney
Florida Bar Number: 30271
5328 Central Avenue
St. Petersburg, FL 33707
Telephone: (727) 471-0675
Fax: (866) 326-7610
E-Mail: katie@everlovelegal.com

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT
IN AND FOR PINELLAS COUNTY, FLORIDA
JPMorgan Chase Bank, National Association,
Plaintiff,
vs.
John'Ta Edwards et al.,
Defendants. Case No: 24-002485-CI
NOTICE OF FORECLOSURE SALE
NOTICE IS HEREBY GIVEN that pursuant the Final Judgment of Foreclosure dated March 31, 2026 and entered in Case No. 24-002485-CI of the Circuit Court of the SIXTH Judicial Circuit in and for Pinellas County, Florida and Order Resetting Foreclosure Sale, dated August 25, 2026, wherein JPMorgan Chase Bank, National Association, is the Plaintiff and JOHN'TA EDWARDS; KARON EDWARDS; SECRETARY OF HOUSING AND URBAN DEVELOPMENT; CHERYL A. TRUEBLOOD T STREET DREAMS IRREVOCABLE TRUST DTD 9/26/2008;, 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 14 2026, the following described property set forth in said Final Judgment, to wit:
Lots 6 & 7, WALTER H. STURGIS SUBDIVISION, according to the map or plat thereof, as recorded in Plat Book 16, Page 57, of the Public Records of Pinellas county, Florida.
Property Address: 2411 Union St 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 September 24, 2026
/s/ Anthony Vamvas
Anthony Vamvas, Esq.
Florida Bar No. 42742
Lender Legal PLLC
1800 Pembrook Drive, Suite 250
Orlando, FL 32810
Tel: (407) 730-4644
Attorney for Plaintiff
Service Emails:
Avamvasi@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 24 day of September 2026 to:
JOHN'TA EDWARDS
2411 Union St S
St. Petersburg, FL 33712
KARON EDWARDS
2411 Union St S
St. Petersburg, FL 33712
SECRETARY OF HOUSING AND URBAN DEVELOPMENT
U.S. Attorney's Office
400 North Tampa Street Suite 3200
Tampa, FL 33602
usaflm.hud@usdoj.gov
dojmdfla@hud.gov
CHERYL A. TRUEBLOOD T STREET DREAMS IRREVOCABLE TRUST DTD 9/26/2008
911 North Garden
Clearwater, FL 33755
/s/ Anthony Vamvas
Anthony Vamvas, Esq.
Florida Bar No. 42742
Lender Legal PLLC
1800 Pembrook Drive, Suite 250
Orlando, FL 32810
Tel: (407) 730-4644
Attorney for Plaintiff
Service Emails:

PINELLAS COUNTY

Avamvasi@lenderlegal.com EService@LenderLegal.com
11080-1042573

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT
IN AND FOR PINELLAS COUNTY, FLORIDA
CARRINGTON MORTGAGE SERVICES, LLC,
Plaintiff,
vs.
JUDITH W. GINGERY, et al,
Defendants. Case No: 25-006970-CI
NOTICE OF FORECLOSURE SALE
NOTICE IS HEREBY GIVEN that pursuant the Final Judgment of Foreclosure dated September 16, 2026, and entered in Case No. 25-006970-CI of the Circuit Court of the SIXTH Judicial Circuit in and for Pinellas County, Florida wherein CARRINGTON MORTGAGE SERVICES, LLC, is the Plaintiff and JUDITH W. GINGERY; CITY OF LARGO, FLORIDA; UNKNOWN TENANT #1 NKA JENNY ROLAND, are Defendant(s), Ken Burke, CPA., Pinellas Clerk of Courts, will sell to the highest and best bidder for cash at at www.pinellas.realforeclose.com at 10:00 a.m. on November 3, 2026, the following described property set forth in said Final Judgment, to wit:
The North 80 feet of the West 75 feet of the East 740 feet of the SE 1/4 of NW 1/4 of Section 10, Township 30 South, Range 15 East, Public Records of Pinellas County, Florida. Together with that certain 2018 JACB mobile home bearing the VIN Number of JACFL35661A and JACFL35661B which is permanently affixed to the real property in accordance with Florida Statute 319.261.
Commonly known as: 204 Lark Dr, Largo, FL 33778
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 September _____, 2026
/s/ Philip Stecco
Philip Stecco, Esq.
Florida Bar No. 108384
Lender Legal PLLC
1800 Pembrook Drive, Suite 360
Orlando, FL 32810
Tel: (407) 730-4644
Attorney for Plaintiff
Service Emails:
pstecco@lenderlegal.com
EService@LenderLegal.com
11080-1042546

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-008785-ES

Division 003

IN RE: ESTATE OF
GREGORY WILLIAM SCHIMINSKE,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Gregory William Schiminske, deceased, whose date of death was July 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 co-personal representatives and the co-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 25, 2026.

Co-Personal Representatives:
LISA SCHAFER
P.O. Box 2462
Largo, FL 33779

JESSICA SCHIMINSKE
1048 20th Street SW
Largo, FL 33770

Attorney for Co-Personal Representatives:
MICHAEL G. LITTLE
Florida Bar No. 0861677
JOHNSON, POPE, BOKOR, RUPPEL & BURNS, LLP
311 Park Place Blvd., Suite 300
Clearwater, FL 33759
Telephone: (727) 461-1818
E-mail address: mikel@jpfirm.com
Secondary E-mail: kimh@jpfirm.com

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT FOR

(Continued on next page)

PINELLAS COUNTY

PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-005563-ES

IN RE: ESTATE OF
ROBIN RENEE SPRANKLE
a/k/a ROBIN SPRANKLE,
Deceased.

NOTICE TO CREDITORS

The administration of the Estate of Robin Renee Sprankle a/k/a Robin Sprankle, deceased, whose date of death was October 20, 2025, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street #300, 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 25, 2026.

Personal Representative:
Robert Timothy Sprankle
3515 Virginia Road
Tyner, North Carolina 27980

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

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-009175-ES

IN RE: ESTATE OF
SALLY E. STEWART
Deceased.

NOTICE TO CREDITORS

The administration of the estate of SALLY E. STEWART, deceased, whose date of death was June 5, 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, 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 25, 2026.

Personal Representative:
DENNIS R. DELOACH, III, Esq.
8640 Seminole Blvd.
Seminole, Florida 33772

Attorney for Personal Representative:
DENNIS R. DELOACH, III, Esq.
Florida Bar Number: 180025
DeLoach, Hofstra & Cavonis, P.A.
8640 Seminole Blvd.
Seminole, Florida 33772
Tel: (727) 397-5571 Fax: (727) 393-5418
E-Mail: rdeloach@dhclaw.com
Secondary E-Mail: gscheid@dhclaw.com

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No.: 26-008834-ES
Division: 004

IN RE: ESTATE OF
ROBERT F. KANE, JR,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of ROBERT F. KANE, JR, deceased; whose date of death was June 1, 2026; file number, 26-008834-ES, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court St., 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 WITHIN THE LATER OF THREE (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 (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.

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 Fla. Stat. §§ 732.216–732.228, applies or may apply, unless a written demand is made by a creditor as specified under Fla. Stat. § 732.2211. See Fla. Stat. § 733.2121(1).

The date of first publication of this notice is September 25, 2026.

Personal Representative:
Glenn Kane
34 Amherst Ct.
Glen Rock, NJ 07452

Personal Representative's Attorney:
/s/ Silvia A. Brett
Silvia A. Brett, Esq.
Florida Bar No: 123736
Attorney for Petitioner
Brett Legal, PLLC
360 Central Ave., Suite 800
St. Petersburg, FL 33701
Direct: (727) 308-1361
Email: sbrett@brettlegal.com

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-008379-ES

IN RE: ESTATE OF
JASON PAUL PLANTE,
Deceased.

NOTICE TO CREDITORS

The administration of the Estate of Jason Paul Plante, deceased, whose date of death was June 22, 2026, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Room 106, 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 25, 2026.

Personal Representative:
Maggie Lynn Ayers
229 Currier Hill Road
Gilmanton, New Hampshire 03237

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

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA
Case No.: 26-6004-FD

ALLISON MARIE RAMONA WILLIS,
Petitioner,

and

JUSTIN CAMERON WILLIS,
Respondent.

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

TO: JUSTIN CAMERON WILLIS
Last address: 444 SE Crosspoint Dr,
Port St Lucie, FL 34983

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 ALLISON MARIE RAMONA WILLIS, whose address is 8 Country Club Dr, Largo, FL 33771 on or before 28 days after first publication, and file the original with the clerk of this Court at 315 Court St, Clearwater, FL 33756 before service on Petitioner or immediately thereafter. **If you fail to do so, a default may be entered against you for the relief demanded in the petition**.

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

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

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the 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 9/17/2026

Ken Burke, Clerk of the Circuit Court
315 Court St, Clearwater, FL 33756-5165

By: /s/ Thomas Smith
Deputy Clerk

9/25-10/16/26LG 4T

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-005475-ES

IN RE: ESTATE OF
FRANCIS XAVIER FERRARA
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Francis Xavier Ferrara, deceased, whose date of death was April 26, 2026, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court St, Clearwater, FL 33756. The names and addresses of the petitioner and the petitioner's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, 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 25, 2026.

Petitioner:
Roseann Ferrara
4001 38th Way S
St. Petersburg, Florida 33711

Attorney for Petitioner:
Katie Everlove-Stone
Attorney
Florida Bar Number: 30271
5328 Central Avenue
St. Petersburg, Florida 33707
Telephone: (727) 471-0675
Fax: (866) 326-7610
E-Mail: katie@everlovelegal.com

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-009174-ES

IN RE: ESTATE OF
DAVID A. HENWOOD, A/K/A
DAVID ALLAN HENWOOD
Deceased.

NOTICE TO CREDITORS

The administration of the estate of DAVID A. HENWOOD, a/k/a DAVID ALLAN HENWOOD, deceased, whose date of death was June 3, 2026, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court St., 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 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 September 25, 2026.

Person Giving Notice:
SYLVIA NOEL WHITE
1108 S. Highland Avenue
Clearwater, Florida 33756

Attorney for Person Giving Notice:
S. Noel White
Florida Bar Number: 0823041
1108 S. Highland Avenue
Clearwater, Florida 33756
Telephone: (727) 735-0645
Fax: (727) 735-9375
E-Mail:
noel@clearwaterprobateattorney.com

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA
Case No.: 26-005670-FD

GUILLERMINA MAYE URIBE,
Petitioner,

and

ROBERTO FLOR MEZA,
Respondent.

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

TO: ROBERTO FLOR MEZA
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 GUILLERMINA MAYE URIBE, whose address is 1009 S. Bayshore Blvd., Unit 104, Safety Harbor, FL 34695 on or before 28 days after first publication, and file the original with the clerk of this Court at 315 Court St., Clearwater, FL 33756 before service on Petitioner or immediately thereafter. **If you fail to do so, a default may be entered against you for the relief demanded in the petition**.

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

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

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the 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 September 3, 2026

Ken Burke, Clerk of the Circuit Court
315 Court St, Clearwater, FL 33756-5165

By: /s/ Thomas Smith
Deputy Clerk

9/11-10/2/26LG 4T

IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA
Case No.: 26-1570-FD

IN RE: THE MATTER OF

PATRICK EARL INMAN,
Petitioner,

and

MAUREEN MICHELLE HENDERSON
a/k/a LISA FANT,
Respondent.

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

TO: MAUREEN MICHELLE HENDERSON
a/k/a LISA FANT
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 PATRICK EARL INMAN, whose address is 4828 Miramar Dr #2206, Madeira Beach, FL 33708 on or before 28 days after first publication, and file the original with the clerk of this Court at 315 Court Street, Room 170, Clearwater, FL 33756 before service on Petitioner or immediately thereafter. **If you fail to do so, a default may be entered against you for the relief demanded in the petition**.

The action is asking the court to decide how the following real or personal property should be divided: None

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

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the 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 September 3, 2026

Ken Burke, Clerk of the Circuit Court
315 Court St, Clearwater, FL 33756-5165

By: /s/ Thomas Smith
Deputy Clerk

9/11-10/2/26LG 4T

POLK COUNTY

IN THE COUNTY COURT IN AND FOR POLK COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 26-CC-007943

ISLAND WALK AND ISLAND WALK
EAST HOMEOWNERS ASSOCIATION,
INC.,
Plaintiff,

vs.

THERMAN V. STEPHENS,
Defendant.

NOTICE OF ACTION

TO: THERMAN V. STEPHENS
5235 Martinique Dr., Lakeland, FL 33812

YOU ARE NOTIFIED of an action to foreclose a lien on the following property in Polk County, Florida:

LOT 131 OF ISLAND WALK ADDITION, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 88, PAGE 43, OF THE PUBLIC RECORDS OF POLK 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 10/12/26, 30 days after the first publication of this Notice of Action, on Katherine Mar-

(Continued on next page)

PINELLAS COUNTY

tinez, 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.

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, 255 N. Broadway Avenue, Bartow, FL 33830 or telephone (863) 534-4686 within two (2) days of your receipt of this Notice; if you are hearing impaired, call (863) 534-7777, dial 711.

WITNESS my hand and the seal of this Court on this 26th day of August, 2026.

Stacy M. Butterfield, Clerk of Court

By: /s/ Sebastian Irlanda
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: 013034.00053

10/2-10/9/26LG 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:

BOOKE BOX

Owner: ABS Appliance Repair LLC
2116 Tehama Court
Lakeland, FL 33805

10/2/26LG 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:

RAWLINS GENERATOR SYSTMES

Owner: Ben's Mobile Repair and Fabrication, Inc.
539 2nd St.
Homeland, FL 33847

10/2/26LG 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:

HAVANA VIBES

Owner: Precision Food Services
2720 Crystal Lake Acres Dr.
Lakeland, FL 33801

10/2/26LG 1T

IN THE CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA
PROBATE DIVISION
CASE NO. 2026CP000887A000BA

IN RE: ESTATE OF
JULIE BETH WARD,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of JULIE BETH WARD, deceased, Case Number 2026CP000887A000BA, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, Drawer CC-1, Bartow, Florida 33830-9000. The name and address 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 demand is made by a creditor as specified under Section 732.2211, Florida Statutes.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

The date of the first publication of this Notice is October 2, 2026.

Personal Representative:
SALBY D. SHERMAN
2810 Deerwood Court
Sherman, TX 75092

Attorney for Personal Representative:
Dawn M. Chapman, Esq.
LEGACY LAW OF FLORIDA, P.A.
Florida Bar # 898791
Email: info@legacylawoffl.com
Secondary Email:
dawn@legacylawoffl.com
205 N. Parsons Avenue
Brandon, FL 33510

PINELLAS COUNTY

813/643-1885

10/2-10/9/26LG 2T

Notice of Proposed Agency Action by the Southwest Florida Water Management District

Notice is given that the District's Proposed Agency Action is approval of the application for a Water Use Permit, No. 20010157.005, to serve Industrial/Commercial activities for Oakley Properties, Inc. The total authorized withdrawal is 172,900 gallons per day (GPD) Annual Average and 212,300 gpd Peak Month. The project is located the following Sections, Townships, Ranges and Counties: Section 26, of Township 30 South, Range 27 East in Polk County.

Notice of Rights

Any person whose substantial interests are affected by the District's action regarding this matter may request an administrative hearing in accordance with Sections 120.569 and 120.57, Florida Statutes (F.S.), and Chapter 28-106, Florida Administrative Code (F.A.C.), of the Uniform Rules of Procedure. A request for hearing must (1) explain how the substantial interests of each person requesting the hearing will be affected by the District's action, or proposed action; (2) state all material facts disputed by each person requesting the hearing or state that there are no disputed facts; and (3) otherwise comply with Chapter 28-106, F.A.C. A request for hearing must be filed with and received by the Agency Clerk of the District at the District's Brooksville address, 2379 Broad Street, Brooksville, FL 34604-6899 within 21 days of publication of this notice. Failure to file a request for hearing within this time period shall constitute a waiver of any right such person may have to request a hearing under Sections 120.569 and 120.57, F.S. Because the administrative hearing process is designed to formulate final agency action, the filing of a petition means that the District's final action may be different from the position taken by it in this notice of agency action. Persons whose substantial interests will be affected by any such final decision of the District in this matter have the right to petition to become a party to the proceeding, in accordance with the requirements set forth above. Mediation pursuant to Section 120.573, F.S., to settle an administrative dispute regarding the District's action in this matter is not available prior to the filing of a request for hearing.

10/2/26 1T

IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, STATE OF FLORIDA
PROBATE DIVISION
CASE NO.: 26-CP-000340
SECTION: 14

IN RE: ESTATE OF
MILINDA FREDRICKA ANITA RODGERS
Deceased.

NOTICE TO CREDITORS

The administration of the estate of MILINDA FREDRICKA ANITA RODGERS, deceased, whose date of death was September 28, 2025 and whose Social Security Number is XXX-XX-9285, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, Florida 33830. 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 PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is October 2, 2026.

Personal Representative:
MICHELLE HAWKINS
2909 Avenue I NW
Winter Haven, Florida 33881

Attorney for Personal Representative:
Joseph M. Williams, Esquire
Williams Moore Law Firm
1409 Thonotosassa Road
Plant City, Florida 33563
Telephone: (813) 719-6605
Fax No.: (813) 717-9808
jmwilliams@williamsmoorelaw.com
FBN: 0006459

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
PROBATE DIVISION
Case No.: 26-CP-002498

IN RE: ESTATE OF
STEVEN DOUGLAS TLUZEK,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Steven Douglas Tluzek, deceased, whose date of death was April 2, 2026, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, Florida 33830. 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

POLK COUNTY

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 October 2, 2026.

Personal Representative:
Cheryl A. D'Alessandro
2401 Custer Street
Piscataway, NJ 08854

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, FL 33511
marley@zoeckleinlawpa.com
brice@zoeckleinlawpa.com
eservice4@zoeckleinlawpa.com
Telephone: (813) 501-5071
Fax: (813) 925-4310

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
PROBATE DIVISION
Case No.: 2026-CP-002812

IN RE: ESTATE OF
ERROL ELLIS NUSENKO,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Errol Ellis Nusenko, deceased, whose date of death was July 21, 2026, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, Florida 33830-3912. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is October 2, 2026.

Personal Representative:
/s/ Jeanette Jo Nusenko
8025 Las Cruces Court
Port Richey, Florida 34668

Attorneys for Personal Representative:
/s/ Marley Dodd
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
eservice4@zoeckleinlawpa.com
Telephone: (813) 501-5071
Fax: (813) 925-4310

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA.
CASE No. 2026CA002426A000BA
BANK OF AMERICA, N.A.,
PLAINTIFF,
VS.
LYNDALE DACOSTA , ET AL.
DEFENDANT(S).

_____/

NOTICE OF ACTION
To: HOWARD CASTLE
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS: 2323 Rock Dr, Kissimmee, FL 34759
To: LYNDALE DACOSTA
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS: 2323 Rock Dr, Kissimmee, FL 34759
To: UNKNOWN SPOUSE OF LYNDALE DACOSTA
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS: 2323 Rock Dr, Kissimmee, FL 34759
To: UNKNOWN TENANT #1
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS: 2323 Rock Dr, Kissimmee, FL 34759
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Polk County, Florida:
LOT 13, IN BLOCK 3146, OF POINCIANA NEIGHBORHOOD 6 VILLAGE 7, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 61 PAGES 29 THROUGH 52, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Tromberg, Miller, Morris & Partners, PLLC, attorneys for Plaintiff, whose address is 600 West Hillsboro Boulevard, Suite 600, Deerfield Beach, FL 33441, and file the original with the Clerk of the Court, within 30 days after the first publication of this notice, either before 11/1/2026 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: 09/09/2026
Clerk of the Circuit Court
By: Deputy Clerk of the Court
Deputy Clerk of the Court
Copies furnished to:
HOWARD CASTLE
2323 Rock Dr
Kissimmee, FL 34759
LYNDALE DACOSTA
2323 Rock Dr
Kissimmee, FL 34759
UNKNOWN SPOUSE OF LYNDALE DACOSTA
2323 Rock Dr
Kissimmee, FL 34759
UNKNOWN TENANT #1
2323 Rock Dr
Kissimmee, FL 34759
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 Office of the Court Administrator, at 255 North Broadway Avenue, Bartow, FL 33830, Phone 863-534-4686 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.
11080-1042469

IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 2023CA004623000000
FREEDOM MORTGAGE CORPORATION
PLAINTIFF,
VS.
MARGARET BOYD WASHINGTON, QUINDER LEAN STANFORD, ET AL.,
DEFENDANTS.
RE-NOTICE OF FORECLOSURE SALE
(Please publish in La Gaceta Publishing, Inc.)
NOTICE IS HEREBY GIVEN pursuant to Order Denying Defendant's Motion to Vacate the Final Judgment and Reset Foreclosure Sale dated the 9th day of September, 2026, and entered in Case No. 2023CA004623000000, of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and QUINDER LEAN STANFORD, MARGARET BOYD WASHINGTON, CASTLE CREDIT CO HOLDINGS, LLC AND BUCKEYE TRACE HOMEOWNERS ASSOCIATION, INC. are defendants. Stacy M. Butterfield, CPA, Clerk of Circuit Court as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on the 10th day of November, 2026, the following described property as set forth in said Final Judgment, to wit:
LOT 5, BUCKEYE TRACE, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 142, PAGE 45, PUBLIC RECORDS OF POLK 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 Court Administrator Polk County, at 255 N Broadway Avenue, Bartow, FL 33830, Phone 863-534-4686 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 23rd day of September, 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@TMPPLLC.COM
11080-1042513

IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 2025CA-000577-0000-00
FREEDOM MORTGAGE CORPORATION
PLAINTIFF,
VS.
DARYL ASH SR.; KATERIA RONAE BARNES-ASH; UNKNOWN SPOUSE OF PHILLIP GRANT; AND UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,
DEFENDANTS.

POLK COUNTY

NOTICE OF FORECLOSURE SALE
(Please publish in La Gaceta Publishing, Inc)
NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 14th day of September, 2026, and entered in Case No. 2025CA-000577-0000-00, of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and UNKNOWN SPOUSE OF PHILLIP GRANT, DARYL ASH SR. AND KATERIA RONAE BARNES-ASH are defendants. Stacy M. Butterfield, CPA, Clerk of Circuit Court as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com at 10:00 A.M. on the 14th day of December, 2026, the following described property as set forth in said Final Judgment, to wit:
Lot 22, Block D, Map of Glen Echo, according to the map or plat thereof, as recorded in Plat Book 9, Page(s) 44, of the Public Records of Polk County, Florida.
Property address: 123 Oconee St, Lakeland, FL 33805
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 Administrator Polk County, at 255 N Broadway Avenue, Bartow, FL 33830, Phone 863-534-4686 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 September, 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@TMPPLLC.COM
11080-1042827

IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 2025CA-002956-A000-BA
FREEDOM MORTGAGE CORPORATION
PLAINTIFF,
VS.
SAMANTHA AMANDA DARSAN A/K/A SAMANTHA DARSON AND ANTHONY MOHAN PERSAUD A/K/A ANTHONY PERSAUD, ET AL.,
DEFENDANT(S).
NOTICE OF ACTION
TO: Samantha Amanda Darsan
Last Known Address: 130 Angelas Avenue, Haines City, FL 33844
Current Residence: UNKNOWN
TO: Samantha Amanda Darsan
Last Known Address: 973 Se Brookedge Ave, Port Saint Lucie, FL 34983
Current Residence: UNKNOWN
YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:
Lot 142, Balmoral Estates Phase 2, according to the map or plat thereof as recorded in Plat Book 164, Page 1, of the Public Records of Polk County, Florida.
has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on MILLER, GEORGE & SUGGS, PLLC, Attorney for Plaintiff, whose address is 600 West Hillsboro Boulevard, Suite 600, Deerfield Beach, FL 33441, on or before November 1 ,2026 , within or before a date at least thirty (30) days after the first publication of this Notice in the La Gaceta Publishing, Inc, P.O Box 5536, Tampa, FL 33675 and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint
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 Office of the Court Administrator, (863) 534- 4686, at least 7 days before your scheduled court appearance or immediately upon receiving this notification if the time before the schedule appearance is less than 7 days; if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
WITNESS my hand and the seal of this Court this 27 day of May, 2026.
STACY M. BUTTERFIELD, CPA, CLERK OF CIRCUIT COURT
As Clerk of Court
By:: /s/
As Deputy Clerk
Publish: La Gaceta Publishing, Inc, P.O Box 5536, Tampa, FL 33675
11080-1042687

IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 2025CA000385000000
TH MSR HOLDINGS LLC F/K/A MATRIX FINANCIAL SERVICES CORPORATION
PLAINTIFF,
VS.
GUILLERMO FALCON-ORTIZ A/K/A GUILLERMO FALCON ORTIZ 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 11th day of September, 2026, and entered in Case No. 2025CA000385000000, of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein TH

(Continued on next page)

POLK COUNTY

MSR Holdings LLC f/k/a Matrix Financial Services Corporation is the Plaintiff and VILMARIS NAZARIO, GUILLERMO FALCON-ORTIZ A/K/A GUILLERMO FALCON ORTIZ AND ORCHID TERRACE PHASE 1 HOMEOWNERS ASSOCIATION, INC. are defendants. Stacy M. Butterfield, CPA, Clerk of Circuit Court as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on the 26th day of October, 2026, the following described property as set forth in said Final Judgment, to wit:

Lot 73 of Orchid Terrace Phase 1, according to the Plat thereof as recorded in Plat Book 176, Page(s) 1-7, of the Public Records of Polk 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 Court Administrator Polk County, at 255 N Broadway Avenue, Bartow, FL 33830, Phone 863-534-4686 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 23rd day of September 2026.
By:/S/ Timothy J. Landers
Timothy Landers
Bar No. 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
11080-1042527

IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 2025CA004498A000BA
LAKEVIEW LOAN SERVICING, LLC
PLAINTIFF,
VS.
ALISON WALL, JERRY ISON A/K/A JERRY DALE ISON 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 11th day of September, 2026, and entered in Case No. 2025CA004498A000BA , of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein Lakeview Loan Servicing, LLC is the Plaintiff and UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT, ALISON WALL, JERRY ISON A/K/A JERRY DALE ISON, UNKNOWN SPOUSE OF JERRY ISON A/K/A JERRY DALE ISON, UNKNOWN SPOUSE OF ALISON WALL AND UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. Stacy M. Butterfield, CPA, Clerk of Circuit Court as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on the 26th day of October, 2026, the following described property as set forth in said Final Judgment, to wit:

THE FOLLOWING DESCRIBED LAND, SITUATE LYING AND BEING IN THE COUNTY OF POLK STATE OF FLORIDA TO WIT;

BEGINNING AT THE NORTHEAST CORNER OF THE EAST 1/2 OF LOT 2, BLOCK 39, MAP OF CODINGTON, (NOW CITY OF LAKE ALFRED), IN THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 1, PAGE 61, RUN THENCE SOUTH 128.7 FEET, RUN WEST 104.35 FEET, RUN NORTH 128.7 FEET, RUN THENCE EAST 104.35 FEET TO THE POINT OF BEGINNING.

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 Administrator Polk County, at 255 N Broadway Avenue, Bartow, FL 33830, Phone 863-534-4686 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 23rd day of September 2026.
By: /s/ Timothy J. Landers
Timothy Landers
Bar No. 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
11080-1042545

IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY, FLORIDA

POLK COUNTY

Case No: 532026CA003633A000BA
CARRINGTON MORTGAGE SERVICES, LLC,
Plaintiff,
vs.
WAYNE C. JACKMAN, et al,
Defendants.

_____/
NOTICE OF ACTION
TO:
MAYA JACKMAN
1020 Belvoir Dr
Davenport, FL 33837
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:

All that certain land situate in Polk County, Florida, viz: Lot 193, Block I, Royal Ridge Phase Two, according to the map or plat thereof, as recorded in Plat Book 109, Page(s) 38 through 40, inclusive, of the Public Records of Polk County, Florida.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Philip Stecco, Esq., Lender Legal PLLC, 1800 Pembrook Drive, Suite 250, Orlando, Florida 32810 and file the original with the Clerk of the above-styled Court on or before 30 days from the first publication, otherwise a default will be entered against you for the relief demanded in the Complaint.

WITNESS my hand and seal of the said Court on the 23rd day of September, 2026.
Stacy M. Butterfield
CLERK OF THE CIRCUIT COURT
By: Lynette Burke
Deputy Clerk
(COURT SEAL)
11080-1042840

IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY, FLORIDA
Carrington Mortgage Services, LLC,
Plaintiff,
vs.
Marvin Anthony; et. al.,
Defendants. Case No: 2023 CA 000853
NOTICE OF FORECLOSURE SALE

NOTICE IS HEREBY GIVEN that pursuant the Final Judgment of Foreclosure dated September 17, 2026, and entered in Case No. 2023 CA 000853 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida wherein Carrington Mortgage Services, LLC, is the Plaintiff and Blackwater Oaks Homeowners Association, Inc.; Imperialakes Master Association, Inc.; Unknown Tenant #1 N/K/A SAGIRAH CHISHOLM; Unknown Tenant #2 N/K/A RASHAD CHISHOLM; Sagirah T. Chisholm a/k/a Sagirah Perry; Marc Anthony; The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or Other Claimants by, through, under or against Marvin Anthony, Deceased, are Defendants, Stacy M. Butterfield, Polk County Clerk of Court, will sell to the highest and best bidder for cash at www.polk.realforeclose at 10:00 a.m. on November 2, 2026, the following described property set forth in said Final Judgment, to wit:

Lot 50, Blackwater Oaks, according to the Plat thereof, recorded in Plat Book 140, Page 17, of the Public Records of Polk County, Florida.

Property Address: 2843 BLACKWATER OAKS DR., MULBERY, FL 33860

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 September 22, 2026
/s/ Anthony Vamvas
Anthony Vamvas, Esq.
Florida Bar No. 42742
Lender Legal PLLC
1800 Pembrook Drive, Suite 250
Orlando, FL 32810
Tel: (407) 730-4644
Attorney for Plaintiff
Service Emails:
AVamvas@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 22 day of September 2026 to:
The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or Other Claimants by, through, under or against Marvin Anthony, Deceased
2843 BLACKWATER OAKS DR.
MULBERY, FL 33860
UNKNOWN TENANT #1 N/K/A SAGIRAH CHISHOLM
2843 BLACKWATER OAKS DR.
MULBERY, FL 33860
UNKNOWN TENANT #2 N/K/A RASHAD CHISHOLM
2843 BLACKWATER OAKS DR.
MULBERY, FL 33860
BLACKWATER OAKS HOMEOWNERS ASSOCIATION, INC
C/O Scott B. Tankel
TANKEL LAW GROUP
1022 Main Street, Suite D,
Dunedin, FL 34698
pleadings@tankellawgroup.com
IMPERIALAKES MASTER ASSOCIATION, INC
AIA PROPERTY MANAGEMENT INC
2108 EAST EDGEWOOD DRIVE.
LAKELAND, FL 33803
Marc Anthony
c/o Chad E. Brocato Sr. Esq
110 SE 6th Street, 17 floor
Fort Lauderdale, FL 33301
chad@mylawyer.legal
Sagirah T. Chisholm a/k/a Sagirah Perry
2843 Blackwater Oaks Drive
Mulberry, FL 33860
/s/ Anthony Vamvas
Anthony Vamvas, Esq.
11080-1042365

IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND

POLK COUNTY

FOR POLK COUNTY, FLORIDA
CASE NO.: 53-2024-CA-003850

CARRINGTON MORTGAGE SERVICES, LLC,
Plaintiff,
vs.
JESSICA M. MIKLAS; HEATHER HILL HOMEOWNERS ASSOCIATION, INC. and UNKNOWN TENANT #1 NKA JEAN RIVERA,
Defendants.

NOTICE OF SALE

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered on October 6, 2025, in the above-captioned action, the following property situated in Polk County, Florida, described as:

LOT 149, HEATHER HILL PHASE TWO, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 125, PAGE 21, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Shall be sold by the Clerk of Court, Stacy M. Butterfield, on the **9th day of December, 2026 on-line at 10:00 a.m. (Eastern Time) at www.polk.realforeclose.com** to the highest bidder, for cash, after giving notice as required by section 45.031, Florida Statutes.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. The Court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 North Broadway Avenue, Bartow, FL 33830, (863) 534-4686, at least seven days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days; if you are hearing or voice impaired, call 711.

Dated the 22nd day of September, 2026.

/s/ Michael C. Coyle
MICHAEL C. COYLE, ESQ.
Florida Bar No.: 1054501
Email: mcoyle@storeylawgroup.com
STOREY LAW GROUP, P.A.
221 NE Ivanhoe Blvd., Suite 300
Orlando, FL 32804
Telephone: 407-488-1225
Facsimile: 407-488-1177
Secondary Email:
sbaker@storeylawgroup.com
Attorneys for Plaintiff

9/25-10/2/26LG 2T

NOTICE OF SUSPENSION
POLK COUNTY

To: BRAD O. SMITH
Case No.: CD202609225/D 3600052

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.

9/25-10/16/26LG 4T

IN THE CIRCUIT COURT OF THE STATE OF FLORIDA, IN AND FOR POLK COUNTY
Case No.: 2025-CP-004358
Division: Probate

IN RE: ESTATE OF
LARRY ALLEN FINCH,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of LARRY ALLEN FINCH, deceased, whose date of death was October 14, 2025, and whose social security number is XXX-XX-9152, is pending in the Circuit Court for Polk 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 September 25, 2026.

Personal Representative:
/s/ TRAVIS FINCH

Attorney for Personal Representative:
/s/ O. Reginald Osenton
O. Reginald Osenton, Esq.
Florida Bar Number: 693251
Osenton Law Group, P.A.
1044 East Brandon Blvd., Suite 3
Brandon, Florida 33511
(813) 776-1282
oro@osentonlaw.com
service@osentonlaw.com

9/25-10/2/26LG 2T

POLK COUNTY

IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-000791
Division Probate

IN RE: ESTATE OF
JOYCE W. MATHERS
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Joyce W Mathers, deceased, whose date of death was November 26, 2025, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 Broadway Ave N, Bartow, FL 33830. 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 25, 2026.

Personal Representative:
/s/ Lola Theresa Lord
25 SW Linden Street
Stuart, FL 34997

Attorney for Personal Representative:
/s/ J. Scott Reed
J. Scott Reed, Esq.
Florida Bar Number: 124699
Pilka Adams & Reed, P.A.
330 Pauls Drive, Suite 100
Brandon, FL 33511
Telephone: (813) 653-3800
Fax: (813) 651-0710
E-Mail: sreed@pilka.com
Secondary E-Mail: probate@pilka.com

9/25-10/2/26 2T

NOTICE OF ADMINISTRATIVE COMPLAINT
POLK COUNTY

To: UNIQUE L. ISAAC
Case No.: CD202602449/D 3512368

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.

9/18-10/9/26LG 4T

IN THE COUNTY COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
Case No.: 2026CC003861A000BA

DIRECT GENERAL INSURANCE COMPANY,
Plaintiff,
v.
ASHLEY MEGAN PORRINI, ORLANDO FARGAS, OLGA M. FARGAS, PARBATTIE NARAINE, LALLCHAND NARAINE, STATE FARM FIRE AND CASUALTY COMPANY, and MGA INSURANCE COMPANY, INC.,
Defendant(s).

NOTICE OF ACTION

TO: OLGA M. FARGAS; 12 La Mesa Ln.
Port Saint Lucie, Florida 34952:

YOU ARE NOTIFIED that Direct General Insurance Company has instituted an Action for Declaratory Judgment against you in the Circuit Civil in and for Polk County and you are required to serve a copy of your your written defense to Defendant, OLGA M. FARGAS, if any, to it on McFARLANE LAW, whose address is 210 N. University Drive, 6th Floor, Coral Springs, Florida 33071, and file the original with the Clerk of Court at 255 N. Broadway Avenue, Bartow, FL 33830 on or before 10/19/2026, 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 for Declaratory Judgment.

This notice shall be published once each week for four (4) consecutive weeks in La Gaceta.

Witness my hand and seal of this Court on this 1st day of September, 2026.

Stacy M. Butterfield
As Clerk of the Court

By: s/ A. Nieves
As Deputy Clerk

9/11-10/2/26LG 4T

SARASOTA COUNTY
SARASOTA COUNTY

IN THE CIRCUIT COURT FOR SARASOTA COUNTY FLORIDA
PROBATE DIVISION
File Number: 2026 CP 002535 NC

IN RE: ESTATE OF HURLBURT, JEAN L.
Deceased.

NOTICE TO CREDITORS

The administration of the estate of JEAN L. HURLBURT, deceased, File Number: 2026 CP 002535 NC, whose date of death was January 17, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is S. Tamiami Trail, Venice, Florida 34293. 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.

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 25, 2026.

Personal Representative:
Wilbur F. Hurlburt, III
3630 Beneva Oaks Drive
Sarasota, Florida 34238

Attorney for Personal Representative:
Katalina Penaranda, Esq.
Florida Bar No. 29396
Bohatch & Penaranda, P.L.L.C.
7301 SW 57th Court, Suite 560
South Miami, Florida 33143
305-666-1040
katalina@bptrusts.com

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA
CASE NO. 2026 CA 003290 NC

ONITY MORTGAGE CORPORATION F/K/A PHH MORTGAGE CORPORATION,
PLAINTIFF,
VS.
UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WILLIAM O. CRABTREE A/K/A WILLIAM O. CRABTREE, III (DECEASED), ET AL.
DEFENDANT(S).

NOTICE OF ACTION

TO: UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WILLIAM O. CRABTREE A/K/A WILLIAM O. CRABTREE, III (DECEASED)
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS:
4000 Deberry Drive, Sarasota, FL 34233

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Sarasota County, Florida:

Lot 6, Block 10, Parkstone, according to the plat thereof, as recorded in Plat Book 43, Pages 5, 5A through 5E, of the public records of Sarasota County, FL.

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 11/2/2026 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, Sarasota County Jury Office at 941-861-7801, PO Box 3079, Sarasota, FL 34230 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 24, 2026

Karen E. Rushing
Clerk of the Circuit Court

By: s/ Glen Kopinsky
Deputy Clerk of the Court

Tromberg, Miller, Morris & Partners

10/2-10/9/26LG 2T

(Continued on next page)

SARASOTA COUNTY

IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 003667 NC

IN RE: ESTATE OF JERRY DNISTRIAN,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Jerry Dnistrian, deceased, whose date of death was May 17, 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 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 10/2/2026

Personal Representative:
Vitaliy Osipov
2957 Novus Street
Sarasota, Florida 34237

Attorney for Personal Representative:
Andrew Ponnock
Florida Bar Number: 195420
10100 West Sample Road, 3rd floor
Coral Springs, Florida 33065
Telephone: (954) 340-4051
Fax: (800) 809-1774
E-Mail: andy@ponnocklaw.com

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 003575 SC

IN RE: ESTATE OF
ANTHONY F. MCCORMICK AKA
ANTHONY FRANCIS MCCORMICK,
Deceased.

NOTICE TO CREDITORS

The administration of the estate of Anthony F. McCormick aka Anthony Francis McCormick, deceased, whose date of death was April 2, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 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 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 10/2/2026

Personal Representative:
Suzan McCormick
646 Cohen Way
Sarasota, Florida 34246

Attorney for Personal Representative:
Andrew Ponnock
Florida Bar Number: 195420
10100 West Sample Road, 3rd floor
Coral Springs, Florida 33065
Telephone: (954) 340-4051
Fax: (800) 809-1774
E-Mail: andy@ponnocklaw.com

10/2-10/9/26LG 2T

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT
IN AND FOR SARASOTA COUNTY, FLORIDA
TOWD POINT MORTGAGE TRUST ASSETBACKED SECURITIES, SERIES 2019-3, U.S.
BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE,
Plaintiff,
vs.
HELBERTS C. TAMBLEY; et al.,
Defendants.
Case No: 2025-CA-002108 NC
NOTICE OF FORECLOSURE SALE
NOTICE IS HEREBY GIVEN that pursuant the Final Judgment of Foreclosure dated 01/07/2026, Order Granting Plaintiff's Amended Motion to Vacate Certificate of Title, Vacate
March 10, 2026 Foreclosure Sale, and Reset Foreclosure Sale dated 8/4/2026, and Order
Cancelling and Resetting Foreclosure Sale dated 8/18/2026 and entered in Case No. 2025-CA002108 NC of the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida
wherein TOWD POINT MORTGAGE TRUST ASSET-BACKED SECURITIES, SERIES
2019-3, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, is the
Plaintiff and HELBERTS C. TAMBLEY; MARGARITA N. TAMBLEY; CASA DEL SOL
CONDOMINIUM ASSOCIATION OF SARASOTA, INC.; UNKNOWN TENANT #1; and
UNKNOWN TENANT #2, are Defendant(s), Karen E. Rushing,
Sarasota County Clerk of Courts, will sell to the highest and best bidder for cash at at 9:00 a.m.on December 16, 2026 at www.sarasota.realforeclose.com on the following described property set forth in said Final Judgment, to wit:
UNIT 3335, CASA DEL SOL CONDOMINIUM, SECTION, I, A
CONDOMINIUM, ACCORDING TO THE DECLARATION OF
CASE NO: 2025-CA-002108 NC
LLS14543- TAMBLEY
2
CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS
BOOK 2040, PAGE(S) 2787, ET SEQ., OF THE PUBLIC RECORDS OF
SAARASOTA COUNTY, FLORIDA; AND ANY AMENDMENTS
THERETO; TOGETHER WITH AN UNDIVIDED INTEREST IN AND TO
THOSE COMMON ELEMENTS APPURTENANT TO SAID UNIT IN
ACCORDANCE WITH AND SUBJECT TO THE COVENANTS,
CONDITIONS, RESTRICTIONS, TERMS AND OTHER PROVISIONS OF
THAT DECLARATION OF CONDOMINIUM.
Commonly known as: 4306 Madeira Ct, Sarasota, FL 34233
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 September 23, 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
CASE NO: 2025-CA-002108 NC
LLS14543- TAMBLEY
3
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 23rd day of September 2026 to:
Helberts C. Tambley
586 Pine Ranch East Road
Osprey, FL 34229
htambley@gmail.com
Margarita N. Tambley
586 Pine Ranch East Road
Osprey, FL 34229
htambley@gmail.com
Kari L. Martin, Esquire
1401 8th Avenue West
Bradenton, FL 34205
service.KM@najmythompson.com
kmartin@najmythompson.com
bmiller@najmythompson.com
ATTORNEY FOR CASA DEL SOL CONDOMINIUM ASSOCIATION OF SARASOTA, INC.
UNKNOWN TENANT #1 n/k/a
ALBERTO SARDINE
4306 Madeira Ct
Sarasota, FL 34233
UNKNOWN TENANT #2
4306 Madeira Ct
Sarasota, FL 34233
Cameron A. Baker. Esq.
FOX ROTHSCHILD, LLP
Phillips Point – West Tower
777 S. Flagler Drive, Suite #1700
West Palm Beach, FL 33401
cbaker@foxrothschild.com
cdixon@foxrothschild.com
Scott D. McKay, Esq.
McKay Law Firm, P.A.
1904 Manatee Avenue West, Suite 300
Bradenton, FL 34205
E-Mail 1: smckay@mckay-law.com
2nd Email: gheidenburg@mckay-law.com
Jerome J. Sanchy, Esquire
SUNCOAST CIVIL LAW
6981 Curtiss Ave, #3
Sarasota, FL 34231
jsanchy@suncoast-civil.com
main@suncoast-civil.com
ATTORNEY FOR KARELYS DIAZ and JORGE JOSE TORRENS GARCIA
/s/ Alexandra Kalman
Alexandra Kalman, Esq.
11080-1042492

IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 004427 NC

IN RE: ESTATE OF
GLORIA JEAN KOBOS
Deceased.

NOTICE TO CREDITORS

The administration of the estate of GLORIA JEAN KOBOS, deceased, whose date of death was April 10, 2026; File No. 2026 CP 004427 NC, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. 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 25, 2026.

Personal Representative:
VALARIE J. GRIM
701 South Howard Avenue, Suite 106339
Tampa, Florida 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 West Cleveland Street
Tampa, Florida 33609
Phone: (813) 254-4744
Fax: (813) 254-5222
Eservice for all attorneys listed above:
GADeservice@GendersAlvarez.com

9/25-10/2/26LG 2T

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA
CASE NO. 2025 CA 005428 NC

MORTGAGE ASSETS MANAGEMENT, LLC F/K/A REVERSE MORTGAGE SOLUTIONS, INC.,
PLAINTIFF,

VS.

THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNORS, CREDITORS AND TRUSTEES OF THE ESTATE OF ELDON E. KOPPERT A/K/A ELDON KOPPERT A/K/A ELDON EUGENE KOPPERT (DECEASED), ET AL.
DEFENDANT(S).

NOTICE OF ACTION

TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNORS, CREDITORS AND TRUSTEES OF THE ESTATE OF ELDON E. KOPPERT A/K/A ELDON KOPPERT A/K/A ELDON EUGENE KOPPERT (DECEASED)
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS:
719 Albee Farm Rd N
Nokomis, FL 34275

TO: TIMOTHY E. KOPPERT
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS:
719 Albee Farm Rd N
Nokomis, FL 34275

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Sarasota County, Florida:

LOT 59, WATERFRONT ESTATES SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 10, PAGES 56 AND 56A, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Tromberg, Miller, Morris & Partners, PLLC, attorneys for Plaintiff, whose address is 600 West Hillsboro Boulevard, Suite 600, Deerfield Beach, FL 33441, and file the original with the Clerk of the Court, within 30 days after the first publication of this notice, either before October 26, 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, Sarasota County Jury Office at 941-861-7801, PO Box 3079, Sarasota, FL 34230 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Date: September 14, 2026

Karen E. Rushing
Clerk of the Circuit Court

By: s/ Glen Kopinsky
Deputy Clerk of the Court

Tromberg, Morris & Partners, PLLC

9/25-10/2/26LG 2T

NOTICE OF HEARING FOR CLOSING AND VACATING

Notice is hereby given that a Public Hearing will be held by the Board of County Commissioners of Hillsborough County, Florida, 2nd Floor, County Center, 601 East Kennedy Boulevard, Tampa, Florida at 9:00 A.M., Tuesday, October 13, 2026, to determine whether or not:

Vacating Petition V26-0014, a platted public utility easement lying within Lot 12, Block 1, within the plat of Town 'N Country Park Unit No. 29, as recorded in Plat Book 43, Page 11, of the Public Records of Hillsborough County, Florida, located at 6706 Forrestvale Lane in Town N Country (Folio 009077-2024)

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

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

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

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

10/2-10/9/26LG 2T

"Advertisement"
Public Hearing Notice
No. FY26-PHN-01
Tampa Housing Authority Public Housing Agency (PHA) Plan
October 5, 2026

Tampa Housing Authority Public Housing Agency (PHA) Plan

The Housing Authority of the City of Tampa (THA) announces the public review of its Public Housing Agency (PHA) Plan for Fiscal Year 2026. This review is open to residents and interested citizens until January 20, 2027.

The Public Housing Agency (PHA) Plan details the long-range goals and objectives of the Tampa Housing Authority and includes the proposed annual statements for the Capital Fund Program (CFP).

This Public Housing Agency (PHA) Plan is available for inspection by all interested persons at the following location:

THA Corporate Office, 1st Floor
5301 W. Cypress Street
Tampa, FL 33607
THA Website: www.tampaha.com

Any interested persons are welcome to review and comment on the contents therein. We have scheduled two review meetings as indicated below:

Meeting #1
Public Informational Hearing
Oaks at Riverview
202 East Broad Street
Tampa, FL 33604
Wednesday, December 9, 2026
4:00 – 5:00 PM

Meeting #2
Public Informational Hearing and
Board of Commissioners Meeting
THA Corporate Office, 1st Floor
5301 W. Cypress Street
Tampa, FL 33607
Wednesday, January 20, 2027
8:30 AM
(The Board will consider approval of the PHA Plan at this meeting)

Persons with questions/comments regarding the plan should contact the Real Estate Development office at (813) 341-9101, Ext. 2630.

10/2-10/9/26LG 2T

Notice of Meeting

WATER MANAGEMENT DISTRICTS
Southwest Florida Water Management District

The Southwest Florida Water Management District (SWFWMD) announces a public meeting to which all persons are invited.

DATE AND TIME: Governing Board Meeting – Tuesday, October 27, 2026 – 9:00 a.m., Brooksville Office
Governing Board Tour – Friday, October 30, 2026 – 10:00 a.m., Tampa Bay Water Facilities
Governing Board Meeting – Tuesday, November 17, 2026 – 9:00 a.m., Tampa Office
Governing Board Workshop – Tuesday, November 17, 2026 – 9:30 a.m., Tampa Office
Governing Board Meeting – Tuesday, December 15, 2026 – 9:00 a.m., Brooksville Office
Governing Board Meeting – Tuesday, January 26, 2027 – 9:00 a.m., Tampa Office
Governing Board Meeting – Tuesday, February 23, 2027 – 9:00 a.m., Brooksville Office
Governing Board Meeting – Tuesday, March 23, 2027 – 9:00 a.m., Tampa Office
Governing Board Meeting – Tuesday, April 27, 2027 – 9:00 a.m., Brooksville Office
Governing Board Meeting – Tuesday, May 25, 2027 – 9:00 a.m., Tampa Office
Governing Board Meeting – Tuesday, June 22, 2027 – 9:00 a.m., Brooksville Office
Governing Board Meeting – Tuesday, July 27, 2027 – 9:00 a.m., Tampa Office
Governing Board Meeting – Tuesday, August 24, 2027 – 9:00 a.m., Brooksville Office
Tentative Budget Hearing – Tuesday, September 14, 2027 – 5:01 p.m., Tampa Office
Governing Board Meeting – Tuesday, September 28, 2027 – 3:00 p.m., Tampa Office
Final Budget Hearing – September 28, 2027 – 5:01 p.m., Tampa Office

PLACE: Brooksville Headquarters, 2379 Broad Street, Brooksville, FL 34604
Tampa Office, 7601 US Highway 301 North, Tampa, FL 33637

Governing Board Tour at Tampa Bay Water Facilities
- Surface Water Treatment Plant 2301 Regional Water Lane, Tampa, FL 33619
- C. W. Bill Young Regional Reservoir 17611 Boyette Road, Lithia, FL 33547
- Seawater Desalination Plant 13041 Wyandotte Road, Gibsonton, FL 33534

GENERAL SUBJECT MATTER TO BE CONSIDERED:
Governing Board Meetings, Governing Board Workshop, Public Hearings: Consider SWFWMD business.
One or more Governing Board members may attend.
One or more Governing Board members may attend and participate in the meeting via CMT.
All or part of this meeting may be conducted via CMT in order to permit maximum participation of Board members.

A copy of the agenda may be obtained by contacting: WaterMatters.org – Boards, Meetings & Event Calendar; 1(800)423-1476 (FL only) or (352)796-7211

Pursuant to the provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this workshop/meeting is asked to advise the agency at least 5 days before the workshop/meeting by contacting: SWFWMD Human Resources Office Chief at 1-800-423-1476 (FL only) or 352-796-7211; TDD (FL only) 1-800-231-6103; or email to ADACoordinator@WaterMatters.org. If you are hearing or speech impaired, please contact the agency using the Florida Relay Service, 1(800)955-8771 (TDD) or 1(800)955-8770 (Voice).

If any person decides to appeal any decision made by the Board/Committee with respect to any matter considered at this meeting or hearing, he/she will need to ensure that a verbatim record of the proceeding is made, which record includes the testimony and evidence from which the appeal is to be issued.

For more information, you may contact: Lori.Manuel@WaterMatters.org; 1-800-423-1476 (FL only) or 352-316-7643.

10/2/26LG 1T

NOTICE OF PROPOSED RULE: The Southwest Florida Water Management District is proposing to amend the following rules:

40D-8.041 Minimum Flows

This amendment to Rule 40D-8.041 would revise minimum flows, pursuant to Sec. 373.042, F.S., for the Upper Peace River, in Polk and Hardee counties. Minimum flows and levels are used in the District's permitting and resource management and development programs.

The Notices of Proposed Rulemaking appeared in the Florida Administrative Register, Vol. 52, No. 186, on September 24, 2026. A copy of the proposed rules can be viewed on the District's website at https://www.swfwmd.state.fl.us/business/epermitting/rules/proposed-rule-amendments.

Pursuant to the provisions of the Americans with Disabilities Act, any person requiring special accommodations to provide comments on this rulemaking is asked to contact SWFWMD Human Resources Office, (352) 796-7211, ext. 4706; 1-800-423-1476 (FL only), ext. 4706; or ADACoordinator@WaterMatters.org. If you are hearing or speech impaired, please contact the agency using the Florida Relay Service, 1(800)955-8771 (TDD) or 1(800)955-8770 (Voice).

IF REQUESTED WITHIN 21 DAYS OF THE DATE OF THIS NOTICE, A HEARING WILL BE SCHEDULED AND ANNOUNCED IN THE FAR.

THE PERSON TO BE CONTACTED REGARDING THE PROPOSED RULE AND TO OBTAIN A COPY IS: Mike Bray, Assistant General Counsel, at (813) 422-6509, or by email at mike.bray@swfwmd.state.fl.us.

10/2/26LG 1T

Invitation to Bid

Preferred Materials, Inc. requests quotes from approved Hillsborough County Small Business Enterprises (SBE) or other subcontractors Maintenance of Traffic, Erosion Control, Grading & Excavation, Manhole / Valve box Adjust, Concrete flatwork, Sod, Shoulder Treatment, Signage, Pavement Markings, Full depth base reclamation, Crack & Joint sealing, Chip and seal, Signalization, Milling & Cleanup, QC/Testing, Trucking/Hauling for **#IFB-26-00362 Roadway Resurfacing Repair & Preservation Districts 1&2 WORCS Hillsborough Cty**. Efforts to assist interested SBE's in obtaining bonding, lines of credit, or insurance will be provided if needed. For your convenience, plans and specifications can be downloaded from our Preferred Materials FTP site or viewed at our office. The contractor assumes full responsibility for review of all current contract documents, to include any addenda that may be issued with his/her submission of a quote.

The Estimator for this project is: **Denise Dizon** @ Denise.Dizon@preferredmaterials.com and all **quotes** and **questions** should be sent to her.

Bids are due **10/19/2026** prior to noon, via email: denise.dizon@preferredmaterials.com.

10/2/26LG 1T

City of Tampa – RFQ 27-D-00007; General Engineering Consultant Support – Transportation Service; Pre-Submission Conference 2 PM, October 12, 2026; Deadline 2 PM, October 29, 2026. Download RFQ at https://www.tampa.gov/contract-administration/programs/architectural-engineering-construction-and-related-rfqs.

10/2/26LG 1T

City of Tampa – RFQ 27-D-00002; HFC AWTP Renewable Natural Gas (RNG) Public-Private Partnership (P3) Owner's Services; Pre-Submission Conference 3 PM, October 12, 2026; Deadline 2 PM, October 29, 2026. Download RFQ at https://www.tampa.gov/contract-administration/programs/architectural-engineering-construction-and-related-rfqs.

10/2/26LG 1T

SARASOTA HOUSING AUTHORITY WAITING LIST OPENINGS

WAITLIST APPLICATIONS ARE BEING ACCEPTED FOR THE FOLLOWING PROGRAMS AND/OR PROPERTIES:

VOUCHER PROGRAMS:
- **Housing Choice Voucher (HCV) Section 8 Program**
- **Project Based Voucher (PBV) Programs: 1. Amaryllis Park Place [62+] 2. Lofts on Lemon 3. Cypress Square**

AFFORDABLE HOUSING PROPERTIES (Sarasota Housing Funding Corp-SHFC):
- **King Stone Property (2-Bedroom Units)**
- **Diamond Oaks Property (2-Bedroom Units)**

Opening Date & Time: Tuesday, October 13, 2026 – 09:00 a.m.
Closing Date & Time: Wednesday, October 14, 2026 – 09:00 a.m.

Applications should be completed online by going to our website at https://www.sarasotahousing.org/default.aspx
Applications will not be accepted before the opening time or after the closing time. Applicants may use any computer, tablet, or smartphone with internet access.

When applying online, you will need to select the above property or program to complete the application. ***DUPLICATE APPLICATIONS WILL BE REJECTED, SO PLEASE DO NOT SUBMIT MORE THAN ONE APPLICATION PER PROPERTY/ PROGRAM.***

Applicants for the PBV waiting lists and both SHFC properties must apply for the correct bedroom size based on SHA occupancy standards. **Applications submitted for the wrong bedroom size will be rejected.**

All applications received during the open period will be entered into a **random lottery**. Placement on the waiting list is determined **by lottery**, not by time of submission. Only selected applicants will be placed on the waiting list.

Applicants with disabilities who require assistance and are unable to complete the electronic application may request a reasonable accommodation in writing. Requests must be received by our offices no later than Wednesday, October 14, 2026, at 09:00 am and an application will be mailed to them. **Please send all written requests to:**

SARASOTA HOUSING AUTHORITY
(Insert Property/Program Name) Application
269 S OSPREY AVENUE #100
SARASOTA, FL 34236

COMPLETED PAPER APPLICATIONS MUST BE RECEIVED BY October 28, 2026, at 5:00 p.m.

INCOMPLETE APPLICATIONS WILL NOT BE PROCESSED.

Once applications are processed, if you are selected and added to a waitlist you can verify your status and update your contact information in the applicant portal section of the SHA website at www.sarasotahousing.org or in writing to the address above. **Please do NOT call to inquire about your application status because no information will be given over the telephone.**

***For future notices and openings please visit our website at www.sarasotahousing.org**

Equal Housing Opportunity

10/2-10/9/26LG 2T

(Continued on next page)