

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE NO.: 2019CA004101000000
FBC MORTGAGE, LLC,
 Plaintiff, VS.
JESSICA BEATRIZ ARAUZ;
ADRIAN SOSA; CARLISLE GRAND
HOMEOWNERS' ASSOCIATION,
INC.; ANY AND ALL UNKNOWN
PARTIES CLAIMING BY,
THROUGH, UNDER AND
AGAINST THE HEREIN NAMED
INDIVIDUAL DEFENDANT(S)
WHO ARE NOT KNOWN TO BE
DEAD OR ALIVE, WHETHER
SAID UNKNOWN PARTIES
MAY CLAIM AN INTEREST AS
SPOUSES, HEIRS, DEVISEES,
GRANTEES, OR OTHER
CLAIMANTS
 Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on March 13, 2020 in Civil Case No. 2019CA004101000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, FBC MORTGAGE, LLC is the Plaintiff, and JESSICA BEATRIZ ARAUZ; ADRIAN SOSA; CARLISLE GRAND HOMEOWNERS' ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose.com on June 11, 2020 at 10:00:00 AM

EST the following described real property as set forth in said Final Judgment, to wit:

LOT 92, CARLISLE GRAND, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 161, PAGE 23, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
 APN #: 27-26-32-709505-000920

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 1 day of May, 2020.
 ALDRIDGE PITE, LLP
 Attorney for Plaintiff
 1615 South Congress Avenue, Suite 200
 Delray Beach, FL 33445
 Telephone: 561-392-6391
 Facsimile: 561-392-6965
 By: Zachary Y. Ullman Esq.
 FBN: 106751
 Digitally signed by
 Zachary Ullman
 Date: 2020-05-01
 14:34:47
 FBN: 106751
 Primary E-Mail:
 ServiceMail@aldridgepite.com
 1454-506B
 May 8, 15, 2020 20-00669K

FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA
 CIVIL DIVISION:
CASE NO.:
2018CA-004908-0000-00
FREEDOM MORTGAGE
CORPORATION,
 Plaintiff, vs.
REGINA COLEMAN A/K/A
REGINA C. COLEMAN; BRETTON
RIDGE HOMEOWNERS
ASSOCIATION, INC; HIGHLAND
HOLDINGS, INC; UNKNOWN
TENANT IN POSSESSION OF THE
SUBJECT PROPERTY,
 Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order Resetting Foreclosure Sale dated the 25th day of March, 2020, and entered in Case No. 2018CA-004908-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for POLK County, Florida, wherein FREEDOM MORTGAGE CORPORATION is the Plaintiff and REGINA COLEMAN A/K/A REGINA C. COLEMAN; BRETTON RIDGE HOMEOWNERS ASSOCIATION, INC; HIGHLAND HOLDINGS, INC; UNKNOWN TENANT N/K/A EDGAR MCPHERSON; and UNKNOWN TENANT (S) IN POSSESSION OF THE SUBJECT PROPERTY are defendants. STACY M. BUTTERFIELD, CPA 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 AM on the 2nd day of June, 2020, the following described property as set forth in said Final Judgment, to wit:

LOT 42, OF BRETTON RIDGE, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 149,

PAGES 9 AND 10, 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 the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 30 day of April, 2020.
 By: /s/ Shane Fuller
 Shane Fuller, Esq.
 Bar Number: 100230
 Submitted by:
 Choice Legal Group, P.A.
 P.O. Box 771270
 Coral Springs, FL 33077
 Telephone: (954) 453-0365
 Facsimile: (954) 771-6052
 Toll Free: 1-800-441-2438
 DESIGNATED PRIMARY E-MAIL
 FOR SERVICE PURSUANT TO FLA.
 R. JUD. ADMIN 2.516
 eservice@clegalgroup.com
 18-02356
 May 8, 15, 2020 20-00661K

SAVE TIME

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legal@businessobserverfl.com

Sarasota / Manatee counties

Hillsborough County

Pasco County

Pinellas County

Polk County

Lee County

Collier County

Charlotte County

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER

- Notice to creditors / Notice of administration / Miscellaneous / Public Announcement - Fax, Mail or e-mail your notice to the Business Observer office in the required county for publication.
- Notice of actions / Notice of sales / DOM / Name Change / Adoption, etc.
- When submitting a notice directly to the courthouse, please indicate your preference to publish with the Business Observer.
- On the date of the first published insertion, a preliminary proof of publication/invoice will be mailed to you for proofing and payment. An actual copy of the published notice will be attached.
- Upon completion of insertion dates, your affidavit will be delivered promptly to the appropriate court
- A file copy of your delivered affidavit will be sent to you.

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