\*\*Additional Public Notices may be accessed on BusinessObserverFL.com and the statewide legal notice website, FloridaPublicNotices.com\*\*

**MAY 27 - JUNE 2, 2022** 

## POLK COUNTY LEGAL NOTICES

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION

#### FILE NO.: 2021CP0018990000XX IN RE: ESTATEOF DEBORAH ZARA COLE, Deceased,

The administration of the Estate of Deborah Zara Cole, deceased, whose date of death was February 4, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 225 North Broadway Avenue, Bartow, Florida 33830. The names and addresses of the Personal Representatives and the Personal Representatives' Attorney are set forth

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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 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 May 27, 2022

#### Personal Representatives: Herman K. Coomber 1387 S. Washington Ave. Clearwater, FL 33756 Tito O. Coomber 5768 Fountain Flat Dr.

Fort Worth, TX 76244 Attorney for Personal Representative: Jeffrey S. Bunin, Esquire Florida Bar Number: 60809 ADRIAN PHILIP THOMAS, P.A. Las Olas Square - Suite 1050 515 East Las Olas Boulevard Fort Lauderdale, Florida 33301 Telephone: (954) 764-7273 Fax: (954) 764-7274 legal-service@aptpa.com jbunin@aptpa.com emitrani@aptpa.com May 27; June 3, 2022 22-00813K

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 22CP-728 Division Probate IN RE: ESTATE OF MARY ANN VOORHEIS Deceased.

The administration of the estate of Mary Ann Voorheis, deceased, whose date of death was October 10, 2021, 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

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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER

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 May 27, 2022.

#### Personal Representative: /s/ Bruce R. Voorheis Bruce R. Voorheis 86066 Eastport Drive Fernandina Beach, Florida 32034

Attorney for Personal Representative: /s/ Rebecca L. Nichols Charlotte C. Stone, Esq. Florida Bar Number: 21297 Rebecca L. Nichols, Esq. Florida Bar Number: 72264 Stone Law Group, P.L. 3200 US Hwy 27 S., Suite 201 Sebring, Florida 33870 Telephone: (863) 402-5424 Fax: (863) 402-5425 E-Mail: rebecca@stonelawgroupfl.com Secondary E-Mail: tami@stonelawgroupfl.com 22-00808K May 27; June 3, 2022

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 22CP-811 Division Probate IN RE: ESTATE OF GEORGE RUSSELL OXLEY

Deceased. The administration of the estate of George Russell Oxley, deceased, whose date of death was August 27, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Post Office Drawer 9000, Bartow, Florida 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth

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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER

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 May 27, 2022.

#### Personal Representative: /s/ Patricia Lynn Oxley Patricia Lynn Oxley 3127 Langdon Lane

Winter Haven, Florida 33884 Attorney for Personal Representative: /s/ Rebecca L. Nichols Charlotte C. Stone, Esq. Florida Bar Number: 21297 Rebecca L. Nichols, Esq. Florida Bar Number: 72264 Stone Law Group, P.L. 3200 US Hwy 27 S., Suite 201 Sebring, Florida 33870 Telephone: (863) 402-5424 Fax: (863) 402-5425 E-Mail: rebecca@stonelawgroupfl.com Secondary E-Mail:

tami@stonelawgroupfl.com May 27; June 3, 2022 22-00809K

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION

#### File No. 532022CP0013520000XX IN RE: ESTATE OF CLAUDIA OLENA BRENNAN, Deceased.

The administration of the estate of CLAUDIA OLENA BRENNAN, Deceased, whose date of death was February 13, 2022, is pending in the Circuit Court for POLK County, Florida, Probate Division, the address of which is 330 W Church St. Bartow, Fl. 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth

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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREV-ER 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 May 27, 2022.

## TRACEY BRENNAN, Personal Representative Attorney for Personal Representative:

Scott R. Bugay, Esquire Florida Bar No. 5207 Citicentre, Suite P600 290 NW 165TH Street Miami FL 33169 Telephone: (305) 956-9040 Fax: (305) 945-2905 Primary Email: Scott@srblawyers.com Secondary Email: angelica@srblawvers.com May 27; June 3, 2022 22-00811K

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2022-CP-001025-0000 XX Division Probate IN RE: ESTATE OF JANET E. BROCK Deceased.

The administration of the estate of Janet E. Brock, deceased, whose date of death was January 12, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, Bartow, Florida 33831. 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 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 May 27, 2022.

#### Personal Representative: Ronald W. Blessing

9009 Tavolini Terrace Windermere, FL 34786 Attorney for Personal Representative: Randy C. Bryan, Attorney Florida Bar Number: 990957 Law Offices of Hoyt & Bryan, LLC 254 Plaza Drive Oviedo, Florida 32765 Telephone: (407) 977-8080 Fax: (407) 977-8078 E-Mail: randy@hoytbryan.com Secondary E-Mail: patti@hovtbrvan.com May 27; June 3, 2022 22-00812K

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION PROBATE FILE NO. 53-2022-CP-001732-0000-XX IN RE: Estate of JAMES FREDERICK MORGAN,

Deceased. The administration of the estate of James Frederick Morgan, deceased, whose date of death was February 8, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N Broadway Ave, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth

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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 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 May 27, 2022.

#### Personal Representative: /s/ Nicolas Morgan Nicolas Morgan 21 Beechstone

Portsmouth, New Hampshire 03801 Attorney for Personal Representative: /s/ Amy Phillips AMY L. PHILLIPS Attorney for Petitioner Florida Bar No. 91682 P.O. Box 4397 Winter Haven, FL 33885 (863) 268-8292 amy@amyphillipspllc.com May 27; June 3, 2022 22-00814K

## FIRST INSERTION

PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO.

532022CA000535000000 SOUTHERN DUNES MASTER COMMUNITY ASSOCIATION, INC, a Florida non-profit Corporation, Plaintiff, vs. GILDARDO MARTIN, et al,

Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated May 18, 2022 in Case No. 532022CA000535000000 in the Circuit Court in and for Polk County, Florida wherein SOUTHERN DUNES MASTER COMMUNITY ASSOCIATION, INC., a Florida nonprofit Corporation, is Plaintiff, and GILDARDO MARTIN, et al, is the Defendant, I will sell to the highest and best bidder for cash at: 10:00 A.M. (Eastern Time) on JUNE 22, 2022. ( ) www.polk.realforeclose.com the Clerk's website for online auctions after first given notice as required by Section 45.031, Florida Statutes, the following described real property as set forth in

the Final Judgment, to wit:

LOT 131, OF KOKOMO BAY
PHASE TWO, ACCORDING TO
THE PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 122, AT PAGE(S) 3 AND 4, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

A/K/A: 2825 KOKOMO LOOP, HAINES CITY, FL 33844. ANY PERSON CLAIMING AN IN-TEREST 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 notifi-cation if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired,

FLORIDA COMMUNITY LAW GROUP, P.L. Attorneys for Plaintiff 1855 Griffin Road, Suite A-423 Dania Beach, FL 33004 Tel: (954) 372-5298 Fax: (866) 424-5348 Email: jared@flclg.com By: /s/ Jared Block Jared Block, Esq. Florida Bar No. 90297

Dated: May 23, 2022

May 27; June 3, 2022 22-00805K

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 22-CP-1529 IN RE: ESTATE OF ALVIRA M. BRUNS, aka ALVIRA MARY BRUNS Deceased.

The administration of the estate of ALVIRA M. BRUNS, also known as AL-VIRA MARY BRUNS, deceased, whose date of death was January 31, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, 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 WITH-IN 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 SEC-TION 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 May 27, 2022.

REBECCA L. NIEMEYER

#### Personal Representative 3246 State Route 118 St. Henry, OH 45883

Robert D. Hines, Esq.
Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com

Secondary Email: jrivera@hnh-law.com

May 27; June 3, 2022 22-00834K

#### FIRST INSERTION forth below. All creditors of the decedent and

other persons having claims or de-

mands against decedent's estate on

whom a copy of this notice is required to be served must file their claims

with this court WITHIN 30 DAYS

AFTER THE DATE OF SERVICE

OF A COPY OF THIS NOTICE ON

ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN

SECTION 733.702 OF THE FLORIDA

PROBATE CODE WILL BE FOREV-

TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO

(2) YEARS OR MORE AFTER THE

NOTWITHSTANDING

THEM.

ER BARRED.

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2022 CP 001778 **Division Probate** IN RE: ESTATE OF ROBERT V. SYLVESTER,

Deceased.

The administration of the estate of ROBERT V. SYLVESTER, deceased, whose date of death was December 10, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, Drawer # CC-4, Bartow, FL 33831-9000. The names and addresses of the personal representative and the personal representative's attorney are set

## FIRST INSERTION

Notice is hereby given that CAROLYN D AGEE, OWNER, desiring to engage in business under the fictitious name of C AGEE HOME HEALTHCARE located at 169 BERGEN CIRCLE, AUBURNDALE, FLORIDA 33823 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

# FIRST INSERTION

Notice is hereby given that REGINALD MATHIS, OWNER, desiring to engage in business under the fictitious name of REGINALD MATHIS DBA REMA ENTERPRISE located at 1817 3RD ST NW, WINTER HAVEN, FLORIDA 33881 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this

notice is May 27, 2022.

#### Personal Representative: Ms. Kathleen Yule 619 Forest Lake Drive

Lakeland, FL 33804 Attorney for Personal Representative: Bradley D. Magee, Esq. Attorney for Personal Representative Florida Bar No. 861730 BRADLEY D. MAGEE, ATTORNEY AT LAW, P.L. P.O. Box 3 Osprey, FL 34229 Telephone: (941) 918-9894 Email: magee-law@comcast.net

#### FIRST INSERTION

May 27; June 3, 2022 22-00839K

Notice is hereby given that CARMETTA L LONGMIRE, OWNER, desiring to engage in business under the fictitious name of A CHILIDREN LEARNING PLACE located at 17436 PAINTED LEAF WAY, CLERMONT, FLORIDA 34714 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the

# FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH HIDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

PROBATE DIVISION File Number: 2022 CP 1612 IN RE: THE ESTATE OF DAVID ALLAN VANDYNE,

Deceased.
TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:

You are hereby notified than an Order of Summary Administration has been entered in the administration of the estate of DAVID ALLAN VANDYNE, deceased, File Number 2022 CP 1612, by the Circuit Court for Polk County, Florida, Probate Division, the address of which P.O. Box 9000, Drawer CC-4, Bartow, Florida 33830-9000; that the Decedent's date of

death was February 17, 2022; that the total value of the estate is \$16,100.00 and that the names and addresses of those to whom it has been assigned by such order are

Name Address ALBERT P. VANDYNE JR. 1602 Campos Drive The Villages, FL 32162

All creditors 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 ALL CLAIMS AND DE-MANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITH- STANDING ANY OTHER APPLI-CABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this Notice is May 27, 2022. **Person Giving Notice:** 

/s/ Albert P. VanDyne, Jr. ALBERT P. VANDYNE, JR. 1602 Campos Drive The Villages, FL 32162 Attorney for Personal Representative:

/s/ Carol L. Hill Carol L. Hill, Esquire Florida Bar No. 52227 chill@carol-hill.com 101 E Wall Street Frostproof, FL 33843 (863) 635-4400 Fax (863) 978-1761

May 27; June 3, 2022

22-00810K

May 27, 2022 22-00829K

May 27, 2022

22-00828K

Florida Statutes.

22-00827K May 27, 2022

# OFFICIAL COURTHOUSE WEBSITES:

MANATEE COUNTY: manateeclerk.com

SARASOTA COUNTY: sarasotaclerk.com

CHARLOTTE COUNTY: charlotte.realforeclose.com

LEE COUNTY: leeclerk.org

**COLLIER COUNTY:** collierclerk.com

HILLSBOROUGH COUNTY: hillsclerk.com

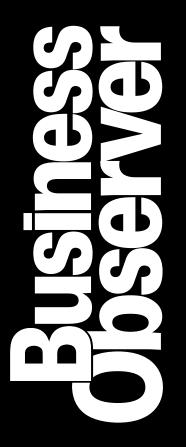
PASCO COUNTY: pasco.realforeclose.com

PINELLAS COUNTY: pinellasclerk.org

**POLK COUNTY:** polkcountyclerk.net

**ORANGE COUNTY:** myorangeclerk.com

Check out your notices on: floridapublicnotices.com



#### FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Clenzie Cleaners located at 840 Forrest Drive, in the County of Polk, in the City of Bartow, Florida 33830 intends to register the said name with the Division of Corporations of the Florida Department of State. Tallahassee. Florida.

Dated at Bartow, Florida, this 25th day of May, 2020. Aviset LLC

Aviset LLC May 27, 2022

22-00840K

#### FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Florence Place located at NW Corner of 1st St. N & Avenue S NW in the City of Winter Haven, Polk County, FL 33881 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 24th day of May, 2022. Blue Winter Haven, LLC

May 27, 2022 22-008

#### FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Swan Landing located at 2050 Griffin Road in the City of Lakeland, Polk County, FL 33810 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 24th day of May, 2022. Blue Griffin Terrace, LLC

May 27, 2022 22-00837K

#### FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Pink Pig Jewelry located at 231 Temple Cir N, in the County of Polk, in the City of Winter Haven, Florida 33880-1045 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Winter Haven, Florida, this 24th day of May, 2022. Hayley Seymour

May 27, 2022

22-00830K

#### FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Poinciana's Finest Senior Transportation located at 753 Dromedary Drive in the City of Poinciana, Polk County, FL 34759 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 11th day of May, 2022. Selmores Financial LLC Robinson Vega

May 27, 2022

22-00821K

#### FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of CLARK CONSULTING SERVICES: Located at 114 West Crawford Street: Polk County in the City of Lakeland: Florida, 33805 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lakeland Florida, this May day of 19, 2022 CLARK OTTALIE NEFRETIRI

May 27, 2022

22-00820K

FIRST INSERTION

Notice Under Fictitious Name Law
Pursuant to Section 865.09,
Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Axis Trailer Rental located at 5830 Wells Rd, in the County of Polk, in the City of Bartow, Florida 33830 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Bartow, Florida, this 19th day of May, 2022.

day of May, 2022. May 27, 2022 22-00816K

FIRST INSERTION

#### FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR POLK COUNTY,

CIVIL DIVISION CASE NO.: 2020-CA-000173 FREEDOM MORTGAGE CORPORATION, Plaintiff, vs

DEBRA VIGUIE; SCOTT VIGUIE; CHAMPION'S RESERVE OWNERS ASSOCIATION, INC.; UNKNOWN TENANT #1; UNKNOWN TENANT **#2; ANY AND ALL UNKNOWN** PARTIE(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.

Defendants. NOTICE OF SALE IS HEREBY GIVEN pursuant to the Order Granting Plaintiff's Motion to Reset Foreclosure Sale entered on May 18, 2022, and the Summary Final Judgment of Foreclosure entered on January 7, 2022, in Case No. 2020-CA-000173 of the Circuit Court of the Tenth Judicial Circuit, in and for Polk County, Florida, wherein Freedom Mortgage Corporation is Plaintiff, and Debra Viguie, Scott Viguie and Champion's Reserve Owners Association, Inc., are Defendants, the Office of Stacy M. Butterfield, CPA, Polk County Clerk of the Court, will sell to the highest and best bidder for cash wherein bidding begins at 10:00 a.m. Eastern Time on www.polk.realforeclose.com, on the 22nd day of June, 2022, in accordance with Section 45.031(10), Florida Statutes, and pursuant to Administrative Order No 3-15.16, the following described property as set forth in said Final Judgment, to wit:

LOT 162 AS SHOWN ON THE

PLAT ENTITLED "CHAM-PION'S RESERVE PHASE 2A" AND RECORDED IN THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, IN PLAT BOOK 166, PAGES 39 & 40. Street Address: 308 Whirlaway

Drive, Davenport, FL 33837. together with all existing or subsequently erected or affixed buildings, improvements and fixtures.

Any person claiming an interest in the surplus funds 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.

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEED-ING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVI-SION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE OFFICE OF THE COURT ADMINISTRA-TOR, 255 N. BROADWAY AVENUE, BARTOW, FLORIDA 33830, (863) 534-4686, AT LEAST 7 DAYS BE-FORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFI-CATION 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 May, 2022. Sokolof Remtulla, PLLC By:/s/ Shafin Remtulla, Esq. Shafin A. Remtulla, Esq, Bar No: 64055 SOKOLOF REMTULLA, PLLC 6801 Lake Worth Road, Suite  $100\mathrm{E}$ Greenacres, FL 33467Telephone: 561-507-5252 Facsimile: 561-342-4842 E-mail: pleadings@sokrem.com Counsel for Plaintiff May 27: June 3, 2022 22-00824K

#### FIRST INSERTION

**POLK COUNTY** 

#### NOTICE OF DEFAULT AND INTENT TO FORECLOSE January 24, 2022

Jerry E. Aron, P.A. has been appointed as Trustee by Holiday Inn Club Vacations Incorporated for the purposes of instituting a Trustee Foreclosure and Sale under Florida Statutes 721.856. The obligors listed below are hereby notified that you are in default on your account by failing to make the required payments pursuant to your Promissory Note. Your failure to make timely payments resulted in you defaulting on the Note/Mortgage.

TIMESHARE PLAN: ORLANDO BREEZE RESORT An undivided fractional fee interest (described below) in the Orlando Breeze Resort timeshare plan, located at 121 Emerald Loop, Davenport, Florida 33897 ('Project"), together with the exclusive right, as among the other Owners of Vacation Ownership Intrests in the Unit, to occupy the Unit during Use Period Number (described below) together with an undivided intrest in common elements appurtenant thereto of Orlando Breeze Resort: according to the Declaration of Restrictions, Covenants, and Conditions for Orlando Breeze Resort, recorded in the Official Records Book 06046, Pages 0473-0535, Public Records of Polk County, Florida, as amended from time to time ("Declaration")

Contract Number: 6557797 -DAVID WAYNE CROUCH and GLENDA SMITH CROUCH, ("Owner(s)"), 10454 S WIL LIAMS RD, CONROE, TX 77303 and 445 GARRISON DR, LUFKIN, TX 75901, Week 6 in Unit No. 0408 / Unit Type: AMBASSADOR / Fractional

Interest 1.923% / Principal Balance: \$25,842.41 / Mtg Doc #2019122408

You have the right to cure the default by paying the full amount set forth above plus per diem as accrued to the date of payment, on or before the 30th day after the date of this notice. If payment is not received within such 30-day period, additional amounts will be due. The full amount has to be paid with your credit card by calling Holiday Inn Club Vacations Incorporated F/K/A Orange Lake  $Country\ Club,\ Inc.,\ at\ 866\mbox{-}714\mbox{-}8679.$ 

Failure to cure the default set forth herein or take other appropriate action regarding this matter will result in the loss of ownership of the timeshare through the trustee foreclosure procedure set forth in F.S. 721.856. You have the right to submit an objection form, exercising your right to object to the use of trustee foreclosure procedure. If the objection is filed this matter shall be subject to the to the judicial foreclosure procedure only. The default may be cured any time before the trustee's sale of your timeshare interest. If you do not object to the use of trustee foreclosure procedure, you will not be subject to a deficiency judgment even if the proceeds from the sale of your timeshare interest are sufficient to offset the amounts secured by the lien.

Pursuant to the Fair Debt Collection Practices Act, it is required that we state the following: THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY IN-FORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. By: Jerry E. Aron, P.A., Trustee, 2505 Metrocentre Blvd, Ste 301, West Palm Beach, FL 33407 22-00838K May 27; June 3, 2022

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE

10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA

CIVIL DIVISION CASE NO. 2021CA002299000000 WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF CSMC 2019-RPL3 TRUST, Plaintiff, vs. ALL UNKNOWN HEIRS,

CREDITORS, DEVISEES BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF RANDALL. GREATENS A/K/A RANDALL J. GREATENS, DECEASED; KEATHEL CHAUNCEY, ESQ., AS TRUSTEE ONLY, UNDER THE POLK 8 LAND TRUST; ERIK **GREATENS; KOLLIN KYLE** GREATENS, A MINOR, BY AND THROUGH OSCAR HERRINGTON AND DIANE HERRINGTON, HIS LEGAL GUARDIANS; FLORAL LAKES HOMEOWNER'S ASSOCIATION, INC.; STATE OF FLORIDA; CLERK OF COURT FOR POLK COUNTY, FLORIDA; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY,

ant to a Final Judgment of Foreclosure filed May 17, 2022 and entered in Case No. 2021CA002299000000, of the Circuit Court of the 10th Judicial Cir-

NOTICE IS HEREBY GIVEN pursu-

Defendant(s)

cuit in and for POLK County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLE-LY AS OWNER TRUSTEE OF CSMC 2019-RPL3 TRUST is Plaintiff and ALL UNKNOWN HEIRS, CREDI-TORS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PAR-TIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF RANDALL GREAT-ENS A/K/A RANDALL J. GREATENS, DECEASED; KEATHEL CHAUNCEY, ESQ., AS TRUSTEE ONLY, UNDER THE POLK 8 LAND TRUST; ERIK GREATENS; KOLLIN KYLE GREAT-

ENS, A MINOR, BY AND THROUGH

OSCAR HERRINGTON AND DIANE

HERRINGTON, HIS LEGAL GUARD-IANS; UNKNOWN PERSON(S) IN POSSESSION OF THE SUB-JECT PROPERTY; FLORAL LAKES HOMEOWNER'S ASSOCIATION, INC.; STATE OF FLORIDA; CLERK OF COURT FOR POLK COUNTY, FLORIDA; are defendants. STACY M. BUTTERFIELD, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.POLK. REALFORECLOSE.COM, at 10:00 A.M., on July 1, 2022, the following described property as set forth in said Final Judgment, to wit:

PLANNED DEVELOPMENT COMMUNITY, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 68, PAGES 30 TO 38 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH CERTAIN 1985 EATON METAL PRODUCTS, CO. EATON DOUBLEWIDE MOBILE HOME WITH VIN#1305216A, TITLE #40854348 TITLE VIN #13005216B, #40854344.

LOT 214, FLORAL LAKES. A

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 24th day of May 2022. Marc G. Granger, Esq. Bar. No.: 146870 Kahane & Associates, P.A. 8201 Peters Road, Suite 3000 Plantation, Florida 33324 Telephone: (954) 382-3486 Telefacsimile: (954) 382-5380 Designated service email: notice@kahaneandassociates.com May 27; June 3, 2022 22-00832K

#### FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR POLK COUNTY GENERAL JURISDICTION DIVISION

CASE NO. 53-2019-CA-002533 REVERSE MORTGAGE FUNDING, LLC,

Plaintiff, vs. TROLL M. STAMPS, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered March 16, 2020 in Civil Case No. 53-2019-CA-002533 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein REVERSE MORTGAGE FUNDING, LLC is Plaintiff and TROLL M. STAMPS, et al., are Defendants, the Clerk of Court, STACY BUTTERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk. realforeclose.com in accordance with Chapter 45, Florida Statutes on the 21st day of June, 2022 at 10:00 AM on the following described property as set forth in said Summary Final Judgment,

Lot 3, Block 746, Poinciana, Neighborhood 5 North, Village 3, according to the plat thereof,

NOTICE OF SALE

PURSUANT TO CHAPTER 45

IN THE CIRCUIT COURT OF THE

10TH JUDICIAL CIRCUIT, IN AND

FOR POLK COUNTY, FLORIDA

CASE NO. 2019CA002150000000

LAKE MEADOWS HOMEOWNERS

NOTICE IS HEREBY GIVEN pur-

suant to Final Judgment of Foreclo-

sure dated May 19, 2022 in Case No.

2019CA002150000000 in the County

Court in and for Polk County, Florida

wherein LAKE MEADOWS HOME-

OWNERS ASSOCIATION INC, a

Plaintiff, and JASODA SIGNH, et al. is

the Defendant, I will sell to the highest

and best bidder for cash at: 10:00 A.M.

(Eastern Time) on JUNE 23, 2022. ( )

www.polk.realforeclose.com the Clerk's

website for online auctions after first

given notice as required by Section

45.031, Florida Statutes, the following

described real property as set forth in

LOT 61, LAKE MEADOWS,

ACCORDING TO THE PLAT

THEREOF, AS RECORDED IN

PLAT BOOK 130, PAGES 39-40,

OF THE PUBLIC RECORDS

OF POLK COUNTY, FLORIDA.

A/K/A: 513 VISTA WAY

the Final Judgment, to wit:

Florida non-profit Corporation,

ASSOCIATION INC, a Florida

non-profit Corporation,

JASODÁ SIGNH, et al,

Plaintiff, vs.

Defendant(s).

as recorded in Plat Book 54, Page 27 through 42, of the Public Records of Polk County, Florida. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.

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.

/s/ Robyn Katz Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 110 SE 6th Street, Suite 2400 Fort Lauderdale, FL 33301 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 0146803 6961839

19-00796-2 May 27; June 3, 2022 22-00802K

LANE, EAGLE LAKE, FL 33839.

ANY PERSON CLAIMING AN IN-

TEREST 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

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 Admin-

istrator, 255 N. Broadway Avenue, Bar-

tow, 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

If you are a person with a disability

UNCLAIMED.

impaired, call 711.

LAW GROUP, P.L.

1855 Griffin Road,

Tel: (954) 372-5298

By: /s/ Jared Block

Jared Block, Esq.

Fax: (866) 424-5348

Suite A-423

Attorneys for Plaintiff

Dania Beach, FL 33004

Email: jared@flclg.com

Florida Bar No. 90297

May 27; June 3, 2022

Dated: May 23, 2022 FLORIDA COMMUNITY

FIRST INSERTION

#### 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.: 2021CA002687000000 BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES

Plaintiff, VS. TOBE EVANS; UNITED STATES OF AMERICA, SECRETARY OF HOUSING AND URBAN DEVELOPMENT; 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 a Final Judgment. Final Judgment was awarded on April 22, 2022 in Civil Case No. 2021CA002687000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUST-EE FOR MORTGAGE ASSETS MAN-AGEMENT SERIES I TRUST is the Plaintiff, and TOBE EVANS; UNITED STATES OF AMERICA, SECRETARY OF HOUSING AND URBAN DE-VELOPMENT; ANY AND ALL UN-KNOWN PARTIES CLAIMING BY, THROUGH LINDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE. WHETHER SAID UNKNOWN PAR-

AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIM-ANTS are Defendants.

The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bid-EST the following described real prop-

LOT 9, BLOCK C OF SAMPLE BROS. ADDITION TO HAINES CITY, FLORIDA, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGE(S) 24, OF THE PUBLIC RECORDS OF POLK COUNTY,

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

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

Dated this 20 day of May, 2022. 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: Digitally signed by Zachary Ullman Date: 2022-05-20 14:10:07 FBN: 106751 Primary E-Mail: ServiceMail@aldridgepite.com

1395-416B May 27; June 3, 2022

22-00831K

der for cash at www.polk.realforeclose. com on June 21, 2022 at 10:00:00 AM erty as set forth in said Final Judgment,

clerk reports the surplus as unclaimed.

impaired, call 711.

Defendant(s) NOTICE IS HEREBY GIVEN pursuant

#### 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.

532021CA002747000000 REVERSE MORTGAGE FUNDING LLC, Plaintiff, vs. LAJUAIA A. KEEN; UNKNOWN SPOUSE OF LAJUAIA A. KEEN; STACY K. SNELLINGS N/K/A STACY KEEN; UNKNOWN SPOUSE OF STACY K. SNELLINGS N/K/A STACY KEEN; TRUIST BANK, SUCCESSOR BY MERGER TO SUNTRUST BANK; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY.

to an Order Rescheduling Foreclosure Sale filed May 18, 2022 and entered in Case No. 532021CA002747000000, of the Circuit Court of the 10th Judicial Circuit in and for POLK County Florida, wherein REVERSE MORT-GAGE FUNDING LLC is Plaintiff and LAJUAIA A. KEEN; UNKNOWN SPOUSE OF LAJUAIA A. KEEN; STACY K. SNELLINGS N/K/A STACY KEEN; UNKNOWN SPOUSE OF STACY K. SNELLINGS N/K/A STACY KEEN; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; TRUIST BANK, SUCCESSOR BY MERGER TO SUNTRUST BANK; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE OF THE SECRETARY OF HOUSING AND URBAN DEVEL-OPMENT; are defendants. M. BUTTERFIELD, the Clerk of the

Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.POLK. REALFORECLOSE.COM, at 10:00 A.M., on July 5, 2022, the following described property as set forth in said Final Judgment, to wit:

THE FOLLOWING PROPER-TY SITUATED IN THE STATE OF FLORIDA, COUNTY OF POLK, DESCRIBED AS FOL-LOWS:

THE WEST 210 FEET OF THAT PART OF THE SW 1/4 OF SECTION 9, TOWNSHIP 30 SOUTH, RANGE 29 EAST, LYING SOUTH OF OLD STATE ROAD #79 AND NORTH OF HIGHWAY #60 AS PRESENT-LY LOCATED.

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 24th day of May 2022. Marc G. Granger, Esq. Bar. No.: 146870 Kahane & Associates, P.A. 8201 Peters Road, Suite 3000 Plantation, Florida 33324 Telephone: (954) 382-3486 Telefacsimile: (954) 382-5380 Designated service email: notice@kahaneandassociates.com May 27; June 3, 2022 22-00833K

#### FIRST INSERTION

IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 22-CP-920 IN RE: ESTATE OF MARGARET LOUISE JACKSON.

NOTICE TO CREDITORS

Deceased. The administration of the estate of MARGARET LOUISE JACKSON, deceased, whose date of death was March 29, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830.

The names and addresses of the per-

sonal representative and the personal

representative's attorney are set forth

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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH

IN FLORIDA STATUTES SEC-TION 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: May 27, 2022. ROBERT D. HINES, ESQ.

Personal Representative 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612

Robert D. Hines, Esq. Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: irivera@hnh-law.com May 27; June 3, 2022 22-00806K

## FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of SABORCITO CRIOLLO: Located at 4121 Vista Del Lago Dr : Polk County in the City of Winter haven: Florida, 33881 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Winter haven Florida, this

May day of 19, 2022 CRUZ NATALIE May 27, 2022 22-00818K

#### FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09. Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of EVENEZER GLAM DIY. : Located at  $5137\,\mathrm{N}$  Scenic Hwy Lot 28: Polk County in the City of Lake Wales : Florida, 33898-1910 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lake Wales Florida, this

May day of 19, 2022 PARKER WANDA

May 27, 2022 22-00819K

## FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Interactive Stays located at 310 KEYSTONE RD in the City of AU- intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 20th day of May, 2022. Ryan James Thompson LLC 22-00822K May 27, 2022

BURNDALE, Polk County, FL 33823

22-00823K

#### FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIRCUIT CIVIL DIVISION

CASE NO.: 2020CA003063 U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS COLLATERAL TRUST TRUSTEE OF FIRSTKEY MASTER FUNDING 2021-A COLLATERAL TRUST

Plaintiff(s), vs. BRYAN F. DUNCAN; et al.,

**Defendant**(s).
NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on May 13, 2022 in the above-captioned action, the Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 17th day of June, 2022 at 10:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to

BEGIN 810 FEET WEST AND 15 FEET NORTH OF THE SOUTHEAST CORNER OF THE SOUTHEAST QUAR-TER OF THE SOUTHWEST QUARTER, RUN NORTH 305 FEET, WEST 205 FEET, SOUTH 305 FEET, EAST TO BEGINNING; ALL BEING IN SECTION 23, TOWNSHIP 28 SOUTH, RANGE 23 EAST. POLK COUNTY, FLORIDA; LESS PORTIONS CONVEYED TO POLK COUNTY BY QUIT CLAIM DEEDS RECORDED IN DEED BOOK 820, PAGE 241 AND O.R. BOOK 149, PAGE 468, PUBLIC RECORDS OF POLK COUNTY ,FLORIDA.
TOGETHER WITH THAT CERTAIN MANUFACTURED HOME WITH VIN NUMBERS GMHGA1119715339A AND GMHGA1119715339B : and that certain 1997, 80X28

GC45540, Mobile Home Serial Number(s): GMHGA1119715339A GMHGA 1119715339B. Property address: 1250 South

Grady Avenue, Lakeland, FL 33815 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.

Pursuant to the Fla. R. Jud. Admin. 2.516, the above signed counsel for Plaintiff designates attorney@ padgettlawgroup.com as its primary email address for service, in the above styled matter, of all pleadings and documents required to be served on the par-

Respectfully submitted, PADGETT LAW GROUP HEATHER GRIFFITHS, ESQ. Florida Bar # 91444 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 (850) 422-2520 (telephone) (850) 422-2567 (facsimile) attorney@padgettlawgroup.com Attorney for Plaintiff Collateral Trust vs. Bryan F. Duncan TDP File No. 19-019780-1 May 27; June 3, 2022 22-00801K

#### FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR POLK COUNTY

CIVIL DIVISION Case No. 2022CA000973

Division 08 U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2018 G-CTT

UNKNOWN HEIRS, DEVISEES. GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OF GWENDOLYN GODDARD A/K/A GWENDOLYN COX GODDARD, DECEASED; CALVIN GODDARD A/K/A WINBAN CALVIN GODDARD, JR, AS KNOWN HEIR OF GWENDOLYN GODDARD A/K/A GWENDOLYN COX GODDARD, DECEASED; OSWALD COX A/K/A OSWALD L. COX A/K/A OSWALD COX GODDARD, AS KNOWN HEIR OF GWENDOLYN GODDARD A/K/A GWENDOLYN COX GODDARD, DECEASED, et al.

TO: UNKNOWN HEIRS, DEVISEES. GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OF GWEN-DOLYN GODDARD A/K/A GWEN-DOLYN COX GODDARD, DE CURRENT RESIDENCE UNKNOWN LAST KNOWN ADDRESS UN-KNOWN

UNKNOWN SPOUSE OF GWENDO-LYN GODDARD A/K/A GWENDO-LYN COX GODDARD CURRENT RESIDENCE UNKNOWN LAST KNOWN ADDRESS 807 NORTH 5TH STREET HAINES CITY, FL 33844

You are notified that an action to foreclose a mortgage on the following property in Polk County, Florida: LOT 6 AND 7, BLOCK F OF SAMPLE BRO'S ADDITION TO HAINES CITY, ACCORD-

## FIRST INSERTION

RAINBOW TITLE & LIEN, INC. 3389 SHERIDAN ST PMB 221 HOLLYWOOD, FLA 33021 (954) 920-6020

Rainbow Title & Lien, Inc. will sell at public sale at the following vehicles to satisfy lien pursuant to Chapter 713.585 of the Florida Statutes On 06/23/2022 at 10 A.M. \*SALE will occur where vehicles are located\*
1997 Cadillac VIN#6D47S7E653448

Amount: \$3,775.40

At: 1425 S Combee Rd, Lakeland, FL Notice to the Owner or Lienor that he has the right to a hearing prior to the scheduled date of sale by filing with the Clerk of Courts. Owner has the right to recover possession of vehicle by posting bond in accordance with Fla. Statutes Sect. 559.917 Proceeds from the sale of the vehicle after payment lien claimed by lienor will be deposited with the clerk of the court. Any person (s) claiming any interest(s) in the above vehicles contact: RAINBOW TITLE & LIEN, INC. (954-920-6020) ALL SALES ARE HELD WITH RESERVE..25% Buyers Premium Some vehicles may have been released prior to the sale date. Interested Parties must call one

day prior to sale. May 27, 2022 22-00835K ING TO THE PLAT THERE-OF AS RECORDED IN PLAT BOOK 3, PAGE(S) 43, OF THE PUBLIC RECORDS OF POLK COUNTY FLORIDA.

commonly known as 807 NORTH 5TH  $\,$ STREET, HAINES CITY, FL 33844 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jennifer M. Scott of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, on or before June 15, 2022 (or 30 days from the first date of publication, whichever is later) 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 Office of the Court Administrator, 255 N. Broadway Av enue, 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

Dated: May 9, 2022. CLERK OF THE COURT Honorable Stacy M. Butterfield 255 North Broadway Bartow, Florida 33830-9000

By: /s/ Asuncion Nieves

(COURT SEAL)

Deputy Clerk

Jennifer M. Scott Kass Shuler, P.A., plaintiff's attorney, P.O. Box 800, Tampa, Florida 33601. (813) 229-0900

327878/2116906/ May 27; June 3, 2022

#### FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09. Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of FLMOBILESIGN: Located at 523 El Camino Real N: Polk County in the City of Lakeland : Florida, 33813-1026 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahas-

see, Florida Dated at Lakeland Florida, this May day of 19, 2022 HESS EDWARD A

22-00817K May 27, 2022

#### FIRST INSERTION

Notice is hereby given that RESIDEN-TIAL ROOFING DEPOT, LLC, OWN-ER, desiring to engage in business under the fictitious name of STRONG-HOLD ROOFING & SOLAR located at 505 MARTIN L KING JR, LAKE-LAND, FLORIDA 33815 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. 22-00826K May 27, 2022

#### FIRST INSERTION

**POLK COUNTY** 

EXHIBIT A NOTICE OF QUALIFYING PERIOD FOR CANDIDATES FOR THE BOARD OF SUPERVISORS OF THE SOLTERRA RESORT COMMUNITY

DEVELOPMENT DISTRICT

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the Solterra Resort Community Development District ("District") will commence at noon on Monday, June 13, 2022, and close at noon on Friday, June 17, 2022. Candidates must qualify for the office of Supervisor with the Polk County Supervisor of Elec-tions located at 250 S. Broadway Avenue, Bartow, Florida 33830; Ph: (863) 534-5888. All candidates shall qualify for individual seats in accordance with Section 99.061, Florida Statutes, and must also be a "qualified elector" of the District, as defined in Section 190.003, Florida Statutes. A "qualified elector" is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Polk County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106,  $Florida\ Statutes.$ 

The Solterra Resort Community Development District has two seats up for election, specifically seats 3 and 4. Each seat carries a four-year term of office. Elections are nonpartisan and will be held at the same time as the general election on Tuesday, November 8, 2022. and in the manner prescribed by law for general elections.

For additional information, please contact the County Supervisor of Elec-

May 27, 2022 22-00815K

#### FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA.

CIVIL DIVISION CASE NO. 2020CA000194000000 FLAGSTAR BANK, FSB, Plaintiff, vs.

THE UNKNOWN SPOUSES HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF ROBERT JOHN ADAMICK, DECEASED; CHELSEA OAKS TOWNHOMES HOMEOWNERS' ASSOCIATION, INC.; MICHELLE LADINES; SARAH ADAMICK; YVONNE LACROSSE; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT. TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED,

Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated May 18, 2022, and entered in Case No. 2020CA000194000000 of the Circuit Court in and for Polk County, Florida, wherein FLAGSTAR BANK, FSB is Plaintiff and THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIM-ING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF ROB-ERT JOHN ADAMICK, DECEASED; CHELSEA OAKS TOWNHOMES HOMEOWNERS' ASSOCIATION, INC.; MICHELLE LADINES; SARAH ADAMICK; YVONNE LACROSSE; UNKNOWN TENANT NO. 1; UN-KNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UN-DER OR AGAINST A NAMED DE-FENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DE-SCRIBED, are Defendants, STACY M. BUTTERFIELD, Clerk of the Circuit

Court, will sell to the highest and best bidder for cash online at www.polk.realforeclose.com, 10:00 a.m., on June 22, 2022, the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 19, IN BLOCK B. OF CHELSEA OAKS PHASE TWO-A, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 156, PAGE 34, OF THE PUBLIC RECORDS OF

POLK COUNTY, FLORIDA. ANY PERSON CLAIMING AN IN-TEREST 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 DESCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVID-ED HEREIN.

Pursuant to Florida 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the 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 May 23, 2022. By: /s/ Sheena M. Diaz Sheena M. Diaz Florida Bar No.: 97907 Roy Diaz, Attorney of Record Florida Bar No. 767700 Diaz Anselmo & Associates, P.A. Attorneys for Plaintiff 499 NW 70th Ave., Suite 309 Fort Lauderdale, FL 33317 Telephone: (954) 564-0071 Facsimile: (954) 564-9252 Service E-mail: answers@dallegal.com 2491-175421 / SM2 May 27; June 3, 2022 22-00804K

#### FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT FOR THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIRCUIT CIVIL DIVISION

CASE NO.: 2022CA000595 CITIMORTGAGE, INC. Plaintiff(s), vs. CLINTON TERRY THOMPSON; STEFANIE V. ROWELL A/K/A STEFANIE VACHON THOMPSON. IF LIVING, BUT IF DECEASED. THE UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNS, CREDITORS, LIENORS AND TRUSTEES OF STEFANIE V. ROWELL A/K/A STEPHANIE VACHON THOMPSON, DECEASED, AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER, AND AGAINST THE NAMED DEFENDANTS; THE UNKNOWN SPOUSE OF STEFANIE V. ROWELL A/K/A STEFANIE VACHON THOMPSON;THE UNKNOWN TENANT IN POSSESSION, Defendant(s).

TO: STEFANIE V. ROWELL A/K/A STEFANIE VACHON THOMPSON. IF LIVING, BUT IF DECEASED, THE UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNS, CREDITORS, LIENORS AND TRUSTEES OF STEFANIE V. ROW-ELL A/K/A STEPHANIE VACHON THOMPSON, DECEASED, AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER, AND AGAINST THE NAMED DEFENDANTS LAST KNOWN ADDRESS: IINKNOWN

CURRENT ADDRESS: UNKNOWN YOU ARE HEREBY NOTIFIED that a civil action has been filed against you in the Circuit Court of Polk County, Florida, to foreclose certain real property described as follows:

Begin at the Southeast corner of the Southwest 1/4 of the Southeast 1/4 of Section 23, Township 27 South, Range 23 East, Polk

County, Florida, run West 678 feet and North 455 feet for point of beginning, run thence North 90 feet, run thence East 160 feet, run thence South 90 feet, run thence West 160 feet to the point of beginning; being Lot 11, Block "B" of unrecorded GIBSONIA MANOR.

Property address: 5525 Annette Street, Lakeland, FL 33810

You are required to file a written response with the Court and serve a copy of your written defenses, if any, to it on Padgett Law Group, whose address is 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312, at least thirty (30) days from the date of first publication, 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, 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.

Default Date: June 20, 2022 DATED this the 13th day of May,

CLERK OF THE CIRCUIT COURT Stacy M. Butterfield As Clerk of the Court (SEAL) BY: Asuncion Nieves Deputy Clerk

Padgett Law Group 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312  $attorney @\,padgettlaw group.com$ TDP File No. 21-008413-1 May 27; June 3, 2022 22-00807K

#### FIRST INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA. CIVIL DIVISION

CASE NO. 532019CA003853000000 FREEDOM MORTGAGE CORPORATION.

Plaintiff, vs. BEREDNA SANTANA; UNITED STATES OF AMERICA, ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; LAKE SMART ESTATES COMMUNITY ASSOCIATION, INC.; UNKNOWN TENANT NO. 1: UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY

HEREIN DESCRIBED. Defendant(s). NOTICE IS HEREBY GIVEN pursu-

ant to an Order or Summary Final Judgment of foreclosure dated January 25, 2022 and an Order Resetting Sale dated May 18, 2022 and entered in Case No. 532019CA003853000000 of the Circuit Court in and for Polk County, Florida, wherein FREEDOM MORT-GAGE CORPORATION is Plaintiff and BEREDNA SANTANA; UNITED STATES OF AMERICA, ON BEHALF OF THE SECRETARY OF HOUS-ING AND URBAN DEVELOPMENT; LAKE SMART ESTATES COMMUNI-TY ASSOCIATION, INC.; UNKNOWN TENANT NO. 1; UNKNOWN TEN-ANT NO. 2: and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS AC-TION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR IN-TEREST IN THE PROPERTY HERE-IN DESCRIBED, are Defendants, STACY M. BUTTERFIELD, Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at www.polk.realforeclose.com,

a.m., on August 16, 2022. the following described property as set forth in said

Order or Final Judgment, to-wit: LOT 84, LAKE SMART ES-ACCORDING THE PLAT AS RECORDED IN PLAT BOOK 147, PAGES 28 THROUGH 30, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

ANY PERSON CLAIMING AN IN-TEREST 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 DESCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVID-ED HEREIN.

to Florida Pursuant 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the 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 5/20/22. By: s/Jeffrey M. Seiden, Esq. Jeffrey M. Seiden Florida Bar No.: 57189 Roy Diaz, Attorney of Record Florida Bar No. 767700 Diaz Anselmo & Associates, P.A. Attorneys for Plaintiff 499 NW 70th Ave., Suite 309 Fort Lauderdale, FL 33317 Telephone: (954) 564-0071 Facsimile: (954) 564-9252 Service E-mail: answers@dallegal.com 6734-174190 / SM2 May 27; June 3, 2022 22-00803K

## SUBSEQUENT INSERTIONS

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION Case Number: 22CP-1564 IN RE: ESTATE OF Richard A. Vilaro

deceased. The administration of the estate of Richard A. Vilaro, deceased, Case Number 22CP-1564, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Stacy M. Butterfield, Clerk of the Court, Post Office Box 9000, Drawer CC-4, Bartow, Florida 33830-9000. The names and addresses of the personal representative and the personal

representative's attorney are set forth

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice has been served must file their claims with this Court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR  $30~\mathrm{DAYS}$  AFTER THE TIME OF SER-VICE OF A COPY OF THIS NOTICE

All other creditors of the decedent

and other persons having claims or demands against the decedent's estate, must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT SO FILED

WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

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

The date of first publication of this notice is May 20, 2022.

#### Kathleen J. Vilaro Personal Representative Address: 6707 Krenson Oaks Circle,

Lakeland, FL 33810 MICHAEL H. WILLISON, P.A. Michael H. Willison, Esquire 114 S. Lake Avenue Lakeland, Florida 33801 (863) 687-0567 Florida Bar No. 382787 mwillison@mwillison.com Attorney for Personal Representative May 20, 27, 2022

#### SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE COUNTY COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA

CASE NO. 2020CC001843000000 LAKE MEADOWS HOMEOWNERS ASSOCIATION, INC., a Florida non-profit Corporation, Plaintiff, vs.
CHANDRADAI SINGH ALAMO;

AUGUSTIN ALAMO, et al., Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated May 11, 2022 in Case No. 2020CC001843000000 in the County Court in and for Polk County, Florida wherein LAKE MEADOWS HOME-OWNERS ASSOCIATION INC, a Florida non-profit Corporation, Plaintiff, and CHANDRADAI SINGH ALAMO; AUGUSTIN ALAMO, et al, is the Defendant, I will sell to the highest and best bidder for cash at: 10:00 A.M. (Eastern Time) on JUNE 27, 2022. ( ) www.polk.realforeclose.com the Clerk's website for online auctions after first given notice as required by Section 45.031, Florida Statutes, the following described real property as set forth in

the Final Judgment, to wit:

LOT 71, LAKE MEADOWS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 130 PAGES 39 AND 40, OF PUBLIC RE-CORDS OF POLK COUNTY,

FLORIDA. A/K/A: 149 VISTA VIEW AVE, EAGLE LAKE, FL 33839.

ANY PERSON CLAIMING AN IN-TEREST 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: May 13, 2022 FLORIDA COMMUNITY LAW GROUP, P.L. Attorneys for Plaintiff 1855 Griffin Road, Suite A-423 Dania Beach, FL 33004 Tel: (954) 372-5298 Fax: (866) 424-5348 Email: jared@flclg.com By: /s/ Jared Block Jared Block, Esq. Florida Bar No. 90297 May 20, 27, 2022

22-00778K

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA File No. 22-CP-1559 **Division: Probate** IN RE: ESTATE OF WANDA M. SORENSEN

Deceased. The administration of the estate of Wanda M. Sorensen, deceased, whose date of death was March 24, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9356. Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attornev 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 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 May 20, 2022.

## Personal Representative: Stephen D. Sorensen

1145 N. Lakeshore Blvd. Lake Wales, Florida 33853 Attorney for Personal Representative: Janet M. Strickland, FL Bar Number: 137472 Law Office of Janet M. Strickland, P.A. Attorney for Stephen D. Sorensen 2340 Periwinkle Way, Suite J-1 Sanibel, FL 33957 Telephone: (239) 472-3322 Fax: (239) 472-3302 E-Mail: jmslaw@centurylink.net Secondary E-Mail: imslaw3@centurvlink.net May 20, 27, 2022  $22 \text{-} 00765 \mathrm{K}$ 

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION

FILE NO.: 2022CP0011350000XX DIVISION: 14 IN RE: ESTATE OF TANYA LEE CHEWNING,

Deceased. The administration of the Estate of Tanya Lee Chewning, deceased, whose date of death was August 23, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, Bartow, FL 32178-0758. 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 WITH-IN 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 FOREV ER 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 May 20, 2022.

#### Personal Representative: Kristy Chewning c/o: Bennett Jacobs & Adams, P.A.

Post Office Box 3300 Tampa, Florida 33601 Attorney for Personal Representative: Linda Muralt, Esquire Florida Bar No.: 0031129 Bennett Jacobs & Adams, P.A. Post Office Box 3300 Tampa, Florida 33601 Telephone: (813) 272-1400 Facsimile: (866) 844-4703 E-mail: LMuralt@bja-law.com 22-00766K May 20, 27, 2022

#### SECOND INSERTION

Affordable secure Storage-Lakeland 1925 George Jenkins Blvd Lakeland.Fl 33815 863-682-2988

Personal Property consisting of sofas, TVs, clothes, boxes, household goods, totes, boat and trailer and other personal property used in home, office, or garage will be sold or otherwise disposed of at public sales on the dates and times indicated below to satisfy owners lien for rent and fees due in accordance with Florida Statues: Self storage act, Sections 83.806 and 83.807. all items or spaces may not be available for sale. Cash or Credit cards only for all purchases & tax resale certificates required if applicable.

A14 Florence Davis B43/B44 Tural Lee C46 Wayne Combee A01 Xarvious Mosley M02 Shanita Myers A25 Sherri Fairchild C05 Chelsea Rawlings D14 Sheila Jennings C26 James Whipple **B07 Shirley Morris** D06 Derral Wright

Auction date: 06.29.2022 May 20, 27, 2022 22-00788K

## SECOND 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.: 2019CA-003569-0000-00 PINGORA LOAN SERVICING, LLC,

Plaintiff, vs. CHARLES V. WALL: KEATHEL CHAUNCEY ESQ., AS TRUSTEE, UNDER THE POLK 3 LAND TRUST: ESTATES OF AUBERNDALE HOMEOWNERS ASSOCIATION, INC, A FLORIDA NONPROFIT CORPORATION: UNKNOWN TENANT #1 IN POSSESSION OF THE SUBJECT PROPERTY: UNKNOWN TENANT **#2 IN POSSESSION OF THE** SUBJECT PROPERTY

**Defendants.**NOTICE IS HEREBY GIVEN pursuant to an Order Resetting Foreclosure Sale dated the 11th day of May 2022, and entered in Case No. 2019CA-003569-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for POLK County, Florida, wherein PINGORA LOAN SERVICING, LLC is the Plaintiff and ESTATES OF AUBURNDALE HOMEOWNERS ASSOCIATION, INC., A FLORIDA NONPROFIT CORPORATION C/O ARTEMIS LIFESTYLES SERVICES, INC. KEATHEL CHAUNCEY ESQ., AS TRUSTEE, UNDER THE POLK 3 LAND TRUST UNKNOWN TENANT # 1 N/K/A THOMAS GRABOWSKI UNKNOWN TENANT # 2 N/K/A MICHELLE GRABOWSKI; and CHARLES V. WALL IN POSSES-SION OF THE SUBJECT PROPER-TY are defendants. STACY M. BUT-TERFIELD, 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 9th day of August

2022, the following described property as set forth in said Final Judgment, to wit: LOT(S) 264 ESTATES OF AU-

BURNDALE PHASE 2, AC-CORDING TO THE PLAT AS RECORDED IN PLAT BOOK 136, PAGES 6 THROUGH 11, OF THE PUBLIC RECORDS POLK COUNTY, FLORIDA. Property Address: 428 PALAS-TRO AVE AUBURNDALE, FL 33823

IF YOU ARE A PERSON CLAIM-ING A RIGHT TO FUNDS REMAIN-ING 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 17th day of May 2022. By: /s/ Lindsay Maisonet, Esq. Lindsay Maisonet, Esq. Florida Bar Number: 93156 Submitted by: De Cubas & Lewis, 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@decubaslewis.com 20-01582

22-00793K

May 20, 27, 2022

SECOND INSERTION

POLK COUNTY

NOTICE OF SALE UNDER F.S. CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CASE NO: 2021-CA-001637 HOLIDAY INN CLUB VACATIONS, Plaintiff, v. MELISSA A. MIESNER,

**Defendant**(s).
NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated May 9, 2022, in the above-styled cause, the Clerk of Circuit Court Stacy M. Butterfield, CPA, shall sell the subject property at public sale on the 23rd day of June, 2022, at 10:00 am to the highest and best bidder for cash, at www.polk.realforeclose.com on the following described property:

AN UNDIVIDED 1.923% FEE INTEREST IN UNIT 0409 IN THE ORLANDO BREEZE RESORT TIMESHARE PLAN, LOCATED AT 121 EMER-ALD LOOP, DAVENPORT, FLORIDA 33897 ("PROJECT"), TOGETHER WITH THE EX-CLUSIVE RIGHT, AS AMONG THE OTHER OWNERS OF VACATION OWNERSHIP IN-TERESTS IN THE UNIT, TO OCCUPY THE UNIT DURING USE PERIOD NUMBER 3, TOGETHER WITH AN UN-DIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO OF ORLAND BREEZE RESORT; ACCORDING TO THE DEC-LARATION OF RESTRIC-TIONS, COVENANTS, AND CONDITIONS FOR ORLANDO BREEZE RESORT, RECORD-ED IN OFFICIAL RECORDS BOOK 06046, PAGES 0473-0535, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, AS AMENDED FROM TIME TO TIME ("DECLARATION"). ANNUAL FREQUENCY: UNIT TYPE: AMBASSADOR TOGETHER WITH ALL THE

THE PROPERTY, AND ALL EASEMENTS, RIGHTS, AP-PURTENANCES, RENTS AND ALL FIXTURES NOW OR HEREAFTER ATTACHED TO THE PROPERTY, ALL OF WHICH, INCLUDING RE-PLACEMENTS AND ADDI-TIONS THERETO, SHALL BE DEEMED TO BE AND RE-MAIN A PART OF THE PROP-

HEREAFTER ERECTED ON

ERTY COVERED BY THIS MORTGAGE; AND ALL OF THE FOREGOING, TOGETH-ER WITH SAID PROPERTY ARE HEREIN REFERRED TO AS THE "PROPERTY".

Property Address: Orlando Breeze Resort - 121 Emerald Loop, Davenport, FL 33897

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Av enue, 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: May 16, 2022. BITMAN, O'BRIEN & MORAT, PLLC /s/ Bryan Jones Bryan Jones, Esquire Florida Bar No.: 91743 bjones@bitman-law.com kimy@bitman-law.com 255 Primera Blvd., Suite 128 Lake Mary, Florida 32746 Telephone: (407) 815-3110 Facsimile: (407) 815-2040 Attorneys for Plaintiff May 20, 27, 2022 22-00795K

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY PROBATE DIVISION Case No. 2022CP0012820000XX

IMPROVEMENTS NOW OR

IN RE: ESTATE OF DANIEL EDWARD RILEY, Deceased.

The administration of the estate of DANIEL EDWARD RILEY, deceased, whose date of death was February 7, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., 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 WITH-

IN 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 SEC-TION 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: May 20, 2022.

Signed on this 13th day of May, 2022.

ANDY TUCKER Personal Representative 505 E Lake Dr.

Sarasota, FL 34232 /s/ Robert (Tad) Drean ROBERT (TAD) DREAN, ESQ. Attorney for Personal Representative Florida Bar No. 0081685 ICARD, MERRILL, CULLIS, TIMM, FUREN & GINSBURG, P.A. 2033 Main St., Suite 600 Sarasota, FL 34237 941-366-8100 Telephone rdrean@icardmerrill.com - primary gbugayev@icardmerrill.com secondary 01532394-1

May 20, 27, 2022 22-00791K

#### SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR POLK COUNTY

ERAL HIRISDICT DIVISION CASE NO. 2018CA004006000000 AMERIHOME MORTGAGE

COMPANY, LLC, Plaintiff, vs. DON LAMASTER, et al.,

Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered September 19, 2019 in Civil Case No. 2018CA004006000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein AMERI-HOME MORTGAGE COMPANY, LLC is Plaintiff and DON LAMASTER, et al., are Defendants, the Clerk of Court, STACY BUTTERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk. realforeclose.com in accordance with Chapter 45, Florida Statutes on the  $13\mathrm{th}$  day of June, 2022 at 10:00 AM on the following described property as set forth in said Summary Final Judgment,

Lot 11, Block F, Crooked Lake Park Tract Number 2, according to the map or plat thereof, as recorded in Plat Book 39, Page 42, Public Records of Polk County, Florida.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.

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. /s/ Robyn Katz

Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 110 SE 6th Street, Suite 2400 Fort Lauderdale, FL 33301 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 0146803 6956135

20-01163-1 May 20, 27, 2022 22-00755K

#### SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 2018CA004554000000 U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST C/O U.S. BANK TRUST NATIONAL ASSOCIATION;

Plaintiff, vs. CAROL AITKEN, CAROL B. AITKEN, ET.AL; Defendants

NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated May 6th, 2022, in the above-styled cause, I will sell to the highest and best bidder for cash beginning at 10:00 AM at http://www.polk. realforeclose.com, on June 7th, 2022, the following described property:

LOT 36, BERMUDA POINTE, TO THE MAP OR PLAT THEREOF AS RECORED IN PLAT BOOK 97, PAGE 6, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 1944 SOUTH-ERN DUNES BLVD., HAINES CITY, FL 33844

ANY PERSON CLAIMING AN IN-TEREST 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 PROVID-ED HEREIN.

If you are a person with a disability who needs any accommodation 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 at (863) 534-4686(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. Donna Evertz, Esq. Florida Bar No. 19232

Attorneys for Plaintiff Marinosci Law Group, P.C. 100 West Cypress Creek Road, Suite 1045 Fort Lauderdale, FL 33309 Phone: (954) 644-8704; Fax: (954) 772-9601 Service FL@mlg-default law.comServiceFL2@mlg-defaultlaw.com MLG No.: 18-08204 / CASE NO.: 2018CA004554000000 May 20, 27, 2022 22-00781K

#### SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO. 2015CA000954000000 PHH MORTGAGE CORPORATION, Plaintiff, vs. JENNIFER S. CROFT A/K/A

JENNIFER CROFT N/K/A JENNIFER MARY SUTTLES, et al. **Defendants** NOTICE IS HEREBY GIVEN pur-

suant to a Consent Final Judgment in Mortgage Foreclosure dated April 20, 2022, and entered in Case No. 2015CA000954000000, of the Circuit Court of the Tenth Judicial Circuit in and for POLK County, Florida. PHH MORTGAGE CORPORATION, is Plaintiff and JENNIFER S. CROFT A/K/A JENNIFER CROFT N/K/A JENNIFER MARY SUTTLES; ERNEST H. CROFT JR. A/K/A ERNEST H. CROFT; UNITED STATES OF AMERICA, SECRETARY OF HOUS-ING AND URBAN DEVELOPMENT; VILLAGES AT BRIDGEWATER COMMUNITY ASSOCIATION, INC.; BRIDGEWATER MASTER ASSOCIA-TION, INC, are defendants. Stacy M. Butterfield, Clerk of Circuit Court for POLK, County Florida will sell to the highest and best bidder for cash Via the Internet at www.polk.realforeclose. com, at 10:00 a.m., on the 21ST day of JUNE, 2022, the following described property as set forth in said Final Judgment, to wit:

LOT 31, BLOCK C, VILLAGES

AT BRIDGEWATER VILLAGE 6B, PHASE 1, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 148, PAGE 6-8, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. 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 16th day of May, 2022 VAN NESS LAW FIRM, PLC 1239 E. Newport Center Drive, Suite 110 Deerfield Beach, Florida 33442 Ph: (954) 571-2031 PRIMARY EMAIL: Pleadings@vanlawfl.com/s/ J. Anthony Van Ness J. Anthony Van Ness Esq. Florida Bar #: 391832

May 20, 27, 2022

#### SECOND 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.: 2019CA002639000000 WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH MORTGAGE LOAN TRUST F, Plaintiff, VS.

KENYA L. LEWIS A/K/A KENYA BRYANT A/K/A KENYA LEWIS A/K/A KENYA LYNETTE LEWIS; et al., Defendant(s).

NOTICE IS HERERY CIVEN that call will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on April 20, 2022 in Civil Case No. 2019CA002639000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH MORTGAGE LOAN TRUST F is the Plaintiff, and KENYA L. LEWIS A/K/A KENYA BRYANT A/K/A KENYA LEWIS; COPPER RIDGE ESTATES OF POLK COUNTY HOMEOWNERS ASSOCIATION, INC : COPPER RIDGE MASTER AS-SOCIATION, INC.; FLORIDA HOUS-ING FINANCE CORPORATION; DA-MIAN RASHON BRYANT: ANY AND ALL UNKNOWN PARTIES CLAIM-ING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE WHETHER SAID IIN-KNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants. The Clerk of the Court, Stacy M. But-

Email: TV an Ness@van lawfl.comPHH2470-14/sap 22-00794K

terfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose. com on June 7, 2022 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment,

LOT 273, COPPER RIDGE ESTATES PHASE TWO, ACCORDING TO THE MAP OR PLAT THEREOF AS RCORD-ED IN PLAT BOOK 130, PAGES 46 AND 47, PUBLIC RECORDS OF POLK COUNTY, FLORIDA

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the endens 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 10 day of March, 2022. 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: Digitally signed by Zachary Ullman Date: 2022-05-10 11:55:26 FBN: 106751 Primary E-Mail: ServiceMail@aldridgepite.com 1221-5302B May 20, 27, 2022 22-00760K

## **HOW TO PUBLISH YOUR**

LEGAL NOTICE IN THE BUSINESS OBSERVER

CALL 941-906-9386

and select the appropriate County name from the menu option

OR

e-mail legal@businessobserverfl.com



NOTICE OF SALE IN THE COUNTY COURT FOR THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION

UCN: 2021-CC-006328-MO HIGHLAND CREST HOMEOWNERS ASSOCIATION,

Plaintiff, vs. MICHELE L. KASEMAN, AND UNKNOWN TENANTS. Defendants.

Notice is hereby given that pursuant to Paragraph 5 of the Final Judgment of Foreclosure entered in the case pending in the County Court for the Tenth Judicial Circuit in and for Polk County. Florida, Case No. 2021-CC-006328-MO, the Clerk of the Court, Polk County - 10th Judicial Circuit, shall sell the property situated in said county, de-LOT 81, HIGHLAND CREST

PHASE TWO, ACCORDING TO THE PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 125. PAGE 11, PUBLIC RECORDS OF POLK COUNTY, FLORIDA at public sale, to the highest and best bidder for cash at 10:00 a.m. Eastern Time on June 14, 2022. The sale shall be conducted online at http://www.polk.realforeclose.com. Any person claiming an interest in the surplus pro-

#### SECOND INSERTION

ceeds from the sale, if any, other than

the property owner as of the date of the

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR POLK COUNTY

CASE NO. 2022CA001006000000 MIDFIRST BANK,

LIUS FELIPE MONGE JIMENEZ, et al. Defendants.

To the following Defendant(s): ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE ESTATE OF MARIA LUISA MONGE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS ADDRESS: UNKNOWN

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property: LOT 69, LAKESIDE LAND-

INGS PHASE 3, ACCORDING TO THE PLAT AS RECORDED IN PLAT BOOK 168, PAGES 5 THROUGH 7, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of you written defenses, if any, to it, on McCalla Raymer Leibert Pierce, LLC, Sara Collins, Attorney for Plaintiff, whose address is 225 East Robinson Street, Suite 155, Orlando, FL 32801 on or before June 15, 2022, a date which is within thirty (30) days after the first publication of this Notice in The Business Observer (Polk) 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 demand 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, 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 apless than 7 days: if are hearing or voice impaired, call

WITNESS my hand and seal of this Court this 9 day of May, 2022.

Stacy M. Butterfield Clerk of the Court By /s/ Asuncion Nieves As Deputy Clerk MCCALLA RAYMER

LEIBERT PIERCE, LLC 225 E. Robinson St Suite 155 Orlando, FL 32801 Phone: (407) 674-1850 Email: MRService@mccalla.com 6946945

22-00527-1  $May\,20,27,2022$ 

22-00763K



E-mail your Legal Notice

legal@businessobserverfl.com

notice, must file a claim within 60 days

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 17th day of May, 2022. RABIN PARKER GURLEY, P.A. 28059 U.S. Highway 19 North, Clearwater, Florida 33761 Telephone: (727)475-5535 Facsimile: (727)723-1131 For Electronic Service: Pleadings@rpglaw.com Counsel for Plaintiff By: /s/ John D. Kimbrough III Monique E. Parker, Florida Bar No. 0669210 Bennett L. Rabin. Florida Bar No. 0394580 Adam C. Gurley, Florida Bar No. 0112519 John D. Kimbrough III, Florida Bar No.: 1018111

10462-006 May 20, 27, 2022 22-00796K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR POLK COUNTY GENERAL JURISDICTION DIVISION

CASE NO. 53-2020-CA-000716 FLAGSTAR BANK, FSB, Plaintiff, vs. TERESA M. SMITH A/K/A

TERESA SMITH, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered April 27, 2022 in Civil Case No. 53-2020-CA-000716 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein FLAGSTAR BANK, FSB is Plaintiff and TERESA M. SMITH A/K/A TERESA SMITH, et al., are Defendants, the Clerk of Court, STACY BUTTERFIELD, CPA will sell to the highest and best bidder for cash electronically at www.polk. realforeclose.com in accordance with Chapter 45, Florida Statutes on the 13th day of June, 2022 at 10:00 AM on the following described property as set forth in said Summary Final Judgment,

LOT 119, SUNSET RIDGE PHASE I, ACCORDING TO THE MAP OR PLAT THERE-OF AS RECORDED IN PLAT BOOK 118, PAGE 27, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.

If you are a person with a disability who needs any accommodation in or-der 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.

/s/ Robyn Katz Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff  $110~\mathrm{SE}$  6th Street, Suite 2400 Fort Lauderdale, FL 33301 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 0146803 20-00020-4

22-00754K

May 20, 27, 2022

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR POLK COUNTY GENERAL JURISDICTION

DIVISION

CASE NO. 2019CA004637000000 ALLY BANK, Plaintiff, vs. HECTOR MANUEL CABAN RAMOS A/K/A HECTOR M. CABAN, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered April 27, 2022 in Civil Case No. 2019CA004637000000 of

to to-wit: LOT 36, EMERALD ESTATES

#### SECOND INSERTION

the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein ALLY BANK is Plaintiff and HECTOR MANUEL CA-BAN RAMOS A/K/A HECTOR M. CA-BAN, et al., are Defendants, the Clerk of Court, STACY BUTTERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk. realforeclose.com in accordance with Chapter 45, Florida Statutes on the 13th day of June, 2022 at 10:00 AM on the following described property as set forth in said Summary Final Judgment,

UNIT NO. 2, ACCORDING TO THE MAP OR PLAT THERE-

OF, AS RECORDED IN PLAT BOOK 67, PAGE(S) 17, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.

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. /s/ Robyn Katz Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC

Attorney for Plaintiff 110 SE 6th Street, Suite 2400 Fort Lauderdale, FL 33301Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MR Service@mccalla.comFla. Bar No.: 0146803 6956114 19-00126-4

May 20, 27, 2022 22-00753K

#### SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR

POLK COUNTY CASE NO. 53-2022-CA-000612 ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC., Plaintiff, vs.

ALAN D. WILLIAMS, et al. Defendants.

To the following Defendant(s): ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UN-DER, AND AGAINST THE ESTATE OF LOINE R. CARMICHAEL F/K/A LOINE WILSON, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES. GRANTEES, OR OTHER CLAIMANTS

ADDRESS: UNKNOWN

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the fol-

lowing described property: LOT 24, GARDEN GROVE PINES, THE WEST 85 FEET OF THE EAST 700 FEET OF THE NORTH 115 FEET OF THE SOUTH 230 FEET OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 35, TOWNSHIP 28 SOUTH, RANGE 26 EAST, COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of you written defenses, if any, to it, on McCalla Raymer Leibert Pierce, LLC, Sara Collins, Attorney for Plaintiff, whose

address is 225 East Robinson Street, Suite 155, Orlando, FL 32801 on or before June 15, 2022, a date which is within thirty (30) days after the first publication of this Notice in The Business Observer (Polk) 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 demand in the complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, vou are entitled, at no cost to vou, 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. WITNESS my hand and seal of this Court this day of MAY 09 2022.

Stacy M. Butterfield Clerk of the Court By /s/ Asuncion Nieves As Deputy Clerk

MCCALLA RAYMER LEIBERT PIERCE, LLC 225 E. Robinson St. Suite 155 Orlando, FL 32801 Phone: (407) 674-1850 Email: MRService@mccalla.com 6941187 22-00129-1

May 20, 27, 2022 22-00762K

SECOND INSERTION

LOT 102 SUMMERS COR-NER, ACCORDING TO THE PLAT THEREOF RECORDED

#### SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 2020CA-000185-0000-00 GATEWAY MORTGAGE GROUP, A DIVISION OF GATEWAY FIRST BANK. Plaintiff, vs. FRANCES REID NOACK A/K/A FRANCES NOACK; SUMMERS CORNER HOMEOWNERS

ASSOCIATION, INC; JOHN MICHAEL NOACK; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.
NOTICE IS HEREBY GIVEN pursuant

to Final Judgment of Mortgage Foreclosure in Rem dated the 6th day of May, 2022, and entered in Case No. 2020CA-000185-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for POLK County, Florida, wherein GATE-WAY MORTGAGE GROUP, A DIVI-SION OF GATEWAY FIRST BANK is the Plaintiff and FRANCES REID NO-ACK A/K/A FRANCES NOACK SUM-MERS CORNER HOMEOWNERS ASSOCIATION, INC UNKNOWN TENANT N/K/A FELICIA DIBABO JOHN MICHAEL NOACK; and UN-KNOWN TENANT N/K/A MIKE CLARITY 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  $\cosh$ electronically at www.polk.realforeclose.com at, 10:00 AM on the 21st day of June 2022, the following described property as set forth in said Final Judgment, to wit:

IN PLAT BOOK 162, PAGE 50THROUGH 52, PUBLIC RE-

CORDS OF POLK COUNTY, FLORIDA. Property Address: 133 ALFORD

DR, DAVENPORT, FL 33896 IF YOU ARE A PERSON CLAIM-ING A RIGHT TO FUNDS RE-MAINING 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 13th day of May 2022. By: /s/ Lindsay Maisonet, Esq. Lindsay Maisonet, Esq. Florida Bar Number: 93156 Submitted by: De Cubas & Lewis, 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@decubaslewis.com 19-04331

 $May\ 20,\ 27,\ 2022$ 22-00776K

#### A/K/A 325 J E H ROAD LAKE-

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION

CASE NO.: 53-2022-CA-000301 NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY,

Plaintiff, vs. CAROLYN EDITH VALDERRAMA, AS TRUSTEE OF THE CAROLYN EDITH VALDERRAMA LIVING TRUST, et al, Defendant(s).

To: THE UNKNOWN BENEFICIA-RIES OF THE CAROLYN EDITH VALDERRAMA LIVING TRUST Last Known Address: Unknown Current Address: Unknown

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Polk County, Florida:

LOT 9 OF ROBSON ACRES SUBDIVISION, A RECORD-ED SUBDIVISION IN POLK COUNTY RECORDS, RE-CORDED IN PLAT BOOK 79, PAGE(S) 36 TOWNSHIP 26 SOUTH RANGE 23 EAST, A PART OF SECTIONS 1 AND 12. TOGETHER WITH A MOBILE HOME LOCATED THEREON AS A PERMANENT FIX-TURE AND APPURTENANCE THERETO, DESCRIBED AS A 1989 CHAD DOUBLEWIDE BEARING TITLE NUMBERS: 47879423 AND 50959761; VIN NUMBERS: GAFLK05A15935CW AND AND GAFLK05B15935CW.

LAND FL 33809

has been filed against you and you are required to file written defenses with the clerk of court and to serve a copy within 30 days after the first publica tion of the Notice of Action, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623; otherwise, a default will be entered against you for the relief demanded in the Complaint or petition.

This notice shall be published once a week for two consecutive weeks in the Business Observer.

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

Default - 6-20-22 WITNESS my hand and the seal of this court on this 12th day of May, 2022. Stacy M. Butterfield Clerk of the Circuit Court (SEAL) By: Lori Armijo Deputy Clerk

Albertelli Law P.O. Box 23028 Tampa, FL 33623 - 21-006943 May 20, 27, 2022

22-00798K

SECOND INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE

10TH JUDICIAL CIRCUIT

IN AND FOR POLK COUNTY,

FLORIDA CASE NO.: 2018CA000621000000 THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF  ${\color{blue} \mathbf{CWABS}}, {\color{blue} \mathbf{INC.}}, {\color{blue} \mathbf{ASSET}} \, {\color{blue} \mathbf{BACKED}}$ CERTIFICATES, SERIES 2004-AB1,

Plaintiff, v. RON KOEKOEK; RUTH DAVILA-KOEKOEK A/K/A RUTH KOEKOEK; GLENRIDGE HOMEOWNERS' ASSOCIATION OF POLK COUNTY, INC.; FLORIDA HOUSING FINANCE CORPORATION; CLERK OF COURT POLK COUNTY, FLORIDA; ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR GAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED: UNKNOWN TENANT #1; UNKNOWN TENANT #2,

Defendants. NOTICE IS HEREBY GIVEN pursuant to a Final Judgment dated April 14, 2022 entered in Civil Case No. 2018CA00062100000 in the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein THE BANK OF NEW YORK MEL-LON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFI-CATEHOLDERS OF CWABS, INC., ASSET BACKED CERTIFICATES SERIES 2004-AB1, Plaintiff and RON KOEKOEK; RUTH DAVILA-KOEKOEK A/K/A RUTH KOEKOEK; GLENRIDGE HOMEOWNERS' AS-SOCIATION OF POLK COUNTY, INC.; FLORIDA HOUSING FINANCE CORPORATION; CLERK OF COURT POLK COUNTY, FLORIDA, are defendants, Stacy M. Butterfield, Clerk of Court, will sell the property at public

sale at www.polk.realforeclose.com beginning at 10:00 AM on June 13, 2022 the following described property as set forth in said Final Judgment, to-wit:.

LOT 115, BLOCK B, GLEN-RIDGE PHASE THREE, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 98, PAGE 14 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 7929 Ridgeglen Circle E.,

Lakeland, Florida 33809 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 PUB LISHED 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 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.

Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Phone: (954) 370-9970 Fax: (954) 252-4571 Service E-mail: ftlrealprop@kelleykronenberg.com /s/ Jason M. Vanslette Jason M. Vanslette, Esq. FBN: 92121 File No: M170662-JMV Case No.: 2018CA000621000000

**HOW TO PUBLISH YOUR** 

CALL 941-906-9386

May 20, 27, 2022

and select the appropriate County name from the menu option or e-mail legal@businessobserverfl.com

22-00782K

# OFFICIAL COURTHOUSE WEBSITES:

MANATEE COUNTY: manateeclerk.com | SARASOTA COUNTY: sarasotaclerk.com

CHARLOTTE COUNTY: charlotte.realforeclose.com | LEE COUNTY: leeclerk.org

COLLIER COUNTY: collierclerk.com | HILLSBOROUGH COUNTY: hillsclerk.com

PASCO COUNTY: pasco.realforeclose.com | PINELLAS COUNTY: pinellasclerk.org

POLK COUNTY: polkcountyclerk.net | ORANGE COUNTY: myorangeclerk.com

Check out your notices on: www.floridapublicnotices.com

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION

DIVISION Case No. 2016CA004098000000 Ocwen Loan Servicing, LLC,

Johnnie Coleman, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/ or Order Rescheduling Foreclo-Case No. sure Sale, entered in 2016CA004098000000 of the Circuit Court of the TENTH Judicial Circuit, in and for Polk County, Florida, wherein Ocwen Loan Servicing, LLC is the Plaintiff and Johnnie Coleman; Kareen L. Coleman; Spanish Oaks of Central Florida Homeowners Association, Inc. are the Defendants, that Stacy M. Butterfield, Polk County Clerk of Court will sell to the highest and best bidder for cash at, www.polk. realforeclose.com, beginning at 10:00 AM on the 14th day of June, 2022, the following described property as set

forth in said Final Judgment, to wit: LOT 46 SPANISH OAKS, AC-CORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 130, PAGE(S) 35 AND 36, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.

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 anpearance is less than 7 days; if you are hearing or voice impaired, call

Dated this 11th day of May, 2022. BROCK & SCOTT, PLLC Attorney for Plaintiff 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 4769 Fax: (954) 618-6954 FLCourtDocs@brockandscott.com By /s/ Julie York Julie York, Esq. Florida Bar No. 55337 Case No. 2016CA004098000000 File # 16-F07885 22-00759K May 20, 27, 2022

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DÍVISION File No.2022CP0015750000XX IN RE: ESTATE OF CHARLES E. WEEDER, Deceased.

The administration of the estate of CHARLES E. WEEDER, deceased, whose date of death was February 4, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth

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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER

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 May 20, 2022. MICHAEL J. PEREZ

Tampa, FL 33602 JORDAN G. LEE Attorney for Personal Representative Florida Bar No. 10209 Shutts & Bowen, LLP 4301 W. Boy Scout Blvd., Suite 300 Tampa, FL 33607 Telephone: (813) 227-8183 Email: jlee@shutts.com  $Secondary\ Email:\ cgrant@shutts.com$ 

May 20, 27, 2022

#### SECOND INSERTION

NOTICE OF FORECLOSURE SALE com on June 9, 2022 at 10:00:00 AM PURSUANT TO CHAPTER 45 EST the following described real prop-IN THE CIRCUIT COURT OF THE erty as set forth in said Final Judgment, TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA THE LAND REFERRED TO IN

CASE NO.: 2018CA002790000000 WELLS FARGO BANK, NA,

SURVIVING SPOUSE, GRANTEES,

UNKNOWN HEIRS BENEFICIARIES, DEVISEES,

ASSIGNEE, LIENORS,

CREDITORS, TRUSTEES

AND ALL OTHER PARTIES

CLAIMING AN INTEREST BY

THE ESTATE OF WILLIAM L.

ANDERSON, DECEASED; et al.,

THROUGH UNDER OR AGAINST

**Defendant(s).**NOTICE IS HEREBY GIVEN that sale

will be made pursuant to an Order or

Final Judgment. Final Judgment was

awarded on August 27, 2019 in Civil

Case No. 2018CA002790000000 , of

the Circuit Court of the TENTH Ju-

dicial Circuit in and for Polk County,

Florida, wherein, WELLS FARGO

BANK, NA is the Plaintiff, and UN-

KNOWN HEIRS BENEFICIARIES,

DEVISEES, SURVIVING SPOUSE,

GRANTEES,; CARMEL FINANCIAL

CORP; WILLIAM S. RIDLEY; LIN-

DA P. RIDLEY; UNKNOWN TEN-

ANT 1 N/K/A WILLIAM WALTER; UNKNOWN TENANT 2 N/K/A JA-

NET "SUE" KOONTZ; JANET "SUE"

KOONTZ AS PERSONAL REPRE-

SENTATIVE OF THE ESTATE OF;

JANET KOONTZ; MICHAEL LEE

KOONTZ; ANY AND ALL UN-KNOWN PARTIES CLAIMING BY,

THROUGH, UNDER AND AGAINST

THE HEREIN NAMED INDIVIDIT

AL DEFENDANT(S) WHO ARE NOT

KNOWN TO BE DEAD OR ALIVE,

WHETHER SAID UNKNOWN PAR-

TIES MAY CLAIM AN INTEREST

AS SPOUSES, HEIRS, DEVISEES,

GRANTEES, OR OTHER CLAIM-

The Clerk of the Court, Stacy M. But-

terfield, CPA will sell to the highest bid-

der for cash at www.polk.realforeclose.

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

TENTH JUDICIAL CIRCUIT OF

FLORIDA IN AND FOR

POLK COUNTY

GENERAL JURISDICTION

DIVISION

CASE NO. 2020CA000075000000

U.S. BANK TRUST NATIONAL

ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT

FOR VRMTG ASSET TRUST,

LUCIOUS PEARSON, et al.,

Plaintiff, vs.

SOLELY AS OWNER TRUSTEE

Defendants.
NOTICE IS HEREBY GIVEN pursuant

to a Summary Final Judgment of Fore-

closure entered November 1, 2021 in Civil Case No. 2020CA000075000000

of the Circuit Court of the TENTH Ju-

dicial Circuit in and for Polk County,

Bartow, Florida, wherein U.S. BANK

NOT IN ITS INDIVIDUAL CAPACITY

BUT SOLELY AS OWNER TRUST-

EE FOR VRMTG ASSET TRUST is

Plaintiff and LUCIOUS PEARSON, et al., are Defendants, the Clerk of

Court, STACY BUTTERFIELD, CPA,

will sell to the highest and best bidder

for cash electronically at www.polk

realforeclose.com in accordance with

Chapter 45, Florida Statutes on the

14th day of June, 2022 at 10:00 AM on

the following described property as set

forth in said Summary Final Judgment,

THE NORTH 125 FT OF THE

NOTICE OF SALE

IN THE CIRCUIT CIVIL COURT OF

THE TENTH JUDICIAL CIRCUIT

OF FLORIDA. IN AND FOR POLK

COUNTY

CIVIL DIVISION

Case No. 2019-CA-005227

EMBRACE HOME LOANS, INC

ANNE JOHNSON, CLERK OF

THE CIRCUIT/COUNTY COURT

POLK COUNTY, MIDFLORIDA

CREDIT UNION, POLK COUNTY.

FLORIDA, STATE OF FLORIDA,

POSSESSION OF THE SUBJECT

Notice is hereby given, pursuant to

Final Judgment of Foreclosure for

Plaintiff entered in this cause on April

25, 2022, in the Circuit Court of Polk

County, Florida, Stacy M. Butterfield,

Clerk of the Circuit Court, will sell the

property situated in Polk County, Flor-

LOTS 7 AND 10, BLOCK 3,

UNKNOWN TENANT IN

PROPERTY N/K/A MALCO

TAYLOR, AND UNKNOWN

TENANTS/OWNERS.

Defendants.

ida described as:

NATIONAL ASSOCIATION,

SECOND INSERTION

IDA.

ANTS are Defendants.

Plaintiff, VS.

THIS REPORT IS SITUATED IN THE STATE OF FLORIDA. COUNTY OF POLK CITY OF LAKELAND, AND DE-SCRIBED AS FOLLOWS: FOR A POINT OF BEGIN-NING, COMMENCE AT THE NORTHWEST CORNER OF LOT 7, OF WEST END FARMS, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGE 32, OF THE PUBLIC RECORDS OF POLK COUNTY, FLOR-IDA; SAID PROPERTY BE-ING LOCATED IN SECTION 23, TOWNSHIP 28 SOUTH, RANGE 23 EAST, THENCE SOUTH 89 DEGREES 55 MIN-UTES EAST A DISTANCE OF 40 FEET FOR POINT OF BE-GINNING OF THIS DESCRIP-TION; THENCE SOUTH 0 DEGREES 12 MINUTES 20 SECONDS EAST A DISTANCE OF 316.17 FEET; THENCE SOUTH 89 DEGREES 55 MIN-UTES EAST A DISTANCE OF 290.76 FEET; THENCE NORTH 0 DEGREES 12 MIN-UTES 29 SECONDS EAST A DISTANCE OF 316.01 FEET; THENCE NORTH 89 DE-GREES 56 MINUTES 20 SEC-ONDS WEST A DISTANCE OF 290.75 FEET TO THE POINT

OF BEGINNING OF THIS DE-SCRIPTION. COMMENCING AT THE NORTHWEST CORNER OF LOT 7, OF WEST END FARMS, AS RECORDED IN PLAT BOOK 3, PAGE 32, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, RUN SOUTH 89 DEGREES 55 MINUTES EAST, ALONG THE NORTH BOUNDARY OF LOT

EAST 168 FT OF THE SOUTH

1/2 OF THE NE 1/4 OF THE NE

1/4 OF SECTION 11, TOWN-

SHIP 29 SOUTH, RANGE 23

EAST, POLK COUNTY, FLOR-

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

If you are a person with a disability

clerk reports the surplus as unclaimed.

who needs any accommodation in or-

der 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 Av-

enue, Bartow, Florida 33830, (863)

534-4686, at least 7 days before your

scheduled court appearance, or im-

mediately upon receiving this notifi-

cation if the time before the sched-

uled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

McCalla Raymer Leibert Pierce, LLC

/s/ Robyn Katz

Robyn Katz, Esq.

Attorney for Plaintiff

Phone: (407) 674-1850

Fax: (321) 248-0420

Fla. Bar No.: 0146803

6959615

19-01606-6

May 20, 27, 2022

110 SE 6th Street, Suite 2400 Fort Lauderdale, FL 33301

Email: MRService@mccalla.com

22-00790K

7.330.75 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 89 DE-GREES 55 MINUTES EAST 100.0 FEET; THENCE SOUTH O DEGREES 12 MINUTES 29 SECONDS EAST, 240,00 FEET: THENCE NORTH 89 DE-GREES 55 MINUTES WEST, 100.0 FEET; THENCE NORTH O DEGREES 12 MINUTES 29 SECONDS WEST, 240.0 FEET TO THE POINT OF BEGIN-

**POLK COUNTY** 

TAX/PARCEL NO. 23 - 28 - 23 - 095500 - 000702ALSO KNOWN AS: 904 S WABASH AVE, LAKELAND, FLORIDA 33815

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.

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: Digitally signed by Zachary Ullman Date: 2022-05-11 13:28:13 FBN: 106751 Primary E-Mail:

Dated this 11 day of May, 2022.

 $Service {\bf Mail@aldridgepite.com}$ 1113-1903B

May 20, 27, 2022 22-00757K

# SECOND INSERTION

NOTICE OF SALE UNDER F.S. CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CASE NO: 2018-CA-003936 U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE FOR THE AFC MORTGAGE LOAN ASSET **BACKED NOTES, SERIES 1999-4**, Plaintiff v.

THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNORS, CREDITORS AND TRUSTEES OF THE ESTATE OF CHARLOTTE UPCHURCH, DECEASED; ET AL., Defendant(s), NOTICE IS GIVEN that, in accor-

dance with the Consent Final Judgment of Foreclosure dated October 11, 2021, Amended Consent Final Judgment of Foreclosure dated December 1, 2021, and the Order on Plaintiff's Motion to Reschedule Foreclosure Sale dated April 20, 2022, in the above-styled cause, the Clerk Circuit Court Stacy M. Butterfield, CPA, shall sell the subject property at public sale on the 21st day of June, 2022, at 10 am to the highest and best bidder for cash, www.polk. realforeclose.com on the following de-

scribed property: LOT 11, PEACE RIVER DE-VELOPMENT, ACCORDING TO THE PLAT THEREOF RE-CORDED IN PLAT BOOK 78, PAGE 44, PUBLIC RECORDS OF POLK COUNTY, FLORIDA TOGETHER WITH BILE HOME VIN NUMBER N16570A AND N16570B. TITLE NUMBERS 73130703 AND 73130702.

Property Address: 621 Morgan Road, Winter Haven, FL 33880.

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

If you are a person with a disability who needs any accommodation in or-der 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 notifi-cation if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated: May 11, 2022. BITMAN, O'BRIEN & MORAT, PLLC /s/Wendy Griffith Wendy Griffith, Esquire Florida Bar No.: 72840 wgriffith@bitman-law.com kimy@bitman-law.com 255 Primera Blvd., Suite 128 Lake Mary, Florida 32746 Telephone: (407) 815-3110 Facsimile: (407) 815-3111

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION FILE NO.: 2022CP0012100000XX DIVISION: 14 IN RE: ESTATE OF

Deceased. The administration of the Estate of Linda Kay Arnold, deceased, whose date of death was February 10, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000. Bartow, FL 33831. The names and addresses of the personal representatives and the personal representatives' attor-

LINDA KAY ARNOLD,

ney 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 PUBLI-CATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE 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 WITH-IN 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 FOREV-ER BARRED.

NOTWITHSTANDING FORTH TIME PERIODS SET 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 May 20, 2022.

Personal Representative: Byrl Arnold c/o Bennett Jacobs & Adams, P.A. Post Office Box 3300 Tampa, Florida 33601 Personal Representative: Matthew Arnold

c/o Bennett Jacobs & Adams, P.A. Post Office Box 3300 Tampa, Florida 33601 Attorney for Personal Representatives: Linda Muralt, Esquire Florida Bar No.: 0031129 Bennett Jacobs & Adams, P.A. Post Office Box 3300 Tampa, Florida 33601 Telephone: (813) 272-1400 Facsimile: (866) 844-4703 E-mail: LMuralt@bja-law.com

May 20, 27, 2022

#### SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR POLK COUNTY GENERAL JURISDICTION DIVISION

CASE NO. 53-2020-CA-000104 AMERIHOME MORTGAGE COMPANY, LLC, Plaintiff, vs.

CHRIS MICHAEL ASSELIN A/K/A CHRISTOPHER MICHAEL ASSELIN, et al., Defendants. NOTICE IS HEREBY GIVEN pursu-

ant to a Summary Final Judgment of Foreclosure entered April 28, 2022 in Civil Case No. 53-2020-CA-000104 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein AMERI-HOME MORTGAGE COMPANY, LLC is Plaintiff and CHRIS MICHAEL ASSELIN A/K/A CHRISTOPHER MICHAEL ASSELIN, et al., are Defendants, the Clerk of Court, STACY BUT-TERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 15th day of June, 2022 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 24, Villages at Bridgewater Village 1, according to the map or plat thereof, recorded in Plat Book 152, Pages 4 and 5, of the Public Records of Polk County, Florida.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.

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. /s/ Robyn Katz Robyn Katz, Esq.

McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 110 SE 6th Street, Suite 2400 Fort Lauderdale, FL 33301 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 0146803 6956067

20-01289-2 May 20, 27, 2022

#### SECOND INSERTION

22-00787K

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

Case No. 2020CA000280000000 Wells Fargo Bank, N.A., Plaintiff, vs. The Unknown Heirs, Devisees,

Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through under or against the Estate of Ernest A. Kong, Deceased, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2020CA000280000000 of the Circuit Court of the TENTH Judicial Circuit, in and for Polk County, Florida, wherein Wells Fargo Bank, N.A. is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Ernest A. Kong, Deceased; JOYCE L. KONG; Association of Poinciana Villages, Inc.; CAROL A. KONG F/K/A CAROL A. MEYER; Poinciana Village Seven Association, Inc. are the Defendants, that Stacy M. Butterfield, Polk County Clerk of Court will sell to the highest and best bidder for cash at, www.polk.realforeclose. com, beginning at 10:00AM on the 15th day of June, 2022, the following described property as set forth in said Final Judgment, to wit:

LOT 27, BLOCK 1116, OF POIN-

CIANA NEIGHBORHOOD 5, VILLAGE 7, ACCORDING TO THE PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 53, PAGES 19 THROUGH 28, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.

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 11th day of May, 2022. BROCK & SCOTT, PLLC Attorney for Plaintiff 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 4769 Fax: (954) 618-6954 FLCourtDocs@brockandscott.comBy /s/ Julie York Julie York, Esq. Florida Bar No. 55337 Case No. 2020CA000280000000 File # 19-F02620 May 20, 27, 2022 22-00758K

#### SECOND INSERTION

Notice of Self Storage Sale Please take notice Midgard Self Storage - Mulberry located at 6615 N Church Ave, Mulberry, FL 33860 intends to hold a sale to sell the property stored at the Facility by the below list of Occupant who is in default at an Auction. The sale will occur as an online auction via www.storageauctions.com on 6/8/2022 at 1:00pm. Unless stated otherwise the description of the contents are household goods and furnishings. Carl Shelton unit #605; Jerusha Siebenthal unit #751. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. 22-00768K May 20, 27, 2022

#### SECOND INSERTION Notice of Self Storage Sale

Please take notice A+ Storage - Winter Haven located at 2700 Eloise Loop Road, Winter Haven, FL 33884 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storageauctions.com on 6/6/2022 at 11:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Sascha Davis unit #2226; Kayla Gebhart unit #3354. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

May 20, 27, 2022 22-00767K

PLAT OF MCMURRAY'S ADDITION TO TOWN OF MUL-**Personal Representative** 201 East Kennedy Blvd., Suite 1500 BERRY, FLA., A SUBDIVISION

22-00786K

ACCORDING TO THE PLAT THEREOF OF RECORDED AT PLAT BOOK 2, PAGE 6, IN THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA TOGETHER WITH THE WEST ONE-HALF OF THE VACATED ALLEY ACCORDING TO OR-DINANCE NO. 5.92 OF THE CITY OF MULBERRY, FLORI-DA. ON APRIL 7, 1992.

SECOND INSERTION and commonly known as: 211 NW 8TH ST, MULBERRY, FL 33860; including the building, appurtenances, and fixtures located therein, at public sale at 10:00 A.M., on-line at www.polk. realforeclose.com on July 26, 2022 to the highest bidder for cash after giving notice as required by Section 45.031

> Any persons claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim 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, von 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 13TH day of May 2022.

By: /s/ Jennifer M. Scott Jennifer M. Scott Attorney for Plaintiff Jennifer M. Scott (813) 229-0900 x Kass Shuler, P.A. 1505 N. Florida Ave. Tampa, FL 33602-2613 ForeclosureService@kasslaw.com 2019-CA-005227 327878/2014900/wll 001-FL-V8 May 20, 27, 2022 22-00774K

Attorneys for Plaintiff May 20, 27, 2022

22-00761K

NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY

IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION Case #: 2019CA005176000000

DIVISION: 8 Wilmington Savings Fund Society, FSB, as Trustee of Stanwich Mortgage Loan Trust I Plaintiff, -vs.-THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, EUNICE SEAY, DECEASED: UNITED WHOLESALE MORTGAGE; ANGELIA DENISE HALL; UNKNOWN PARTY #1, UNKNOWN PARTY #2, UNKNOWN PARTY #3, AND UNKNOWN PARTY #4
THE NAMES BEING FICTITIOUS TO ACCOUNT FOR PARTIES IN POSSESSION Defendant(s).

TO: The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or other Claimants claiming by, through, under, or against, Eunice Seay, deceased: LAST KNOWN ADDRESS:

UNKNOWN

Residence unknown, if living, including any unknown spouse of the said Defendants, if either has remarried and if either or both of said Defendants are dead, their respective unknown heirs, devisees, grantees, assignees, creditors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s); the aforementioned named Defendant(s) and such of the aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents or otherwise not sui juris.

YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following real property, lying and being and situated in Polk County, Florida, more particularly described as follows:

LOT 56 OF LAKE PIERCE RANCHETTES, ACCORD-

ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 71. AT PAGE 19. OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH A MOBILE HOME LOCATED THEREON AS A PERMANENT FIX-TURE AND APPURTENANCE THERETO, DESCRIBED THERETO, DESCRIBED AS A 2004 MOBILE HOME BEARING TITLE NUMBERS: 92476169 AND 92476351; VIN NUMBERS: 20620560SA AND 20620560SB

more commonly known as 4080 Silver

Spur Loop, Lake Wales, FL 33898. This action has been filed against you and you are required to serve a copy of your written defense, if any, upon LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, whose address is North Federal Highway, Suite 360, Boca Raton, FL 33431, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before with service on Plaintiff's attorney or immediately there after; otherwise a default will be entered against you for the relief demanded in the Com-

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, vou are entitled, at no cost to vou, to the provision of certain assistance. se 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.

WITNESS my hand and seal of this Court on the 10 day of May, 2022. Default Date: June 16, 2022

Stacy M. Butterfield Circuit and County Courts (SEAL) By: Asuncion Nieves Deputy Clerk

LOGS LEGAL GROUP LLP. Attorneys for Plaintiff, 2424 North Federal Highway, Suite 360. Boca Raton, FL 33431 21-325062 FC01 CGG May 20, 27, 2022

22-00785K

#### THIRD INSERTION

NOTICE OF ACTION FOR TERMINATION OF PARENTAL RIGHTS AND ADOPTION IN THE CIRCUIT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA Case No. 2022DR-001138 Division: Family SEC. 01 IN RE: THE MATTER OF THE ADOPTION OF: EDY JOSUE VASQUEZ VASQUEZ, Eddy Alberto,

Petitioner, VASQUEZ, Maria E. Petitioner, MARTINEZ, Amelia Sarahy,

Respondent. TO: AMELIA SARAHY MARTINEZ

Last known address is LA ALDEA DE SAMBO CREEK, LA CEIBA, ATLAN-TIDA, HONDURAS YOU ARE NOTIFIED that a Joint

Petition for Adoption has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Petitioner, EDDY AL-BERTO VASQUEZ Whose address is 1170 PINECREST DRIVE BARTOW FLORIDA 33830 On or before MAY 16 2022, and file the original with the clerk of this Court at 255 N. BROAD-WAY AVE., BARTOW, FL 33830 Before service on Petitioner o immediately thereafter. If you fail to do so, a default

may be entered against you for the relief demanded in the petition.

The minor child is

identified as follows: Date of Birth May 8, 2009 Place of Birth Olanchito, Yoro, Honduras Physical Description of Respondent:

Age: 39 Race: White Hair Color: Brown Approximate Height: 5'0" Approximate Weight: 135 lbs.

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

Dated 04/08/2022

STACY M. BUTTERFIELD CLERK OF THE CIRCUIT COURT (SEAL) Shari Reed {Deputy Clerk}

May 13, 20, 27: June 3, 2022 22-00725K

required to serve a copy of your written

defenses, if any, on Alisa Wilkes, Esq.,

13400 Sutton Park Dr. S., Suite 1204,

Jacksonville, FL 32224, (904)620-9545

on or before June 6, 2022 and file the

original with the Clerk of Court and

Plaintiff's attorney, otherwise a default and judgment will be entered against

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 Admin-

istrator, 255 N. Broadway Avenue, Bar-

you for the relief demanded.

## THIRD INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY. FLORIDA

CASE NO.: 2022-CA-000347 HERITAGE ENTERPRISES FL, LLC, Plaintiff, v.

ERNST ZWAHLEN; MARC A REMZE; MARGARET LUDWIG; NORA REMZE; KRESSINA SANCHEZ; LEE REMZE; ZELMA TORO; JOSE M. CANINO; CRUZ M. QUINONES; and ALICE A. PEREIRA, Defendants.

To ERNST ZWAHLEN; MARC A. REMZE; MARGARET LUDWIG; NORA REMZE; LEE REMZE:

YOU ARE HEREBY NOTIFIED that an action to Quiet Title to real property

described as: INDIAN LAKE EST UNIT 4 SEC 8 31 30 PB 39 PG 30 BLK 168 LOT 10 More commonly known as: 0 Allamanda Drive, Indian Lake Estates FL 33855 AND/OR INDIAN LAKE ESTS UNIT 5 SEC 7 31 30 PB 39 PG 31 BLK 199 LOT 12 More commonly known as: 3701 Allamanda Drive, Lake Wales FL 33898 has been filed by Plaintiff, HERITAGE ENTERPRISES FL, LLC, and you are

tow, 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.

court on this 29 day of April, 2022. Stacy M. Butterfield Clerk of the Circuit Court (SEAL) By: Asuncion Nieves Deputy Clerk

Witness my hand and the seal of this

Alisa Wilkes, Esq. Wilkes & Mee, PLLC 13400 Sutton Park Dr., S, Suite 1204 Jacksonville, FL 32224 May 13, 20, 27; June 3, 2022

22-00713K

#### SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CASE NO.: 2022-CA-000466 LAKEVIEW LOAN SERVICING, LLC, CRAIG BAILEY, et al., Defendants.

TO: Craig Bailey 2130 Geneva Drive Lakeland, FL 33805 Mary Bailey 2130 Geneva Drive Lakeland, FL 33805

Unknown Party in Possession 1 2130 Geneva Drive Lakeland, FL 33805 Unknown Party in Possession 2 2130 Geneva Drive

Lakeland, FL 33805 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property in Polk County, Florida:

Lot 45, Block A, VILLAGES AT BRIDGEWATER VILLAGE 2, according to the plat thereof, recorded in Plat Book 139, Page(s) 44 through 46, 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, on Anthony R. Smith, Esquire, the Plaintiff's attorney, whose address is Tiffany & Bosco, P.A., 1201 S. Orlando Ave, Suite 430, Winter Park FL 32789, on or before thirty (30) days from the date of first publication of this Notice, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; or 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, 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.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Court at Polk County, Florida, this 10 day of May, 2022. Default Date: June 16, 2022

Stacy M. Butterfield as Clerk of the Circuit Court of Polk County, Florida By: /s/ Asuncion Nieves DEPUTY CLERK

Anthony R. Smith, Esquire, the Plaintiff's attorney, Tiffany & Bosco, P.A., 1201 S. Orlando Ave, Suite 430, Winter Park, FL 32789

May 20, 27, 2022 22-00784K

#### SECOND INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION

DIVISION Case No. 2022CA000242000000 Global Proceeds, LLC Plaintiff, vs.

The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Rosalia Baker a/k/a Rosalia M. Baker a/k/a Rosalia Mildred Baker, Deceased; et al

Defendants. TO: Victoria Rose Plaisir Last Known Address: 280 Sierra Dr.

Apt. B210 Miami, Fl. 33179 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Polk County, Florida:

THE EAST 70 FEET OF LOTS 20, 21, AND 22, DAISY D. BOOTH'S ADDITION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN DEED BOOK 48, PAGE 24 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 Julie York, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address is 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309, within thirty (30) days of the first date of publication on or before June 15, 2022, 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. 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 on MAY 09 2022.

Stacy M. Butterfield As Clerk of the Court By /s/ Asuncion Nieves As Deputy Clerk

Julie York, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Case No. 2022CA000242000000 File #21-F01279 22-00799K May 20, 27, 2022

#### SECOND INSERTION

NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY,

FLORIDA

CIVIL DIVISION Case #: 2022CA000380000000

DIVISION: 8 BankUnited N.A.

Plaintiff, -vs.-Israel Suarez Vellon a/k/a Israel Suarez; Tiara Rodriguez Gonzalez a/k/a Tiara Rodriguez-Gonzalez a/k/a Tiara Rodriguez; Anibal Lopez Parrilla a/k/a Anibal Lopez Parilla; Rosa Myriam Vellon Mojica a/k/a Rosa M. Vellon Mojica; Dorothy J. Otte; ISPC; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) Defendant(s).

TO: Anibal Lopez Parrilla a/k/a Anibal Lopez Parilla: LAST KNOWN ADDRESS: 1220 Bradbury Road, Haines City, FL 33844 Residence unknown, if living, including any unknown spouse of the said Defendants, if either has remarried and if either or both of said Defendants are dead, their respective unknown heirs, devisees, grantees, assignees, creditors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s); the aforementioned named Defendant(s) and such of the aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents

or otherwise not sui juris. YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following real property, lying and being and situated in Polk County, Florida, more particularly described as follows:

LOT S-18: THE SOUTH 420.0 FEET OF THE EAST 100.0 FEET OF THE WEST 3/4 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 36, TOWNSHIP 27 SOUTH, RANGE 27 EAST, POLK COUNTY, FLORIDA, LESS MAINTAINED RIGHT-OF-WAY ALONG THE SOUTH BOUNDARY FOR BRADBURY ROAD. TOGETHER WITH THAT

CERTAIN MANUFACTURED HOME, YEAR: 1979, MAKE: SCHNURE HO' TRAILER (AS IDENTIFIED IN FL DMV RE-CORDS), VIN#: S166431A AND VIN#: S166431B.

more commonly known as 1220 Brad-

bury Road, Haines City, FL 33844. This action has been filed against you and you are required to serve a copy of our written defense, if any, upon LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, whose address is 2424 North Federal Highway, Suite 360, Boca Raton, FL 33431, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before with service on Plaintiff's attorney or immediately there after; 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, 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.

WITNESS my hand and seal of this Court on the 12th day of May, 2022.

Stacy M. Butterfield Circuit and County Courts By:/s/ Lori Armijo Deputy Clerk LOGS LEGAL GROUP LLP,

Attorneys for Plaintiff, 2424 North Federal Highway, Suite 360, Boca Raton, FL 33431 21-325554 FC01 CGG  $May\,20, 27, 2022$ 22-00797K

#### SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CASE NO.: 2021-CA-001661 U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE OF GREENE STREET FUNDING

Plaintiff, v. IRFAN MARTIN IFTIKHAR; et al., Defendant(s).

NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment in Foreclosure entered on May 2, 2022 and entered in Case No. 2021-CA-001661 in the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein IRFAN MARTIN IFTIKHAR; UNKNOWN SPOUSE OF IRFAN MARTIN IFTIKHAR; UNKNOWN TENANT #1 N/K/A DAWN DOVE; and UNKNOWN TENANT #2 N/K/A ROBERT JOHNSON are the Defendants. The Clerk of the Court, Stacy M. Butterfield, will sell to the highest bidder for cash at www.polk.realforeclose. com on June 14, 2022, at 10:00 AM, the following described real property as set forth in said Final Judgment, to wit:

LOT 5, BLOCK V, CROOKED LAKE PARK, TRACT NUMBER 5, ACCORDING TO THE MAP OR PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 42. PAGE(S) 42, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

and commonly known as 502 Canal Drive, Lake Wales, FL

33859 ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

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

WITNESS my hand and the seal of the court on May 13, 2022. GHIDOTTI | BERGER LLP Attorneys for Plaintiff 1031 North Miami Beach Blvd North Miami Beach, FL 33162 Telephone: (305) 501.2808 Facsimile: (954) 780.5578 By: /s/ Tara L. Rosenfeld Chase A. Berger, Esq. Florida Bar No.: 083794 Tara L. Rosenfeld, Esq. Florida Bar No. 0059454 fcpleadings@ghidottiberger.comMay 20, 27, 2022 22-00779K

#### SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE  $10 {\rm TH} \ {\rm JUDICIAL} \ {\rm CIRCUIT}, \ {\rm IN} \ {\rm AND}$ FOR POLK COUNTY, FLORIDA CIVIL DIVISION: CASE NO.:

2019CA-000708-0000-00 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. ANNETTE JOHNSON; CLERK OF THE CIRCUIT COURT OF POLK COUNTY, FLORIDA; HOUSING FINANCE AUTHORITY OF PINELLAS COUNTY; MIDLAND FUNDING LLC: NORMANDY HEIGHTS HOMEOWNERS ASSOCIATION, INC.; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT: HENRY JOHNSON A/K/A HENRY D. JOHNSON; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,

Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order Resetting Foreclosure Sale dated the 11th day of May 2022, and entered in Case No. 2019CA-000708-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for POLK County, Florida, wherein U.S. BANK NATIONAL ASSOCIA-TION is the Plaintiff and ANNETTE JOHNSON CLERK OF THE CIR-CUIT COURT OF POLK COUNTY, FLORIDA HOUSING FINANCE AU-THORITY OF PINELLAS COUNTY MIDLAND FUNDING LLC NOR-MANDY HEIGHTS HOMEOWN-ERS ASSOCIATION, INC. UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DE-VELOPMENT HENRY JOHNSON A/K/A HENRY D. JOHNSON; and UNKNOWN TENANT N/K/A TIARA BARNHILL 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

27th day of June 2022, the following described property as set forth in said Final Judgment, to wit:

LOT 112, NORMANDY HEIGHTS, ACCORDING TO THE PLAT THEREOF, RE-CORDED IN PLAT BOOK 140, PAGE 40, OF THE PUBLIC RE-CORDS OF POLK COUNTY Property Address: 1169 NOR-MANDY HEIGHTS CIR, WIN-TER HAVEN, FL 33880

IF YOU ARE A PERSON CLAIM-ING A RIGHT TO FUNDS REMAIN-ING 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 17th day of May 2022. By: /s/ Lindsay Maisonet, Esq. Lindsay Maisonet, Esq. Florida Bar Number: 93156 Submitted by: De Cubas & Lewis, 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@decubaslewis.com 19-00256 May 20, 27, 2022 22-00783K

## SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CIRCUIT CIVIL DIVISION CASE NO.: 2019CA000312000000 NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING Plaintiff(s), vs. CAROL A. ERDLY; et al.,

Defendant(s). NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on April 29, 2022 in the above-captioned action, the Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 14th day of June, 2022 at 10:00 AM on the following described property as set forth in said Final Judg-

ment of Foreclosure or order, to wit: Lot 16 in Block H of JAN PHYL VILLAGE UNIT NUMBER SIXTEEN, according to the plat thereof recorded in Plat Book 61, Page 17, of the Public Records of Polk County, Florida.

Property address: 306 Fern Road, Winter Haven, FL 33880 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.

Respectfully submitted, Heather L. Griffiths PADGETT LAW GROUP HEATHER GRIFFITHS, ESQ. Florida Bar # 91444 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 (850) 422-2520 (telephone) (850) 422-2567 (facsimile) attorney@padgettlawgroup.comAttorney for Plaintiff

NewRez vs. Carol A. Erdly TDP File No. 18-012259-1

22-00780K May 20, 27, 2022