Public Notices



SARASOTA PAGES 17-26 **MANATEE PAGES 27-38** CHARLOTTE PAGES 39-44

JULY 4- JULY 10, 2025

PAGE 17 **Additional Public Notices may be accessed on BusinessObserverFL.com and the statewide legal notice website, FloridaPublicNotices.com**

SARASOTA COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates. Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

300 N Tamiami Trl Osprey, FL 34229 7/24/2025 at 2:00pm Paul Stevens Household goods

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

July 4, 11, 2025 25-01271S

FIRST INSERTION

PUBLIC NOTICE OF SALE

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801 -83.809). The undersigned will sell by competitive bidding at lockerfox.com on Thursday the 24th day of July, 2025 $\,$ at 10:00 AM. Said property is iStorage, 8901 S Tamiami Trail, Sarasota, FL, 34238 Christopher Thomas- Fan, shoes, clothes, cookware. All purchased items are sold as is, where is, and must be removed within 48 hours of the sale. Purchases must be paid for at the time of purchase per facility policy. Sale subject to cancellation in the event of settlement between owner and obligated

July 4, 11, 2025 25-01303S

FIRST INSERTION PUBLIC NOTICE OF SALE

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801 - 83.809). The undersigned will sell by competitive bidding at lockerfox.com on Thursday the 24th day of July, 2025 at 10:00 AM. Said property is iStorage, 2590 17th Street, Sarasota, FL, 34234 Jared Taylor 00615 Clothes, jean, pants, work shoes, hack saw, duffel bag, bicycle, misc sneakers, bags. Cynthia Kretschmarplastic bags with items. James Booker-Washer and dryer Maytag, table lights, air mattress and pump, kids bicycle with toys, dresser, tote boxes, electrical key board, trash can, clothes. Francisco DeJesus - Stackable washer and dryer, dinning room chairs, xbox equipment, household items, suitcase, entertainment center, boxes, mirror, cooler. Robert Rutledge- mattress and box spring, tote, misc kitchen items, flat screen tv, Disney Kona kids bed frame, dresser. All purchased items are sold as is, where is, and must be removed within 48 hours of the sale. Purchases must be paid for at the time of purchase per facility policy. Sale subject to cancellation in the event of settlement between

owner and obligated party. 25-01301S July 4, 11, 2025

FIRST INSERTION NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage

Express, will hold a online auction to sell personal property described below belonging to those individuals listed below at the location indicated:

2255 N. Washington Blvd. Sarasota,

July 24th, 2025 at 10:00AM Lakeisha Nunn

Living room furniture Bedroom furniture Kitchen ware

Lillie Redmond Bed, clothes, shoes, Boxes totes

Rosemary Brown

2 couches, 2 chairs, boxes, tv, bed set,

Rebecca Phillips

tools Haykell J. Lindo Suazo Tools, boxes Bernadette Darabseh Household Items Nikea Morgan

2 Queen size bed / 2 twin beds / dresser / TV / clothes

Veronica Perry Furniture, Bed frames, and boxes

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse and bid and may rescind any purchase up until the winning bidder takes possession of the personal property. 25-01262S

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 TrueApex Homes located at 8437 Red Coach Ave in the City of North Port, Sarasota County, FL 34291 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida,

Dated this 25th day of June, 2025. Empire Builders & Remodeling LLC July 4, 2025 25-01264S

FIRST INSERTION

PUBLIC NOTICE OF SALE

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801 83.809). The undersigned will sell by competitive bidding at lockerfox.com on Thursday the 24th day of July, 2025 at 10:00 AM. Said property is iStorage, 335 South Beneva Road, Sarasota, FL, 34232 Dawn Madrigal- Clothing, Totes, Plastic Bags, Beach Bag. All purchased items are sold as is, where is, and must be removed within 48 hours of the sale. Purchases must be paid for at the time of purchase per facility policy. Sale subject to cancellation in the event of settlement between owner and obligated

July 4, 11, 2025

FIRST INSERTION PUBLIC NOTICE OF SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed be-

low at the location indicated: 4173 Clark Road Sarasota, FL 34233 on 07/24/2025 at 10:00am

Keith Catozza Furniture

Greg Riley Boxes

Kindle Fletcher

Full house of furniture, decor clothes, jewelry

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

25-01304S July 4, 11, 2025

FIRST INSERTION NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

997 Center Rd. Venice Fl. 34292, 7/24/25 at 10:00 A.M. Gerald Oriol Jr

2 queen size beds, tv, nightstand, some clothes, no couches, no dining tables, no boxes

Furniture

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

July 4, 11, 2025 25-01269S

FIRST INSERTION

NOTICE OF PUBLIC SALE Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed be-

5005 Englewood Road, Venice, FL 34293 Date: 07/24/2025 10.30am

Sean Dayton Furniture

Home goods. Furniture, holiday decorations

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

FIRST INSERTION

According to Florida Statute Number 865.09

of Corporations of the Department of State, Tallahassee, Florida.

Doctor Rx Weight Loss, LLC July 4, 2025

Notice of Public Sale:

The LockUp Self Storage at 845 N. settlement of account. Unit #1320lamps, mirrors, grill, bins, boxes and bags with personal effects.

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute

the undersigned, desiring to engage in business under the Fictitious Name of Suncoast Apprenticeship Academy located at 6650 Professional Parkway W, Suite 102, in the City of Sarasota, Sarasota County, FL 34240 intends to register the said name with the Division of Corporations of the Department of

Building Industry Institute, INC. John Carlson

July 4, 2025

25-01300S

FIRST INSERTION

the undersigned, desiring to engage in business under the fictitious name of Gulf Coast Senior Transitions Real Estate located at 935 N BENEVA STE 801-51571, in the County of Sarasota in the City of SARASOTA, Florida 34232 intends to register the said name with the Division of Corporations of the Florida Department of State,

25th day of June, 2025. Gulf Coast Senior Transitions LLC

25-01259S

Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

4029 Bee Ridge Road Sarasota, FL 4233 on 07/24/2025 at 10:00am Sheila Walker

Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of

the personal property. July 4, 11, 2025

FIRST INSERTION

sell personal property described below belonging to those individuals listed below at the location indicated:

Life Storage 2201 Fruitville Rd. Sarasota, FL 34237, 07/24/2025 10:00AM **Brittany Lance**

Home furniture Byron Avila Moscoso Construction Materials

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse and bid and may rescind any purchase up until the winning bidder takes possession of

25-01261S July 4, 11, 2025

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 Venice Vibes located at 1965 S Tamiami Trail, Suite A in the City of Venice, Sarasota County. FL 34293 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 25th day of June, 2025. KM Restaurant Concepts LLC July 4, 2025

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 Excite Promotions located at 6601 S Tamiami Trl #214 in the City of Sarasota, Sarasota County, FL 34231 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 1st day of July, 2025. MIchael Ferreira

July 4, 2025

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 Ross & Mojica Law Group located at 871 Venetia Bay Blvd., Ste. 300B in the City of Venice, Sarasota County, FL 34285 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 1st day of July, 2025. Ross & Mojica Law Group, PLLC July 4, 2025 25-01299S

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW

Pursuant to F.S. §865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Purple Elephant Plant Company, located at 3360 Bonita Drive, in the City of Venice, County of Sarasota, State of FL, 34292, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 27 of June, 2025. TOLTEC TROPICALS LLC 3360 Bonita Drive Venice, FL 34292

July 4, 2025 25-01274S

FIRST INSERTION NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

6200 Edgelake Dr. Sarasota, Fl. 34240 Auction Date: 07/24/2025 Time of Sale: 10:00 AM

Tenant: Becky Brodkorb Description of Property: Decorations, totes, outside tables

Tenant: James Dubach Description of Property: Household Tenant: Dylan Terrill

Description of Property: Clothes, shoes, skateboard Tenant: Gretchen Whitefield Description of Property: HOME

GOODS July 4, 11, 2025 25-01286S

FIRST INSERTION NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

Auction on 7/24/2025 10 a.m. 3000 South Tamiami Trail Venice Fl 34293

Mark Wallingford small personal items-bicyle-household items and tools

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

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 Pine Road Tutoring located at 402 Pine Rd in the City of Nokomis, Sarasota County, FL 34275 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida

Dated this 27th day of June, 2025. Nathaniel Thomas

July 4, 2025 25-01276S

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 Chantel Ray Team located at 6330 Hollywood Blvd in the City of Sarasota, Sarasota County, FL 34231 intends to register the said name with the Division

Dated this 1st day of July, 2025. Chantel Ray Finch July 4, 2025 25-01297S

State, Tallahassee, Florida.

of Corporations of the Department of

FIRST INSERTION

NOTICE OF PUBLIC SALE Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

19430 Times Circle, Venice, FL 34292 on 07/24/2025 at 11:00 amJohn Hawrey

Household goods The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until

the winning bidder takes possession of the personal property. July 4, 11, 2025 25-01307S

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 Forever Young Life, M.D. located at 2800 S. Tamiami Trail in the City of Sarasota, Sarasota County, FL 34239 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee. Florida.

Dated this 30th day of June, 2025. Doctor Rx Weight Loss, LLC

July 4, 2025 25-01287S

FIRST INSERTION Notice Under Fictitious Name Law According to Florida Statute

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Jack's Donuts & Antonio's Pizza Pit located at 3700 N. Lockwood Ridge Road in the City of Sarasota, Sarasota County, FL 34234 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee,

Dated this 27th day of June, 2025. Jack's Donuts Enterprise Florida, LLC

FIRST INSERTION

NOTICE OF PUBLIC SALE Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below

5109 Fruitville Rd, Sarasota FL

Household Goods/Furniture The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facil-Extra Space Storage may refuse any bid and may rescind any purchase up until

the winning bidder takes possession of the personal property.

FIRST INSERTION

FICTITIOUS NAME NOTICE

Notice is hereby given that 75 S TUTTLE AVE LLC, OWNER, desiring to engage in business under the fictitious name of YOWASH LINEN located at 75 S TUTTLE AVE, SUITE 2, SARASOTA, FLORIDA 34237 intends to register the said name in SARASOTA county with the Division of Corporations, Florida Department of State,

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY Please take notice Smart Stop Self Storage located at 1027 N Washington Blvd, Sarasota, FL 34236 intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via

Unit 3131

Unit 3230 Sonny Jenkins Boxes, Totes Purchases must be paid at the above referenced facility in order to complete the

Notice of Public Hearing and Board of Supervisors Meeting of the

The Board of Supervisors (the "Board") of the Rustic Oaks Community Development District (the "District") will hold a public hearing and a meeting on July 21, 2025, at 1:30 p.m. at the EVEN Hotels located at 6231 Lake Osprey Drive, Sarasota,

adoption of the District's fiscal year 2025-2026 proposed budget. A meeting of the Board will also be held where the Board may consider any other business that may properly come before it. A copy of the proposed budget and the agenda may be viewed on the District's website at least 2 days before the meeting www.rusticoakscdd.net or may be obtained by contacting the District Manager's office via email at suitk@ whhassociates.com or via phone at (561) 571-0010 or (877) 276-0889

accordance with the provisions of Florida law for community development districts. They may be continued to a date, time, and place to be specified on the record at the hearing or meeting. There may be occasions when staff or Board members may participate by speaker telephone.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations because of a disability or physical impairment should contact the District Manager's office at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 or 1-800-955-8771 (TTY), or 1-800-955-8770 (voice) for aid in contacting the

that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based. Kristen Suit

District Manager

Number 865.09

July 4, 2025

belonging to those individuals listed below at the location indicated:

34232 on 07/24/25 at 10 amANDREA VILLEGAS

ity in order to complete the transaction.

July 4, 11, 2025

pursuant to section 865.09 of the Florida Statutes. July 4, 2025 FIRST INSERTION

www.selfstorageauction.com on 7/24/2025 at 2:30 PM. Contents include personal property along with the described belongings to those individuals listed below: Appliances, Furniture, Books Monica Wideman

transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

Please contact the property with any questions (941) 893-1782. July 4, 11, 2025 25-01263S

FIRST INSERTION

Rustic Oaks Community Development District

The purpose of the public hearing is to receive public comments on the proposed

The public hearing and meeting are open to the public and will be conducted in

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing or meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure

low at the location indicated:

James Buckley

25-01260S

Notice Under Fictitious Name Law

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of 4 Ever Young, M.D. located at 2800 S. Tamiami Trail in the City of Sarasota, Sarasota County, FL 34239 intends to register the said name with the Division

Dated this 30th day of June, 2025.

FIRST INSERTION

Tamiami Trail, Nokomis, FL 34275 will sell the contents of the following unit to satisfy a lien to the highest bidder on July 23rd, 2025 by 11am, at www. storagetreasures.com. All goods must be removed from the unit within 48 hours. Unit availability subject to prior Denise Watson - leather couch with lounger, dresser, nightstands, mattress,

25-01293S July 4, 11, 2025

Number 865.09 NOTICE IS HEREBY GIVEN that

State, Tallahassee, Florida. Dated this 1st day of July, 2025.

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes
NOTICE IS HEREBY GIVEN that

Tallahassee, Florida. Dated at SARASOTA, Florida, this

FIRST INSERTION NOTICE OF PUBLIC SALE Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage

boxes of clothes /3 dressers The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction.

NOTICE OF PUBLIC SALE Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to

the personal property.

--- ESTATE ---

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 001797 NC **Division Probate** IN RE: ESTATE OF

CAROL JEAN HUNT,

Deceased. The administration of the estate of Carol Jean Hunt, deceased, whose date of death was February 22, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attor-

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 ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER

FIRST INSERTION THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

All 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 July 4, 2025.

Personal Representative: Steven W. Ledbetter 229 Pensacola Road

Venice, Florida 34285 Attorney for Personal Representative: Ledbetter Cowan Law Group Steven W. Ledbetter, Esq., FL Bar No. 41345 Email: steve@LedbetterLawFL.com Callie W. Cowan, Esq., FL Bar No. 57893 Email: callie@LedbetterLawFL.com Jada W. Terreros, Esq., FL Bar No. 1032584 Email: jada@LedbetterLawFL.com 229 Pensacola Road. Venice, Florida 34285 Tel: (941) 256-3965 Fax: (941) 866-7514 2nd Email: probate@LedbetterLawFL.com

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 001994 NC

Division Probate IN RE: ESTATE OF EDWARD CURTIS PRATT, A.K.A. EDWARD C. PRATT,

A.K.A. EDWARD PRATT Deceased. The administration of the estate of EDWARD CURTIS PRATT, a.k.a. EDWARD C. PRATT, a.k.a. EDWARD PRATT, deceased, whose date of death was March 28, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Room 102 Sarasota, Florida 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this FIRST INSERTION

court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

All 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

FIRST INSERTION

The personal representative has no

duty to discover whether any property

Florida Statutes. The written demand

and other persons having claims or de-mands 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

All other creditors of the decedent

must be filed with the clerk.

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 July 4, 2025.

Personal Representative: SCOTT E. PRATT

2020 Barkley Road New Richmond, Ohio 45157 Attorney for Personal Representative: Brandon R. Bytnar, Esq., Attorney Florida Bar Number: 66365 The Law Office of Brandon R. Bytnar, P.L. 9120 Galleria Court, Suite B Naples, Florida 34109 Telephone: (239) 592-9211 Fax: (239) 963-1479 E-Mail: brandon@bytnarlaw.com Secondary E-Mail: sasha@bytnarlaw.com July 4, 11, 2025 25-01308S

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR

SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 2739 NC Division: Probate IN RE: ESTATE OF

PAULINE M. BALBONI, Deceased. The administration of the estate of Pauline M. Balboni, deceased, whose date of death was May 8, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main St., Sarasota, Florida 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

OF THIS NOTICE ON THEM.

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

All 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

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY

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

25-01253S

July 4, 11, 2025

The date of first publication of this notice is July 4, 2025.

Personal Representative: Alida Nickerson c/o Ledbetter Cowan Law Group 229 Pensacola Rd.

Venice, FL 34285 Attorney for Personal Representative: Ledbetter Cowan Law Group

Jada W. Terreros, Esq., FL Bar No. 1032584 229 Pensacola Road Venice, Florida 34285

Tel: (941) 256-3965 Fax: (941) 866-7514 2nd Email:

probate@LedbetterLawFL.comJuly 4, 11, 2025 25-01265S

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA

IN RE: ESTATE OF BARRY LEE WILLIAMS.

The administration of the estate of BARRY LEE WILLIAMS, also known as BARRY L. WILLIAMS, deceased, whose date of death was January 22, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. names and addresses of the personal representative and the personal representative's attor-

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

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.

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S

The date of first publication of this

notice is: July 4, 2025. BRIAN SCOTT WILLIAMS, II

Personal Representative PO Box 13812 Charleston, WV 25360 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@ĥnh-law.com July 4, 11, 2025 25-01280S

NOTICE TO CREDITORS OF 3 MONTHS AFTER THE TIME IN THE CIRCUIT COURT FOR OF THE FIRST PUBLICATION OF SARASOTA COUNTY, FLORIDA THIS NOTICE OR 30 DAYS AFTER PROBATE DIVISION THE DATE OF SERVICE OF A COPY File No. 2025 CP 3008 SC Division South County OF THIS NOTICE ON THEM.

KENNETH R. ZEITLER held at the time of the decedent's death by the decedent or the decedent's sur-Deceased. The administration of the estate of viving spouse is property to which the KENNETH R. ZEITLER, deceased, whose date of death was May 19, 2025, Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, is pending in the Circuit Court for Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211,

SARASOTA County, Florida, Probate Division, the address of which is P.O. BOX 3079, SARASOTA, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below All creditors of the decedent and oth-

IN RE: ESTATE OF

er 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

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 2942 NC

IN RE: ESTATE OF ROBERT D. SALIE,

Deceased.

The administration of the estate of ROBERT D. SALIE, deceased, whose date of death was May 19. 2025. is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota Circuit Court. Probate Division P.O. Box 3079. Sarasota, FL 34230. 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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.
ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is July 4, 2025.

Personal Representative: RIC GREGORIA

50 Central Avenue, 8th Floor Sarasota, FL 34236 Attorney for Personal Representative: ROSE-ANNE B. FRANO Florida Bar No. 0592218 Williams Parker Harrison Sarasota, FL 34236 Addresses for service: Primary: rfrano@williamsparker.comSecondary: ltraver@williamsparker.com July 4, 11, 2025 25-01298S THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is July 4, 2025.

Personal Representative:

KENNETH D. ZEITLER

424 Mather Green Ave., Unit K Charlotte, North Carolina 28203 Attorney for Personal Representative: STEPHEN K. BOONE, Esq.

Attorney Florida Bar Number: 371068 BOONE BOONE & BOONE, P.A. 1001 Avenida Del Circo VENICE, FL 34285 Telephone: (941) 488-6716 Fax: (941) 488-7079 E-Mail: sboone@boone-law.com July 4, 11, 2025 25-01266S

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 3038 SC **Division South County** IN RE: ESTATE OF JEAN A. STEINKE

Deceased. The administration of the estate of JEAN A. STEINKE, deceased, whose date of death was April 6, 2025, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is P.O. BOX 3079, SARASOTA, FLORIDA 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

All 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 SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME

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

The date of first publication of this notice is July 4, 2025.

Personal Representative: SUSAN KRAMER

508 Wexford Dr. Venice, Florida 34293 Attorney for Personal Representative:

Attorney Florida Bar Number: 371068 BOONE BOONE & BOONE, P.A. 1001 Avenida Del Circo VENICE, FL 34285 Telephone: (941) 488-6716 Fax: (941) 488-7079 E-Mail: sboone@boone-law.com

FIRST INSERTION FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION

File No. 2025 CP 003137 SC IN RE: ESTATE OF STEPHEN BARNES Deceased.

The administration of the estate of STE-PHEN BARNES, deceased, whose date of death was April 30, 2025, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is 4004 S. Tamiami Trail, Venice, FL 34293. The names and $addresses\ of\ the\ personal\ representative$ and the personal representative's attorney are set forth below.

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

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

All 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 SECTION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is July 4, 2025.

Personal Representative:

CARISSA BARNES

970 Olympia Rd Venice, Florida 34293 Attorney for Personal Representative: DAVID R. CORNISH

Attorney Florida Bar Number: 0225924 355 W. Venice Ave. VENICE, FL 34285 Telephone: (941) 483-4246 Fax: (941) 485-8163 E-Mail: davidr.cornish@verizon.net Secondary E-Mail: none July 4, 11, 2025 25-01305S ALL CLAIMS NOT FILED WITHIN

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA

PROBATE DIVISION File No 2025 CP 002994 NC IN RE: ESTATE OF STANLEY M. LINDSAY

Deceased. The administration of the estate of Stanley M. Lindsay, deceased, whose date of death was April 13, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's

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

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

must be filed with the clerk. All 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 SECTION 733.702 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 July 4, 2025.

Personal Representative: Jerome Levin 1432 First Street Sarasota, Florida 34236

Attorney for Personal Representative: Jerome Levin Attorney Florida Bar Number: 0213594 1432 First Street Sarasota, Florida 34236 Telephone: (941-953) 5300 E-Mail: jlevin@levinmediation.com

25-01251S

Secondary E-Mail:

July 4, 11, 2025

linda@levinmediation.com

Steven W. Ledbetter, Esq., FL Bar No. 41345 Email: steve@LedbetterLawFL.com Callie W. Cowan, Esq.,

FL Bar No. 57893 Email: callie@LedbetterLawFL.com Email: jada@LedbetterLawFL.com

FIRST INSERTION

PROBATE DIVISION File No. 2025 CP 003036 NC

aka BARRY L. WILLIAMS Deceased.

nev are set forth below.

OF THIS NOTICE ON THEM.

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER

BARRED. DATE OF DEATH IS BARRED.

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY,

FLORIDA Case No. 2025 CP 002310 SC **Probate Division** IN RE: ESTATE OF: ROBERT JAY STEWART. Deceased.

The administration of the Estate of Robert Jay Stewart, deceased, whose date of death is February 10, 2025, is pending in the Circuit Court of Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The name and address of the Personal Representative and Personal Representative's attorney

are set forth below. All creditors of the Decedent and other persons having claims or demands against Decedent's Estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AF-TER THE DATE OF SERVICE OF A

COPY OF THIS NOTICE ON THEM. The Personal Representative has no duty to discover whether any property held at the time of Decedent's death by the Decedent is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211,

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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

Personal Representative:

Eric R. Slone

notice is July 4, 2025.

2322 Grove Park Road Fenton, MI 48430 Attorney for Personal Representative: Honigman LLP 39400 Woodward Avenue, Suite 101 Bloomfield Hills, Michigan 48304 Telephone: (248) 566-8533 Fax: (248) 566-8534 Kevin M. Cunningham Attorney for Petitioners Florida Bar Number: 1050349 E-Mail:

kcunningham@honigman.com 60985551.2 July 4, 11, 2025

25-01281S

Dietz & Getzen 50 Central Avenue, Eighth Floor Telephone: 941-366-4800 Designation of Email

STEPHEN K. BOONE, Esq.

July 4, 11, 2025 25-01294S

--- ESTATE ---

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025 CP2752 SC
Division: PROBATE

PROBATE DIVISION
File No. 2025 CP2752 SC
Division: PROBATE
IN RE: ESTATE OF
ELIZABETH D. BEHNKE
Deceased.

The administration of the Estate of ELIZABETH D. BEHNKE, deceased, File No.2025 CP 2752 SC, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237, Post Office Box 3079, Sarasota, Florida 34230-3079. The names and addresses of the personal representative's attorney are set forth below

All creditors of the decedent and oth-

er persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with

FIRST INSERTION

this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and persons having claims or demands

and persons having claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT 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 July 4, 2025.

Personal Representative: JOHN D. BELANGER 677 Linden Drive,

Englewood, FL 34223
Attorney for Personal Rep.
ROBERT A DICKINSON
FL Bar No: 0161468
460 S. Indiana Ave.
(941) 474-7600
robertdickinson@verizon.net
robertadickinson2@verizon.net
July 4, 11, 2025
25-01258S

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 001998 SC Division Probate IN RE: ESTATE OF Richard W. Cox

The administration of the estate of Richard W. Cox, deceased, whose date of death was January 8, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 4000 S. Tamiami Trail, Venice, FL 34283. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

Deceased.

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

FIRST INSERTION

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 SECTION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is: July 4, 2025.

Signed on this 27th day of June,

13328 Pelto Street

/s/Janice M. O'Neill-Cox Janice M. O'Neill-Cox Personal Representative

Venice FL, 34293
/s/ Mark Martella
Mark Martella, Esq.
Florida Bar No. 0024021
Martella Law Firm, PLLC
18245 Paulson Drive, Suite 131
Port Charlotte, FL 33954
Telephone: 941-867-6865
Fax: 941-867-8949
E-mail: mark@martellalaw.com
Secondary: tara@martellalaw.com
Attorney for Petitioner

25-01279S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2025 CP 2818 NC
IN RE: ESTATE OF
SANDRA L. THOMPSON

Deceased.
The administration of the estate of SANDRA L. THOMPSON, deceased, whose date of death was May 19, 2025, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is Post Office Box 3079, Sarasota, FL 34230-3079. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME

OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

All 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 PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S

The date of first publication of this notice is July 4, 2025.

Personal Representative: SETH A. THOMPSON

257 Corsano Drive
Venice, Florida 34275
Attorney for Personal Representative:
JOHN FERRARI, JR.
Attorney
Florida Bar Number: 111132
Ferrari, Butler &
Moneymaker, PLLC
2520 Tamiami Trail North, Suite 11
Nokomis, Florida 34275
Telephone: (941) 960-1676
Fax: (941) 296-8656
E-Mail: johnf@elderlegalfl.com

25-01252S

Secondary E-Mail:

July 4, 11, 2025

pollyb@elderlegalfl.com

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,

FLORIDA
PROBATE DIVISION
File No. 2025-CP-002618-NC
Division Probate
IN RE: ESTATE OF
CLARE BISMUTH,
Deceased.

The administration of the estate of Clare Bismuth, deceased, whose date of death was April 29, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Probate Court, P.O. Box 3079, Sarasota, FL, 34230. The names and addresses of the personal representatives and the personal representatives' attorney are set

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.

FIRST INSERTION

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.

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

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

BARRED.

July 4, 11, 2025

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

The date of first publication of this notice is July 4, 2025.

Personal Representatives:
Tiffany Murray
4639 Del Sol Blvd.
Sarasota, FL 34243
Patrick Bismuth
8071 Waterbend Trail
Sarasota, FL 34240
Shumaker, Loop & Kendrick, LLP
Attorney for Personal Representati
By: Cheryl Gordon

Shumaker, Loop & Kendrick, LLP
Attorney for Personal Representatives:
By: Cheryl Gordon
E-Mail Addresses:
cgordon@shumaker.com
carolg@shumaker.com
Florida Bar No. 0284483
240 S. Pineapple Avenue, 9th Floor
P.O. Box 49948
Sarasota, FL 34236
Telephone: 941-364-2706
July 4, 11, 2025
25-01306S



What makes public notices in newspapers superior to other forms of notices?

Public notices in newspapers are serendipitous.

When readers page through a newspaper, they will find important public notice information they otherwise would not find anywhere else.

Rarely do consumers specifically search online for public notices.

Are internet-only legal notices sufficient?

No. While the internet is clearly a useful resource, websites should not be used as the sole source of a legal notice.

Websites, whether controlled by a government body or a private firm, are not independent, archived, readily available or independently verified.

Newspaper legal notices fulfills all of those standards.

How much do legal notices cost?

The price for notices in the printed newspaper must include all costs for publishing the ad in print, on the newspaper's website and to www.floridapublicnotices.com.

The public is well-served by notices published in a community newspaper.

Who benefits from legal notices?

You do. Legal notices are required because a government body or corporation wants to take action that can affect individuals and the public at large.

When the government is about to change your life, or your property or assets are about to be taken, public notices in newspapers serve to alert those affected.

What is a public notice?

A public notice is information intended to inform citizens of government activities. The notice should be published in a forum independent of the government, readily available to the public, capable of being securely archived and verified by authenticity.

The West Orange Times carries public notices in Orange County, Florida.

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 2461 **Division Probate** IN RE: ESTATE OF RITA M. DRAVELING

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Rita M. Draveling, deceased, File Number 2025 CP 2461: by the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Attn: Probate, 2000 Main Street, Sarasota Florida; that the decedent's date of death was March 29, 2025; that the total value of the estate is \$3,044.00 and that the names and addresses of those to whom it has been assigned by such order are: NAME ADDRESS

Martha Bradt 2731 Military Street Port Huron, MI 48060 Susan DiLucchio 7199 E. MN Avenue Kalamazoo, MI 49048

Mark Harrison 1202 Wall St. Port Huron, MI 48060 Philip Harrison 1335 Gannet Run Virginia Beach, VA 23451 Anita Harrison 1360 Burlington

Hickory Corners, MI 49060 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is July 4, 2025.

Person Giving Notice: Susan DiLucchio 7199 E. MN Avenue

Kalamazoo, MI 49048 Attorney for Person Giving Notice: Rodney D. Gerling, Esq. Florida Bar No. 0554340 Affordable Attorney Gerling Law Group Chartered 6148 State Road 70 East Bradenton, Florida 34203 Telephone: (941) 756-6600 Email: rgerling@gerlinglawgroup.com July 4, 11, 2025 25-01290S

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-002419 NC **Division Probate** IN RE: ESTATE OF JAMES M. RAFTERY

Deceased. The administration of the estate of James M. Raftery, deceased, whose date of death was July 30, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division. the address of which is P.O. Box 3079, Sarasota, Florida 34230. The names and $addresses\ of\ the\ personal\ representative$ and the personal representative's attorney are set forth below.

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

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

creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.

All 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 July 4, 2025.

Personal Representative: Michelle Raftery 34 Rawson Road, Unit 2

Brookline, Massachusetts 02445 Attorney for Personal Representative: Robert T. Kleinknecht Attorney for Petitioner Florida Bar Number: 181330 Oakstone Law PL 225 Banyan Blvd., Ste 230 Naples, Florida 34102 Telephone: (239) 206-3454

rkleinknecht@oakstonelaw.comSecondary E-Mail: asmith@oakstonelaw.com July 4, 11, 2025 25-01267S

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA

PROBATE DIVISION File No. 2025 CP 002859 SC **Division: Probate** IN RE: ESTATE OF BEVERLY TANYA VIRGILIO Deceased.

The administration of the estate of BEVERLY TANYA VIRGILIO, deceased, whose date of death was February 6, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 4000 Tamiami Trail S., Venice, FL 34293. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.

All 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 PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is July 4, 2025.

Personal Representative: SUSAN ANN FRECH c/o Staas Law Group, P.L.L.C. 801 E. Venice Ave., Ste. #2

Venice, FL 34285 Attorney for Personal Representative: JULIE A. COLLINS Florida Bar Number: 0151483 Staas Law Group, P.L.L.C. 801 E. Venice Ave., Ste. #2 Venice, FL 34285 Telephone: (941) 408-8555 Fax: (941) 408-8556 E-Mail: jcollins@staaslawgroup.com Secondary E-Mail: e-service@veniceelderlaw.com July 4, 11, 2025

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY. FLORIDA PROBATE DIVISION

File No. 2025 CP 1314 NC IN RE: ESTATE OF RICHARD P. SUNDSTROM, Deceased.

The administration of the estate of Richard P. Sundstrom, deceased, whose date of death was February 11, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 SECTION 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: July 4, 2025.

Signed on this 23rd day of April,

Jeffrey M. Anzalone Personal Representative 258 Village Drive

McDonough, GA 30253 Mary E. King, Esq. Attorney for Personal Representative Florida Bar No. 0987001 Law Office of Mary E. King, P.L. 3389 Magic Oak Lane Sarasota, FL 34232 Telephone: (941) 906-7585 Email: Tax@kinglawpl.com 25-01291S

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR

SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-003213 NC

IN RE: ESTATE OF SCOTT A. HOLLAND Deceased.

The administration of the estate of Scott A. Holland, deceased, whose date of death was April 28, 2025, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is 200 Main Street, Room 102, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and oth-

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

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

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

SARASOTA COUNTY,

FLORIDA PROBATE DIVISION

File No. 2025-CP-002869-NC

Division Probate

IN RE: ESTATE OF

ALAN G. KENNISH, III, A/K/A ALAN GILBERT KENNISH, III,

Deceased.

The administration of the estate of Alan G. Kennish, III, a/k/a Alan Gilbert

Kennish, III, deceased, whose date of

death was April 27, 2025, is pending in

the Circuit Court for Sarasota County,

Florida, Probate Division, the address

of which is 2000 Main Street, Sarasota

Florida 34237. The names and address

es of the Personal Representative and

the Personal Representative's attorney

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 AF-

TER THE TIME OF THE FIRST

PUBLICATION OF THIS NOTICE

OR 30 DAYS AFTER THE DATE OF

SERVICE OF A COPY OF THIS NO-

All other creditors of the decedent

and other persons having claims or demands against decedent's estate

must file their claims with this court

WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICA-

The Personal Representative has

TION OF THIS NOTICE.

All creditors of the decedent and

are set forth below.

TICE ON THEM.

must be filed with the clerk.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE 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.

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

The date of first publication of this notice is JULY 4, 2025.

Personal Representative: Yvonne B. Holland 2820 Castleview Dr.

Pittsburgh, Pennsylvania 15227 Attorney for Personal Representative: /s/ Andrej Cuturic Andrej Cuturic, Attorney Florida Bar Number: 1018523 801 E Venice Ave, Ste. 2 Venice, Florida 34285 Telephone: (941) 441-9193 Fax: (941) 214-2629 E-Mail: ac@legacylifelegal.com Secondary E-Mail: stephanie@legacylifelegal.com July 4, 11, 2025 25-01283S

no duty to discover whether any prop-

erty held at the time of the decedent's

death by the decedent or the dece-

dent's surviving spouse is property to

which the Florida Uniform Disposi-tion of Community Property Rights

at Death Act as described in Sections

732.216-732.228, applies, or may apply, unless a written demand is made

by a creditor as specified under Sec-

tion 732.2211, Florida Statutes. ALL CLAIMS NOT FILED

WITHIN THE TIME PERIODS SET

FORTH IN FLORIDA STATUTES

SECTION 733.702 WILL BE FOR-

ABOVE, ANY CLAIM FILED TWO

(2) YEARS OR MORE AFTER THE

DECEDENT'S DATE OF DEATH IS

The date of first publication of this

Personal Representative:

Jessica Kennish Christo,

a/k/a Jessica Anderson

258 Montelluna Drive

Nokomis, Florida 34275

Attorney for Personal Representative:

Shumaker, Loop & Kendrick, LLP

Shumaker, Loop & Kendrick, LLP

240 S. Pineapple Avenue, 9th Floor Sarasota, Florida 34236

Benjamin R. Hanan, Esquire

Florida Bar No. 0089559

Telephone: 941-364-2723

bhanan@shumaker.com

mward@shumaker.com

E-Mail Addresses:

July 4, 11, 2025

SET

THE

FORTH

25-01278S

NOTWITHSTANDING

PERIOD

notice is July 4, 2025.

EVER BARRED.

TIME

FIRST INSERTION

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY,

FLORIDA PROBATE DIVISION FILE NO.: 2023 CP 005141 NC IN RE: ESTATE OF LLOYD VIRGIL SAYLOR, Deceased.

The administration of the Estate of Lloyd Virgil Saylor, deceased, whose date of death was April 6, 2023, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main St., Room 102, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The date of first publication of this notice is July 4, 2025.

> Personal Representative: Marshall Saylor

c/o Bennett Jacobs & Adams, P.A. PO Box 3300, Tampa, FL 33601 Attorney for Personal Representative: Linda Muralt, Esquire FL Bar No. 0031129 Bennett Jacobs & Adams, P.A. PO Box 3300, Tampa, FL 33601 Phone (813) 272-1400 Fax (866) 844-4703 E-Mail: LMURALT@BJA-Law.com

25-01268S

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-2196_NC

IN RE: ESTATE OF NANCY D. OPIE, A/K/A NANCY JOY DART OPIE, Deceased.

The administration of the estate of NANCY D. OPIE (a/k/a NANCY JOY DART OPIE), deceased, whose date of death was January 19, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the Personal Representative and the Personal Representatives' 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

July 4, 11, 2025

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 July 4, 2025.

Under penalties of perjury, I declare that I have read the foregoing, and the facts alleged are true, to the best of my knowledge and belief. Signed on this 7 day of APRIL, 2025

FRED WILLIAMS

Petitioner

DAVID R. PASH Florida Bar No. 484679 Email: dpash@@wga-law.com Alternate Email: pleadings@wga-law.com PATRICK COURVILLE Florida Bar No. 115708 Email: pcourville@wga-law.com Alternate Email: pleadings@wga-law.com Attorneys for Petitioner WOLLMAN, GEHRKE & ASSOCIATES, PA 2235 Venetian Court, Suite 5 Naples, FL 34109 Telephone: (239)435-1533 Facsimile: (239)435-1433 25-01284S

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE

12TH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY. FLORIDA

PROBATE DIVISION FILE NO. 2025 CP 002427 NC Division PROBATE IN RE: ESTATE OF EDWARD A. DANNENBERG ALSO KNOWN AS EDWARD A. DANNENBERG, JR.

Deceased.

The administration of the estate of Edward A. Dannenberg also known as Edward A. Dannenberg, Jr., deceased, whose date of death was April 2, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division the address of which is The Judge Lynn Silvertooth Judicial Center, 2002 Ringling Blvd., Sarasota, FL, 34237. 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.

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the

Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. All 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 SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME

PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this

notice is July 4, 2025.

Personal Representative: Julie Carlisle-Kane 357 S. Shore Dr.

Osprey, Florida 34229 Attorney for Personal Representative: Stacey Maloney, Esq. Attorney for Personal Representative Florida Bar Number: 1022354 The Law Office of Stacey Maloney, PLLC 1990 Main St., Ste. 750 Sarasota, FL 34236 Telephone: (941) 301-8877 $\hbox{E-Mail: stacey@maloneylegalfl.com}$ July 4, 11, 2025 25-01289S

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25-01221S

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION TERMINATION OF PARENTAL RIGHTS

IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY

CASE NO. 2023DP000022NC IN THE INTEREST OF: L.H. DOB: 10/3/2016 Minor Child

TO: Ashton Heddens, address unknown

YOU ARE HEREBY NOTIFIED that the State of Florida, Department

of Children and Families, has filed a Petition to terminate your parental rights and permanently commit the following child for adoption: L.H. born on 10/3/2016. You are hereby commanded to appear on August 13, 2025, at 10:00 AM before the Honorable Andrea McHugh at the Sarasota Courthouse, 2000 Main Street Courtroom 6B Sarasota, FL 34237, for an ADVISORY HEARING.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota,

Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Karen E. Rushing, Clerk of Circuit Court Sarasota County, Florida (SEAL) By: Deputy Clerk 7/1/2025

25-01295S July 4, 11, 18, 25, 2025

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY,

FLORIDA CASE NO.: 2025 CA 002340 CARRINGTON MORTGAGE SERVICES, LLC, Plaintiff, VS. UNKNOWN HEIRS BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES. ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY THROUGH UNDER OR AGAINST THE ESTATE OF MARK R. GLEASON. DECEASED; et al., Defendant(s).

TO: Unknown Heirs Beneficiaries, Devisees, Surviving Spouse, Grantees, Assignee, Lienors, Creditors, Trustees, And All Other Parties Claiming An Interest By Through Under Or Against The Estate Of Mark R. Gleason, De-

Last Known Residence: Unknown YOU ARE NOTIFIED that an action to foreclose a mortgage on the following

property in Sarasota County, Florida: LOTS 8822 AND 8823, SOUTH VENICE, UNIT NO. 31, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 6, PAGE 84, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLOR-IDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 401 W. Linton Blvd. Suite 202-B Delray Beach, FL 33444, on or before August 4, 2025, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. contact the Sarasota County Please Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired,

Dated on June 23, 2025. KAREN E RUSHING, CLERK As Clerk of the Court (SEAL) By: G. Kopinsky As Deputy Clerk

1133-3808B Ref# 11719

July 4, 11, 2025 25-01256S

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY,

FLORIDA CASE NO.: 2025-CA-001098 LAKEVIEW LOAN SERVICING,

Plaintiff, v. DAVID ASSIP, et al.,

Defendants. NOTICE is hereby given that Karen E. Rushing, Clerk of the Circuit Court of Sarasota County, Florida, will on August 5, 2025, at 9:00 a.m. ET, via online auction site at www.sarasota. realforeclose.com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in

Sarasota County, Florida, to wit: Lot 17, Block 1507, THIRTI-ETH ADDITION TO PORT CHARLOTTE SUBDIVISION, according to the plat thereof recorded in Plat Book 15, Page 14, in the Public Records of Sarasota County, Florida.

Property Address: 5748 Gager Avenue, North Port, FL 34291 pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number of which is set forth above.

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 the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota. Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

SUBMITTED on this 2nd day of July,

TIFFANY & BOSCO, P.A. /s/ Kathryn I. Kasper, Esq. Anthony R. Smith, Esq. FL Bar #157147 Kathryn I. Kasper, Esq. FL Bar #621188 Attorneys for Plaintiff OF COUNSEL: Tiffany & Bosco, P.A. 1201 S. Orlando Ave, Suite 430 Winter Park, FL 32789 Telephone: (205) 930-5200 Facsimile: (407) 712-9201 July 4, 11, 2025

25-01309S

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY,

FLORIDA CIVIL DIVISION CASE NO. 2025 CA 001721 SC HOME PLANET USA REAL ESTATE INC., a Florida corporation,

Plaintiff, vs. THE UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEE OR OTHER PARTIES CLAIMING BY, THROUGH, UNDER, OR AGAINST TIMOTHY M. CANN, DECEASED, AND KNOWN HEIRS, TATYANA CANN, TIMOTHY M. CANN II, JULIE MADER, and STEPHEN

Defendants.
To: THE UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, AS-SIGNEES, LIENORS, CREDITORS, TRUSTEE OR OTHER PARTIES CLAIMING BY, THROUGH, UNDER, OR AGAINST TIMOTHY M. CANN, DECEASED.

LAST KNOWN ADDRESS: UN-KNOWN

You are notified that an action for quiet title has been filed against you with regard to the following property in Sarasota County, Florida:

Lots 3948, 3949 and 3950, SOUTH VENICE, UNIT NO. 14,

FLORIDA CIVIL DIVISION

CASE NO. 2025-CC-002986

REYNOLDS VENTURES, INC., a

WALTER B. GREEN, an individual,

UNKNOWN SPOUSE OF WALTER

HERITAGE OAKS ASSOCIATION,

TO: UNKNOWN SPOUSE OF WAL-

5241 Mahogany Run Avenue, Unit 414

YOU ARE NOTIFIED that a foreclo-

sure of Construction Lien action on the

following properties located in Sarasota County, Florida have been filed against

Unit 414, Building 4, VERAN-DA I AT HERITAGE OAKS, a

Condominium according to the

Declaration of Condominium

recorded in O.R. Book 3004,

Page 44, as amended, and as per

plat thereof recorded in Con-

dominium Book 32, Page 31,

31A through 31D, of the Public Records of Sarasota County,

B. GREEN, and VERANDA I AT

INC., a Florida not for profit

Florida corporation,

Plaintiff, vs.

corporation,

Defendants.

TER B. GREEN

Sarasota, FL 34241-9188

LEGAL DESCRIPTION

according to the plat thereof, as recorded in Plat Book 6, Page 50, of the Public Records of Sarasota County, Florida.

Parcel ID#: 0458100145 and you are required to serve a copy of your written defenses, if any to it on Jessica E. Loshin, Esq., the Plaintiff's attorney, whose address is 7650 W. Courtney Campbell Causeway, Suite 1150, Tampa, Florida, 33607, on or before 30 days after first publication and file the original with the Clerk of this court either before service upon 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 24 day of June, 2025. KAREN E RUSHING, CLERK Clerk of The Circuit Court

(SEAL) By: G. Kopinsky As Deputy Clerk July 4, 11, 18, 25, 2025 25-01257S

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY,

FLORIDA CIVIL DIVISION CASE NO. 2025 CA 000445 NC

EF MORTGAGE, LLC, Plaintiff, vs. KGG RESIDENTIAL FUND INC.; YINAN ZAHO KATSIMBRAKIS; FLORIDA WELL SERVICES, INC.; STUART'S EXCAVATING LLC,

Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure filed May 28, 2025 and entered in Case No. 2025 CA 000445 NC, of the Circuit Court of the 12th Judicial Circuit in and for SARASOTA County, Florida, wherein EF MORTGAGE, LLC is Plaintiff and YINAN ZAHO KATSIMBRAKIS; KGG RESIDENTIAL FUND INC.; FLORIDA WELL SERVICES, INC.: STUART'S EXCAVATING LLC; are defendants. KAREN E. RUSHING, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW. SARASOTA.REALFORECLOSE. COM, at 9:00 A.M., on July 29, 2025, the following described property as set forth in said Final Judgment, to wit: LOT 15, BLOCK 2399, FORTY-

NINTH ADDITION TO PORT CHARLOTTE SUBDIVISION

ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 21, PAGES 1, 1A THROUGH 1Z, OF THE PUB-LIC RECORDS OF SARASOTA 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 disabil-

ity 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 30th day of June 2025.

Marc Granger, Esq. Bar. No.: 146870 Kahane & Associates, P.A. 1619 NW 136th Avenue, Suite D-220 Sunrise, Florida 33323 Telephone: (954) 382-3486 Telefacsimile: (954) 382-5380 Designated service email: notice@kahaneandassociates.com File No.: 25-01473 CSLC July 4, 11, 2025 25-01292S

FIRST INSERTION

NOTICE OF ACTION Florida. IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN Property Address: 5241 Mahogany Run Avenue, Unit 414, Sarasota, FL 34241-9188 AND FOR SARASOTA COUNTY,

FIRST INSERTION

You are required to file written defenses with the Clerk of this Court and to serve a copy within thirty (30) days after first publication for this notice August 4, 2025, on Peter Antonelli, Esq., Attorney for Plaintiff, whose address is Roetzel & Andress, 2320 First Street, Suite 1000, Fort Myers, Florida 33901; 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days: if you are hearing or voice impaired,

WITNESS my hand and seal of the Court on the 23 day of June, 2025.

KAREN E RUSHING, CLERK Clerk of the Court (SEAL) By: G. Kopinsky Deputy Clerk July 4, 11, 2025 25-01254S

NOTICE OF ACTION IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL DIVISION

CASE NO. 2025-CC-002986 REYNOLDS VENTURES, INC., a Florida corporation, Plaintiff, vs.

WALTER B. GREEN, an individual, UNKNOWN SPOUSE OF WALTER B. GREEN, and VERANDA I AT HERITAGE OAKS ASSOCIATION, INC., a Florida not for profit corporation,

Defendants.

Florida.

TO: WALTER B. GREEN 5241 Mahogany Run Avenue, Unit 414 Sarasota, FL 34241-9188

YOU ARE NOTIFIED that a foreclosure of Construction Lien action on the following properties located in Sarasota County, Florida have been filed against

LEGAL DESCRIPTION Unit 414, Building 4, VERAN-DA I AT HERITAGE OAKS, a Condominium according to the Declaration of Condominium recorded in O.R. Book 3004, Page 44, as amended, and as per plat thereof recorded in Con-

dominium Book 32, Page 31,

31A through 31D, of the Public

Records of Sarasota County,

Property Address: 5241 Mahogany Run Avenue, Unit 414, Sarasota, FL 34241-9188

You are required to file written defenses with the Clerk of this Court and to serve a copy within thirty (30) days after first publication for this notice August 4, 2025, on Peter Antonelli, Esq., Attorney for Plaintiff, whose address is Roetzel & Andress, 2320 First Street, Suite 1000, Fort Myers, Florida 33901; 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of the Court on the 23 day of June, 2025. KAREN E RUSHING, CLERK

Clerk of the Court (SEAL) By: G. Kopinsky Deputy Clerk July 4, 11, 2025 25-01255S

SUBSEQUENT INSERTIONS

--- PUBLIC SALES ---

SECOND INSERTION

NOTICE OF PUBLIC SALE Notice of Public Auction for monies due on storage units.

The auction will be held on JULY 14, 2025, at or after 8:00 am and will continue until finished. Units are said to contain household items. Property sold under Florida Statute 83.806.

The names of whose units will be sold are as follows 5055 Pan American Blvd. North Port, FL 34287 Sarasota

unit	balance
H15	512.45
G14	198.90
DD16	1800.41
DD51	213.80
C44	533.10
G07	713.30
CC65	350.20
CC64	347.60
G21	741.80
C33	472.60
D51	275.60
H04	388.90
CC31	285.90
H17	543.35
H37	678.55
H36	482.90
BB12	991.40
H44	1838.05
CC62	414.50
ısota	
unit	balance
2213	790.55
1206	461.00
2091	662.90
1508	466.10
2022	450.70
1221	482.90
1434	1249.50
	H15 G14 DD16 DD51 C44 G07 CC65 CC64 G21 C33 D51 H04 CC31 H17 H37 H36 BB12 H44 CC62 asota unit 2213 1206 2091 1508 2022 1221

We publish all Public sale, Estate & Court-related notices

- We offer an online payment portal for easy credit card payment
- Service includes us e-filing your affidavit. to the Clerk's office on your behalf

and select the appropriate County

name from the menu option

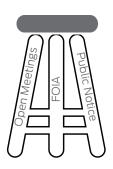
or email legal@businessobserverfl.com



Why Public Notice Should Remain in Newspapers

Along with open meeting and freedom of information laws, public notice is an essential element of the

three-legged stool of government transparency







vs



This is not about "newspapers vs the internet".

It's newspapers and newspaper websites vs government websites

and newspaper websites have a much larger audience.

Moving notice from newspapers to government websites would reduce the presence of public notices on the internet



Requiring independent, third-party newspapers to ensure that public notices run in accordance with the law helps

prevent government officials from hiding information

they would prefer the public not to see

Since the first U.S.
Congress, public officials
have understood that
newspapers are the best
medium to notify the public
about official matters
because they contain the

essential elements of public notice:



Accessibility

82

Independence



Verifiability



Archivability

Publishing notices on the internet is neither cheap nor free



Newspapers remain the primary vehicle

all 50 states

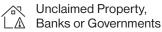


Types Of Public Notices

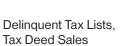
Citizen Participation Notices

Government Meetings and Hearings

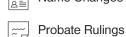
Land and Water Use



Commercial Notices









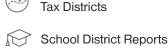


Meeting Minutes or Summaries

Tax Rates

Agency Proposals

Proposed Budgets and



Zoning, Annexation and Land Use Changes

Creation of Special



Permit and License Applications

Sales

Government Property

Stay Informed, It's Your Right to Know.

For legal notice listings go to: **Legals.BusinessObserverFL.com**To publish your legal notice call: **941-906-9386** or **Legal@BusinessObserverFL.com**



--- ESTATE / ACTIONS ---

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025CP002696NC IN RE: ESTATE OF

PAUL J. HUDSON. Deceased. The administration of the estate of PAUL J. HUDSON, deceased, whose date of death was April 16, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230-3079. The

names and addresses of the personal

representative and the personal repre-

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

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

All 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, FLORIDA STAT-UTES, WILL BE FOREVER BARRED.

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

The date of first publication of this notice is JUNE 27, 2025.

Personal Representative: **GREGORY C. ROBERTS** Klingbeil & Roberts, P.A.

341 West Venice Avenue Venice, FL 34285 Attorney for Personal Representative: Robert T. Klingbeil, Jr. Florida Bar Number: 0366846 Klingbeil & Roberts, P.A. 341 West Venice Avenue Venice, FL 34285 Telephone: (941) 485-2900 Fax: (941) 486-8565 E-Mail: bob@k-rlaw.com Secondary E-Mail: deanna@k-rlaw.com June 27; July 4, 2025 25-01222S SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION

File No. 2025CP002697SC IN RE: ESTATE OF MICHAEL M. WELSH. Deceased.

The administration of the estate of MI-CHAEL M. WELSH, deceased, whose date of death was April 21, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division. the address of which is P.O. Box 3079, Sarasota, Florida 34230-3079. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

All 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, FLORIDA STAT-UTES, WILL BE FOREVER BARRED.

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

The date of first publication of this notice is JUNE 27, 2025.

Personal Representative: DOUGLAS L. NEAL c/o Klingbeil & Roberts, P.A.

341 West Venice Avenue Venice, FL 34285 Attorney for Personal Representative: Gregory C. Roberts Florida Bar Number: 0438782 Klingbeil & Roberts, P.A. 341 West Venice Avenue Venice, FL 34285 Telephone: (941) 485-2900 Fax: (941) 486-8565 E-Mail: greg@k-rlaw.com Secondary E-Mail: deanna@k-rlaw.com June 27; July 4, 2025 25-01223S SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORID

PROBATE DIVISION File No. 2025-CP-1693 NC IN RE: ESTATE OF: HORST STAAB, Deceased.

The administration of the estate of HORST STAAB, deceased, whose date of death was December 5, 2024; is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Post Office Box 3079. Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL 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: June 27, 2025.

Monica S. Perry Personal Representative 6404 Tree Ridge Cove

Brentwood, TN 37027 Dave M. Evans, Jr., Esquire Attorney for Personal Representative Florida Bar No. 1013511 LEE & EVANS, P.A. 2601 Cattlemen Road, Suite 503 Sarasota, Florida 34232 Telephone: (941) 954-0067 Facsimile: (941) 365-1492 Email: devans@leeandevans.com Secondary Email: kristina@leeandevans.com June 27; July 4, 2025 25-01228S SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA

PROBATE DIVISION File No. 2025-CP-002578- NC **Division Probate** IN RE: ESTATE OF K.R. SCHULZ AKA KAYE SCHULZ

Deceased. The administration of the estate of K.R. SCHULZ aka KAYE SCHULZ, deceased, whose date of death was October 30, 2024, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

All 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 SECTION 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 June 27, 2025.

Personal Representative: JOHN C. SCHULZ

855 Starflower Road Encinitas, California 92024 Attorney for Personal Representative: BRADEN H. SHARRER, Attorney Florida Bar Number: 0084674 FARR LAW FIRM P.A. 237 Nokomis Avenue South Venice, FL 34285 Telephone: (941) 488-7751 Fax: (941) 497-7636 E-Mail: bsharrer@farr.com Secondary E-Mail: tweiss@farr.com June 27; July 4, 2025 25-01229S SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 2671 NC **Division Probate**

IN RE: ESTATE OF

ELLEN M. STUKE-HANN

Deceased. The administration of the estate of Ellen M. Stuke-Hann, deceased, whose date of death was July 12, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division. the address of which is PO Box 3079, Sarasota, Florida 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

All 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 SECTION 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 June 27th, 2025.

Personal Representative: Maureen D. Bellardino

21246 Marigold Avenue Port Charlotte, Florida 33952 Attorney for Personal Representative: T. Thomas Shirley Attorney Florida Bar Number: 154581

Dunkin & Shirley, P.A. 170 West Dearborn Street Englewood, Florida 34223 Telephone: (941) 474-7753 Fax: (941) 475-1954 E-Mail: tom@dunkinshirley.com June 27; July 4, 2025 25-01232S SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA

PROBATE DIVISION File No. 2025-CP-2326-NC Twelfth Judicial Circuit IN RE: ESTATE OF LAWRENCE M. GREENE,

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

You are hereby notified that an Order of Ancillary Summary Administration has been entered in the estate of Lawrence M. Greene, deceased, Case No.: 2025-CP-2326-NC, by the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2002 Ringling Boulevard, Sarasota, Florida 34237; that the decedent's date of death was September 18, 2023, and whose social security number is xxx-xx-4972; that the total value of the estate is approximately \$10,000.00, and that the name and address of those to whom it has been assigned by such order is:

Cynthia R. Greene 3310 N. Leisure World Blvd. Apt. 407

Silver Spring, Maryland 20906 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the decedent and persons having claims or demands against decedent's estate 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 LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLI-CATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

ALL 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 PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this

notice is June 27, 2025.

Petitioner: Cvnthia R. Greene

3310 N. Leisure World Blvd. Apt. 407 Silver Spring, Maryland 20906 Christopher J. Fowler (FL Bar #104085) Jared T. Coldiron (FL Bar #1020502) Attorney for Petitioner

Primary Email: cfowler@nhlslaw.com Secondary Email: tpayne@nhlslaw.com Norton, Hammersley, Lopez & Skokos, P.A.

1819 Main Street, Suite 610 Sarasota, Florida 34236 Telephone: (941) 954-4691 June 27; July 4, 2025

25-01243S

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY. FLORIDA PROBATE DIVISION File No: 2025 CP 002546 NC IN RE: ESTATE OF ARTURAS MISURENKOVAS. Deceased

The administration of the estate of Arturas Misurenkovas, deceased, whose date of death was April 30, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

All 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 June 27, 2025.

> Personal Representative: Linas Misurenkovas 22181 Pine Gardens Trail Sarasota, FL 34231

Attorney for Personal Representative: Jerome Levin, Esq Florida Bar Number: 0213594 1432 1st St. Sarasota, FL 34236

Telephone: 941-953-5300

JLevin@LevinMediation.com June 27: July 4, 2025 25-01226S NOTICE TO CREDITORS

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY,

FLORIDA PROBATE DIVISION FILE NO.: 2025 CP 002932 NC IN RE: ESTATE OF DANIEL PAUL ANDELIN. Deceased.

The administration of the Estate of Daniel Paul Andelin, deceased, whose date of death was February 24, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main St., Rm 102, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the Decedent and other persons having claims or demands against Decedent's estate on whom a copy of this notice is required to be served must file their claims with

this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE

SECOND INSERTION

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.

A Personal Representative or curator has no duty to discover whether

any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732,216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211.

The date of first publication of this notice is June 27, 2025.

Personal Representative: Addison Andelin c/o Bennett Jacobs & Adams, P.A.

PO Box 3300, Tampa, FL 33601 torney for Personal Representative: Linda Muralt, Esquire FL Bar No. 0031129

Bennett Jacobs & Adams, P.A. PO Box 3300, Tampa, FL 33601 Phone: (813) 272-1400 Fax: (866) 844-4703 E-Mail: LMURALT@BJA-Law.com June 27; July 4, 2025 25-01235S

SECOND INSERTION

NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT

IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL DIVISION Case #: 2025 CA 002797 NC DIVISION: A

Selene Finance LP Plaintiff. -vs. Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Jose Betancourt a/k/a Jose Amable Betancourt a/k/a Jose A. Betancourt, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant (s); et al.

Defendant(s). TO: Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Jose Betancourt a/k/a Jose Amable Betancourt a/k/a Jose A. Be-

tancourt, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant (s): 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 Sarasota County, Florida, more par-

ticularly described as follows: THE WEST 34 FEET OF LOT

6, AND THE EAST 24 FEET OF LOT 7, BLOCK G, A RE-PLAT OF PART OF LORRAINE PARK, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 6, PAGE 67, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLOR-IDA. more commonly known as 2542

22nd Street, Sarasota, FL 34234. 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 750 Park of Commerce Blvd., Suite 130, Boca Raton, FL 33487, 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 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; you are hearing or voice impaired,

WITNESS my hand and seal of this Court on the 19 day of June, 2025. Karen E. Rushing

Circuit and County Courts (SEAL) By: G. Kopinsky Deputy Clerk

25-332778 FC01 SLE 25-01209S June 27; July 4, 2025

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 07/11/2025, at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1965 SKYL mobile home bearing vehicle identification number F50X3334 and all personal items located inside the mobile home. Last Tenant: Terry Scott Tipton, The Estate of Terry Scott Tipton, All Unknown Beneficiaries, Heirs, Successors, And Assigns of Terry Scott Tipton, and Unknown Party or Parties in Possession. Sale to be held at: Palm Terrace, 3223 North Lockwood Ridge Road, Sarasota, Florida 34234, 941-355-3411. June 27; July 4, 2025



SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA

PROBATE DIVISION File No. 2025-CP-002274-NC **Division Probate** IN RE: ESTATE OF CONSTANCE R. KLIER

Deceased. The administration of the estate of CONSTANCE R. KLIER, deceased, whose date of death was January 29. 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2002 Ringling Blvd, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

OF THIS NOTICE ON THEM.

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

All 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 June 27, 2025.

Personal Representative: Russell P. Klier 4844 Stone Ridge Trail

Sarasota, Florida 34232 Attorney for Personal Representative: Gary W. Peal, Esquire Attorney for Personal Representative Florida Bar Number: 0438650 Berlin Patten Ebling PLLC 3700 S Tamiami Trail #200 Sarasota, Florida 34239 Telephone: (941) 954-9991 Fax: (941) 954-9992 E-Mail: gpeal@berlinpatten.com Secondary E-Mail: slindsay@berlinpatten.com June 27; July 4, 2025 25-01239S

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-003085-NC **Division PROBATE** IN RE: ESTATE OF ALBERTO ZARRALUQUI

Deceased. The administration of the estate of Alberto Zarralugui, deceased, whose date of death was January 11, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34236. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME

OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

All 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.

PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S

The date of first publication of this

Alfredo Rivera 426 Vignette Way

Sarasota, Florida 34240 Attorney for Personal Representative: Teresa K. Bowman, Esq. Attorney for Personal Representative Florida Bar Number: 0021453 TERESA K BOWMAN PA 3277 Fruitville Rd., Suite D-2 Sarasota, FL 34237 Telephone: (941) 735-5200 Fax: (941) 234-0604 E-Mail: tkbowman@tkbowmanpa.com Secondary E-Mail:

liz@tkbowmanpa.com June 27; July 4, 2025 25-01238S

NOTWITHSTANDING THE TIME DATE OF DEATH IS BARRED.

notice is June 27, 2025 Personal Representative:

FOURTH INSERTION

NOTICE OF ACTION FOR PETITION TO ESTABLISH PATERNITY AND TIME-SHARING OF MINOR CHILD

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

CASE NO.: 2025-DR-1061 FAMILY DIVISION KEVIN L. LAYNE, Petitioner, and NIKKI MICHELLE SANABRIA And ANGEL LOUIS SANABRIA, Respondents.

TO: ANGEL LOUIS SANABRIA, Address Unknown

YOU ARE NOTIFIED that an action to Establish Paternity and Time-Sharing of Minor Child, has been filed against you and that you are required to

serve a copy of your written defenses, if any, to it on KEVIN L. LAYNE in care of, PAUL BENNETT SEUSY, P.A., the Petitioner's attorney, whose mailing address is P.O. box 230, Arcadia, Florida 34265 on or before June 30, 2025, and file the original with the Clerk of Court for DeSoto County, 115 East Oak Street, Arcadia, Florida, 34266, before service on the Petitioner's attorney or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

The action is asking the court to establish paternity and time-sharing of a minor child.

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

You must keep the Clerk of the circuit

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

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

Dated on June 4th, 2025. KAREN E/ RUSHING, As Clerk of the Court (SEAL) By: G. Kopinsky as Deputy Clerk

June 13, 20, 27; July 4, 2025 25-01123S

THIRD INSERTION

NOTICE OF ACTION CONSTRUCTIVE SERVICE BY PUBLICATION IN THE CIRCUIT COURT OF THE $12 th \ JUDICIAL \ CIRCUIT$ IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL DIVISION

CASE NO.: 2025CA000655SC DEERE & COMPANY, Plaintiff, vs. C&P TREE SERVICE LLC, a Florida corporation, and COLTON FRANK CORPUS, an individual,

TO: DEFENDANT, COLTON FRANK CORPUS, whose last known address is: 312 E Langser St, Englewood, FL 34223

Defendants.

12396 Racketon Street, Port Charlotte, FL 33981

YOU ARE NOTIFIED that an action to recover your payment obligations for failure to pay amounts due under an agreement with Plaintiff has been filed against you in Sarasota County, Florida Circuit Court and you are required to serve a copy of your written defenses, if anv. to it on Miles A. Archabal, Esq., (305) 347-5290, the Plaintiff's attorney, whose address is 200 S. Biscayne Blvd., Suite 1650, Miami, Florida 33131, on or before July 21, 2025, 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. A copy of this Notice of Action will be published in The Business Observer for

four consecutive weeks 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 10 day of June, 2025. KAREN E RUSHING, CLERK Clerk of the Court and Comptroller (SEAL) By: G. Kopinsky As Deputy Clerk

Miles A. Archabal, Esq. (305) 347-5290 the Plaintiff's attorney 200 S. Biscayne Blvd., Suite 1650 Miami, Florida 33131 June 20, 27; July 4, 11, 2025

25-01152S

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION

File No. 2025CP002494SC **Division Probate** IN RE: ESTATE OF JOHN P. MCMORROW Deceased.

The administration of the estate of John P. McMorrow, deceased, whose date of death was March 14, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 4000 S. Tamiami Trail, Venice, Florida 34293. The names and $addresses\ of\ the\ personal\ representative$ and the personal representative's attorney are set forth below.

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

THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

All 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 SECTION 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 June 27, 2025. Personal Representative:

Alan R. Moon 625 St Charles Avenue Unit PHB New Orleans, Louisiana 70130

Attorney for Personal Representative: Lori A. Wellbaum, Attorney Florida Bar Number: 071110 WELLBAUM LAW PA 686 N. Indiana Avenue Englewood, FL 34223 Telephone: (941) 474-3241 Fax: (941) 475-2927 E-Mail: lori@wellbaumlaw.com Secondary E-Mail: anne@wellbaumlaw.com June 27; July 4, 2025 25-01249S

SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-002941

Division Probate IN RE: ESTATE OF WILLIAM KENNETH SANVILLE Deceased. TO ALL PERSONS HAVING CLAIMS

OR DEMANDS AGAINST THE

ABOVE ESTATE: You are hereby notified that an Order of Summary Administration has been entered in the estate of William Kenneth Sanville, deceased, File Number 25-CP-002941, by the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237; that the decedent's date of death was December 26, 2024; that the total value of the estate is \$78,500,00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address Gregory Sanville 52 Lane Road Newport City, VT 05855 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOT-WITHSTANDING ANY OTHER APPLICABLE 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 June 27, 2025.

Person Giving Notice: Gregory Sanville 52 Lane Road

Newport City, Vermont 05855 Attorney for Person Giving Notice Eviana J. Martin, Attorney Florida Bar Number: 36198 Martin Law Firm, PL 3701 Del Prado Blvd S. Cape Coral, Florida 33904 Telephone: (239) 443-1094 Fax: (941) 213-1231

eviana.martin@martinlawfirm.comJune 27; July 4, 2025 25-01233S

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR Sarasota COUNTY, FLORIDA PROBATE DIVISION

File No. 2025 CP 3051 NC IN RE: ESTATE OF THOMAS R. McCARTHY Deceased.

The administration of the estate of THOMAS R. McCARTHY, deceased, whose date of death was May 6, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is June 27, 2025

Michele M. Phillips P.O. Address: 5441 Cork Oak St., Sarasota, FL 34232

Robert P. Scheb, Esq. Bowman, George, Scheb, Kimbrough, Koach & Chapman, PA 2750 Ringling Blvd., Suite 3 Sarasota, FL 34237 (941) 366-5510 Florida Bar No. 398519 rscheb@bowmangeorge.com Attorneys for Personal Representative June 27; July 4, 2025

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION

FILE NUMBER: 2025-CP-001909 IN RE: ESTATE OF LOIS LUTHER Deceased.

The administration of the estate of Lois Luther, deceased, whose date of death was February 25, 2025, File Number 2025-CP-001909, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Clerk of Court, 2000 Main Street, Rm. 102, Sarasota, Florida 34237. The names and addresses of the Personal Representative and the Personal Representative's Attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice has been served must file their claims within 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 SO FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREV-ER BARRED.

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

The date of first publication of this notice is June 27, 2025.

Personal Representative:
Daniel W. Luther, Esq.

215 Keystone Ave., River Forest, IL 60305 Attorney for Personal Representative: Anthony J. Dimora Anthony J. Dimora, Esquire Florida Bar Number: 0092347

Woodward, Pires & Lombardo, P.A. 606 Bald Eagle Drive, Suite 500 Marco Island, Florida 34145 Telephone Number: (239) 394-5161 adimora@wpl-legal.com

June 27; July 4, 2025 25-01248S

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR Sarasota COUNTY. FLORIDA PROBATE DIVISION File No. 2025 CP 3088 NC IN RE: ESTATE OF PAUL G. LINGON Deceased.

The administration of the estate of PAUL G. LINGON, deceased, whose date of death was June 9, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is June 27, 2025

N. Richard Lingon 6940 Wishing Meadow Ln., Afton, VA 22920

Robert P. Scheb, Esq. Bowman, George, Scheb, Kimbrough, Koach & Chapman, PA 2750Ringling Blvd., Suite $3\,$ Sarasota, FL 34237 (941) 366-5510 Florida Bar No. 398519 rscheb@bowmangeorge.com Attorneys for Personal Representative June 27; July 4, 2025

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT. IN AND FOR SARASOTA COUNTY, FLORIDA

PROBATE DIVISION Case No. 2025 CP 003058 NC IN RE: ESTATE OF DIANE K. DREHER. Deceased.

The Summary Administration of the Estate of Diane K. Dreher, Deceased. whose date of death was January 14, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Room 102, Sarasota, Florida 34237. The name and address of the Petitioner and the Petitioner's attorney is 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 AF-TER 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 SECTION 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 June 27, 2025.

Gary A. Dreher, Petitioner 421 Lansbrook Dr. Venice, Florida 34292 Erin E. LeBlanc, Esq. Florida Bar Number: 1019242 BARNES & THORNBURG LLP 4540 PGA Blvd., Suite 208 Palm Beach Gardens, Florida 33418 Telephone: (312) 214-8835 Email: erin.leblanc@btlaw.com Attorney for Petitioner

SECOND INSERTION

June 27; July 4, 2025

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR Sarasota COUNTY, FLORIDA PROBATE DIVISION File No. 2025 CP 002822 Division PROBATE IN RE: ESTATE OF Catherine E. Tengerdy,

Deceased. The administration of the estate of Catherine E. Tengerdy, deceased, whose date of death was March 24th, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's 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 NOTICE.

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH

IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY

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

The date of first publication of this notice is June 27, 2025 Michael P. Infanti

P.O. Address: 1605 Main Street, Suite 1112 Sarasota, FL 34236 Personal Representative

John West, PLLC Attorneys for Personal Representative 2477 Stickney Point Road Suite 215 B Sarasota, FL 34231 Telephone: (941) 953-9600 Florida Bar No. 987026 Email Addresses:

jwest@johnwestiii.com June 27; July 4, 2025

25-01211S

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT CIVIL COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR SARASOTA COUNTY CIVIL DIVISION

Case No. 58-2024-CA-002116 Division A

SELECT PORTFOLIO SERVICING, INC.

Plaintiff, vs. PAUL MICHAEL TUTTLE, BRIAN THOMAS TUTTLE, STATE OF FLORIDA, DEPARTMENT OF REVENUE, WELLINGTON CHASE HOMEOWNER'S ASSOCIATION. INC., PALMER RANCH MASTER PROPERTY OWNERS ASSOCIATION, INC., UNKNOWN SPOUSE OF PAUL MICHAEL TUTTLE, UNKNOWN SPOUSE OF BRIAN THOMAS TUTTLE, AND UNKNOWN TENANTS/OWNERS,

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on February 27, 2025, in the Circuit Court of Sarasota County, Florida, Karen E. Rushing, Clerk of the Circuit Court, will sell the property situated in Sarasota County, Florida described as:

Defendants.

LOT 29, WELLINGTON CHASE, UNIT 3, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 39, PAGES 48, 48B, 48C AND

48D. PUBLIC RECORDS OF SARASOTA COUNTY, FLOR-IDA.

and commonly known as: 6315 STUR-BRIDGE CT, SARASOTA, FL 34238; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, www.sarasota.realforeclose.com, on August 22, 2025 at 9:00 A.M..

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, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this June 19, 2025 By:/s/ Jennifer M. Scott Jennifer M. Scott Attorney for Plaintiff $246300/2324557/\mathrm{CMP}$

June 27; July 4, 2025 25-01204S

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY,

FLORIDA

CIVIL ACTION
Case No. 2020-CA-005164-NC PETER L. BARTOLOTTA and EILEEN BARTOLOTTA, Plaintiffs, v.

DENISE HAYWARD; and UKNOWN TENANT(S) IN POSSESSION, Defendants.

NOTICE IS HEREBY GIVEN, pursuant to the Uniform Final Judgment of Mortgage Foreclosure entered in Case No. 2020-CA-005164-NC, in the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida, wherein PETER L. BARTOLOTTA and EILEEN BARTOLOTTA are the Plaintiffs and DENISE HAYWARD is the Defendant. Karen E. Rushing, the Clerk of Circuit Court, will sell to the highest and best bidder for cash at www.sarasota. realforeclose.com at 9:00 o'clock a.m. on August 8, 2025, the following described property as set forth in the Final Judgment, to wit:

Lot 32, Block 460, NINTH ADDITION TO PORT CHAR-LOTTE SUBDIVISION, a Subdivision according to the Plat thereof recorded in Plat Book 12, Pages 21 and 21A through 21S of the Public Records of Sarasota 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 WITHIN SIX-TY (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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS MY HAND and seal on June 19, 2025. /s/ Tamsen Hays Tamsen Hays, Esq. Florida Bar No. 44126 Wotitzky, Wotitzky & Young, P.A. 1107 West Marion Avenue, Unit 111 Punta Gorda, FL 33950 (941) 639-2171; Fax (941) 639-8617 thays@wotitzkylaw.com donna@wotitzkylaw.com Attorneys for Plaintiffs June 27; July 4, 2025 25-01205S

SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE

12TH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 2024-CA-001414 NC U.S. BANK, NATIONAL ASSOCIATION SUCCESSOR TRUSTEE TO BANK OF AMERICA. N.A., AS SUCCESSOR TO LASALLE BANK, N.A., AS TRUSTEE FOR THE MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES. **SERIES 2007-4**, Plaintiff, vs.

UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNESS, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM INTEREST IN THE ESTATE OF ANNIE LOIS GIBBS, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Uniform Final Judgment of Mortgage Foreclosure entered on the 20th day of February 2025, in Case No. 2024-CA-001414 NC, of the Circuit Court of the 12TH Judicial Circuit in and for Sarasota County, Florida, wherein ILS. Bank, NATIONAL ASSOCIATION SUCCESSOR TRUSTEE TO BANK OF AMERICA, N.A., AS SUCCESSOR TO LASALLE BANK, N.A., AS TRUSTEE FOR THE MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2007-4 is the Plaintiff, UNKNOWN BENEFICIARIES. DEVISEES, ASSIGNESS, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM INTEREST IN THE ESTATE OF

ANNIE LOIS GIBBS; UNKNOWN

SPOUSE OF KENOL JEAN POJX

A/K/A KENOL JEAN POIX; JOSHUA

C. COUNCIL; ISAIAH DUNBAR;

TIMOTHY DUNBAR; THEODORE GIBBS; UNKNOWN TENANT #1 AND UNKNOWN TENANT #2, are the Defendants. Karen Rushing Clerk of this Court shall sell to the highest and best bidder for cash electronically at www.sarasota.realforeclose.com, the Clerk's website for on-line auctions at, $9\!:\!00$ AM on the 22ND day of July 2025, the following described property as set forth in said Final Judgment, to wit:

LOT 17, BLOCK 887, 20TH ADDITION TO PORT CHAR-LOTTE SUBDIVISION, AC-CORDING TO THE MAP OR PLAT THEREOF, AS RECORD-ED IN PLAT BOOK 14, PAGES 8, 8A THROUGH 8K. OF THE PUBLIC RECORDS OF SARA-SOTA COUNTY, FLORIDA PROPERTY ADDRESS: 3589 N CHAMBERLAIN BLVD.

NORTH PORT, FL 34208 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 WITH THE CLERK 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 23rd day of June 2025. By: /s/ Tephaine Whitmore Tephaine Whitmore, Esq. Bar Number: 57938 23-05664 June 27; July 4, 2025 25-01230S NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA

Case No.: 2024-CA-005480-NC U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, AS TRUSTEE FOR VELOCITY COMMERCIAL CAPITAL LOAN TRUST 2022-5, Plaintiff, v.

MDBG HOLDINGS LLC, a Florida limited liability company; DAMARIS DE LA PORTILLA, an individual, and UNKNOWN TENANT IN POSSESSION #1, Defendants.
NOTICE IS HEREBY GIVEN that

on August 26, 2025, at 9:00 a.m. at sarasota.realforeclose.com, the Clerk of this Court will offer for sale to the highest bidder for cash in accordance with Section 45.031, Fla. Stat., the

following described real property: Lot 17, Block 1765, 34TH ADDI-TION TO PORT CHARLOTTE SUBDIVISION, according to the map or plat thereof, as recorded in Plat Book 15, Page 18, of the Public Records of Sarasota County, Florida.

Commonly known as: 3477 Vivian Road, North Port, FL 34288. Together with: all of the rights and benefits of the Mortgagor under any present or future leases and agreements relating to the Property, including, without limitation, rents, issues and profits, or the use or occupancy thereof, together with any extensions and renewals thereof, specifically excluding all duties or obligations of the Mortgagor of any kind arising thereunder (the 'Leases"). ("Property").

The aforesaid sale will be made pursuant to the Final Judgment entered in Case No.: 2024-CA-005480-NC in the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County,

Any person claiming an interested in the surplus from the sale, if any other than the property owner as of the date of 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less

than seven (7) days; if you are hearing or voice impaired, call 711. Respectfully submitted this 28th day

of May, 2025. /s/ Gennifer L. Bridges Gennifer L. Bridges Florida Bar No. 0072333 Primary Email: gbridges@burr.com Secondary Email: nwmoslev@burr.com Secondary Email: acape@burr.com Brett S. Stroze Florida Bar No. 1049718 Primary email: bstroze@burr.com Secondary Email: lloving@burr.com BURR & FORMAN LLP 200 S. Orange Avenue, Suite 800 Orlando, FL 32801 Telephone: (407) 540-6600 Facsimile: (407) 540-6601 Attorneys for Plaintiff

25-01202S

SECOND INSERTION

SECOND INSERTION

Florida.

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA TITLE OR INTEREST IN THE Case No.: 2025 CA 002989 NC

NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, v.

THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS AND TRUSTEES OF VICENTE ZEQUEIRA A/K/A VICENTE MANUEL ZQUEIRA A/K/A VICENTE ZEQUEIRA $\label{eq:medina_a/k/avicentez.} \textbf{MEDINA_A/k/A\,VICENTE\,Z.}$ MEDINA, DECEASED; CECILIA VINCENT; MICHELLE MARIA MEDINA: ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMIGN TO HAVE ANY RIGHT, PROPERTY HEREIN DESCRIBED; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendant.

To the following Defendant(s): THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS AND TRUSTEES OF VICENTE ZEQUEIRA A/K/A VICEN-TE MANUEL ZQUEIRA A/K/A VI-CENTE ZEQUEIRA MEDINA A/K/A VICENTE Z. MEDINA, DECEASED (RESIDENCE UNKNOWN) YOU ARE NOTIFIED that an action

for Foreclosure of Mortgage on the following described property: Lot 3, Block C, E.A. Smith's Resubdivison, according to plat thereof as recorded in Plat Book 1, Page 63, of the Public Records of Sarasota County, Florida. a/k/a 1920 9th St, Sarasota, FL 34236

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Kelley Kronenberg, Attorney for Plaintiff, whose address is 10360 West State Road 84, Fort Lauderdale, Florida 33324, on or before July 28, 2025, a date which is within thirty (30) days after the first publication of this Notice in Business Observer 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.

This notice is provided pursuant to Ad-

ministrative Order No. 2.065.

June 27: July 4, 2025

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 you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing

or voice impaired, call 711. WITNESS my hand and the seal of this Court this 19 day of June, 2025. KAREN E RUSHING, CLERK As Clerk of the Court (SEAL) By G. Kopinsky

As Deputy Clerk June 27; July 4, 2025 25-01214S

SECOND INSERTION

NOTICE OF ACTION TERMINATION OF PARENTAL RIGHTS

IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY CASE NO. 2024DP000204NC IN THE INTEREST OF: Lucas Jackson 7/9/2013 Dylan Jackson 4/6/2016 Logan Jackson 6/15/2017 Declan Jackson 12/5/2019

Minor Children TO: David Jackson, address unknown YOU ARE HEREBY NOTIFIED

SECOND INSERTION

NOTICE OF SALE

IN THE CIRCUIT CIVIL COURT OF

THE TWELFTH JUDICIAL CIRCUIT

OF FLORIDA, IN AND FOR

SARASOTA COUNTY

CIVIL DIVISION

Case No. 2023-CA-007692

WILMINGTON TRUST, NATIONAL

SOLELY AS DELAWARE TRUSTEE

Notice is hereby given, pursuant to Final

Judgment of Foreclosure for Plaintiff

entered in this cause on July 25, 2024,

in the Circuit Court of Sarasota County,

Florida, Karen E. Rushing, Clerk of

the Circuit Court, will sell the property

situated in Sarasota County, Florida

LOT 9, BLOCK A, SOUTH

HIGHLAND SUBDIVISION, ACCORDING PLAT THEREOF

AS RECORDED IN PAT BOOK

2, PAGE 93, OF THE PUBLIC

RECORDS OF SARASOTA,

and commonly known as: 1840 GLEN-

GARY ST, SARASOTA, FL 34231; in-

cluding the building, appurtenances, and fixtures located therein, at public

sale, to the highest and best bidder, for

cash, www.sarasota.realforeclose.com,

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

If you are a person with a disabil-

ity who needs any accommodation in

order to participate in this proceed-

ing, you are entitled, at no cost to you,

to the provision of certain assistance.

Please contact the Sarasota County

Jury Office, P.O. Box 3079, Sarasota,

Florida 34230-3079, (941)861-7400, at least seven (7) days before your

scheduled court appearance, or imme-

diately upon receiving this notification

if the time before the scheduled ap-

pearance is less than seven (7) days;

if you are hearing or voice impaired,

25-01225S

Dated this June 20, 2025

By:/s/ Jennifer M. Scott

246300/2321507D/CMP

June 27; July 4, 2025

Jennifer M. Scott

Attorney for Plaintiff

Any persons claiming an interest in

on August 12, 2025 at 9:00 A.M..

unclaimed.

call 711.

COUNTY, FLORIDA

ASSOCIATION, NOT IN ITS

OF SMRF TRUST VI-A

Plaintiff, vs.

UNKNOWN

Defendants.

INDIVIDUAL CAPACITY BUT

LMD GROUP INVESTMENTS

CORP, A FLORIDA CORPORATION, LUCRECIA

DELMONTE AKA LUCRECIA

MARIA DELMONTE, AND

TENANTS/OWNERS,

that the State of Florida, Department of Children and Families, has filed a Petition to terminate your parental rights and permanently commit the following children for adoption: L.J. born on 7/9/2013. You are hereby commanded to appear on July 30, 2025, at 10:00 AM before the Honorable Andrea McHugh at the Sarasota Courthouse, 2000 Main Street Courtroom 6B Sarasota, FL 34237, for an ADVISORY HEARING.

FAILURE TO PERSONALLY AP-PEAR AT THIS ADVISORY HEAR-ING CONSTITUTES CONSENT TO

THE TERMINATION OF PARENTAL RIGHTS OF THIS CHILD (OR CHIL-DREN). IF YOU FAIL TO APPEAR ON THE DATE AND TIME SPECI-FIED. YOU MAY LOSE ALL LEGAL RIGHTS AS A PARENT TO THE CHILD OR CHILDREN NAMED IN THIS NOTICE.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota,

Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. 6/18/2025

Karen E. Rushing, Clerk of Circuit Court Sarasota County, Florida (SEAL) By: C. Flynn Deputy Clerk June 27; July 4, 11, 18, 2025

25-01210S

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY,

FLORIDA PROBATE DIVISION File No. 2025-CP-2726-NC **Division Probate** IN RE: ESTATE OF PAUL BRODKIN, A/K/A PAUL L. BRODKIN, A/K/A PAUL LAURENCE BRODKIN, Deceased.

The administration of the estate of Paul Brodkin, a/k/a Paul L. Brodkin, a/k/a Paul Laurence Brodkin, deceased. whose date of death was February 23, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Circuit Probate Court, P.O. Box 3079, Sarasota, Florida 34230, The names and addresses of the Personal Representative and the Personal Repre-

sentative'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 AF-TER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE ON THEM.

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

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

CLAIMS NOT WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOR-EVER BARRED.

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

The date of first publication of this notice is June 27, 2025.

Personal Representative: Aaron Brodkin

7731 Menchaca Road Apartment 4304 Austin, Texas 78745 Attorney for Personal Representative: Shumaker, Loop & Kendrick, LLP Ashley S. Hodson, Esquire Florida Bar No. 064883 240 S. Pineapple Avenue, 9th Floor Sarasota, FL 34236 Telephone: 941-364-2723

E-Mail Addresses: ahodson@shumaker.com mward@shumaker.com June 27; July 4, 2025 25-01227S

THIRD INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT FOR THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA

CASE NO.: 2025 CA 001166 NC SUN SHINE INN & SUITES, LLC, A FLORIDA LIMITED LIABILITY COMPANY, Plaintiff, v.

CARLO A. MARCONI, an individual, and all claimants. persons, or parties, known or unknown, claiming by, through, under or against any one or more of the above-named defendants, or claiming to have any right, title, or interest in and to the land hereafter described, Defendants.

TO: All others claiming by, through and under CARLO A. MARCONI, an

all claimants, persons, or parties, known or unknown, claiming by, through, under or against any one or more of the above-named defendants, or claiming to have any right, title, or interest in and to the land hereafter described

YOU ARE NOTIFIED that an action

to Quiet Title and Declaratory Judgment to the following real property located in SARASOTA County, Florida: Completion of a suit to quiet

title, as to that portion of land identified on that certain survey prepared by George F. Young, Inc., dated January 28, 2025, under Job No. 24048000LS, and described as

East 15 feet for Right of Way AND the 36.4 feet, lying East of and adjacent to the West 400 ft SW 1/4, of the SW 1/4, of the NW 1/4, Section 18, 36S, 18E, Sarasota County, Florida. (as to PARCEL

(Parcel Identification Number 2024-13-0001) "property" or "Property")

has been filed against you and you are required to serve a copy of your written defenses, if any, to the Plaintiff's Attorney, Andrew W. Rosin, Esq., 1900 Hillview Street, Sarasota, FL 34239, on or before thirty (30) days after the first date of publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days: if you are hearing or voice impaired, call 711.

DATED on this 10 day of June, 2025. KAREN E. RUSHING, CLERK Clerk of the Court, Karen E. Rushing (SEAL) BY: G. Kopinsky As Deputy Clerk

Andrew W. Rosin, Esq., Plaintiff's attorney, 1900 Hillview Street Sarasota, FL 34239 June 20, 27; July 4, 11, 2025





legal@businessobserverfl.com

SECOND INSERTION

SARASOTA COUNTY

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT SARASOTA COUNTY, FLORIDA CASE NO.: 2025-CA-001463 U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE FOR LB-TREEHOUSE SERIES VI Plaintiff, v.

GARY ANDREW BARSHAW; et al, Defendant(s).

To the following Defendant(s): GARY ANDREW BARSHAW (Last Known Address: 1018 GUN CLUB RD, SARASOTA, FL 34232) UNKNOWN SPOUSE OF GARY AN-DREW BARSHAW

(Last Known Address: 1018 GUN CLUB RD, SARASOTA, FL 34232)

YOU ARE NOTIFIED that an action to foreclose based on boundaries established by acquiescence, on the

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

TWELFTH JUDICIAL CIRCUIT IN

AND FOR SARASOTA COUNTY,

FLORIDA

GENERAL JURISDICTION

DIVISION

CASE NO. 2024 CA 000005 NC

NOTICE IS HEREBY GIVEN

pursuant to a Final Judgment of Foreclosure dated April 10, 2025, and

entered in 2024 CA 000005 NC of

the Circuit Court of the TWELFTH

Judicial Circuit in and for Sarasota

County, Florida, wherein PLANET

HOME LENDING, LLC is the Plaintiff and SARAH JAYNE ONEY;

UNKNOWN SPOUSE OF SARAH

JAYNE ONEY are the Defendant(s).

Karen Rushing as the Clerk of the

Circuit Court will sell to the highest

and best bidder for cash at www.

sarasota.realforeclose.com, at 09:00

AM, on July 18, 2025, the following

described property as set forth in said Final Judgment, to wit:

LOT(S) 27, BLOCK 1441, TWENTY-NINTH ADDITION TO PORT CHARLOTTE SUB-

DIVISION, ACCORDING TO

THE PLAT THEREOF, RE-CORDED IN PLAT BOOK 15,

PAGE(S) 13, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

TWELFTH JUDICIAL CIRCUIT, IN

AND FOR SARASOTA COUNTY, FLORIDA

CASE NO. 2023 CA 008799 NC

BACKED CERTIFICATES, SERIES

NOTICE IS HEREBY GIVEN pursuant

to a Uniform Final Judgment of

Mortgage Foreclosure entered May

28, 2025, and entered in Case No.

2023 CA 008799 NC, of the Circuit Court of the Twelfth Judicial Circuit

in and for SARASOTA County,

Florida. DEUTSCHE BANK TRUST

COMPANY AMERICAS, AS TRUSTEE

FOR SAXON ASSET SECURITIES

TRUST 2005-4, MORTGAGE LOAN

ASSET BACKED CERTIFICATES,

SERIES 2005-4, is Plaintiff and GARY

L. CLAXTON; ASSET ACCEPTANCE,

LLC., are defendants. Karen E. Rushing, Clerk of Circuit Court for

SARASOTA, County Florida will sell

to the highest and best bidder for cash

Via the Internet at www.sarasota.

real foreclose.com at $9\!:\!00$ a.m., on the

27TH day of OCTOBER, 2025, the

following described property as set

DEUTSCHE BANK TRUST

COMPANY AMERICAS, AS

MORTGAGE LOAN ASSET

GARY L. CLAXTON; ASSET

ACCEPTANCE, LLC;

2005-4.

Plaintiff, vs.

Defendants

TRUSTEE FOR SAXON ASSET

SECURITIES TRUST 2005-4,

PLANET HOME LENDING, LLC,

SARAH JAYNE ONEY, et al.

Defendant(s).

THE WEST 149 FEET OF THE FOLLOWING DESCRIBED PROPERTY: BEGIN AT THE SW CORNER OF THE SW 1/4 OF THE SW 1/4 OF THE SE 1/4 OF SECTION 14, TOWN-SHIP 36 SOUTH, RANGE 18 EAST; THENCE NORTHERLY ALONG THE 1/4 SECTION LINE 180 FEET FOR A POINT OF BEGINNING; THENCE CONTINUE NORTHERLY ON SAID LINE 86.4 FEET; THENCE E. AND PARALLEL TO THE SOUTH LINE OF SAID SW 1/4 OF THE SW 1/4 OF THE SE 1/4, 515.6 FEET; THENCE SOUTH AND PAR-ALLEL TO THE EAST LINE OF SAID SOUTHWEST 1/4 OF THE SW 1/4 OF THE SE 1/4, 86.4 FEET; THENCE WEST 515.9 FEET TO THE POINT

BELLADONNA AVE,

NORTH PORT, FL 34286

Section 45.031.

PLLC

Attorney for Plaintiff

Boca Raton, FL 33487 Telephone: 561-241-6901

Facsimile: 561-997-6909

By: \S\Amanda Murphy

Florida Bar No. 81709

Communication Email:

June 27; July 4, 2025

23-148752 - MiM

SECOND INSERTION

Amanda Murphy, Esquire

amanda.murphy@raslg.com

ing, you are entitled, at no cost to you,

to the provision of certain assistance.

Please contact the Sarasota County

Jury Office, P.O. Box 3079, Sarasota

Florida 34230-3079, (941)861-7400, at

least seven (7) days before your sched-

uled court appearance, or immediately upon receiving this notification if the

time before the scheduled appearance

is less than seven (7) days; if you are hearing or voice impaired, call 711.

Si usted es una persona minusválida

que necesita algún acomodamiento

para poder participar en este proced-

imiento, usted tiene derecho, sin tener

gastos propios, a que se le provea cierta ayuda. Tenga la amabilidad de ponerse

en contacto Sarasota County Jury Of-

fice, P.O. Box 3079, Sarasota, Florida

34230-3079, (941)861- 8000 por lo

menos 7 días antes de la cita fijada para

su comparecencia en los tribunales, o inmediatamente después de recibir

esta notificación si el tiempo antes de la

comparecencia que se ha programado es menos de 7 días; si usted tiene dis-

capacitación del oído o de la voz, llame

Si ou se yon moun ki enfim ki bez-

wen akomodasyon pou w ka patisipe

nan pwosedi sa, ou kalifye san ou pa

gen okenn lajan pou w peye, gen pwovi-

zyon pou jwen kèk èd. Tanpri kontakte

Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079,

(941)861- 8000 nan 7 jou anvan dat

ou gen randevou pou parèt nan tribinal

la, oubyen imedyatman apre ou fin re-

sevwa konvokasyon an si lè ou gen pou

w parèt nan tribinal la mwens ke 7 jou;

si ou gen pwoblèm pou w tande oubyen

Dated this 23rd day of June, 2025

VAN NESS LAW FIRM, PLC

Suite 110

Ph: (954) 571-2031

PRIMARY EMAIL:

/s/ Mark Elia

Pleadings@vanlawfl.com

1239 E. Newport Center Drive,

Deerfield Beach, Florida 33442

25-01240S

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

in accordance with Florida Statutes,

If you are a person with a dis-

ability who needs any accommodation

in order to participate in this proceed-ing, you are entitled, at no cost to you,

Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota,

Florida 34230-3079, (941)861-7400, at

least seven (7) days before your sched-

uled court appearance, or immediately

upon receiving this notification if the

time before the scheduled appearance is less than seven (7) days; if you are

hearing or voice impaired, call 711.

Dated this 23 day of June, 2025. ROBERTSON, ANSCHUTZ,

SCHNEID, CRANE & PARTNERS,

6409 Congress Ave., Suite 100

Service Email: flmail@raslg.com

the provision of certain assistance.

following described property:

OF BEGINNING; LESS THE WEST 25 FEET FOR ROAD EASEMENT AND SOUTH 20 FEET FOR ROAD EASEMENT, OF THE PUBLIC RECORDS OF SARASOTA COUNTY,

PROPERTY ADDRESS: 1018 GUN CLUB RD, SARASOTA,

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Ghidotti| Berger LLP, Attorney for Plaintiff, whose address is 10800 Biscayne Blvd., Suite 201, Miami, FL 33161 July 28, 2025, a date which is within thirty (30) days after the first publication of this Notice in the Business Observer 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.

This notice is provided pursuant to Administrative Order No. 2010-08 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired,

call 711.
WITNESS my hand and the seal of this Court this 18 day of June, 2025.

KAREN E. RUSHING As Clerk of the Court (SEAL) By G. Kopinsky As Deputy Clerk
June 27; July 4, 2025
25-010100

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL DIVISION Case #: 2020 CA 000023 NC DIVISION: C

Wells Fargo Bank, N.A. as Trustee for WaMu Mortgage Pass-Through Certificates Series 2006-PR1 Trust

GARY R. DUVALL; CHERYL L. **DUVALL; UNKNOWN PARTIES** IN POSSESSION #1 whose name is fictitious to account for parties in possession

Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2020 CA 000023 NC of the Circuit Court of the 12th Judicial Circuit in and for Sarasota County, Florida, wherein Wells Fargo Bank, N.A. as Trustee for WaMu Mortgage Pass-Through Certificates Series 2006-PR1 Trust, Plaintiff and Gary R. Duvall a/k/a Gary Duvall are defendant(s), I, Clerk of Court, Karen E. Rushing, will sell to the highest and best bidder for cash VIA THE INTERNET AT WWW. SARASOTA.REALFORECLOSE.COM AT 9:00 A.M. on August 22, 2025, the following described property as set forth in said Final Judgment, to-wit:

THE SOUTHEASTERLY 31.34 FEET OF LOT 1187 AND THE NORTHWESTERLY FEET OF LOT 1186, OF VEN-

ICE GARDENS UNIT NO. 17, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 16, PAGES 10 AND 10-A, OF THE PUBLIC RECORDS OF SARASOTA 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 NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Submitted By:

ATTORNEY FOR PLAINTIFF: LOGS LEGAL GROUP LLP 750 Park of Commerce Blvd., Suite 130 Boca Raton, Florida 33487 (561) 998-6700 (561) 998-6707 20-324418 FC01 SPS June 27; July 4, 2025 25-01203S

SECOND INSERTION

NOTICE OF ACTION IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY.

FLORIDA

CASE NO. 2025 CC 003957 NC COREY'S LANDING ASSOCIATION, INC. a Florida not-for-profit corporation, Plaintiff, vs. JEAN W. YESSIN and RUDY YESSIN, AS CO-TRUSTEES OF THE JEAN W. YESSIN REVOCABLE TRUST UNDER AGREEMENT DATED THE 28TH DAY OF APRIL, 2003, IF LIVING AND IF DECEASED, ANY SUCCESSOR TRUSTEES OF THE JEAN W. YESSIN REVOCABLE TRUST UNDER AGREEMENT DATED THE 28TH DAY OF APRIL, 2003: JEAN W. YESSIN REVOCABLE TRUST UNDER AGREEMENT DATED THE 28TH DAY OF APRIL, 2003: TENANT OR OCCUPANT #1,

AS UNKNOWN TENANT OR OCCUPANT IN POSSESSION: and TENANT OR OCCUPANT #2, AS UNKNOWN TENANT OR OCCUPANT IN POSSESSION. Defendants. TO: JEAN W. YESSIN and RUDY

YESSIN, AS CO-TRUSTEES OF THE JEAN W. YESSIN REVOCABLE TRUST UNDER AGREEMENT DAT-ED THE 28TH DAY OF APRIL, 2003. IF LIVING AND IF DECEASED, ANY SUCCESSOR TRUSTEES OF THE JEAN W. YESSIN REVOCABLE TRUST UNDER AGREEMENT DAT-ED THE 28TH DAY OF APRIL, 2003; and JEAN W. YESSIN REVOCABLE TRUST UNDER AGREEMENT DAT-ED THE 28TH DAY OF APRIL, 2003

The property herein described is as follows: Lot 63, COREY'S LANDING, as per Plat thereof recorded in Plat Book 33, Page 11, of the Public Records of Sarasota County, Florida.

With an address of: 3555 Mistletoe Lane, Longboat Key, Florida 34228.

YOU ARE HEREBY NOTIFIED that a Complaint to foreclose a claim of lien has been filed and commenced in this court by the Plaintiff, COREY'S LAND-ING ASSOCIATION, INC., and you are required to serve a copy of your written defenses, if any, to it on Michelle A. Rowe, Esquire, attorney for Plaintiff, whose address is Lobeck & Rowe, PA. 2033 Main Street, Suite 403, Sarasota, Florida 34237, and file the original with the clerk of the above-styled court within thirty (30) days from the first date of publication; otherwise a default will be entered against you for the relief prayed for in the Complaint or Petition.

This Notice shall be published once each week for two consecutive weeks in the BUSINESS OBSERVER SARA-

SOTA EDITION. 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. contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired,

WITNESS my hand and seal of said court at Sarasota, Sarasota County, Florida on this 19 day of June, 2025. KAREN E. RUSHING

Clerk of the Court (SEAL) By G. Kopinsky As Deputy Clerk

Attorney for Plaintiff: MICHELLE A. ROWE, ESQUIRE Florida Bar No. 0036605 JOHN PAUL JABRO, ESQUIRE Florida Bar No. 1049661 The Law Offices of Lobeck & Rowe, P.A. 2033 Main Street, Suite 403 Sarasota, Florida 34237-6063 (941) 955-5622 / Fax: (941) 951-1469 Designated E-Mail Addresses: Primary: mrowe@lobeckrowe.com Secondary: jjabro@lobeckrowe.com Tertiary: enicholson@lobeckrowe.com Attorneys for Plaintiff, COREY'S LANDING ASSOCIATION, INC. June 27; July 4, 2025

SECOND INSERTION

NOTICE OF FORFEITURE COMPLAINT

IN THE CIRCUIT COURT OF THE TWELEFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA

Case No.: 2025 CA 000240 NC IN RE: FORFEITURE OF THE FOLLOWING DESCRIBED PROPERTY: PAXFUL, INC. ACCOUNT UID# 4639780 CONTAINING

MULTIPLE CYRPTOCURRENCY

TOKENS

TO: ALL PERSONS, FIRMS AND CORPORATIONS OWNING, HAV-ING OR CLAIMING AN INTEREST IN OR LIEN ON THE ABOVE-DE-SCRIBED PROPERTY.

Notice is given pursuant to § 932.701 to § 932.704, Florida Statutes, the Florida Contraband Forfeiture Act, that the State of Florida, Office of the Attorney General, Department of Legal Affairs ("SOF, OAG, DLA"), the Sarasota Police Department, and the Florida Department of Law Enforcement (FDLE) seized the above-described property. The Court has issued an Order Finding Probable Cause. All Persons or entities

who have a legal interest in the subject property are required to serve a copy of your answer, asserting any affirmative defenses with the Clerk of the Court and the undersigned counsel no later than July 20, 2025. Failure to file your defenses will result in a default being entered against you.

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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Lydon Schultz

Assistant Attorney General Florida Bar No. 126615 Office of the Attorney General 3507 E. Frontage Road, Suite 150 Tampa, FL 33607 (813) 233-2880

June 27; July 4, 2025 25-01212S

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY,

FLORIDA GENERAL JURISDICTION

DIVISION
Case No. 2024 CA 006013 NC DK Phenix Investments LLC, a Florida Limited Liability Company, Plaintiff, vs.

Joshua Unger, et al.,

Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/ or Order Rescheduling Foreclosure Sale, entered in Case No. 2024 CA 006013 NC of the Circuit Court of the TWELFTH Judicial Circuit, in and for Sarasota County, Florida, wherein DK Phenix Investments LLC, a Florida Limited Liability Company is the Plaintiff and Joshua Unger; Admirals Walk Condominium Association, Inc.; BB Plumbing, LLC; Battle-Skin LLC are the Defendants. that Karen Rushing, Sarasota County Clerk of Court will sell to the highest and best bidder for cash at, www. sarasota.realforeclose.com, beginning at 09:00 AM on the 23rd day of July, 2025, the following described property as set forth in said Final

Judgment, to wit:
UNIT 104, BUILDING 20,
ADMIRALS WALK, A CON-DOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF,

AS RECORDED IN OFFICIAL RECORDS INSTRUMENT NO. 2005102528, AS THERE-AFTER AMENDED, OF THE PUBLIC RECORDS SARASO-TA COUNTY, FLORIDA. TAX ID: 0094000066

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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; i

hearing or voice impaired, call 711. Dated this 24th day of June, 2025. BROCK & SCOTT, PLLC Attorney for Plaintiff 4919 Memorial Hwy, Suite 135 Tampa, FL 33634 Phone: (954) 618-6955 Fax: (954) 618-6954 FLCourtDocs@brockandscott.com By /s/Justin J. Kelley Justin J. Kelley, Esq. Florida Bar No. 32106 File # 24-F02080 June 27; July 4, 2025 25-01241S

SECOND INSERTION

NOTICE OF ACTION CONSTRUCTIVE SERVICE IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL DIVISION

Case No.: 25CC002039SC JOCKEY CLUB OF NORTH PORT PROPERTY OWNERS' ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs.

DANIEL J. MCAVOY; his devisees, grantees, creditors, and all other parties claiming by, through, under or against him and all unknown natural persons, if alive and if not known to be dead or alive, their several and respective spouses, heirs, devisees grantees, and creditors or other parties claiming by, through, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described; UNKNOWN SPOUSE OF DANIEL J. MCAVOY; DOWNERS GROVE NATIONAL BANK: CITY OF NORTH PORT, FLORIDA; UNKNOWN TENANT #1; and UNKNOWN TENANT #2. Defendants.

TO: DANIEL J. MCAVOY and UN-KNOWN SPOUSE OF DANIEL J. MCAVOY; his/her/their devisees. grantees, creditors, and all other parties claiming by, through, under or against them and all unknown natural persons, if alive and if not known to be dead or alive, their several and respective spouses, heirs, devisees grantees, and creditors or other parties claiming by, through, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming

by through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and

to the lands hereafter described. YOU ARE HEREBY NOTIFIED that an action for foreclosure in connection with the following described property in Sarasota County, Florida:

Lot 8, Block 2628, 52ND ADDI-TION TO PORT CHARLOTTE SUBDIVISION, according to the plat thereof, as recorded in Plat Book 21, Page 13, of the Public Records of Sarasota County,

Commonly Known As: 6966 Roslyn Court, North Port, FL 34287 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Ernest W. Sturges, Jr., Esq., Plaintiff's attorney whose address is Goldman, Tiseo & Sturges, P.A.,701 JC Center Court, Suite 3, Port Charlotte, Florida 33954, thirty (30) days after the first publication date, 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing

or voice impaired, call 711. WITNESS my hand and seal of this Court June 18, 2025.

KAREN E. RUSHING, CLERK OF COURT (SEAL) G. Kopinsky Deputy Clerk June 27; July 4, 2025

forth in said Final Judgment, to wit: LOT 14, BLOCK C, OF GREEN ACRES, ACCORDING TO THE PLAT THEREOF AS RECORD-ED IN PLAT BOOK 7, PAGES 68 AND 68A, OF THE PUB-

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.

LIC RECORDS OF SARASOTA

If you are a person with a disability who needs any accommodation in order to participate in this proceed-

Mark C. Elia, Esq Florida Bar #: 695734 PHH18346-23/sap June 27; July 4, 2025

25-01236S

How much do legal notices cost?

The price for notices in the printed newspaper must include all costs for publishing the ad in print, on the newspaper's website and to www.floridapublicnotices.com.

The public is well-served by notices published in a community newspaper.

VIEW NOTICES ONLINE AT Legals BusinessObserverFL.com

To publish your legal notice email: legal@businessobserverfl.com