**PAGES 17-24** 

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

JULY 25 - JULY 31, 2025

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA

PROBATE DIVISION

File No. 25-CP-1429 Division Probate

IN RE: ESTATE OF

THOMAS C. GEISELHART

The administration of the Estate of

Deceased.

### COLLIER COUNTY LEGAL NOTICES

--- ESTATE ---

#### FIRST INSERTION

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

File No. 2025-CP-1926 **Division Probate** IN RE: ESTATE OF JAMES H. MCKAY Deceased.

The administration of the estate of James H. McKay, deceased, whose date of death was May 19, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail E., 102, Naples, FL 34112-5324. 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 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 the decedent's death by the decedent or the dece-dent'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

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.

ALL CLAIMS NOT FILED WITH-IN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOR-EVER 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 25, 2025.

Personal Representatives: Elizabeth McKay-Hayward 12462 Riverside Dr. E Tecumseh, Ontario N8N IA3 Victoria McKay

7594 Ridgefield Lane Lake Worth, FL 33467 Attorney for Personal Representative: Jeffrey R. Grant, Attorney Florida Bar Number: 63918 Grant Cottrell, PLLC 5147 Castello Drive Naples, FL 34103 Telephone: (239) 649-4848 Fax: (239) 643-9810 E-Mail: jeff@grantcottrell.com Secondary E-Mail: jennifer@grantcottrell.com 25-01066C July 25; Aug. 1, 2025

### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-001870 **Division Probate** 

IN RE: ESTATE OF RICHARD W. PRICE A/K/A RICHARD WOLFE PRICE,

**Deceased.**The administration of the estate of RICHARD W. PRICE a/k/a RICHARD WOLFE PRICE, deceased, whose date of death was April 23, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail E, Ste. 102, Naples, Florida 34112-5324. 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 LAT-ER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICA-TION OF THIS NOTICE OR THIRTY (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 WITH-IN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

The Personal Representative has no duty to discover whether any property

of Summary Administration has been

entered in the estate of James J. Sta-

pleton, deceased, File Number 25-CP-

1382, by the Circuit Court for Collier

County, Florida, Probate Division, the

address of which is 3315 Tamiami Trail

East, Naples, FL 34112; that the dece-

dent's date of death was January 27,

2025; that the total value of the estate is

approximately \$27,750.00 and that the

names and addresses of those to whom

it has been assigned by such order are:

NAME ADDRESS Central Trust Company, Trustee

of the James J. Stapleton Living

ALL INTERESTED PERSONS ARE

All creditors of the estate of the

Trust dated November 3, 2017

111 East Miller Street

NOTIFIED THAT:

Jefferson City, MO 65101

held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Sections 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under Section 732.2211, Florida Statutes. The written demand must be filed with the clerk.

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 25, 2025.

Personal Representative: DONNA P. HENRY (a/k/a Donna Jessie Henry) c/o Todd L. Bradley, Esq.
CUMMINGS & LOCKWOOD LLC
P.O. Box 413032

Naples, Florida 34101-3032 Attorney for Personal Representative: TODD L. BRADLEY, ESQ. Florida Bar No. 0898007  $\overset{\cdot}{\text{CUMMINGS}} \& \overset{\cdot}{\text{LOCKWOOD}} \; \text{LLC}$ P.O. Box 413032 Naples, Florida 34101-3032 Telephone: (239) 262-8311 E-mail Addresses:

tbradley@cl-law.com, msmith@cl-law.com

8949248.1.docx 7/18/2025 25-01076C July 25; Aug. 1, 2025

#### FIRST INSERTION

NOTICE TO CREDITORS (summary administration) IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION

**Division Probate** IN RE: ESTATE OF LINDA A. GRUSIN,

OR DEMANDS AGAINST THE ABOVE ESTATE:

You are hereby notified that an Orassigned by such order are:

Address Julie Grusin Hess and Jamie Grusin Natal, individually and as co-Trustees of the Linda A. Grusin Revocable Trust u/a/d

Naples, Florida 34101-3032 ALL INTERESTED PERSONS ARE

All creditors of the estate of the Decedent and persons having claims or demands against the estate of the

provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702.

ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED.

NOTWITHSTANDING OTHER APPLICABLE TIME PE-RIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The Estate 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 Right at Death Act (Sections 732.216-732.228 of the Florida Probate Code) applies or may apply, unless a written demand is made by a creditor as speci-fied in Section 732.2211 of the Florida Probate Code.

The date of first publication of this Notice is July 25, 2025.

**Persons Giving Notice:** JULIE GRUSIN HESS and JAMIE GRUSIN NATAL CUMMINGS & LOCKWOOD LLC

P.O. Box 413032 Naples, Florida 34101-3032 Attorney for Persons Giving Notice: ALISON K. DOUGLAS, ESQ. Florida Bar No.: 0899003 CUMMINGS & LOCKWOOD LLC P.O. Box 413032 Naples, Florida 34101-3032

July 25; Aug. 1, 2025

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-1167 Division PROBATE IN RE: ESTATE OF BERTHA A. DALVANO a/k/a BETTY DALVANO Deceased.

FIRST INSERTION

The administration of the estate of BERTHA A. DALVANO a/k/a BETTY DALVANO, deceased, whose date of death was April 7, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Ste. 102, Naples, FL 34112. 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

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 25, 2025.

Personal Representative: Barbara Ann Dalvano 2990 East 17th Avenue,  $\sharp 1105$ Denver, CO 80206

Attorney for Personal Representative: Matthew R. Hochstetler Email Addresses mhochstetler@djsestatelaw.com dwalker@djsestatelaw.comFlorida Bar No.85056 900 5th Avenue South, Suite 202 Naples, FL 34102 Telephone: 239-529-5298 July 25; Aug. 1, 2025 25-01068C

FILE NO.: 25-CP-1016 PROBATE DIVISION IN RE: The Estate of SUE ELLEN LEITH,

SUE ELLEN LEITH, deceased, whose date of death was December 10, 2024, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Suite 102, Naples, Florida 34112-5324. The file number for the estate is 25-CP-1016. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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.

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

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 25, 2025.

LYNDSI KATHLEEN LEITH Personal Representative

3720 - 31st Avenue N.E. Naples, Florida 34120 KIM CHARLES HORNBACH, ESQ. Attorney for Personal Representative Florida Bar No. 0510696 5455 Jaeger Rd, Ste B Naples, FL 34109 (239) 592-9828 kch@hornbachlaw.com kchornbach@gmail.com 25-01079C

HOW TO PUBLISH YOUR EGA

**B**usiness **O**bserver

FIRST INSERTION NOTICE TO CREDITORS decedent and persons having claims or demands against the estate of the (summary administration) IN THE CIRCUIT COURT FOR decedent other than those for whom COLLIER COUNTY, FLORIDA provision for full payment was made PROBATE DIVISION in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PE-File No. 25-CP-1382 **Division Probate** IN RE: ESTATE OF RIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT JAMES J. STAPLETON Deceased. TO ALL PERSONS HAVING CLAIMS SO FILED WILL BE FOREVER NOTWITHSTANDING OR DEMANDS AGAINST THE BARRED. ANY OTHER APPLICABLE TIME ABOVE ESTATE: You are hereby notified that an Order PERIOD, ANY CLAIM FILED TWO

> The date of first publication of this Notice is July 25, 2025.

> (2) YEARS OR MORE AFTER THE

DECEDENT'S DATE OF DEATH IS

**Person Giving Notice:** Central Trust Company By: Jon B. Allee

Its: AVP + Trust Settlement Officer Print Name: Jon B. Allee 111 East Miller Street

Jefferson City, MO 65101 Attorney for Person Giving Notice: Kent A. Skrivan, Esq. E-mail Addresses: kent@sgnapleslaw.com Florida Bar No. 0893552 Skrivan & Gibbs, PLLC 1110 Pine Ridge Road, Suite 300 Naples, FL 34108 July 25; Aug. 1, 2025 25-01080C

## File No. 2025-CP-001928

**Deceased.**TO ALL PERSONS HAVING CLAIMS

der of Summary Administration has been entered in the estate of LINDA A. GRUSIN, deceased, File Number 2025-CP-001928, by the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail E, Ste. 102, Naples, Florida 34112-5324; that the Decedent's date of death was April 15, 2025; that the total value of the estate is less than \$75,000, and that the names and addresses of those to whom it has been

February 19, 1993, as amended c/o Alison K. Douglas, Esq. Cummings & Lockwood LLC P.O. Box 413032

NOTIFIED THAT:

Decedent other than those for whom

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

COLLIER COUNTY FLORIDA

PROBATE DIVISION

File No. 2024CP003297

IN RE: ESTATE OF

HENRY J. BASIL

Deceased.

The administration of the estate of

Henry J. Basil, deceased, whose date of death was August 13, 2023, is pending

in the Circuit Court for Collier County,

Florida, Probate Division, the address

of which is 3315 Tamiami Trail East,

Naples, Florida 34112. The names and

addresses of the personal representative

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

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 sur-

viving 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

All other creditors of the decedent

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

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

The date of first publication of this

Personal Representative:

Nicholas Basil

4255 Gulf Shore Drive #905

Naples, Florida 34103

Attorney for Personal Representative:

/s/ Thomas F. LaTorre THOMAS F. LATORRE, ESQ.,

Florida Bar Number: 1044329

SAFE HARBOR LAW FIRM

27821 S. Tamiami Trail, Suite 2

Bonita Springs, Florida 34134

E-Mail: tom@safeharborlawfirm.com

25-01074C

Telephone: (239) 317-3116

July 25; Aug. 1, 2025

DATE OF DEATH IS BARRED.

notice is July 25, 2025.

must be filed with the clerk.

NOTICE.

OF THIS NOTICE ON THEM.

and the personal representative's attor-

ney are set forth below.

9096372.1.docx 7/18/2025

25-01082C

### FIRST INSERTION

IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-1575 **Division Probate** 

Deceased.

the address of which is 3315 Tamiami Trail East, Ste. 102, Naples, Florida 34112. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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.

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.

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.

The date of first publication of this notice is July 25, 2025.

William P. Lyshak 418 Ariano Ave. Nokomis, Florida 34275

E-mail Addresses: kent@sgnapleslaw.com, kerry@sgnapleslaw.com Florida Bar No. 0893552 Skrivan & Gibbs, PLLC 1110 Pine Ridge Road, Ste. 300 Naples, Florida 34108 Telephone: (239) 597-4500 July 25; Aug. 1, 2025 25-01075C

## NOTICE TO CREDITORS

IN RE: ESTATE OF MARION W. WAYENBERG

The administration of the estate of Marion W. Wayenberg, deceased, whose date of death was November 29, 2024, is pending in the Circuit Court for Collier County, Florida, Probate Division,

All creditors of the decedent and oth-

The personal representative has no

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

Personal Representative:

Attorney for Personal Representative: Kent A. Skrivan

# THOMAS C. GEISELHART, deceased,

whose date of death was March 12. 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Suite #102, Naples, Florida 34112-5324. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER 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 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 Right at Death Act (Sections 732.216-732.228 of the Florida Probate Code) applies or may apply, unless a written demand is made by a creditor as specified in Section 732.2211of the Florida Probate Code.

The date of first publication of this notice is July 25, 2025.

### Personal Representative: THOMAS J. GEISELHART c/o Cummings & Lockwood LLC 8000 Health Center Blvd., Suite 300

Bonita Springs, Florida 34135 Attorney for Personal Representative: MARY BETH CRAWFORD, ESQ. Florida Bar No. 0115754 Cummings & Lockwood LLC 8000 Health Center Boulevard, Bonita Springs, FL 34135 8903343.1.docx 7/17/2025 July 25; Aug. 1, 2025 25-01069C

### FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA

also sometimes known a SUE E. LEITH or SUE LEITH, Deceased.

The administration of the estate of

The personal representative or cu-

All creditors of the decedent and oth-

July 25; Aug. 1, 2025

CALL 941-906-9386 and select the appropriate County name from the menu option or e-mail legal@businessobserverfl.com

### --- PUBLIC SALES / ESTATE ---

COLLIER COUNTY

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-1821 Division Probate IN RE: ESTATE OF JOSEPH TYSKEWICZ

**Deceased.**The administration of the estate of Joseph Tyskewicz, deceased, whose date of death was April 12, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Naples, FL 34112. 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 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 25, 2025.

Personal Representative: Kent A. Skrivan 1110 Pine Ridge Road, Suite 300

Naples, FL 34108 Attorney for Personal Representative: Kent A. Skrivan, Esq. E-mail Addresses: kent@sgnapleslaw.com Florida Bar No. 0893552 Skrivan & Gibbs, PLLC 1110 Pine Ridge Road, Suite 300

Naples, FL 34108 Telephone: (239) 597-4500 25-01081C July 25; Aug. 1, 2025

### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA File No.: 11-2025-CP-001675-0001-01 Probate Division IN RE: ESTATE OF GERALD A. SCOTT JR.,

Deceased.

The administration of the estate of Gerald A. Scott Jr., deceased, whose date of death was March 5, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Ste. 102, Naples, FL 34112. The Personal Representative is Dylan R. Shea, whose address is 12600 World Plaza, Ste 63, Fort Myers, FL 33907.

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

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

OF THIS NOTICE. All claims not so filed within the time periods set forth in Section 733.702 of the Florida Probate Code will be forever barred. Notwithstanding the time periods set forth above, any claim filed two (2) years or more after the decedent's date of death is barred.

The date of the first publication of

this notice is: July 25, 2025 PERSONAL REPRESENTATIVE: Dvlan R. Shea.

Personal Representative ATTORNEY FOR THE ESTATE: s/Dylan R. Shea, Esq. Dylan R. Shea, Esq. Attorney for Petitioner Florida Bar No. 0107760 Guardian Legal 12600 World Plaza, Ste 63 Fort Myers, FL 33907 Telephone: 239.530.4300 Email: dylan@myguardianlegal.com July 25; Aug. 1, 2025 25-01077C

### FIRST INSERTION NOTICE TO CREDITORS

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR Collier COUNTY, FLORIDA PROBATE DIVISION File Number: 25-CP-1386 IN RE: THE ESTATE OF Jean H. Vidzes.

The administration of the estate of Jean H. Vidzes, deceased, File Number 2025-CP-1386, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is, 3315 Tamiami Trl E. Naples, FL 34112. The names and addresses of the personal representative and the personal representative's attorney are set forth

Deceased.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE ALL CLAIMS NOT FILED WITHIN THE TIME PERIOD 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 DE-CEDENT'S DEATH IS BARRED.

The date of first publication of this Notice is July 25, 2025.

Executed this 1st day of July, 2025. Suzanne Migeot

25-01072C

Personal Representative Charles R Hayes, Esq. FL State Bar No. 47720 Charles R. Hayes, P.A. 2590 Northbrooke Plaza Dr., Ste 303 Naples, FL 34119 Phone (239) 431-76

Fax (239) 431-7665 chayespa@gmail.com Attorney for the Petitioner July 25; Aug. 1, 2025

### FIRST INSERTION

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 14th day of August, 2025 at 11:00 AM. Said property is iStorage, 3836 Tollgate Boulevard,

Naples, FL, 34114 Collier County Bill

Manning 738 Washer, Shelf cabinets,

baskets, lumber. Raidel Navarro 229

PUBLIC NOTICE OF SALE

Deep freezer, dining table, chairs. Yanelys Estrada 753 AC, fishing pole, mattress. Jean Marius 207 Portable generator, gas can, suit cases. Matosha Nabbs 1011 Clothe, pillows. Enise Joseph 246 Refrig, vacuum, dinning plates. 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 25; Aug. 1, 2025 25-01089C

### 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 prop-erty 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 14th day of August, 2025 at 11:00 AM. Said property is iStorage, 1597 Pine Ridge Road, Naples, FL, 34109 Brandon Odonoghue 02225 Chairs, Microwave, Breakfast

Bar, Stereo. Anitha Dieugiste 00645 Laundry basket, trash bags, shoe. Alec Emery 01112 Tools, Picture Frames, Table, Totes, Punching bags, Tool box. Kristalyn Waldman 00226 Toys, Bins, Laundry Baskets, Crock Pot,. 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. July 25; Aug. 1, 2025 25-01102C

### FIRST INSERTION

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

File No. 11-2025-CP-001749-0001-01 IN RE: ESTATE OF ROBERT T. BUTCHER Deceased.

The administration of the estate of Robert T. Butcher, deceased, whose date of death was May 28, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Ste. 102, Naples, FL 34112. 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 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 25, 2025.

Personal Representative: Christopher James Butcher 2616 3rd Street SW Lehigh Acres, Florida 33976

Attorney for Personal Representative: /s/ Wess M. Jacobs Wess M. Jacobs, Attorney Florida Bar Number: 932655 Osterhout & McKinney, P.A. 3783 Seago Lane Fort Myers, FL 33901 Telephone: (239) 939-4888 Fax: (239) 277-0601 E-Mail: wessj@omplaw.com Secondary E-Mail: hillaryh@omplaw.com 25-01083C July 25; Aug. 1, 2025

### FIRST INSERTION

NOTICE TO CREDITORS (summary administration)
IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA

PROBATE DIVISION File No. 25-CP-1875 IN RE: ESTATE OF JOSEPH C. CARPENTIERI. 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 Joseph C. Carpentieri, deceased, File Number 25-CP-1875; by the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 E. Tamiami Trail North, Suite 102, Naples, Florida 34112; that the decedent's date of death was March 31, 2025; that the total value of the estate is MetLife Policy Claim# # 225040026 Approximate Value \$15,000 and that the names and addresses of those to whom it has been assigned by such order are:

Address Creditors: N/A Beneficiaries: Address Charles M. Kelly, Jr., Trustee of the Joseph C. Carpentieri Trust UAD 4/28/1993 2390 Tamiami Trail North, Suite 204 Naples, Florida 34103

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 DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this Notice is July 25, 2025.

Person Giving Notice: Charles M. Kelly, Jr. Attorney for Person Giving Notice:

Kyle B. Kelly Attorney for Petitioner Florida Bar No. 0092807 Kelly Passidomo & Kelly, LLP 2390 Tamiami Trail North. Suite 204 Naples, Florida 34103 Telephone: (239) 261-3453 Email: kkelly@flinttrust.com

Secondary Email: groupservice@flinttrust.com July 25; Aug. 1, 2025 25-01084C

### FIRST INSERTION

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

File No. 2025-CP-1166 Division PROBATE IN RE: ESTATE OF RICHARD T. DALVANO, Sr. a/k/a RICHARD THOMAS DALVANO, Sr, a/k/a RICHARD THOMAS DALVANO Deceased.

The administration of the estate of RICHARD T. DALVANO, Sr. a/k/a RICHARD THOMAS DALVANO, Sr. a/k/a RICHARD THOMAS DALwas February 24, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Ste. 102, Naples, FL 34112. 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 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 25, 2025.

Personal Representative: Barbara Ann Dalvano 2990 East 17th Avenue, #1105 Denver, CO 80206

Attorney for Personal Representative: Matthew R. Hochstetler Email Addresses: mhochstetler@djsestatelaw.com dwalker@disestatelaw.com Florida Bar No.85056  $900~5\mathrm{th}$  Avenue South, Suite 202Naples, FL 34102 Telephone: 239-529-5298

July 25; Aug. 1, 2025 25-01067C

### FIRST INSERTION

NOTICE OF PUBLIC SALE Action Auto Care & Muffler Shop Inc

gives notice & intent to sell for nonpayment of labor, service & storage fees the following vehicle on 9/1/25 at 9:00 AM at 2348 Kirkwood Ave, Naples, FL 34112, 239-793-0205 due in cash on the day of the sale to redeem the motor vehicle or satisfy the lien. Parties claiming interest have rights to a hearing prior to sale with the Clerk of Court. Owner has rights to recover possession of vehicle

w/out judicial proceedings as pursuant to FL Statute 559.917. The lien claimed by the lienor is subject to enforcement pursuant to section 713.585 FL Statutes. Proceeds recovered from sale over the amount of lien will be deposited w/ Clerk of the Court for disposition upon court order. Said Company reserves the right to accept or reject any & all bids. 1GT49PEY0NF125454 2022 GMC July 25, 2025

25-01090C

### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-1832 Division Probate IN RE: ESTATE OF MARY C. CONSIDINE

**Deceased.**The administration of the estate of Mary C. Considine, deceased, whose date of death was April 23, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail E, Naples FL 34112. The names and addresses of the personal representatives 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 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 25, 2025.

#### Personal Representatives: John Considine

Attorney for Personal Representatives: Douglas L Rankin, Attorney Florida Bar Number: 365068 2335Tamiami Trail N $\,\mathrm{STE}\,308$ NAPLES, FL 34103 Telephone: (239) 262-0061 Fax: (239) 262-2092 E-Mail: dlr@drankinlaw.com Secondary E-Mail: kj@drankinlaw.com July 25; Aug. 1, 2025 25-01078C

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA

PROBATE DIVISION Case No. 25-CP-1505 IN RE- ESTATE OF LIEN-CHEN SU HUANG, Deceased.

The administration of the estate of LIEN-CHEN SU HUANG, deceased, whose date of death was December 13, 2024, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Suite 102, Naples, Florida 34112-5324. 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 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 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 25, 2025.

### HSIN-CHANG HUANG, Personal Representative 4828 Cerromar Drive

Naples, Florida 34112 Megan M. Kelly Attorney for Personal Representative 1415 Panther Lane, Suite 549 Naples, FL 34109 Telephone: (239) 273-5485 E-Mail: megan@meganmkellylaw.com Megan M. Kelly, Esq. Florida Bar No. 1008519

25-01071C

July 25; Aug. 1, 2025

### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY,

FLORIDA PROBATE DIVISION Case No.: 24-CP-002725 IN RE: ESTATE OF DELLA M. CARR, Deceased.

The administration of the estate of Della M. Carr, deceased, whose date of death was July 13, 2024, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Naples, Florida 34112. The names and addresses of the personal representative and the personal representative 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 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 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 25, 2025

#### Deanne Litkowski Petitioner /s/ Ehren J. Frev

Ehren J. Frey, Esq. Florida Bar Number: 1005571 Attorney for Petitioner Zacharia Brown PC 26811 South Bay Drive. Unit 260 Bonita Springs, Florida 34134 Telephone: (239) 345-4545 Fax: (724) 942-6202 E-Mail: efrey@zacbrownlaw.com Secondary E-Mail: kelsy@zacbrownlaw.com July 25; Aug. 1, 2025 25-01073C

### FIRST INSERTION

**Notice to Creditors** IN THE CIRCUIT COURT OF THE 20TH JUDICIAL IN AND FOR COLLIER COUNTY, FLORIDA File No. 2025-CP-1913 **Probate Division** 

IN RE: ESTATE OF CHRISTOPHER J. GRAF, Deceased. The administration of the estate of

CHRISTOPHER J. GRAF, deceased, whose date of death was October 1. 2023, is pending in the Clerk of Courts - Probate, the address of which is 3315 Tamiami Trail East, Naples, FL 34112. The names and addresses of the personal representative and of the personal representative's attorney are set forth

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

All other creditors of the decedent and other persons having claims or 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 NOTICE. ALL CLAIMS NOT SO FILED

WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING 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 25, 2025.

COLLEN AMBROISE,

Personal Representative 1486 Wesley Place Wantagh, NY 11793 John Thomas Cardillo, Esq. Florida Bar #: 0649457 CARDILLO LAW, PLLC PO Box 808 Naples, FL 34106

Phone: (239) 774-2229 Fax: (239) 774-2494  ${\rm JT}@{\rm CardilloLawNaples.com}$ SJ@CardilloLawNaples.com Attorney for Personal Representative July 25; Aug. 1, 2025 25-01070C

### --- SALES / ACTIONS ---

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA CASE NO.:

11-2023-CA-003186-0001-XX THE BANK OF NEW YORK MELLON TRUST COMPANY, NATIONAL ASSOCIATION FKA THE BANK OF NEW YORK TRUST COMPANY, N.A. AS SUCCESSOR TO JPMORGAN CHASE BANK, N.A., AS TRUSTEE FOR RESIDENTIAL ASSET MORTGAGE PRODUCTS, INC. MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES SERIES 2005-RS6, Plaintiff, vs.

CHRISTINE LIS A/K/A CHRISTINE MARIE LIS A/K/A CHRISTINE M. LIS; UNKNOWN SPOUSE OF CHRISTINE LIS A/K/A CHRISTINE MARIE LIS A/K/A CHRISTINE M. LIS; U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF NRZ RECOVERY TRUST,

Defendant(s). NOTICE OF SALE IS HEREBY GIV-EN pursuant to the order of Summary Final Judgment of Foreclosure dated March 26, 2024 and Amended Summary Judgment dated March 28, 2024 in Case No. 11-2023-CA-003186-0001-XX of the Circuit Court of the 20TH Judicial Circuit in and for Collier County, Florida, wherein THE BANK OF NEW YORK MELLON TRUST COMPANY, NATIONAL ASSOCIATION FKA THE BANK OF NEW YORK TRUST COMPANY, N.A. AS SUCCESSOR TO JPMORGAN CHASE BANK, N.A., AS TRUSTEE FOR RESIDENTIAL AS-SET MORTGAGE PRODUCTS, INC., MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES SERIES 2005-RS, is Plaintiff and CHRISTINE LIS A/K/A CHRISTINE MARIE LIS

KNOWN SPOUSE OF CHRISTINE LIS A/K/A CHRISTINE MARIE LIS A/K/A CHRISTINE M. LIS; U.S. BANK NATIONAL ASSOCIATION. NOT IN ITS INDIVIDUAL CAPAC-ITY, BUT SOLELY AS TRUSTEE OF NRZ RECOVERY TRUST, are Defendants, the Office of the Clerk, Collier County Clerk of the Court will sell at First Floor, Multi-Purpose Room of the Collier County Courthouse, 3315 Tamiami Trail East, Naples, Florida 34112 at 11:00 a.m. on the 21st day of August, 2025, the following described property as set forth in said Final Judgment. to wit:

FIRST INSERTION

LOT 46, UNIT 1, PALM RIVER ESTATES, ACCORDING TO THE PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 3, PAGE 90, PUBLIC RECORDS OF COLLIER COUNTY, FLOR-IDA, LESS THE FOLLOWING DESCRIBED PARCEL:

BEGINNING AT THE MOST EASTERLY CORNER OF SAID LOT 46, RUN SOUTH 56°03'24" WEST ALONG THE LOT LINE COMMON TO LOTS 46 AND 45 OF SAID PLAT, FOR 126.06 FEET (SHOWN AS 125.56 FEET, IN ERROR, ON SAID PLAT), TO THE MOST WESTERLY CORNER OF THE AFOREMENTIONED LOT 45; THENCE RUN 25.10 FEET ALONG THE EAST-ERLY RIGHT-OF-WAY LINE OF CAROL VINE DRIVE, A 60 FOOT WIDE RIGHT-OF-WAY, SAID LINE BEING THE ARC OF A CURVE, CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 145.66 FEET (SHOWN AS 146.00 FEET IN ERROR, ON SAID PLAT), AND SUBTENDED BY A CHORD HAVING A LENGTH OF 25.07 FEET AND BEARING N 30°39'54" W, TO A POINT ON CURVE; THENCE RUN N

TO THE NORTHEASTERLY LOT LINE OF SAID LOT 46; THENCE RUN 6.14 FEET ALONG SAID NORTHEAST-ERLY LOT LINE, SAID LINE BEING THE ARC OF A CURVE TO THE SOUTHWEST, HAV-ING A RADIUS OF 685.00 FEET AND SUBTENDED BY CHORD HAVING A LENGTH OF 6.14 FEET AND BEARING S 27°29'32" E TO THE POINT OF BEGINNING, COLLIER COUNTY, FLORIDA.

Property Address: 172 Coral Vine Drive, Naples, Florida 34110 and all fixtures and personal property located therein or thereon, which are

included as security in Plaintiff's mort-Any person claiming an interest in the surplus funds from the sale, if any,

other than the property owner as of the date of the lis pendens must file a claim 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 Charles Rice, Administrative Services Manager, whose office is located at 3315 East Tamiami Trail, Suite 501, Naples, Florida 34112, and whose number is (239) 252-8800, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated: 7/16/25 McCabe, Weisberg & Conway, LLC By: Craig Stein, Esq. Fl Bar No. 0120464 McCabe, Weisberg & Conway, LLC 3222 Commerce Place, Suite A West Palm Beach, Florida, 33407 Telephone: (561) 713-1400 Email: FLpleadings@mwc-law.com File No: 23-400165 25-01063C July 25; Aug. 1, 2025

64°38'32" E THROUGH SAID LOT 46, FOR 126.73 FEET

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY FLORIDA

A/K/A CHRISTINE M. LIS; UN-

NOTICE OF SALE

Case No: 2025-CA-000126 CSC CAPITAL CORP, Plaintiff, v. TELNI JOSE BRITO; UNKNOWN SPOUSE OF TELNI JOSE BRITO; and UNKNOWN TENANT(S)/ Defendant.

NOTICE IF HEREBY GIVEN that, pursuant to a Final Judgment, dated, July 16, 2025, in this cause, in the Circuit Court of Collier County, Florida, the office of Crystal K. Kinzel, Collier County Clerk and Comptroller, shall sell the property situated in Collier County,

Florida, described as: Beginning at the Northwest corner of Section 13, Township 50 South, Range 25 East; thence run East 220 feet to the point of beginning of the land herein conveyed; from said point of beginning thence run South

DATE: August 14, 2025

Naples, Florida 34114

Island Club at Naples Reserve

The purpose of the public hearing is to

receive comments and objections on

the adoption of the District's proposed

budget(s) for the fiscal year beginning

October 1, 2025, and ending Septem-

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE

TWENTIETH JUDICIAL CIRCUIT

IN AND FOR COLLIER COUNTY.

FLORIDA

PROBATE DIVISION

CASE NO.: 25-CP-1890 IN RE: THE ESTATE OF

MARTHA R. CROUSE

**Deceased.**The administration of the estate of

MARTHA R. CROUSE, deceased,

whose date of death was May 24, 2025,

is pending in the Circuit Court for Col-

lier County, Florida, Probate Division,

the address of which is 3315 Tamiami

Trail East, Ste. 102, Naples, FL 34112-

5324. The names and addresses of the

Personal Representative and the Per-

sonal Representatives' attorney are set

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

14885 Naples Reserve Circle

TIME: 10:00 a.m.

### FIRST INSERTION

131.88 feet more or less to the North boundary of a drainage canal; thence run Each 110 feet along the North boundary of said drainage canal; thence run North 131.88 feet more or less to a point 110 feet East of the point of beginning; thence run West 110 feet to the point of beginning.
Property Address: 3336 Collee

Naples, FL 34112

at public sale, to the highest and best bidder for cash at 3315 Tamiami Trail East, Naples, FL 34112 on the 1st floor in the Multi- Purpose Room; at 11:00 a.m. on August 14, 2025 in accordance with Section 45.031 Florida Statutes.

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

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 assistance. Please contact Charles Rice Administrative Services Manager, Collier County Courthouse, 3299 Tamiami Trail East, Naples FL 34112, 239-252-8800, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. YESNER LAW, P.L. Shawn M. Yesner, Esq.

FBN: 0155225 Lauryn V. Fabrizio, Esq. FBN: 1015838 Countryside Colonial Center 2753 S.R. 580,

Clearwater, FL 33761-3351 Telephone: (813) 774-5737 Facsimile: (813) 344-0950 Email: Shawn@YesnerLaw.com Email: Lauryn@YesnerLaw.com Email: Julia@YesnerLaw.com July 25; Aug. 1, 2025 25-01064C

### FIRST INSERTION

NAPLES RESERVE COMMUNITY ber 30, 2026 ("Proposed Budget"). A DEVELOPMENT DISTRICT regular board meeting of the District NOTICE OF PUBLIC HEARING will also be held at that time where the Board may consider any other business TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2026 that may properly come before it. A PROPOSED BUDGET(S); AND copy of the agenda and Proposed Bud-NOTICE OF REGULAR BOARD OF get may be obtained at the offices of the District Manager, c/o Wrathell, Hunt and Associates, LLC, 2300 Glades SUPERVISORS' MEETING. The Board of Supervisors ("Board") of the Naples Reserve Community Devel-Road, Suite 410W, Boca Raton, Florida opment District ("District") will hold a 33431, Phone: (561) 571-0010 ("District public hearing regular meeting as fol-Manager's Office"), during normal business hours, or on the District's website,

> The public hearing and meeting are the public and will be co ed in accordance with the provisions of Florida law. The public hearing and meeting may be continued to a date, time, and place to be specified on the record at the hearing and meeting. There may be occasions when Board Supervi- $\dot{\text{sors}}$  or District Staff may participate by speaker telephone.

http://naplesreservecdd.net/.

FIRST INSERTION 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 Florda 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.

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

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing and meeting is adthat person will need a r proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based. District Manager

July 25; Aug. 1, 2025 25-01096C

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 25, 2025.

Personal Representative: DAVID A. CROUSE

8502 Heron Pond Lane Fairfax Station, VA 22039 Attorney for Personal Representative: EDWARD E. WOLLMAN Florida Bar No. 0618640 Email: ewollman@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 Personal Representative WOLLMAN, GEHRKE & ASSOCIATES, PA 2235 Venetian Court, Suite 5 Naples, FL 34109 Telephone: (239)435-1533

25-01093C

Facsimile: (239)435-1433

July 25; Aug. 1, 2025

AMENDED NOTICE OF SALE PURSUANT TO CHAPTER 45

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA

CIVIL DIVISION Case No. 21-CA-5951 REGIONS BANK,

Plaintiff, v. SNOW MASS PROPERTY LLC, ACCAM1 INC., ACCAM LLC, COLLIER COUNTY BOARD OF COMMISSIONERS, TRUE VALUE COMPANY, SANIBEL CAPTIVA COMMUNITY BANK, ALFRED M MUELLER, UNCLE AL'S

SEASONAL RETAIL, INC., FIREPOWER FIREWORKS, INC. and JOHN/ JANE DOES I AND II. Defendants.

Notice is given that pursuant to the Final Judgment of Foreclosure dated July 14, 2025, entered in Case No. 2021-CA-5951 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, in which RE-GIONS BANK, is the Plaintiff, and SNOW MASS PROPERTY LLC, AC-CAM1 INC., ACCAM LLC, COLLIER COUNTY BOARD OF COMMIS-SIONERS, TRUE VALUE COMPANY, SANIBEL CAPTIVA COMMUNITY BANK, ALFRED M. MUELLER, UNCLE AL'S SEASONAL RETAIL, INC., FIREPOWER FIREWORKS, INC. and JOHN / JANE DOES I AND II et. al., are the Defendants, the Clerk of the Circuit Court will sell to the highest and best bidder for cash to be conducted in an online sale at http://www.lee.realforeclose.com beginning at 9:00 a.m. on 14th day of August 2025, in accordance with Chapter 45 Florida Statutes, the following-described property set forth in said Final Judgment of Foreclosure and Amended Final Judgment of Fore-

Lee County Real Property: A tract or parcel of land lying in the Northwest quarter (NW 1/4) of Section 18, Township 45 South, Range 25 East, Lee County, Florida, which lot or parcel is described as follows:

From the Northwest corner of said Section 18 run North 89°00'36" East along the North line of said Section for 199 feet more or less to the East right-ofway line (65 feet from the centerline) of the Seaboard Coast Line Railroad; thence continue North 89°00'36" East along said North line for 445.45 feet to the West line of a 12.5 feet wide strip for drainage and public utilities purposes lying adjacent to Canal Road (100 feet wide); thence run South 00°01'25" East along said West line of said strip for 393.42 feet to the Point of Beginning of the herein described parcel. From said Point of Beginning continue South 00°01'25' East along said West line for 221.06 feet to an intersection with the centerline of a 40 feet wide drainage easement; thence run South 88°45'50" West along said centerline for 291.41 feet; thence run South 78°03'12" West along said centerline for 149.58 feet to an intersection with said East right-of-way line of said Seaboard Coast Line Railroad; thence run North 00°40'41" West along said East right-of-way line for 250.72 feet; thence run South 89°00'38" East for 440.62 feet to the Point of Beginning.

With an address of 12090 Metro Parkway, Fort Myers, Florida 33966.

All buildings, structures and other improvements now or hereafter located on, above or below the surface of the real property described on Exhibit "A" attached to this Financing Statement, or any part or parcel thereof (the "Mortgaged Property"), together with:

(a) All rights, title and interest of Debtor in and to the minerals, topsoil, muck, peat, humus, sand, common clay, flowers, shrubs, crops, trees, timber and ail other emblements now or hereafter on said Mortgaged Property or under or above the same or any part or parcel thereof.

(b) All and singular the tenements, hereditaments, ease-ments, riparian and littoral and appurtenances thereunto belonging or in any wise appertaining, whether now owned or hereafter acquired by Debtor, and including all rights of ingress and egress to and from property adjoining the Mortgaged Property (whether such rights now exist or subsequently arise) together with the reversion or reversions, remainder or remainders, rents, issues and profits thereof; and also all

FIRST INSERTION

the estate, right, title, interest, homestead, dower, right of dower, elective share, separate estate, property, possession, claim and demand whatsoever of Debtor of, in and to the same and of, in and to every part and parcel of the Mortgaged Property. (c) All machinery, apparatus,

equipment, fittings, fixtures, whether actually or construc-

tively attached to the Mortgaged

Property and Including all trade, domestic and ornamental fixtures, and articles of personal property of every kind and nature whatsoever except consumer goods (other than those consumer goods in which Secured Party has a purchase money security interest), whether now owned or hereafter acquired, now or hereafter located in, upon or under said Mortgaged Property or any part thereof and used or usable in connection with any present or future operation of said Mortgaged Property and now owned or hereafter acquired by Debtor, including, but without limiting the generality of the foregoing, all heating, air-cooling, air-conditioning, freezing, lighting, laundry, incinerating and power equipment; engines; pipes; pumps; tanks; motors; conduits, switchboards; plumbing, lift-ing, cleaning, fire prevention, fire extinguishing, refrigerating, ventilating and communications apparatus; boilers, furnaces, oil burners or units thereof; appliances; elevators; escalators; shades: awnings: screens: storm doors and windows; stoves; attached cabinets; partitions; ducts and compressors; rugs and carpets; draperies; furniture and furnishings; together with all building materials and equipment now or hereafter delivered to the land and Installed or intended to be installed therein, Including but not limited to lumber, plaster, cement, shin-gles, roofing, plumbing, fixtures, pipe, lath, wallboard, cabinets, nails, sinks, toilets, furnaces, brick, tile, water heaters, screens, window frames, glass, doors, flooring, paint, lighting fixtures and refrigerating, cooking, heating and ventilating appliances and equipment; together with all proceeds, additions and accessions thereto and replacements thereof.

(d) All of the water, sanitary and storm sewer systems now or hereafter owned by Debtor which are now or hereafter located by, over, and upon the Mortgaged Property, or any part and parcel thereof, and which water system includes all water mains, service laterals, hydrants valves and appurtenances, and which sewer system includes all sanitary sewer lines, including mains, laterals, manholes and appurtenances.

(e)) All paving for streets, roads, walkways or entrance ways now or hereafter owned by Debtor and which are now or hereafter located on the Mortgaged Prop-

(f) Any and all awards or payments, including interest thereon, and the right to receive the same, as a result of (a) the exercise of the right of eminent domain, (b) the alteration of the grade of any street, or (c) any other injury to, taking of, or decrease in the value of, the Mortgaged Property, to the extent of all amounts which may be secured by that certain Mortgage given by Debtor to Secured Party on or about the date hereof which encumbers the Mortgaged Property (the -Mortgages) at the date of receipt of any such award or payment by Secured Party and of the reasonable attorney's fees, costs and disbursements incurred by Secured Party in connection with the collection of such award or payment.

(g) All of the right, title and Interest of Debtor in and to all unearned premiums accrued, accruing or to accrue under any and all insurance policies now or hereafter provided pursuant to the terms of the Mortgage, and all proceeds or sums payable for the loss of or damage to (a) any property encumbered by the Mortgage, or (b) rents, revenues, Income, profits or proceeds from leases, franchises, concessions or licenses of or on any part of the Mortgaged Property. Collier County Real Property

Lot 11, Block 230, GOLDEN GATE UNIT 7, according to the map or plat thereof as recorded in Plat Book 5, pages 135 to 136, inclusive, of the Public Records of Collier County, Florida.

and Lot 10, Block 230, GOLDEN GATE UNIT 7, according to the map or plat thereof as recorded in Plat Book 5, pages 135 to 146, inclusive, of the Public Records of Collier County, Florida.

Together with all existing and subsequently erected or affixed buildings, improvements and fixtures; all easements, rights of way and appurtenances; all water, water rights, watercourses and ditch rights(including stock in utilities with ditch or irrigation rights); and all other rights, royalties and profits relating to the Real Property, including without limitation all minerals oil, gas, geothermal and similar

All inventory, equipment, accounts, chattel paper, instru-

Personal Property

ments (including but not limited to all promissory notes). letter-of-credit rights, letters of credit, documents, deposit accounts, investment property, money, other rights to payment and performance, and general intangibles(including but not limited to all software and all payment intangibles); all fixtures; all attachments, accessions, accessories, fittings, increases, tools, parts, repairs, supplies, and commingled goods relating to the foregoing property, and all additions, replacements of and substitutions for all or any part of the foregoing property; all insurance refunds relating to the foregoing property; all good will relating to the foregoing property; all records and data and embedded software relating to the foregoing property, and all equipment, inventory and software to utilize, create, maintain and process any such records and data on electronic media; and all supporting obligations relating to the foregoing property; all whether now existing or hereafter arising, whether now owned or hereafter acquired or whether now or hereafter subject to any rights in the foregoing property; and all products and proceeds (including but not limited to all insurance payments) of or relating to the foregoing

property of Debtor. The following motor vehicles and trailers:

1) DODGE 1500: VIN: 1D7H-A18D14J255436; Year: 2004. FORD E350; 1FDWE35L14HB04189; 2004.

3) DODGE 3500; VIN: 3D7M-S48C65G818780; Year 2005. 4) 8' x 24' GOOSENECK CTRA TRAILER; VIN: 4YMG-D242X5G102749; Year 2005. 5) 8' x 16' GRANITE STAGE

TRAILER. 6) 6' x 10' x 20' EQUP TRAILER; VIN: 4Y3US2025YS006547; Year 2000.

7) 5' x 12' MOBILE MFG SLT5000 TRAILER; VIN: 1M9KA1218V1319254;

1997. 8) 6' x 15' CRONKHITE 4200ESA TRAILER;

47342202741111099 And ALL BUSINESS ASSETS of Debtor, whether now owned or hereafter acquired, together with all replacements, accessions, proceeds, and products of

the foregoing, wherever located. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section

Dated this 15th day of July, 2025. 07/17/2025

Kevin C. Karnes CLERK OF COURT LEE COUNTY, FLORIDA (SEAL) N Wright Angad DC

/s/ Dana L. Robbins-Boehner Dana L. Robbins-Boehner, Esquire Fla. Bar No: 100626 Eric S. Golden, Esquire Florida Bar No. 146846 BURR & FORMAN LLP 201 N. Franklin Street, Suite 3200 Tampa, Florida 33602 (813) 221-2626 (office) Primary E-Mail Addresses: drobbins-boehner@burr.com and egolden@burr.com Secondary E-Mail Addresses mguerra@burr.com and dmorse@burr.com Attorneys for Plaintiff 46622109 v1 Jul. 25; Aug. 1, 2025 25-01605C

legal@businessobserverfl.com • Deadline Wednesday at noon • Friday Publication

### 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



### --- PUBLIC SALES / ESTATE / ACTIONS ---

### FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY. FLORIDA

CASE NO.: 2025-CA-001182 PHH MORTGAGE CORPORATION, THE ESTATE OF DOROTHY E. WILLIAMS A/K/A DOROTHY WILLIAMS A/K/A DOROTHY

ELEANOR WILLIAMS. DECEASED: et al.. Defendant(s).

TO: The Estate of Dorothy E. Williams A/K/A Dorothy Williams A/K/A Dorothy Eleanor Williams, Deceased Last Known Residence: Unknown
YOU ARE NOTIFIED that an action

to foreclose a mortgage on the following property in COLLIER County, Florida: UNIT D-14-102, IBIS POINTE

II AT CARLTON LAKES, A CONDOMINIUM ACCORD-ING TO THE DECLARATION OF CONDOMINIUM, AS RE-CORDED IN OFFICIAL RE-

CORDS BOOK 2760, PAGE 0074, PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA. 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 30 days from first date of publication, and file the original with the clerk of this court either before service on Plaintiff's at-torney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the com-

plaint or petition. Dated on 7/21/2025.

As Clerk of the Court (SEAL) By: Bianca Fernandez As Deputy Clerk

ALDRIDGE PITE, LLP, Plaintiff's attorney, at 401 W. Linton Blvd. Suite 202-B Delray Beach, FL 33444 1395-1416B Ref# 11959 25-01098C

### July 25; Aug. 1, 2025

### 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 14th day of August, 2025 at 11:00 AM. Said property is iStorage, 3836 Tollgate Boulevard, Naples, FL, 34114 Collier County Bill Manning 738

Washer, Shelf cabinets, baskets, lumber. Raidel Navarro 229 Deep freezer, dinning table, chairs. Yanelys Estrada 753 AC, fishing pole, mattress. Jean Marius 207 Portable generator, gas can, suit cases. 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 cancella-tion in the event of settlement between owner and obligated party.

July 25; Aug. 1, 2025 25-01103C

## Are there different types of legal notices?

Simply put, there are two basic types - Warning Notices and Accountability Notices.

Warning notices inform you when government, or a private party authorized by the government, is about to do something that may affect your life, liberty or pursuit of happiness. Warning notices typically are published more than once over a certain period.

Accountability notices are designed to make sure citizens know details about their government. These notices generally are published one time, and are archived for everyone to see. Accountability is key to efficiency in government.

### **VIEW NOTICES ONLINE AT** Legals.BusinessObserverFL.com

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

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-1908 IN RE: ESTATE OF CHARLES FINK FISCHER II

Deceased. The administration of the estate of Charles Fink Fischer II, deceased, whose date of death was June 13, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East Suite 102, Naples, Florida 34112. 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 25, 2025.

### Personal Representative: Charles Fink Fischer III 28 Hillcrest Drive

Orinda, California 94563 Attorney for Personal Representative: Ryan J. Beadle, Esq. Florida Bar Number: 45340 Lindsay & Allen, PLLC 5692 Strand Court. Suite 1 Naples, FL 34110 Telephone: (239) 593-7900 Fax: (239) 593-7909 E-Mail: ryan@naples.law Secondary E-Mail: camden@naples.law

Tertiary E-Mail: service@naples.law

25-01087C

July 25; Aug. 1, 2025

#### FIRST INSERTION

### NOTICE OF SALE PURSUANT TO CHAPTER 45

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA

CIVIL ACTION

CASE NO.: 11-2024-CA-000950

FAIRWAY INDEPENDENT MORTGAGE CORPORATION, Plaintiff, vs. JAMAR OMARIO KELLYMAN AKA

JAMAR KELLYMAN AKA JAMAR O. KELLYMAN, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated June 22, 2025, and entered in Case No. 11-2024-CA-000950 of the Circuit Court of the Twentieth Judicial Circuit in and for Collier County, Florida in which Fairway Independent Mortgage Corporation, is the Plaintiff and Jamar Omario Kellyman aka Jamar Kellyman aka Jamar O. Kellyman, Time Investment Company, Inc., aka TIC Palm Coast, Inc., Maple Ridge at Ave Maria Homeowners Association, Inc., are defendants, the Collier County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at Collier County Courthouse Annex, 3315 Tamiami Trail East, Room 102, Naples, FL 34112,, Collier County, Florida at 11:00AM on the August 28, 2025 the following described property as set forth in said Final Judgment of Foreclosure:

LOT 39, MAPLE RIDGE AT AVE MARIA PHASE 7A, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RE-CORDED AT PLAT BOOK 70, PAGE 28, IN THE PUBLIC RE-CORDS OF COLLIER COUN-TY, FLORIDA.

A/K/A 5004 GAMBERO WAY AVE MARIA FL 34142 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 Charles Rice, Administrative Services Manager, whose office is located at 3315 East Tamiami Trail, Suite 501, Naples, Florida 34112, and whose telephone number is (239) 252-8800, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 21 day of July, 2025 ALBERTELLI LAW P. O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 eService: servealaw@albertellilaw.com By: /s/ Nathan Gryglewicz Florida Bar# 762121 Nathan Gryglewicz, Esq.

25-01097C

IN/24-004170 July 25; Aug. 1, 2025

### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No.: 2025-CP-1918 **Division PROBATE** IN RE: ESTATE OF MARGARET JANE JOHNSON Deceased.

The administration of the estate of MARGARET JANE JOHNSON, deceased, whose date of death was January 28, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is, 3315 Tamiami Trl. E. Ste. 101 Naples, Fl. 34112. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of the first publication of this Notice was July 25, 2025.

Personal Representative: Robert Anthony Willard 15649 Beachcomber Ave. Fort Myers, Fl. 33908 Attorney for Personal Representative:

Steven Duncan Florida Bar No. 85850 Duncan Law Firm, P.A. 10600 Chevrolet Way #213 Estero, FL. 33928 239-405-6848

July 25; Aug. 1, 2025 25-01092C

### FIRST INSERTION

NOTICE OF SUSPENSION Case No: CD202505909/D 3318621 To: Betho Tranchant

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

July 25; Aug. 1, 8, 15, 2025

### --- PUBLIC SALES / ESTATE ---

FIRST INSERTION

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE TWENTIETH HIDICIAL CIRCUIT COURT IN AND FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No.: 25-CP-1930

INRE: ESTATE OF RONALD W. SCHLENKER, SR Deceased.

The administration of the estate of RONALD W. SCHLENKER, SR, deceased, whose date of death was May 18, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division; the address of which is 3315 Tamiami Trail E, Naples, Florida 34112. The names and addresses of the personal representative and the personal representative's attorney are set

All creditors of the decedent and other persons, who have claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, and who have been served a copy of this notice, must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICA-TION OF THIS NOTICE OR THIRTY (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 who have claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

COLLIER COUNTY, FLORIDA

PROBATE DIVISION

File No. 2025-CP-001938

IN RE: ESTATE OF

CAROL H. DAVIS,

Deceased

The administration of the estate of

CAROL H. DAVIS, deceased, whose date of death was April 15, 2025, is

pending in the Circuit Court for Collier

County, Florida, Probate Division, the address of which is 3315 Tamiami Trail

East, Naples, Florida 34112. The names

and addresses of the Personal Repre-

sentative and the Personal Representa-

All creditors of Decedent and other

persons having claims or demands

against Decedent's estate on whom

a copy of this Notice is required to be served must file their claims with this

Court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF

THIS NOTICE OR 30 DAYS AFTER

THE DATE OF SERVICE OF A COPY

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 other creditors of Decedent and

OF THIS NOTICE ON THEM.

tive's attorney are set forth below.

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

the clerk.

ALL CLAIMS NOT SO 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 CREDITOR CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS

THE DATE OF FIRST PUBLICA-TION IS: July 25, 2025

RONALD W. SCHLENKER, JR, Co-Personal Representative CYNTHIA L. SCHLENKER GOWAN,

The Personal Representative has no

duty to discover whether any property

held at the time of Decedent's death

by the Decedent or the Decedent's sur-

viving 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,

applies, or may apply, unless a written

demand is made by a creditor as specified under s. 732.2211, Florida Statutes.

THE TIME PERIODS SET FORTH

TION 733.702 WILL BE FOREVER

ALL CLAIMS NOT FILED WITHIN

FLORIDA STATUTES SEC-

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 25, 2025.

Personal Representative:

CHARLES E. DAVIS IV 398 4th Avenue N.

Naples, FL 34102

Attorney for Personal Representative:

HOWARD G. SEITZ, ESQ.

Telephone: (203) 983-3929

Email: hgseitz@fercolaw.com

Florida Bar No. 297755

Ferguson Cohen LLP 25 Field Point Road

Greenwich, CT 06830

July 25; Aug. 1, 2025

DATE OF DEATH IS BARRED.

**Co-Personal Representative** Brittany A. Blocker, Esq. Florida Bar No. 1035288 Law Office of Sam J. Saad III 2670 Airport Road S. Naples, FL 34112 Telephone: (239) 963-1635 bblocker@saadlegal.com eservice@saadlegal.com July 25; Aug. 1, 2025 25-01091C

FIRST INSERTION

### FILE NO. 25-CP-001532

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION

NOTICE TO CREDITORS

JUDGE: MCGOWN IN RE: ESTATE OF JOELLE CHRISTINE PAGANUCCI, A/K/A JOELLE C. PAGANUCCI, DECEASED.

The administration of the estate of JOELLE CHRISTINE PAGANUCCI, a/k/a JOELLE C. PAGANUCCI (the "Decedent"), whose date of death was April 15, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Ste. 102, Naples, Florida 34112. 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 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 the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228,

Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211,

Florida Statutes. All 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 July 25, 2025. Dated July 21, 2025.

JOHN E. LAUTEMANN, **Personal Representative** 6656 Trail Boulevard

Naples, Florida 34108 KIMBERLEY A. DILLON, ESQ. Florida Bar Number: 14160 Attorney for Personal Representative Quarles & Brady LLP 1395 Panther Lane, Suite 300 Naples, Florida 34109 Telephone: (239) 262-5959 Fax: (239) 434-4999 Primary E-Mail: kimberley.dillon@quarles.com Secondary E-Mail: mavis.richards@quarles.com; and docketfl@quarles.com July 25; Aug. 1, 2025 25-01094C

### FIRST INSERTION

NOTICE TO CREDITORS (summary administration) IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA

PROBATE DIVISION File No. 25-CP-1931 IN RECESTATE OF GEORGE BEMBURY STORTER, 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 George Bembury Storter, deceased, File Number 25-CP-1931; by the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 E. Tamiami Trail North, Suite 102, Naples, Florida 34112; that the decedent's date of death was June 13, 2025; that the total value of the estate is a Regional Bank Certified Deposit Account, Approximate Value \$45,000 and that the names and addresses of those to whom it has been

assigned by such order are: Name Address Creditors: N/A Beneficiaries: Address Kimberly Elizabeth Fahrenthold 790 7th Street SW Naples, Florida 34117 Rhonda Lynn Orick 4150 Green Blvd., Apt 10 Naples, Florida 34116 Robin Bembury Storter

790 7th Street SW Naples, Florida 34117 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 DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this Notice is July 25, 2025.

**Person Giving Notice:** Kimberly Elizabeth Fahrenthold Attorney for Person Giving Notice: Charles M. Kelly, Jr.

Attorney for Petitioner Florida Bar No. 364495 Kelly Passidomo & Kelly, LLP 2390 Tamiami Trail North, Suite 204 Naples, Florida 34103 Telephone: (239) 261-3453 Email: ckelly@flinttrust.com Secondary Email: groupservice@flinttrust.com

July 25; Aug. 1, 2025 25-01085C

### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No: 2025-CP-001697 **Division: Probate** IN RE: ESTATE OF EDMEE HELENE MOIR a/k/a EDMEE MOIR, Deceased.

The Administration of the Estate of EDMEE HELENE MOIR a/k/a ED-MEE MOIR, Deceased, Case No. 2025-CP-001697, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is Clerk of the Court, 3315 Tamiami Trail East, Suite #102, Naples, Florida 34112-5324. The names and addresses of the Personal Representative and the Personal Representative's 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 LAT-ER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICA-TION OF THIS NOTICE OR THIRTY (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 WITH-IN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION

OF THIS NOTICE.

BARRED

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

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

The personal representative of curator has no duty to discover whether any property held at the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida 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 or beneficiary as specified under s. 732.221.

The date of the first publication of this Notice is July 25, 2025.

Personal Representative ROLAND LEVASSEUR 127 Pemberton Avenue

North York, Ontario, M2M 1Y6 Canada

Attorney for Personal Representative: Christopher E. Mast, P.A. By: /s/Christopher E. Mast Christopher E. Mast, Esquire Florida Bar No: 0858412 1059 5th Avenue North, Naples, Florida 34012-5818 239/434-5922 chris@christophermastlaw.com www.christophermastlaw.com July 25; Aug. 1, 2025

### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA File No. 2025-CP-1910

**Probate Division** IN RE: ESTATE OF CARL FREDERICK OCKERBLOOM, JR., Deceased

The ancillary administration of the estate of Carl Frederick Ockerbloom. Jr., deceased, whose date of death was March 7, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is P.O. Box 413044, Naples, FL 34101-3044. The names and addresses of the co-personal representatives and the copersonal representative's attorney are set forth below.

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

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

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

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

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

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

The date of first publication of this notice is July 25, 2025.

**Co-Personal Representatives:** Gail Mary Ockerbloom John Ockerbloom c/o Laird A. Lile, PLLC

3033 Riviera Drive, Suite 104 Naples, FL 34103 Attorney for Co-Personal Representatives: Langdon Lile, Esq. Florida Bar Number: 1016810 3033 Riviera Drive,

Naples, FL 34103 Telephone: (239) 649-7778 E-Mail: LLile@LairdALile.com Secondary E-Mail: Pamela@LairdALile.com July 25; Aug. 1, 2025

### FIRST INSERTION

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

PROBATE DIVISION File No. 11-2025-CP-001877-0001-01 IN RE: ESTATE OF BARBARA MARIA FERREIRA

**Deceased.**The administration of the estate of Barbara Maria Ferreira, deceased, whose date of death was February 10, 2024, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East Ste 102, Naples, Florida 34112-5324. 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 speci-

fied 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 July 25, 2025.

Personal Representative:

Robert A. Ferreira, Jr. 3 West Lane

Niantic, CT 06357 Attorney for Personal Representative: Renee E. Nesbit E-mail Address: RNesbit@Nesbit-Law.com Florida Bar No. 75374 Renee E. Nesbit, Attorney At Law 8305 Laurel Lakes Way Naples, Florida 34119

25-01086C

Telephone: (239) 249-1072

July 25; Aug. 1, 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 Perch & Pencil located at 18747 Lake Hammock Dr in the City of

Naples, Collier County, FL 34114 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 23rd day of July, 2025. Joseph W. Hammond 25-01101C

## SUBSEQUENT INSERTIONS

### --- PUBLIC SALES/ ESTATE ---

SECOND INSERTION ORANGE BLOSSOM GROVES

COMMUNITY DEVELOPMENT DISTRICT NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2026  $PROPOSED\ BUDGET(S); AND$ 

NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING. The Board of Supervisors ("Board") of the Orange Blossom Groves Community Development District ("**District**") will hold a public hearing and regular

meeting as follows: DATE: August 8, 2025

TIME: 12:00 p.m. LOCATION: Hampton Inn -Naples I-75 2630 Northbrook Plaza Drive Naples, Florida 34119

The purpose of the public hearing is to receive comments and objections on the adoption of the District's proposed budget(s) for the fiscal year beginning October 1, 2025, and ending September 30, 2026 ("Proposed Budget"). A regular Board meeting of the District will also be held at the above time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (561) 571-0010 ("District Manager's Office"), during normal business hours, or by visiting the District's website at https://orangeblossomgrovescdd.net/.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing and/or meeting may be continued in progress to a date, time certain, and place to be specified on the record at the public hearing and/or meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone. Any person requiring special ac-

commodations at the public hearing or meeting because of a disability or physical impairment should contact the District Manager's Office at least fortyeight (48) hours prior to the public hearing and meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

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 that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based. District Manager July 18, 25, 2025 25-01056C

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR Collier COUNTY,

FLORIDA PROBATE DIVISION File Number: 25-CP-1568 IN RE: THE ESTATE OF William E. Fritz, Deceased.

The administration of the estate of William E. Fritz, deceased, File Number 2025-CP-1568, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is, 3315 Tamiami Trl E. Naples, FL 34112. 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, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE ALL CLAIMS NOT FILED WITHIN THE TIME PERIOD SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREV-ER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH AROVE. ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DE-CEDENT'S DEATH IS BARRED.

The date of first publication of this Notice is July 18, 2025. Executed this 9 day of July, 2025.

James Fritz Personal Representative

Charles R Hayes, Esq. FL State Bar No. 47720 Charles R. Haves, P.A. 2590 Northbrooke Plaza Dr., Ste 303 Naples, FL 34119 Phone (239) 431-7619 Fax (239) 431-7665 chayespa@gmail.com

July 18, 25, 2025 **HOW TO PUBLISH YOUR LEGAL NOTICE** 

Attorney for the Petitioner

IN THE BUSINESS OBSERVER

CALL 941-906-9386 d select the appropriate Cour name from the menu option

OR E-MAIL: legal@businessobserverfl.com

Business Observer

Call **941-906-9386** 

**PUBLISH YOUR LEGAL NOTICE** 

or email legal@businessobserverfl.com



**COLLIER COUNTY** 

### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No.

11-2025-CP-001588-0001-01 **Division Probate** IN RE: ESTATE OF EDWARD P. FARLEY a/k/a EDWARD PHILLIP FARLEY Deceased.

The administration of the estate of Edward P. Farley, deceased, whose date of death was December 13, 2023, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail E #102, Naples, Florida 34112. 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.

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

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 18, 2025.

### Personal Representative: Dorothy K. Farley 36 Golf Cottage Drive

Naples, Florida 34105 Attorney for Personal Representative: Karen L. Kayes E-mail Addresses: kkayes@wnj.com Florida Bar No. 0039993 Warner Norcross + Judd LLP 700 Terrace Point Road, Suite 350

Muskegon, Michigan 49440 Telephone: (231) 727-2600 32477232-1

July 18, 25, 2025 25-01050C

### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-1483 IN RE: ESTATE OF LITA NERSESIAN Deceased.

The administration of the estate of Lita Nersesian, deceased, whose date of death was February 28, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3301 Tamiami Trail East, Suite 102, Naples, Florida 34101. 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 PUBLI-CATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE

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

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 18, 2025.

### Personal Representative: John Nersesian

4951 Gulf Shore Boulevard, North, Apartment 501 Naples, Florida 34103 Attorney for Personal Representative: George A. Wilson, Esq. Florida Bar No. 0332127 E-mail Addresses: gawilson@naplesestatelaw.com, jmjacobson@naplesestatelaw.com Wilson & Johnson 2425 Tamiami Trail North,

Naples, Florida 34103 Telephone: (239) 436-1500 July 18, 25, 2025 25-01049C

### SECOND INSERTION

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

File No. 112025CP001766000101 IN RE: ESTATE OF VIOLET ELIZABETH JOHNSON Deceased.

The administration of the estate of Violet Elizabeth Johnson, deceased, whose date of death was September 26, 2024, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Suite 102, Naples, FL 34112. 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

The personal representative has no duty to discover whether any prop-erty 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 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 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 18, 2025.

### Personal Representative: **Daniel Allen Johnson**

11481 Sumter Grove Way #4201 Naples, Florida 34113 Attorney for Personal Representative: Rodolfo Suarez Jr. Esq., Attorney Florida Bar Number: 013201 9100 South Dadeland Blvd, Suite 1620 Miami, Florida 33156 Telephone: 305-448-4244 E-Mail: rudy@suarezlawyers.com Secondary E-Mail:

### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISTON

File No. 11-2025-CP-1683-0001-01 **Division Probate** IN RE: ESTATE OF KEITH ALAN ARNDT Deceased.

The administration of the estate of Keith Alan Arndt, deceased, whose date of death was May 23, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Suite 102, Naples, Florida 34112. 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

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 18, 2025.

### Personal Representative: Rachel M. Arndt

4127 29th Avenue North St. Petersburg, Florida 33713 Attorney for Personal Representative: A. Stephen Kotler Florida Bar Number: 629103 Kotler Law Firm P.L. 999 Vanderbilt Beach Road, Suite 200 Naples, Florida 34108 Telephone: (239) 325-2333 Fax: (239) 325-1853 E-Mail: skotler@kotlerpl.com

Secondary E-Mail: dphillips@kotlerpl.com July 18, 25, 2025 25-01025C

### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-1725 IN RE: ESTATE OF KYLE R. KINNEY, SR. Deceased.

The administration of the estate of Kyle R. Kinney, Sr., deceased, whose date of death was February 16, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East Suite 102, Naples, Florida 34112. 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 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 18, 2025.

### Personal Representative: Sherry Kinney

107 Oakland Hills Dr Naples, Florida 34113 Attorney for Personal Representative: Ryan J. Beadle, Esq. Florida Bar Number: 45340 Lindsay & Allen, PLLC 5692 Strand Court, Suite 1 Naples, FL 34110 Telephone: (239) 593-7900 Fax: (239) 593-7909 E-Mail: ryan@naples.law Secondary E-Mail: camden@naples.law Tertiary E-Mail: service@naples.law

July 18, 25, 2025

### SECOND INSERTION

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

File No. 11-2025-CP-001855-0001-01 IN RE: ESTATE OF DAVE LEROY MELHEIM, Deceased.

The administration of the estate of Dave Leroy Melheim, deceased, whose date of death was June 8, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Suite 102, Naples, FL 34112-5324. 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 NOTICE.

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 18, 2025.

#### Personal Representative: Ada Madison Poirier

363 River Road, Box 599 Waddington, New York 13694 Attorney for Personal Representative: MICHAEL J. SWAN, ESQ. Attorney for Petitioner Florida Bar Number: 509116 ROSSWAY SWAN 2101 Indian River Boulevard, Suite 200 Vero Beach, FL 32960 Telephone: (772) 231-4440 Fax: (772) 231-4430 mswan@rosswayswan.com cmedina@rosswayswan.com

### SECOND INSERTION

25-01022C

July 18, 25, 2025

NOTICE TO CREDITORS TWENTIETH JUDICIAL CIRCUIT. IN AND FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION

#### File #2025-CP-1691 IN RE: THE ESTATE OF RONALD J. LEU, Deceased.

The administration of the estate of Ronald J. Leu, deceased, File Number 2025-CP-1691, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail E, Naples, FL 34112. 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, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST

PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

The date of first publication of this Notice is July 18, 2025.

### Sarah R. Anderson Personal Representative /s/ Jeffry Perlow

Jeffry S. Perlow, Esq. Attorney for Personal Representative Florida Bar No.: 354759 5425 Park Central Court Naples, Florida 34109 (239) 514-2910 jeffperlow@hotmail.com July 18, 25, 2025 25-01055C

### 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.

**VIEW NOTICES ONLINE AT** Legals.BusinessObserverFL.com

To publish your legal notice call: 941-906-9386

### SECOND INSERTION

eservice@suarezlawyers.com

July 18, 25, 2025

## PUBLIC NOTICE

is hereby given that THE LIFE OF RILEY LIVING TRUST, including allodial fee schedule, dated [10/08/2024], created by Patricia Gebhard, Settlor, and administered by Patricia Gebhard, Trustee, is duly executed and will henceforth govern all real and personal property titled thereto. Any objections must be submitted in writing to P.O. Box [110371], [Naples], FL [34108] within 30 days. July 18, 25; Aug. 1, 8, 2025

25-01045C



**Email your Legal Notice** Deadline Wednesday at noon • Friday Publication

### SECOND 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:

3121 Goodlette-Frank Rd Naples, FL 34103 Date: August 7th 2025 Time: 10:45 AM

Vivian Rodriguez Clothes, boxes and personal 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. 25-01032C July 18, 25, 2025

### SECOND 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: 14600

2025, at 10:00am Niverse Moline Boxes, Mannequins, Luggage, TV/ Monitor, and Clothing

Old US 41 Naples, FL 34110 August 7th

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.

### SECOND INSERTION

NOTICE OF FORECLOSURE SALE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR COLLIER COUNTY, FLORIDA - CIVIL ACTION

Notice is hereby given that the undersigned Crystal K. Kinzel, Clerk of the Circuit Court of Collier County, Florida, will on August 21, 2025 at eleven o'clock a.m. held in the first floor of the Courthouse Annex, Collier County Courthouse, 3315 Tamiami Trail East, Naples, Florida, offer for sale and sell at public outcry to the highest bidder for cash, the following described property situated in Collier County, Florida, to-wit: Lot 46, Queens Park at Lago Verde, Phase Seven, according to the map or plat thereof as recorded in Plat Book 26, Page 24, of the Public Records of Collier County, Florida. Pursuant to the order or final judgment entered in a case pending in said Court, the style of which is:

SERVICES ASSOCIATION, INC., a Florida corporation not-for-profit, Plaintiff, vs. GREGORY DERISME, SOEURETTE A. SAIDEL, UNITED STATES OF AMERICA SECRETARY OF HOUSING AND URBAN DEVELOPMENT and UNKNOWN TENANT(S)

QUEENS PARK COMMUNITY

Defendants. and whose docket number is 24-CC-

1616 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale. Dated: July 15, 2025

/s/ Alfred F. Gal, Jr. ALFRED F. GAL, JR. SAMOUCE & Gal, P.A. 3060 Tamiami Trail, Suite 202 Naples, Florida 34103 alfredgal@sandglawfirm.com (239) 596-9522 July 18, 25, 2025 25-01052C

July 18, 25, 2025

### --- PUBLIC SALES / ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA Probate Division

File No. 11-2025-CP-001781-00001-01 IN RE: ESTATE OF ROBIN JILL HOCHMEYER, deceased.

The administration of the testate estate of Robin Jill Hochmeyer, deceased, whose was found deceased May 21, 2025, File Number 11-2025-CP-001781-00001-01, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3301 Tamiami Trail East, P.O. Box 413044, Naples, Florida 34101-3044. The name and address of the personal representative and the personal representative's attorney are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this Notice is served must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE ON THEM.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

The date of the first publication of this Notice to Creditors is July 18, 2025. John M. Dawno Dewine

John M. Dinino, Personal Representative 14455 Marsala Way Naples, Florida 34109

Brian J. Downey, Esq. FL Bar Number: 0017975 BARRETT MCNAGNY LLP Attorney for Petitioner 215 E. Berry St. Fort Wayne, IN 46802 Email: brian@bjdpa.com Phone: (260) 423-8871 Fax: (260) 423-8920 4933-8854-5102 July 18, 25, 2025 25-01038C

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-1818 **Division Probate** IN RE: ESTATE OF STEPHEN MICHAEL SANDERS

Deceased. The administration of the estate of Stephen Michael Sanders, deceased, whose date of death was June 13th, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail E, Naples FL 34112. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 18, 2025.

Personal Representatives: **Brian Sanders** 

Attorney for Personal Representatives: Douglas L Rankin, Attorney Florida Bar Number: 365068 2335 Tamiami Trail N STE 308 NAPLES, FL 34103 Telephone: (239) 262-0061 Fax: (239) 262-2092 E-Mail: dir@drankinlaw.com Secondary E-Mail: kj@drankinlaw.com July 18, 25, 2025 25-01062C SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR 20TH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA COUNTY, PROBATE DIVISION Case No. 2025-CP-001699 **Division PROBATE** 

IN RE: ESTATE OF GENESIS CABALLERO PINEDA Deceased.

The administration of the estate of ESTATE OF GENESIS CABALLERO PINEDA deceased, whose date of death was June 1, 2024, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trial East, Ste. 102. Naples, Florida 34112. 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 PUBLICA-TION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

NOTWITHSTANDING THE TIME 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 25, 2025.

Personal Representative: RAMON CABALLERO PERDOMO

121 ROGER CIRCLE. LENOIR, TENNESSEE 37771. PHONE (865) 232-9585 Attorney for Personal Representative: JORGE A. RODRIGUEŻ, ESQUIRE Email Addresses: Lawofficeofjorgerodriguez@gmail.com LAW OFFICE OF JORGE A. RODRIGUEZ CITIGROUP CENTER 201 SOUTH BISCAYNE BOULEVARD MIAMI, FLORIDA 33131 PHONE (305) 913-7545 Florida Bar No. 00993506 25-01036C July 18, 25, 2025

SECOND INSERTION

NOTICE TO CREDITORS IN THE TWENTIETH JUDICIAL CIRCUIT COURT IN AND FOR COLLIER COUNTY, FLORIDA

Probate Division Case No. 25-CP-1790 IN RE: ESTATE OF MARY A. LOCKWOOD,

Deceased.

The administration of the estate of Mary A. Lockwood, deceased, whose date of death was June 8, 2025, is pending in the Circuit Court for Collies County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Suite 102, Naples, Florida 34112. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS 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 July 18, 2025. Helen (Helshi) Lockwood Hewson

Personal Representative 50 Ledge Road, #201

Darien, Connecticut 06820 Daniel D. Peck

Personal Representative 5200 Tamiami Trail North, Suite 101 Naples, Florida 34103 Daniel D. Peck, Esq. Florida Bar No. 169177 Attorney for Petitioner PECK & PECK, P.A. 5200 Tamiami Trail North, Suite 101 Naples, Florida 34103 July 18, 25, 2025 25-01039C SECOND INSERTION

ORANGE BLOSSOM RANCH COMMUNITY DEVELOPMENT DISTRICT NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2026 BUDGET(S); AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

The Board of Supervisors ("Board") of the Orange Blossom Ranch Community Development District ("**District**") will hold a public hearing and regular meeting as follows:

DATE: August 7, 2025 TIME: 6:00 p.m. LOCATION: The Ranch at Orange Blossom Amenity Center 1938 Hawthorne Road Naples, Florida 34120

The purpose of the public hearing is to receive comments and objections on the adoption of the District's proposed budget(s) for the fiscal year beginning October 1, 2025 and ending September 30, 2026 ("Proposed Budget"). A regular Board meeting of the District will also be held at the above time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, Wrathell, Hunt & Associates, LLC, at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (561) 571-0010 ("District Manager's Office"), during normal business hours, or by visiting the District's website at https://www.orangeblossomranchedd.

net/.
The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing and/or meeting may be continued in progress to a date, time, and place to be specified on the record at the public hearing and/or meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker

Any person requiring special accommodations at the public hearing or meeting because of a disability or physical impairment should contact the District Manager's Office at least fortyeight (48) hours prior to the public hearing and meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

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

July 18, 25, 2025 25-01044C SECOND INSERTION

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

File No. 2025-CP-001493 IN RE: ESTATE OF JAMES MICHAEL EICHELBERGER, Deceased

The administration of the estate of JAMES MICHAEL EICHELBERGER, deceased, whose date of death was February 11, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Ste. 102, Naples, Florida 34112-5324. 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 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.

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

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 18, 2025.

Personal Representative: SAMANTHA WALSH 3701 Raven Trail, Apt. 1219 Aledo, TX 76008

Attorney for Personal Representative: GEORGE MANTZIDIS, ESQ. Florida Bar No. 99032 George Mantzidis, Attorney at Law, PLLC 5150 Tamiami Trail N., Ste. 503 Naples, FL 34103 Telephone: (239) 438-4609 Email: George@gmanlaw.com July 18, 25, 2025 25-01037C

### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT

IN AND FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-001844

IN RE: ESTATE OF JAMES M. DIGNON, Deceased.

The administration of the estate of JAMES M. DIGNON, deceased, whose date of death was May 15, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division. the address of which is 3315 Tamiami Trail East, Ste. 102, Naples, Florida 34112. The names and addresses of the per-

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

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.

OF THE FIRST PUBLICATION OF

THIS NOTICE OR 30 DAYS AFTER

The personal representatives have 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 FOR-EVER 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 18, 2025. Signed on this 11th day of July, 2025.

DIANE V. DEMEO Personal Representative Sitio Dos Agostos CP139A Faro, 8005-401, Portugal HUGH DIGNON

**Personal Representative** 815 New Waterford Drive, Apt. 104C Naples, Florida 34104

/s/ Jamie B. Schwinghamer Jamie B. Schwinghamer Attorney for Personal Representatives Florida Bar No. 026984 Roetzel & Andress LPA 999 Vanderbilt Beach Road, Suite 401 Naples, Florida 34108 Telephone: (239) 649-6200 Email: jschwinghamer@ralaw.com Secondary Email:

serve.jschwinghamer@ralaw.com July 18, 25, 2025 25-01040C

THIRD INSERTION

NOTICE OF ADMINISTRATIVE COMPLAINT To: Fitness Security, Llc Case No.: CD202501447/

BB3100019/3500242 An Administrative Complaint to impose an administrative fine has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the

Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708 Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law. July 11, 18, 25; Aug. 1, 2025

25-00999C

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA

File No. 2025-cp-1857 **Division: Probate** IN RE: ESTATE OF NICOLAS CONRAD FAHRENBRUCH Deceased.

The administration of the estate of Nicolas Conrad Fahrenbruch, deceased, whose date of death was April 23, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Ste. 102, Naples, FL 34112. The names and addresses of the personal representatives and the personal representative's attorney are set forth

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS 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 18, 2025.

SYDNEY R. FAHRENBRUCH

Personal Representative ADAM M. GROSS, ESQ. Florida Bar No. 114922 E-mail: agross@crewlawfl.com Secondary Email: ihendrickx@crewlawfl.com Attorney for Personal Representative CREW LAW, P.A. 1333 3rd Ave. S., Suite 505 Naples, FL 34102 Telephone:239-790-8133

Facsimile: 239-230-2078 July 18, 25, 2025 25-01023C

SECOND INSERTION

NOTICE OF PUBLIC SALE Extra Space Storage will hold a public auction to sell personal property described below belonging to those in-dividuals listed below at the location indicated: 7391 Rattlesnake Hammock Rd. Naples, FL 34113 Phone: 239-303-8462 Auction Date:08/07/25 @12:15

Michele Penn Household 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 may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

July 18, 25, 2025 25-01031C

### SECOND INSERTION

NOTICE OF PUBLIC SALE Extra Space Storage will hold a public auction to sell personal property belonging to those individuals listed below at the location 11201 Tamiami 303-8458. Auction date 8/7/2025 at 10:15am.

Haille Urguhart- Totes, boxes, household items, pool stick, luggage

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

25-01046C July 18, 25, 2025

SECOND INSERTION

NOTICE OF PUBLIC SALE Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 7377 Rattlesnake Hammock Rd. Naples, FL 34113 Phone: 239-303-8462 Auction Date:08/07/25 @12:15 PM

Lisa Oresman Household 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 may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

SECOND INSERTION

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

File No. 25-CP-1708 **Division Probate** IN RE: ESTATE OF CAROL LAMPERT Deceased.

The administration of the estate of Carol Lampert, deceased, whose date of death was March 14, 2025, is pending in the Circuit Court for Collier County. Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Naples, FL 34112. 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 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 18, 2025.

Personal Representative: Steven Lampert

455 Cove Tower Drive, Apt. 1201 Naples, FL 34110 Attorney for Personal Representative: Kent A. Skrivan, Esq. E-mail Addresses: kent@sgnapleslaw.com Florida Bar No. 0893552 Skrivan & Gibbs, PLLC 1110 Pine Ridge Road, Suite 300 Naples, FL 34108 Telephone: (239) 597-4500 25-01028C July 18, 25, 2025

SECOND 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: 571 Airport Pulling Rd N Naples, FL 34104 Auction Date: 08/07/2025 Time: 10:15

> Bill Manning Household Goods Lillyana Sanchez Household goods Conner Berge Bike, Personal goods Fidel Deluna Tires, Kids Games

The auction will be listed and adversed on www.storagetre 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 18, 25, 2025 25-01047C

**HOW TO PUBLISH** 

**YOUR** LEGAL NOTICE IN THE **BUSINESS OBSERVER** 

CALL 941-906-9386

and select the appropriate County name from the menu option

OR E-MAIL: legal@businessobserverfl.com



### --- ACTIONS / SALES / ESTATE ---

**COLLIER COUNTY** 

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR COLLIER COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-1828 **Division Probate** 

IN RE: ESTATE OF RITA S. FARANDA Deceased.

The administration of the estate of RITA S. FARANDA, deceased, whose date of death was March 19, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Naples, Florida 34112. 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

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 18, 2025.

### **Personal Representative:** TRACI F. LONGEVIN

8470 Kugler Mill Road Cincinnati, Ohio 45243 Attorney for Personal Representative: KYLE T. MORDEW, Attorney Florida Bar Number: 1022234 HAHN LOESER & PARKS LLP 5811 Pelican Bay Boulevard, Suite  $650\,$ Naples, Florida 34108 Telephone: (239) 552-2978 Fax: (239) 451-4027 E-Mail: kmordew@hahnlaw.com Secondary E-Mail: cpiglia@hahnlaw.com 18717912.1

July 18, 25, 2025 25-01042C SECOND INSERTION

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

File No. 11-2025-CP-001515-0001-01 **Division Probate** IN RE: ESTATE OF SCOTT HENRY SHERWOOD aka SCOTT SHERWOOD Deceased.

The administration of the estate of Scott Henry Sherwood aka Scott Sherwood, deceased, whose date of death was March 23, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Naples, Florida 34112-5324. 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 FLORIDA STATUTES 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 18, 2025.

#### Personal Representative: Samantha J. Fitzgerald, Esq. Personal Representative

Attorney for Personal Representative: Samantha J. Fitzgerald, Esq. Attorney for Personal Representative Florida Bar Number: 173762 SJF Law Group, P.A. 300 S. Pine Island Road, Suite 109 Plantation, FL 33324 Telephone: (954) 580,3690 Fax: (888) 663.6471 E-Mail: samantha@ estateandprobatelawyer.com July 18, 25, 2025 25-01027C

### SECOND INSERTION

NOTICE OF SALE **PURSUANT TO CHAPTER 45** IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA. CIVIL DIVISION CASE NO. 112024CA0000700001XX FLAGSTAR BANK, N.A., Plaintiff, vs. G R. CONRAD: BELLA VITA OF OLD NAPLES CONDOMINIUM

ASSOCIATION, INC.; UNKNOWN SPOUSE OF GR CONRAD. UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED,

NOTICE IS HEREBY GIVEN pursuant to the Summary Final Judgment of Foreclosure dated July 1, 2025, and entered in Case No. 112024CA0000700001XX of the Circuit Court in and for Collier County, Florida, wherein FLAGSTAR BANK, N.A. is Plaintiff and G R. CON-RAD; BELLA VITA OF OLD NAPLES CONDOMINIUM ASSOCIATION, INC.; UNKNOWN SPOUSE OF G R. CONRAD; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL LINKNOWN PARTIES CLAIM-ING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DE-SCRIBED, are Defendants, CRYSTAL K KINZEL, Clerk of the Circuit Court, will sell to the highest and best bidder for cash the lobby on the third floor of the Courthouse Annex, Collier County Courthouse, 3315 Tamiami Trail East, Naples, FL 34112, 11:00 a.m., on October 9, 2025, the following described property as set forth in said Order or Final Judgment, to-wit:

UNIT B-1, BELLA VITA OF OLD NAPLES, A CONDOMINIUM,

ACCORDING TO THE DECLA-RATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 4321, PAGE 323, AND ALL AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF COLLIER COUNTY, FLOR-IDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO.
Property address: 1008 7th

Street S; #B1; Naples, FL 34102 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DESCRETION, MAY ENLARGE THE TIME OF THE SALE NOTICE. OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVID-ED HEREIN.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Administrative Services Manager whose office is located at 3301 East Tamiami Trail, Bldg L, Naples, FL 34112, and whose telephone number is (239) 252-8800, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED July 9, 2025. By: /s/ Kathleen Achille Kathleen Achille Florida Bar No.: 166200 Roy Diaz, Attorney of Record Florida Bar No. 767700 Diaz Anselmo & Associates, P.A. Attorneys for Plaintiff 499 NW 70th Ave., Suite 309 Fort Lauderdale, FL 33317 Telephone: (954) 564-0071 Facsimile: (954) 564-9252 Service E-mail: answers@dallegal.com 1463-197639 / TM1 July 18, 25, 2025 25-01019C

### SECOND INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA

GENERAL JURISDICTION DIVISION CASE NO.

11-2024-CA-002054-0001-01 ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC,

Plaintiff, vs. XIMENA ALEJANDRA SILVA, et. al.

Defendant(s), TO: XIMENA ALEJANDRA SILVA, UNKNOWN SPOUSE OF XIMENA ALEJANDRA SILVA,

whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:

UNIT 2, BUILDING C, OZLYN GARDEN VILLAS, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFI-CIAL RECORDS BOOK 572, PAGE 921, AND ALL AMEND-MENTS THERETO, OF THE PUBLIC RECORDS OF COL

LIER COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS AP-PURTENANT THERETO. TOGETHER WITH THE EX-CLUSIVE RIGHT TO USE BOAT DOCK C- 2, A LIMITED

COMMON ELEMENT OF THE

CONDOMINIUM.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before 30 days from Date of First Publication of this Notice and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

WITNESS my hand and the seal of this Court at Collier County, Florida, this 09 day of July, 2025.

CLERK OF THE CIRCUIT COURT (SEAL) BY: SAMANTHA MARTINEZ DEPUTY CLERK

Crane & Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 24-235770

Robertson, Anschutz, Schneid,

July 18, 25, 2025

### SECOND INSERTION

#### NOTICE OF ACTION BY PUBLICATION IN THE CIRCUIT COURT OF THE

TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA CASE NO .:

11-2025-CA-001376-0001-01 MARRIOTT OWNERSHIP RESORTS, INC. Plaintiff, vs. DOUGLAS D. YOUNG,

DECEASED, et. al., Defendant(s).

TO THE FOLLOWING DEFEN-DANT WHOSE RESIDENCE IS UN-KNOWN:

TO: DOUGLAS D. YOUNG, DE-CEASED, THE ESTATE OF DOUG-LAS D. YOUNG, DECEASED AND ANY UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, ASSIGN-EES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS BY AND THROUGH, UNDER OR AGAINST, SAID DEFENDANT 370 BEAR RIDGE ROAD

PLEASANTVILLE, NY 10570 The above named Defendant is believed to be dead and, if dead, the unknown spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants, by, through under or against said Defendant and all parties having or claiming to have any right, title or interest in the property described below.

YOU ARE HEREBY NOTIFIED of the institution of the above-styled foreclosure proceedings by the Plaintiff, MARRIOTT OWNERSHIP RE-SORTS, INC., upon the filing of a complaint to foreclose for other relief relative to the following described property:

Season: Platinum, Unit 201, Unit Week 09, View Type: 2Bdrm, Gulf Front in Unit, in CRYSTAL SHORES CON-DOMINIUM, according to the

Declaration of Condominium thereof, as recorded in Official Records Book 4246 at Page 3299 in the Public Records of Collier County, Florida, and any amendments thereof.

AND you are required to serve a copy of your written defenses, if any to the complaint, upon EDWARD M. FITZGER-ALD, ESQUIRE, Holland & Knight LLP, 200 S. Orange Avenue, Suite 2600, Orlando, Florida 32801, attorneys for the Plaintiff, on or before thirty (30) days from the first day of publication herein and file the original with the Clerk of the above-styled 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 Charles Rice, Administrative Court Services Manager, whose office is located at 3315 E. Tamiami Trail, Suite 501, Naples, Florida 34112, and whose telephone number is (239) 252-8800, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED on this 10 day of July, 2025. Crystal K. Kinzel Clerk of the Court (SEAL) BY: Samantha Martinez As Deputy Clerk

EDWARD M. FITZGERALD HOLLAND & KNIGHT, LLP 200 S. Orange Avenue, Suite 2600 Orlando, Florida 32801 Ph. (407) 244-5198 ATTORNEYS FOR PLAINTIFF HK#124000.0051/ML32 #100075088

July 18, 25, 2025 25-01058C

### SECOND INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY,

FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 112025CA001093000101 COMPU-LINK CORPORATION, DBA CELINK, Plaintiff, vs.

THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF PETRA NOELIA FERNANDEZ A/K/A PETRA N. FERNANDEZ. DECEASED, et. al.

Defendant(s),
TO: THE UNKNOWN HEIRS, BEN-EFICIARIES, DEVISEES, GRANT-EES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN IN-

TEREST IN THE ESTATE OF PETRA

NOELIA FERNANDEZ A/K/A PETRA N. FERNANDEZ, DECEASED,

whose residence is unknown if he/she/ they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being fore-

TO: TERESITA ALFONSO, ANA JOHNSON, CARLOS FERNANDEZ, whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage

being foreclosed herein.
YOU ARE HEREBY NOTIFIED that an action to foreclose a mort-

gage on the following property: APARTMENT NO. 2, BUILD-ING P, POICIANA APART-MENTS, AS SHOWN IN THE DECLARATION OF CON-DOMINIUM RECORDED IN OFFICIAL RECORDS BOOKS 492, PAGES 332, AS AMEND-ED AND RESTATED IN OF-FICIAL RECORDS BOOKS 3850, PAGES 956, AND SUB-SEQUENT AMENDMENTS THERETO, ALL OF THE PUBLIC RECORDS OF COL-

LIER COUNTY,FLORIDA has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 30 days from Date of First Publication of this Notice and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

WITNESS my hand and the seal of this Court at Collier County, Florida, this 10 day of July, 2025.

CLERK OF THE CIRCUIT COURT (SEAL) BY: SAMANTHA MARTINEZ DEPUTY CLERK ROBERTSON, ANSCHUTZ,

AND SCHNEID. PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 25-299323 July 18, 25, 2025 25-01020C

### SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA CIVIL ACTION

CASE NO.: 24-CA-2529 KEVIN ROY WILLIAMS, A natural person Plaintiff, vs.

LATOYA DIANA COOPER-WILLIAMS, A natural person, Defendant. TO: LATOYA DIANA COOPER-WIL-

ing to have any right, title or interest in the property herein described: YOU ARE NOTIFIED that an action for Partition of Real Property pursuant to Chapter 64 of the Florida Statutes has been filed against you. This action

involves real property in Collier County,

LIAMS, and all parties having or claim-

Florida, more particularly described as: Lot 44, Coquina at Maple Ridge Phase 1, a subdivision according to the plat thereof as recorded in Plat Book 57 Pages 55 through 57, of the Public Records of Collier County, Florida Property Address: 5406 Ferris

Ave., Ave Maria, Florida 34142 This action was instituted in the Twentieth Judicial Circuit Court, Collier County, Florida, and is styled RE Kevin Roy Williams vs. Latoya Diana Cooper-Williams.

You are required to serve a copy of your written defenses, if any, to it on the Plaintiff's Attorneys, Sarah Fougere and Michael Mummert, whose address is Mummert Law, PA, 1375 Jackson Street, Suite 204, Fort Myers, Florida 33901, within 30 days after the first publication of this Notice, and file the original with the clerk of this Court either before service on the Plaintiff's Attorneys or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint. DATED this 15 day of July, 2025.

CLERK OF THE CIRCUIT COURT (SEAL) By: Soraya Diaz Deputy Clerk

MICHAEL MUMMERT, ESQUIRE FBN, 10069 SARAH FOUGERE, ESQUIRE FBN. 1059501 1375 Jackson Street. Suite 204 Fort Myers, Florida 33901 Phone: 239-597-9999 Fax: 239-597-9974 mmummert@mummertlawfirm.com service@mummertlawfirm.com July 18, 25; Aug. 1, 8, 2025

25-01054C

### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA

PROBATE DIVISION File No. 25-CP-1669 IN RE: ESTATE OF JOSE GONZALEZ **Deceased.**The administration of the estate of

JOSE GONZALEZ, deceased, whose date of death was March 22, 2025, is pending in the Circuit Court for Collier County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Suite 102 Naples, FL 34112. 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 18, 2025.

### Personal Representative: JOHN GONZALEZ 7 Sun Valley Ct.

Northport, New York 11768 Attorney for Personal Representative: EDWARD E. WOLLMAN Florida Bar No. 0618640 Email: ewollman@wga-law.com Alternate Email: pleadings@wga-law.com PATRICK COURVILLE Florida Bar No. 0115708 Email: pcourville@wga-law.com Alternate Email: pleadings@wga-law.com Attorneys for Personal Representative WOLLMAN, GEHRKE & ASSOCIATES, PA 2235 Venetian Court, Suite  $5\,$ Naples, FL 34109 Telephone:239-435-1533 Facsimile: 239-435-1433 July 18, 25, 2025 25-01041C

### SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR COLLIER COUNTY, FLORIDA

CASE NO.: 2022-CA-000877 HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE FOR GSAA HOME EQUITY TRUST 2005-12, ASSET-BACKED CERTIFICATES, SERIES 2005-12, Plaintiff, vs.

THE ESTATE OF MICHAEL J. MURPHY A/K/A MICHAEL JOHN MURPHY (DECEASED); et.al., Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Summary Judgment of Foreclosure (In Rem) signed July 8, 2025, entered in Civil Case No.: 2022-CA-000877 of the Circuit Court of the Twentieth Judicial Circuit in and for Collier County, Florida, wherein HSBC BANK USA, NATIONAL AS-SOCIATION, AS TRUSTEE FOR GSAA HOME EQUITY TRUST 2005-12, ASSET-BACKED CERTIFICATES, SERIES 2005-12, Plaintiff, and THE ESTATE OF MICHAEL J. MURPHY A/K/A MICHAEL JOHN MURPHY (DECEASED); AND ALL UNKNOWN PARTIES CLAIMING BY THROUGH. UNDER AND AGAINST THE ABOVE NAMED .DEFENDANT WHO ARE LINKNOWN TO BE DEAD OR ALIVE WHETHER.SAID.UNKNOWN ARE PERSONS, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIM-ANTS; THE ESTATE OF MARY M. MURPHY. A/K/A MARY MARGARET MURPHY (DECEASED); ELIZA-BETH PARKER; WALTER JAMES KELLER, III; THE UNKNOWN SPOUSE OF JOSHUA MURRAY (DE-CEASED); BISHOPWOOD EAST I OF FOREST GLEN CONDOMINIUM ASSOCIATION INC.; FOREST GLEN GOLF & COUNTRY CLUB MASTER ASSOCIATION INC., are Defendants.

CRYSTAL K. KINZEL, The Clerk of the Circuit Court, will sell to the highest bidder for cash, on the 1st floor of the Courthouse Annex in the Multipurpose Room in, Customer Service, Collier County Courthouse, 3315 Tamiami Trail East, Naples, FL 34112, at 11:00 AM, on

the 11th day of September, 2025, the following described real property as set forth in said Judgment, to wit:

UNIT NO. 203, BUILDING 13 OF BISHOPWOOD EAST I OF FOREST GLEN CONDO-MINIUM, A CONDOMINIUM, ACCORDING TO THE DECLA-RATION OF CONDOMINIUM RECORDED IN O.R. BOOK  $2668,\,\mathrm{PAGE}$ 1192, AS AMENDED IN O.R. BOOK 3470, PAGE 1711, AND ALL EXHIBITS AND AMENDMENTS THEREOF, PUBLIC RECORDS OF COL-LIER COUNTY, FLORIDA.

If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk before the clerk reports the surplus as un-claimed. If you fail to file a timely claim you will not be entitled to any remaining funds. After the funds are reported as unclaimed, only the owner of record as of the date of the Lis Pendens may claim the surplus.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Charles Rice, Administrative Services Manager, whose office is located at 3315 East Tamiami Trail, Suite 501, Naples, Florida 34112, and whose telephone number is (239) 252-8800, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated: July 10, 2025 /s/ Brian L. Rosaler By: Brian L. Rosaler Florida Bar No.: 0174882. Attorney for Plaintiff: Brian L. Rosaler, Esquire Popkin & Rosaler, P.A. 1701West Hillsboro Boulevard Suite 400 Deerfield Beach, FL 33442 Telephone: (954) 360-9030 Facsimile: (954) 420-5187 25-52008

July 18, 25, 2025 25-01018C