

MANATEE COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION	
NOTICE OF VACATING CERTAIN STREETS, ROADS OR OTHER APPROPRIATE PROPERTY	
Gettel Bradenton, Inc., a Florida corporation does hereby give notice, pursuant to Section 336.10, Florida Statutes, and Section 331 of the Manatee County Land Development Code, that in response to an application for vacation to close and abandon a street, alleyway, road, highway, or other place used for travel having been made to the Board of County Commissioners of Manatee County, Florida, Resolution R-25-175 was adopted by the Board.	
October 31, 2025	25-02031M

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 Legacy Driven Growth located at 15025 Montello Way in the City of Bradenton, Manatee County, FL 34211 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.	
Dated this 22nd day of October, 2025.	
LDG Brands, LLC	
October 31, 2025	25-02041M

FIRST INSERTION	
Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes	
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of HANDY LADIES located at 1008 85th Ct NW, in the County of Manatee, in the City of Bradenton, Florida 34209 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.	
Dated at Bradenton, Florida, this 25th day of October, 2025.	
LAVISH SHACK LLC	
October 31, 2025	25-02049M

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 MAC & ILA LOGISTICS LLC located at 5010 WILLOW BREEZE WAY in the City of PALMETTO, Manatee County, FL 34221 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.	
Dated this 24th day of October, 2025.	
IMMACULA L LACOMBE & MARC H LACOMBE	
October 31, 2025	25-02044M

FIRST INSERTION	
NOTICE OF PUBLIC SALE	
Notice is hereby given that on 11/14/2025 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1984 COMM mobile home bearing vehicle identification number GH08114A and GH08114B, and all personal items located inside the mobile home. Last Tenant: Marion Jean Bates and Christopher Philip Bates. Sale to be held at: Twin Oaks, 4530 9th Street E., Bradenton, Florida 34203, (941) 755-2604.	
Oct. 31; Nov. 7, 2025	25-02059M

FIRST INSERTION	
ADVERTISEMENT OF SALE	
Property described below will be sold per the Florida Self Storage Facility Act. Sale on Monday the 17th day of November, 2025 at 10:00 AM with bidding to take place on lockerfox.com. Payment and pickup at facility. Otter Self Storage - Whitfield Sarasota, 2024 Whitfield Park Dr, Sarasota, FL, 34243 Kyra Anderson. Gabriel Conrad. David Jones Sale is subject to cancellation in the event of settlement between owner and obligated party.	
Oct. 31; Nov. 7, 2025	25-02032M

FIRST INSERTION	
Notice of Public Meeting Lakewood Ranch Stewardship District	

A meeting of the Board of Supervisors of the Lakewood Ranch Stewardship District will be held on Friday, November 7, 2025, at 9:00 a.m. at Schroeder-Manatee Ranch, Inc., 14400 Covenant Way, Lakewood Ranch, FL 34202. The meeting is open to the public and will be conducted in accordance with provisions of Florida Law for independent special districts. The meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Supervisors or staff may participate by speaker telephone.

A copy of the agenda for the meeting may be obtained at the offices of the District Manager, PFM Group Consulting LLC., located at 3501 Quadrangle Boulevard, Suite 270, Orlando 32817, (407) 723-5900, during normal business hours.

Any person requiring special accommodations at the meeting because of disability or physical impairment should contact the District Office at (407) 723-5900 at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that person will need a record of the 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.

Jane Gaarlandt District Manager October 31, 2025	25-02037M
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FIRST INSERTION	
NOTICE OF RULE DEVELOPMENT BY HARRISON RANCH COMMUNITY DEVELOPMENT DISTRICT	

In accordance with Chapters 120 and 190, *Florida Statutes*, Harrison Ranch Community Development District (“**District**”) hereby gives notice of its intention to develop Amended and Restated Rules of Procedure, Rule No. 26-01, to govern the operations of the District.

The Amended and Restated Rules of Procedure will address such topics as the Board of Supervisors, officers and voting, district offices, public information and inspection of records, policies, public meetings, hearings and workshops, rulemaking proceedings and competitive purchase including procedure under the Consultants Competitive Negotiation Act, procedure regarding auditor selection, purchase of insurance, pre-qualification, construction contracts, goods, supplies and materials, maintenance services, contractual services and protests with respect to proceedings, as well as any other area of the general operation of the District.

The purpose and effect of the Amended and Restated Rules of Procedure is to provide for efficient and effective District operations and to ensure compliance with recent changes to Florida law. The legal authority for the adoption of the proposed Amended and Restated Rules of Procedure includes sections 190.011(5), 190.011(15) and 190.035, Florida Statutes (2025). The specific laws implemented in the Amended and Restated Rules of Procedure include, but are not limited to, sections 112.08, 112.3143, 112.31446, 112.3145, 119.07, 119.0701, 120.54, 189.053, 189.069(2)(a)(15), 190.006, 190.007, 190.008, 190.011(3), 190.011(5), 190.011(15), 190.033, 190.035, 218.33, 218.391, 255.05, 255.0518, 255.0525, 255.0992, 255.20, 286.0105, 286.011, 286.0113, 286.0114, 287.017, 287.055, and 287.084, Florida Statutes (2025).

A copy of the proposed Amended and Restated Rules of Procedure and any material proposed to be incorporated by reference may be obtained by contacting Matt O’Nolan monolan@rizzetta.com, Rizzetta & Company, Inc., 5755 Harrison Ranch Boulevard, Parrish, Florida 34219 (813) 533-2950.

District Manager Harrison Ranch Community Development District October 31, 2025	25-02039M
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FIRST INSERTION	
NOTICE OF PUBLIC SALE	

Notice of Public Auction for monies due on storage units. The auction will be held on November 17, 2025, at or after 8:00 am and will continue until finished. Units are said to contain household items. Property sold under Florida Statute 83.806. The names of whose units will be sold are as follows.

COUNTY Manatee FACILITY 78 7735 US 41 Palmetto FL 34221		
NAME	UNIT	BALANCE
Channquia Quinn	146	\$430.10
Kayla Miller	200	\$544.10
Milay Perez	2123	\$242.30
Willona Milton	2313	\$333.65
CHARLES CASEY	1253	\$700.40
MERCEDES BURRESS	3251	\$227.05
TERRENCE MCMAHON	152	\$295.15
PHILIP WEAVER	1092	\$197.95
Auction Date 11/17/2025		
COUNTY Manatee FACILITY 66 3602 14th Street West Bradenton, FL 34205		
NAME	UNIT	BALANCE
Gabriela GonzalesGallegos	2121	\$180.20
Cory Epkin	3060	\$969.05
LUC PIERRE	1042	\$303.80
CASEY BROWN	3070	\$402.50
joel bunford	2042	\$293.50
VICTORIA CHERINE	3073	\$290.65
Moises Rodriguez	2069	\$493.00
ROB CASBARRO	3023	\$1,038.65
Edward Pisani	4035	\$297.50
heather casady	4013	\$290.65
Robert Wagner	1068	\$402.30
Oct. 31; Nov. 7, 2025		25-02036M

FIRST INSERTION	
NOTICE OF BOARD MEETING CHANGE IN MEETING DATE	
BUCKHEAD TRAILS II COMMUNITY DEVELOPMENT DISTRICT	

NOTICE IS HEREBY GIVEN that the Board of Supervisors of the Buckhead Trails II Community Development District has rescheduled their Regular Board Meeting from **Wednesday, November 26, 2025 at 1:00 p.m. to Wednesday, November 19, 2025 at 1:00 pm. at to be held at the Eaves Bend Amenity Center located at 4725 Los Robles Court, Palmetto FL 35779.** A copy of the agenda for the meeting can be obtained from the District Office at 2005 Pan Am Circle, Suite 300, Tampa, FL 33607 or by phone at (813) 873-7300.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law. There may be occasions when one or more Supervisors will participate by telephone. At the above location there will be present a speaker telephone so that interested persons can attend the meeting at the above location and be fully informed of the discussions taking place either in person or by telephone communication.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in these meetings is asked to advise the District Office at (813) 873-7300, at least 48 hours before the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1 for aid in contacting the District Office.

If any person decides to appeal any decision made by the Board with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to ensure that a verbatim record of the proceedings is made, at his or her own expense, and which record includes the testimony and evidence on which the appeal is based.

Jayna Cooper District Manager October 31, 2025	25-02033M
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FIRST INSERTION	
NOTICE OF BOARD MEETING CHANGE IN MEETING DATE & TIME	
BUCKHEAD TRAILS COMMUNITY DEVELOPMENT DISTRICT	

NOTICE IS HEREBY GIVEN that the Board of Supervisors of the Buckhead Trails Community Development District has rescheduled their Regular Board Meeting from **Wednesday, November 26, 2025 at 1:00 p.m. to Wednesday, November 19, 2025 at 1:00 p.m. at to be held at the Eaves Bend Amenity Center located at 4725 Los Robles Court, Palmetto FL 35779.** A copy of the agenda for the meeting can be obtained from the District Office at 2005 Pan Am Circle, Suite 300, Tampa, FL 33607 or by phone at (813) 873-7300.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law. There may be occasions when one or more Supervisors will participate by telephone. At the above location there will be present a speaker telephone so that interested persons can attend the meeting at the above location and be fully informed of the discussions taking place either in person or by telephone communication.

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If any person decides to appeal any decision made by the Board with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to ensure that a verbatim record of the proceedings is made, at his or her own expense, and which record includes the testimony and evidence on which the appeal is based.

Jayna Cooper District Manager October 31, 2025	25-02034M
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FIRST INSERTION	
NOTICE OF BOARD MEETING “CHANGE IN MEETING TIME”	
SAWGRASS VILLAGE COMMUNITY DEVELOPMENT DISTRICT	

NOTICE IS HEREBY GIVEN that the Board of Supervisors of the Sawgrass Village Community Development District has rescheduled their Regular Board Meeting from **Wednesday, November 26, 2025, at 1:00 p.m. to Wednesday, November 19, 2025 at 1:00 p.m. at to be held at The Eaves Bend Amenity Center located at 4725 Los Robles Court, Palmetto, FL 35779.** A copy of the agenda for the meeting can be obtained from the District Office at 2005 Pan Am Circle, Suite 300, Tampa, FL 33607 or by phone at (813) 873-7300.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law. There may be occasions when one or more Supervisors will participate by telephone. At the above location there will be present a speaker telephone so that interested persons can attend the meeting at the above location and be fully informed of the discussions taking place either in person or by telephone communication.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in these meetings is asked to advise the District Office at (813) 873-7300, at least 48 hours before the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1 for aid in contacting the District Office.

If any person decides to appeal any decision made by the Board with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to ensure that a verbatim record of the proceedings is made, at his or her own expense, and which record includes the testimony and evidence on which the appeal is based.

Jayna Cooper District Manager October 31, 2025	25-02035M
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FIRST INSERTION	
Fictitious Name Notice	
Notice is hereby given that Alexander Stasyuk, desiring to engage in business under the fictitious name of Azure Stay Vacation Rentals located at 6062 Bluestar CT, Lakewood Ranch, FL 34211 intends to register the said name in Manatee county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.	
October 31, 2025	25-02040M

FIRST INSERTION	
NOTICE OF PUBLIC SALE	

Pursuant to the Florida Self Storage Lien Act, the owner of a self-storage facility has a lien upon all personal property located at the self-service storage facility for rent or other charges incurred for the storage of the personal property. Due to the failure to pay the rent, the owner is enforcing its lien and intends to sell or otherwise dispose of the personal property located in the rented spaces listed in this notice. THIS NOTICE IS BEING PROVIDED PURSUANT TO FLORIDA STATE LAW BEFORE the sale, the tenants listed may pay the amount necessary to satisfy the lien and the reasonable expenses incurred to redeem the personal property. ADVERTISEMENT OF SALE: Notice is hereby given that the personal property located in the following storage units will be sold by competitive bidding.

Bidding: All bidding will take place online at StorageTreasures.com on November 13, 2025, at 10:00 AM EST. Property will be sold to the highest bidder.

7001 - 8400 Cortez Rd, Bradenton, FL 34210 - 941-491-0148; Charles Burns - Totes/ Appliance/ Tool bags/ music mixer board/ Boxes; Joyce Watkins - Chairs/ Deacons bench/ Tables/ Hutch/ Wall unit/ Wall shelving/ Bird cage/ Frames/ Wicker pieces/ Bed frames/ Head boards/ Case/ Bike; Summer Mays - Drum set (Toms, snare, cymbals, high hat, stool, bass/ Scooter/ Furniture/ Tote/ Gaming chair/ Bed set; Sherry Tabora- Boxes/ Lamo/ Mattresses/ Ladders/ Totes/ Hand truck/ Electronics/Rugs/ Power tools/ Lanterns/ Chairs/ Lawn mower/ furniture;

7007 - 4305 32nd St., Bradenton, FL 34205 - 941-491-0109, Amber Allen, Clothing, tables, totes, shoes, desk, desk chair, telescope, bags, tri pod, suit case, boxes, laptop; Jevon Reuter, Totes, boxes, tool boxes, fans, bags, outdoor space heater, ladder, garage creeper; Crystal Brimer, Trunks, totes, doll house, pressure washer, hand truck, plastic containers, tool boxes, bike, plastic and metal shelves, wood cabinet.

7008 - 3760 Cortez Rd W, Bradenton, FL 34210 - 941-491-0083, Claudia Harden - Black Bags and Boxes, David Valezquez - Table; kids Toys; Lamp; Bags of shoes/ Clothing; Patrick Smith - fishing poles; suitcases; small pressure washer; mics; Andrea Decker - suitcases boxes bags children's clothes and household items; Ryan Roark - Boxes; Misc; Washer of Sorts;

7020 - 4660 53rd Ave East, Bradenton, FL 34203 - 941-307-7616, Eric Miller -Hand truck, Boxes, Extension ladder, 8' Folding table, Beach chair,

Building plans, Boxes, Moving blankets; Travis Cocia - Wheelchair, Ladder, Couches, Totes, Table, Boxes, Sport memorabilia,

Ramp. Bike; Sarah Demers - Flat screen TV's, Totes, Bags, Table, Personal items; Marie Boone - Bedroom set, Area rugs, Electric mixer, Household furniture, art-work, household goods; Tory Johnson - Chair, Croc pot, Dresser, Electric heater, Shoes, Nightstand, Card collection; Remice Guerrier - Dressers, Pet Kennel, Night-stand, Totes, Fake plant, Boxes, Wall art, Cooler, TV stand;

8028 - 6403 E State Rd 64, Bradenton, FL 34208 - 941-941-451-5939, Saleh Webber - Organic cotton bed twin bed set, baby cart, couch cushions, boat or golf cart top, aluminum bike; Marcos Torrens -Dewalt tools, building supply, cases of solar sealant and screws, aluminum doors, roofing material, pool gate, large tool box; David Spiggle - Dining room set with 6 matching chairs, clothing, home décor, wooden rocking chair, cargo hitch for vehicle, dresser, queen bed set; Diamond Phillips - Cook ware, kids carrier, totes, household goods, new mop, kids games, purse, backpack, clothing; Jessica Vernold - luggage, personal closets, home decor; books, clothing, blankets, lamps, dresser, wood room divider, queen bed set; Gabriel Gomez - Out door glass table top with 4 matching Chairs

7103 - 10415 Portal Crossing, Bradenton, FL 34211 - 941-491-0117, Edward Jones - Boxes, doors, metal rack, dry wall putty, tools, toolbox, paint, cabinet, brief cases.

7106 - 1102 53rd Ave W, Bradenton, FL 34207 - 941-334-2980, Athena Alvarado - Bikes, Vacuum cleaner, Totes, Coffee table, Mini fridge, Microwave,

Art work, Table & Chairs, Tires, Kids toys, Baseball bat, Fishing pole, Kids bed; Debbie Knight -Moving cart, Rack Shelving, Paddles, Mattress, Ladder, Car stereo, Chairs, Tools, Folding table, Boxes, Totes; Mypooer Christophe - Books, Totes, Fan, Boxes; Courtney Woodall -Air hockey table, Kitchen cabinets, Vacuum, Toilet, Floor tiles, Art work, Printers, Totes, Mirror, Grill; Tonya Bradford-Daniels - Entertainment center, Baby bed, Dinning table & Chairs, Mirrors, Vacuum, Art work, Flat screen tv, Monitor, Industrial Hair dryer, Air fryer, Insta pot, Boxes, Totes, Clothes, Lamp, Ironing board, Barber chair, Misc items; Cole Grubiss -Video console Machines; Frantzy Derilus - Car seat, Clothes, Blankets, Boxes, Pallett; Jean Joseph-Sofa, Chair, Boxes, Bags, Barrells, Dryer, Clothes, Cooler, Misc items.

Oct. 31; Nov. 7, 2025 25-02038M

SAVE TIME



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FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business Observer

11/20/2025

--- ACTIONS / SALES ---			
FIRST INSERTION		FIRST INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2025CA1391 MORTGAGE RESEARCH CENTER, LLC D/B/A VETERANS UNITED HOME LOANS, A MISSOURI LIMITED LIABILITY COMPANY, Plaintiff, vs. MORRIS G. ANDREWS, JR AKA MORRIS G. ANDREWS, et al, Defendant(s). To: MORRIS G. ANDREWS, JR AKA MOR- RIS G. ANDREWS Last Known Address: 3920 WILLOW WALK DR PALMETTO, FL 34221 Current Address: Unknown TIFFANY ANDREWS Last Known Address: 3920 WILLOW WALK DR PALMETTO, FL 34221 Current Address: Unknown YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Manatee County, Florida: LOT 274, WILLOW WALK PHASE 1A, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 58, PAGES 103 THROUGH 121, INCLUSIVE, OF THE PUB- LIC RECORDS OF MANATEE COUNTY, FLORIDA. A/K/A 3920 WILLOW WALK DR PALMETTO FL 34221 has been filed against you and you are required to file written defenses with the clerk of court and to serve a copy within 30 days after the first publica-		tion of the Notice of Action, on Alber- telli Law, Plaintiff’s attorney, whose address is P.O. Box 23028, Tampa, FL 33623; otherwise, a default will be en- tered against you for the relief demand- ed in the Complaint or petition. In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746- 6151 or www.gulfcoastlegal.org, or Le- gal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342- 8011. If you are a person with a disabili- ty who needs any accommodations in order to participate in this proceed- ing, you are entitled, at no cost to you, to the provision of certain as- sistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741- 4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this noti- fication if the time before the sched- uled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of this court on this 23rd day of October, 2025. Angelina Colonesso Clerk of the Circuit Court (Court Seal) By: Kris Gaffney Deputy Clerk tna - 25-006277 Oct. 31; Nov. 7, 2025 25-02048M	
FIRST INSERTION		FIRST INSERTION	
NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION Case No. 412025CA002411 Reliance First Capital, LLC Plaintiff, vs. The Unknown Heirs, Deviseses, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Carolann Sheets Richardson a/k/a Carolann S. Richardson a/k/a Carolann Richardson, Deceased; et al Defendants. TO: The Unknown Heirs, Deviseses, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Carolann Sheets Richar- dson a/k/a Carolann S. Richardson a/k/a Carolann Rich Last Known Address: Unknown YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Manatee County, Florida: LOT 33, TREETOPS AT NORTH FORTY-PLACID, A LAND CONDOMINIUM, AC- CORDING TO THE DECLARA- TION OF CONDOMINIUM, RECORDED IN OFFICIAL RECORDS BOOK 1347, PAGES 2279 THROUGH 2341 IN- CLUSIVE, AND AS PER PLAT THEREOF RECORDED IN CONDOMINIUM BOOK 26, PAGES 75 THROUGH 77, IN- CLUSIVE, ALL OF THE PUB- LIC RECORDS OF MANATEE COUNTY, FLORIDA.		NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION Case No. 2025CA002412CAAXMA Freedom Mortgage Corporation Plaintiff, vs. The Unknown Heirs, Deviseses, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Lyle Dorr, Deceased; et al Defendants. TO: The Unknown Heirs, Deviseses, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Lyle Dorr, Deceased Last Known Address: Unknown YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Manatee County, Florida: LOT 1 AND THE NORTH 1/2 OF LOT 2, YARBOROUGH SUBDIVISION, A SUBDIVI- SION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 2, PAGE 112, IN THE PUBLIC RECORDS OF MANATEE COUNTY, FLORI- DA. SITUATE IN THE COUN- TY OF MANATEE, STATE OF FLORIDA. has been filed against you and you are required to serve a copy of your writen defenses, if any, to it on Amanda Driscole, Esquire, Brock & Scott,	
FIRST INSERTION		FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 41-2025-CP-002299-AXMA IN RE: ESTATE OF: LINDA D. MILLER, Deceased. The administration of the estate of LIN- DA D. MILLER, deceased, whose date of death was April 6, 2025; is pending in the Circuit Court for Manatee Coun- ty, FL, Probate Division, the address of which is 1051 Manatee Avenue W, Bra- denton, Florida 34205. The name and address of the personal representative and the personal representative's attor- ney are set forth below. All creditors of the decedent and oth- er persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent		PLLC., the Plaintiff's attorney, whose address is 4919 Memorial Hwy, Suite 135, Tampa, FL 33634, within thirty (30) days of the first date of publication on or before , and file the original with the Clerk of this Court either before ser- vice on the Plaintiff's attorney or imme- diately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746- 6151 or www.gulfcoastlegal.org, or Le- gal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342- 8011. If you are a person with a disabili- ty who needs any accommodations in order to participate in this proceed- ing, you are entitled, at no cost to you, to the provision of certain as- sistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741- 4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this noti- fication if the time before the sched- uled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. DATED on 10/28/2025. Angelina Colonesso As Clerk of the Court By /s/ Kris Gaffney As Deputy Clerk File # 25-F02576 Oct. 31; Nov. 7, 2025 25-02056M	
FIRST INSERTION		FIRST INSERTION	
RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CIRCUIT CIVIL DIVISION CASE NO.: 2023CA004171 CROSSCOUNTRY MORTGAGE, LLC Plaintiff(s), vs. EARL ROBERT STANCIL, JR.; CATHERINE STANCIL Defendant(s). NOTICE IS HEREBY GIVEN THAT, pursuant to the Order Granting Motion to Reschedule Foreclosure Sale entered on October 6, 2025 in the above- captioned action, the Clerk of Court, Angelina “Angel” Colonesso, will sell to the highest and best bidder for cash at www.manatee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 20th day of November, 2025 at 11:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit: THE FOLLOWING DE- SCRIBED LAND, SITUATE, LYING AND BEING IN THE MANATEE COUNTY, FLORI- DA, TO-WIT: LOT 26, BLOCK C, FRESH MEADOWS SUBDI- VISION, PHASE 1, ACCORD- ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 25, PAGE(S) 63 THROUGH 67, INCLUSIVE, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.		Property address: 6006 66th Street Circle East, Palmetto, FL 34221 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. Pursuant to the Fla. R. Jud. Ad- min. 2.516, the above signed counsel for Plaintiff designates attorney@ padgettlawgroup.com as its primary e- mail address for service, in the above styled matter, of all pleadings and docu- ments required to be served on the par- ties. If you are a person with a disability who needs any accommodations in or- der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Braden- ton, Florida 34206, (941) 741-4062, at least seven (7) days before your sched- uled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Respectfully submitted, PADGETT LAW GROUP BETZY FALGAS, ESQ. Florida Bar # 76882 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 (850) 422-2520 (telephone) (850) 422-2567 (facsimile) attorney@padgettlawgroup.com Attorney for Plaintiff TDP File No. 23-005351-1 Oct. 31; Nov. 7, 2025 25-02043M	
FIRST INSERTION		FIRST INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CASE NO.: 2025 CA 001181 WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE OF ANGEL OAK MORTGAGE TRUST 2022-3, MORTGAGE-BACKED CERTIFICATES, SERIES 2022-3, Plaintiff, VS. NIKKI SONEKEO; VIRABANDITH VICTOR SONGBANDITH A/K/A VIRABANDITH SONGBANDITH; et al., Defendant(s). TO: Nikki Sonekeo Last Known Residence: 2400 Miguel Bay Drive Terra Ceia, FL 34250 TO: Virabandith Victor Songbandith A/K/A Virabandith Songbandith Last Known Residence: 2400 Miguel Bay Drive Terra Ceia, FL 34250 YOU ARE NOTIFIED that an action to foreclose a mortgage on the follow- ing property in MANATEE County, Florida: LOT 8, “MIGUEL BAY ES- TATES” SUBDIVISION, AS RECORDED IN PLAT BOOK 17, PAGES 50 & 51, PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA, SECTION 27, TWP. 33 SOUTH, RGE. 17 EAST, ABOVE THE MEAN HIGH-WATER LINE. DESCRIPTION: (CONSERVA- TION EASEMENT) THAT PART OF LOT 8, “MIGUEL BAY ESTATES” SUB- DIVISION, AS RECORDED IN PLAT BOOK 17, PAGES 50 & 51, PUBLIC RECORDS OF MANA- TEE COUNTY, FLORIDA, LY- ING NORTH OF THE FOL- LOWING DESCRIBED LINE, TO-WIT: COMMENCE AT THE S.E. CORNER OF LOT 8, “MIGUEL BAY ESTATES” SUBDIVISION, AS RECORDED IN PLAT BOOK 17, PAGE 50 & 51, PUB- LIC RECORDS OF MANATEE COUNTY, FLORIDA; THENCE N 00 DEGREES 01’07” W, ALONG THE EAST LINE OF SAID LOT 8, A DIS- TANCE OF 160.00 FT. FOR A POINT-OF-BEGINNING; THENCE N 82 DEGREES		17’24” W, A DISTANCE OF 389.99 FT. TO THE INTER- SECTION WITH THE WEST- ERLY LINE OF SAID LOT 8, FOR THE END OF SAID LINE, SAID POINT LYING N 12 DE- GREES 00’00” W, A DISTANCE OF 192.00 FT. FROM THE S.W. CORNER OF SAID LOT 8, AS MEASURED ALONG THE WESTERLY LINE THEREOF, BEING AND LYING IN SEC- TION 27, TOWNSHIP 33 SOUTH, RANGE 17 EAST, MANATEE COUNTY, FLORI- DA 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 within 30 days after first publication, and file the original with the clerk of this court either before service on Plaintiff’s at- torney or immediately thereafter; oth- erwise a default will be entered against you for the relief demanded in the com- plaint or petition. In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746- 6151 or www.gulfcoastlegal.org, or Le- gal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342- 8011. If you are a person with a disabili- ty who needs any accommodations in order to participate in this proceed- ing, you are entitled, at no cost to you, to the provision of certain as- sistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741- 4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this noti- fication if the time before the sched- uled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. DATED on 10/22, 2025. As Clerk of the Court By: /s/ Kris Gaffney As Deputy Clerk 1012-3985B Ref# 12900 Oct. 31; Nov. 7, 2025 25-02055M	



How much do legal notices cost?

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

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

10/23/25 VP6

ESTATE

FIRST INSERTION

**NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA PROBATE DIVISION
File No. 2025 CP 0842
Division Probate
IN RE: ESTATE OF
JOHN L. TRIGG
Deceased.**

1113 East Forest Hill Avenue
Peoria, IL 61603
ALL INTERESTED PERSONS ARE
NOTIFIED THAT:
All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this Notice is October 31, 2025.
Personal Giving Notice:
Linda K. Swanson
7672 Silverwood Ct.
Lakewood Ranch, FL 34202
Attorney for Person Giving Notice:
Dana Laganela Gerling, Esq.
Florida Bar No. 0503991
Affordable Attorney
Gerling Law Group Chartered
6148 State Road 70 East
Bradenton, Florida 34203
Telephone: (941) 756-6600
Email:
dlaganela@gerlinglawgroup.com
Oct. 31; Nov. 7, 2025 25-02054M

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 John L. Trigg, deceased, File Number 2025 CP 0842; by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, P. O. Box 25400, Bradenton Florida; that the decedent's date of death was December 13, 2024; that the total value of the estate is \$68,936.49 and that the names and addresses of those to whom it has been assigned by such order are:
NAME ADDRESS
Linda K. Swanson
7672 Silverwood Court
Lakewood Ranch, FL 34202
Priscilla A. Arnold
10656 Fox Squirrel Lane
Jacksonville, FL 32257
Jeffrey L. Trigg
6278 South Highway 217
Booneville, AR 72927
Nicholas Q. T. Trigg

FIRST INSERTION

**NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA PROBATE DIVISION
FILE NO.: 2023CP002038
IN RE: ESTATE OF
IN RE: KENNETH DANIEL IULO
Deceased.**

The administration of the estate of Kenneth Daniel Iulo, deceased, whose date of death was May 4, 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West Bradenton, FL 34205. 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

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. 732.221, Florida Statutes.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is October 31, 2025.
Personal Representatives
Linda Ann Iulo
Attorney for Personal Representative
s/ Marc J. Soss
Marc J. Soss, Esquire
FBN: 937045
9040 Town Center Parkway
Lakewood Ranch, FL 34202
Telephone: (941) 928-0310
Email: mjs@fl-estateplanning.com
Attorney for Personal Representative
Oct. 31; Nov. 7, 2025 25-02045M

FIRST INSERTION

**NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2025-CP-2429
IN RE: ESTATE OF
SAMUEL LOUIS BAUBLITZ,
also known as
SAMUEL LEWIS BAUBLITZ,
Deceased.**

The administration of the estate of SAMUEL LOUIS BAUBLITZ, also known as SAMUEL LEWIS BAUBLITZ, deceased, whose date of death was May 16, 2025, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the street address of which is 1115 Manatee Avenue West, Probate Division, Bradenton, Florida 34205 and the mailing address of which is P.O. Box 25400, Probate Division, Bradenton, FL 34206.
The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF

THE FIRST PUBLICATION OF THIS NOTICE.
The personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor or a beneficiary as specified under s. 732.221, Florida Statutes. The written demand must be filed with the clerk.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is: October 31, 2025.
Stacey Lee Romano
Personal Representative
11822 Mallory Park Avenue
Bradenton, FL 34211
Kevin M. Collier
Attorney for Personal Representative
Florida Bar No. 0104450
BARNES WALKER, GOETHE, PER-
RON, & SHEA, PLLC
3119 Manatee Avenue West
Bradenton, FL 34205
Telephone: (941) 741-8224
Email: kcollier@barneswalker.com
Secondary Email:
swix@barneswalker.com
Oct. 31; Nov. 7, 2025 25-02030M

FIRST INSERTION

**NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-002468
ALEJANDRO NIETO MARTINEZ,
Deceased.**

The administration of the estate of ALEJANDRO NIETO MARTINEZ, deceased, whose date of death was APRIL 3, 2025, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is P.O. BOX 25400, BRADENTON, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
The personal representative has no duty to discover whether any property

held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is: October 31, 2025.
/S/RN
TROY KANNEGIETER
Personal Representative
107 49th Avenue West
Bradenton, FL 34207

/S/ JJH
JENNIFER J. HENSLEY, Esq.
(FL Bar No. 1022202)
Hensley Law Offices, LLC
5190 26th Street West, Suite D
Bradenton, Florida 34207-2200
Ph: 941-755-8583
Email Addresses:
Jen@JenHensleyLaw.com
Lisa@JenHensleyLaw.com
Firm@JenHensleyLaw.com
Oct. 31; Nov. 7, 2025 25-02051M

FIRST INSERTION

**NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2025-CP-002215
IN RE: ESTATE OF
KEITH L. SCHAFFER,
Deceased.**

The administration of the estate of KEITH L. SCHAFFER, deceased, whose date of death was April 13, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is PO Box 25400, Bradenton, FL 34206. The names and addresses of the curator and the curator's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
A Personal Representative or cura-

tor 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. 732.221.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is: October 31, 2025.
Robert D. Hines
Curator
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Robert D. Hines, Esq.
Attorney for Curator
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
jrivera@hnh-law.com
Oct. 31; Nov. 7, 2025 25-02042M

FIRST INSERTION

**NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA PROBATE DIVISION
File No. 2025-CP-2466
IN RE: ESTATE OF
JOYCE F. MEADE, Deceased.**

The administration of the estate of JOYCE F. MEADE, deceased, whose date of death was July 24, 2024, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the street address of which is 1115 Manatee Avenue West, Probate Division, Bradenton, Florida 34205 and the mailing address of which is P.O. Box 25400, Probate Division, Bradenton, FL 34206. 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
The personal representative or curator has no duty to discover whether any property held at the time of the de-

cedent'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 or a beneficiary as specified under s. 732.221, Florida Statutes. The written demand must be filed with the clerk.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is: October 31, 2025.
Signed on this 16 day of October, 2025.
SEAMUS LOUGHRAN
Personal Representative
808 31st Street West
Bradenton, Florida 34205
SHANNON ANNE BIGFORD
Personal Representative
9303 Bayshore Road, Lot E16
Palmetto, Florida 34221
Andrew L. Clark
Attorney for Personal Representatives
Florida Bar No. 1033240
3119 Manatee Avenue West
Bradenton, FL 34205
Telephone: (941) 741-8224
Email: aclark@barneswalker.com
Secondary Email:
mcar michael@barneswalker.com
Oct. 31; Nov. 7, 2025 25-02050M

FIRST INSERTION

**NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2025-CP-002380-AX
IN RE: ESTATE OF
THEODORE THOMAS WALL,
Deceased.**

The administration of the estate of THEODORE THOMAS WALL, deceased, whose date of death was August 15, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent

and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is October 31, 2025.
Personal Representative:
Christopher A. Likens, Esq.
1800 Second Street, Suite 971
Sarasota, FL 34236
Attorney for Personal Representative:
Christopher A. Likens
Florida Bar Number: 0981303
CHRISTOPHER A. LIKENS, P.A.
1800 Second Street, Suite 971
Sarasota, FL 34236
Telephone: (941) 365-7838
eservice@calikens.com
Oct. 31; Nov. 7, 2025 25-02053M

FIRST INSERTION

**NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
Manatee County, FLORIDA
PROBATE DIVISION
File No. 2025CP002358
IN RE: ESTATE OF
Paul M. Hoffman
Deceased.**

The administration of the estate of Paul M. Hoffman, deceased, whose date of death was August 30th, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
The personal representative has no

creditor as specified under s. 732.221, 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is October 31, 2025.
Pamela Winn
P.O. Address: 1214 86th Court NW,
Bradenton, FL 34209
Loren M. Paul, Esq.
Florida Bar No. 0174660
Attorneys for Personal Representative
Baker & Paul
503 Manatee Avenue East
Bradenton, FL 34208
Telephone: 9417470888
Email Addresses:
Rhonda@bpdlawoffice.com
Service@bpdlawoffice.com
Oct. 31; Nov. 7, 2025 25-02046M

FIRST INSERTION

**NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-2339-AX
Division: PROBATE
IN RE: ESTATE OF
CLIFFORD MANN Deceased.**

The administration of the estate of Clifford Mann, deceased, whose date of death was April 22, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Ave. W. Bradenton, FL 34205; (Mailing Address: P.O. Box 3000, Bradenton, FL 34206).
The names and addresses of the personal representative and the personal representative's attorney(s) 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. 732.221, 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is October 31, 2025.
Personal Representative:
Ophelia Fleetwood
3201 King Blvd.
Sarasota, Florida 34234
Attorney for Personal Representative:
Ellie K. Harris, Esq.
Florida Bar Number: 0021671
Elise V. Bouchard, Esq.
Florida Bar Number: 0109033
Attorney for Petitioner
Schwarz & Harris, P.A.
17841 Murdock Circle
Port Charlotte, Florida 33948
Telephone: (941) 625-4158
Fax: (941) 625-5460
E-Mail: e-service@schwarzlaw.net
Secondary E-Mail:
kelley@schwarzlaw.net
Oct. 31; Nov. 7, 2025 25-02047M

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

Public notices in newspapers are serendipitous. When readers page through a newspaper, they will find important public notice information they otherwise would not find anywhere else.
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IV18237_V12
IV20678_V28

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FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business Observer

SUBSEQUENT INSERTIONS

--- PUBLIC SALES / TAX DEEDS ---																																
SECOND INSERTION																																
NOTICE OF PUBLIC SALE Notice is hereby given that on 11/7/2025, at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1962 PARO mobile home bearing vehicle identification number 4425 and all personal items located inside the mobile home. Last Tenant: Chenery Nan Benjamin, All Unknown Beneficiaries, Heirs, Successors, and Assigns of Chenery Nan Benjamin, Steven R. Lustig, as possible Heir and Unknown Party or Parties In Possession. Sale to be held at: Coach House, 4907 28th Avenue East, Palmetto, Florida 34221 (941)-845-3115. October 24, 31, 202525-02027M																																
FOURTH INSERTION																																
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-4432 Tax Deed #:2025TD000168 NOTICE IS HEREBY GIVEN that JPL INVESTMENTS CORP. the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4432 Year of Issuance 2023 Description of Property LOT 25 BLK F CASA LOMA MOBILEHOME SUB P1#558971825/2 Parcel ID Number 5589718252 Property Address: 104 50TH AVENUE PLZE BRADENTON, FL 34203 Names in which assessed: HAROLD B BARRETT, PEARL BARRETT All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Oct. 10, 17, 24, 31, 202525-01868M																																
FOURTH INSERTION																																
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-500 Tax Deed #:2025TD000198 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER - SERIES 82 ALTERNA TAX CERTIFICATE FUND II LP the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-500 Year of Issuance 2023 Description of Property LOT 20 BLK N KINGSFIELD PHASE V P1#5036.2330/9 Parcel ID Number 503623309 Property Address: 12073 WARWICK CIR PARRISH, FL 34219 Names in which assessed: MICHAEL SLOBODYNSKY, NATALIA SLOBODYNSKY All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Oct. 10, 17, 24, 31, 202525-01885M																																
FOURTH INSERTION																																
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-4689 Tax Deed #:2025TD000171 NOTICE IS HEREBY GIVEN that CANAL SB MUNI CUST the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4689 Year of Issuance 2023 Description of Property UNIT D BLDG 5 HUNTINGTON WOODS CONDO PHASE I P1#61091.5200/6 Parcel ID Number 6109152006 Property Address: 6018 28TH ST W BRADENTON, FL 34207 Names in which assessed: JOHN A SUDNIK, STEVEN D SUDNIK All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Oct. 10, 17, 24, 31, 202525-01871M																																
FOURTH INSERTION																																
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-4441 Tax Deed #:2025TD000169 NOTICE IS HEREBY GIVEN that JPL INVESTMENTS CORP. the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4441 Year of Issuance 2023 Description of Property UNIT 3-A SUMMER PLACE CONDO P1#57403.0050/3 Parcel ID Number 5740300503 Property Address: 5423 13TH CT E BRADENTON, FL 34203 Names in which assessed: SUMMER PLACE DEVELOPMENT CORPORATION All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/10/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Oct. 10, 17, 24, 31, 202525-01869M																																
SECOND INSERTION																																
NOTICE OF ACTION RE: LITTLE GULL CONDOMINIUM ASSOCIATION, INC MANATEE County, Florida Non-Judicial Timeshare foreclosure process TO: Unit Owner(s) Last Known Address: Unit Week(s) Amount due: Anna M Alvarez 12384 Glen Kernan Parkway N Jacksonville, FL 32224 15/07 \$2,399.27 Pauline Cengarle 220 Commerce Valley Drive W Markham, Ontario L3T0A8 Canada 04/03 \$1,884.37 Mary E Howe 3015 DREWERY AVENUE LAKELAND, FL 33803 14/47 \$1,725.09 George H Madden & Rita F Madden 2045 Russell Avenue West Portsmouth, OH 45663 05/50 \$4,590.36 Simon Alexander Meakin 5 Winchester Close Cheshire, UK SK96BZA United Kingdom 09/36 AND 37 \$5,611.37 Dr Nicholas Molinaro & Joan Milani 161 Anise Tree Way Clayton, NC 27527 07/44 \$3,282.97 Edgar F Nicolle & Joyce H Nicolle 21521 NE 51st Avenue Earlton, FL 32631 06/37 AND 38 \$3,058.78 Henry R Schramm Jr 4922 Kilburn Street Alexandria, VA 22304 04/41 \$3,102.65 Karl R Schuetz & Deborah M Schuetz 151 Maple Avenue Chester, NJ 07930 16/21 \$3,315.54 YOU ARE HEREBY NOTIFIED of an action for non-judicial foreclosure of timeshare units on the Claim of Lien on the following described real property, located in MANATEE County, Florida, to-wit: Unit Numbers and Week Numbers (as set forth above) in LITTLE GULL COTTAGES, A Condominium, according to the Declaration of Condominium thereof, as recorded in Official Records Book 1020, Page 3206 as amended, described in Condominium Book 12, Pages 177 through 186, as amended, of the Public Records of Manatee County, Florida. has been filed against you. If you fail to cure the default as set forth in this notice or take other appropriate action regarding this foreclosure matter, you risk losing ownership of your timeshare interest through the trustee foreclosure procedure established in Section 721.855, Florida Statutes. You may choose to sign and send to the trustee an objection form, exercising your right to object to the use of the trustee foreclosure procedure. If you would like an Objection form, you should contact the undersigned Trustee, Thomas L Avrutis, Esquire, in writing. Upon the trustee's receipt of your signed objection form, the foreclosure of the lien with respect to the default specified in this notice shall be subject to the judicial foreclosure procedure only. You have the right to cure your default in the manner set forth in this notice at any time before the trustee's sale of your timeshare interest. Objections must be made in writing to: Thomas L Avrutis, Esquire TRUSTEE FOR LITTLE GULL CONDOMINIUM ASSOCIATION, INC. 201 Fletcher Avenue, Second Floor Sarasota, FL 34237 within 30 days of the first date of publication of this Notice. If you do not object to the use of the trustee foreclosure procedure, you will not be subject to a deficiency judgment even if the proceeds from the sale of your timeshare interest are insufficient to offset the amounts secured by the lien. Dated this 15th day of OCTOBER, 2025. Thomas L Avrutis, Esquire, TRUSTEE TRUSTEE FOR LITTLE GULL CONDOMINIUM ASSOCIATION, INC October 24, 31, 202525-01997M																																
SECOND INSERTION																																
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-3819 Tax Deed #:2025TD000193 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 87 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-3819 Year of Issuance 2023 Description of Property UNIT 206-C BLDG B BAYSHORE ON THE LAKE COND APTS SEC 1 P1#50576.1035/3 Parcel ID Number 5057610353 Property Address: 4160 HERON WAY BRADENTON, FL 34205 Names in which assessed: DAVID G PRATT All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Oct. 24, 31; Nov. 7, 14, 202525-01979M																																
SECOND INSERTION																																
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-3716 Tax Deed #:2025TD000192 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 10 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-3716 Year of Issuance 2023 Description of Property E 38 FT OF LOT 76 & W 15 FT OF LOT 77 BELLE MEAD P1#48483.0000/2 Parcel ID Number 4848300002 Property Address: 1107 29TH AVE W BRADENTON, FL 34205 Names in which assessed: CT JONES, MILDRED A JONES All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Oct. 24, 31; Nov. 7, 14, 202525-01978M																																
SECOND INSERTION																																
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-3579 Tax Deed #:2025TD000191 NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 87 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-3579 Year of Issuance 2023 Description of Property LOT 118 ORANGE RIDGE SUB P1#46464.0000/4 Parcel ID Number 4646400004 Property Address: 2505 3RD ST E BRADENTON, FL 34208 Names in which assessed: DELTA TRANSACTIONS LLC All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts. Oct. 24, 31; Nov. 7, 14, 202525-01977M																																
SECOND INSERTION																																
NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY Please take notice SmartStop Self Storage located at 6424 14th St W, Bradenton, FL 34207, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 11/13/25 at 2:30 pm Contents include personal property along with the described belongings to those individuals listed below. <table><tr><td>Unit B2163</td><td>Mesidor, Mendy</td><td>Boxes, bags and totes</td></tr><tr><td>Unit C4071</td><td>Brock, Cheyenne</td><td>Boxes, totes and furniture</td></tr><tr><td>Unit C4072</td><td>Burchett, Darren</td><td>Boxes, bags and furniture</td></tr><tr><td>Unit C4078</td><td>ROGALIN, Michael</td><td>Boxes, bags, totes and tools</td></tr><tr><td>Unit D6025</td><td>Mireles, Miguel</td><td>Boxes, totes, appliances and electronics</td></tr><tr><td>Unit B3060</td><td>Denney, Tori</td><td>Bags, totes and furniture</td></tr><tr><td>Unit B1023</td><td>Garcia, Andres</td><td>Boxes, bags and tools</td></tr><tr><td>Unit B2071</td><td>Reyes, Aida</td><td>Metal and barrels</td></tr><tr><td>Unit D6004</td><td>Sharpe, Judy</td><td>Boxes, bags and furniture</td></tr><tr><td>Unit B2104</td><td>Duff, Tamiyia</td><td>Bags, and baby items</td></tr></table> Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions. (941)263-7814 October 24, 31, 202525-01993M			Unit B2163	Mesidor, Mendy	Boxes, bags and totes	Unit C4071	Brock, Cheyenne	Boxes, totes and furniture	Unit C4072	Burchett, Darren	Boxes, bags and furniture	Unit C4078	ROGALIN, Michael	Boxes, bags, totes and tools	Unit D6025	Mireles, Miguel	Boxes, totes, appliances and electronics	Unit B3060	Denney, Tori	Bags, totes and furniture	Unit B1023	Garcia, Andres	Boxes, bags and tools	Unit B2071	Reyes, Aida	Metal and barrels	Unit D6004	Sharpe, Judy	Boxes, bags and furniture	Unit B2104	Duff, Tamiyia	Bags, and baby items
Unit B2163	Mesidor, Mendy	Boxes, bags and totes																														
Unit C4071	Brock, Cheyenne	Boxes, totes and furniture																														
Unit C4072	Burchett, Darren	Boxes, bags and furniture																														
Unit C4078	ROGALIN, Michael	Boxes, bags, totes and tools																														
Unit D6025	Mireles, Miguel	Boxes, totes, appliances and electronics																														
Unit B3060	Denney, Tori	Bags, totes and furniture																														
Unit B1023	Garcia, Andres	Boxes, bags and tools																														
Unit B2071	Reyes, Aida	Metal and barrels																														
Unit D6004	Sharpe, Judy	Boxes, bags and furniture																														
Unit B2104	Duff, Tamiyia	Bags, and baby items																														

Who benefits from legal notices?

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

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

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941-906-9386

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ACTIONS / SALES

SECOND INSERTION	
NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA Case No.: 2024-CA-0578 HOWARD N. CHAMBERS and ELISABETH LYNNE CHAMBERS, Plaintiffs, v. ANDREW P. CHAMBERS; THE UNKNOWN TENANT IN POSSESSION OF THE PROPERTY 1, THE UNKNOWN TENANT IN POSSESSION OF THE PROPERTY 2; and THE UNKNOWN TENANT IN POSSESSION OF THE PROPERTY 3, Defendants. NOTICE IS HEREBY GIVEN pursuant to an Agreed Final Judgment of Partition, dated October 1, 2025, wherein HOWARD N. CHAMBERS and ELISABETH LYNNE CHAMBERS, the Plaintiffs and ANDREW P. CHAMBERS the Defendant, the Clerk of this Court will sell to the highest and best bidder for cash and subject to any and all liens and faults, on the Internet at www.manatee.realforeclose.com beginning at 11:00 a.m., on the 5th day of December 2025, the following described property as set forth in said Final Judgment. Parcel Three: Lot 8, Walton Subdivision, as	per plat thereof recorded in Plat Book 8 at Page 65, of the Public Records of Manatee County, Florida. Property Appraiser's Identification No. 57532.1000/3 Any person claiming an interest in the surplus from the sale, if any, other than the Plaintiffs and Defendant and the property owner as of the date of the Lis Pendens, must file a claim within sixty (60) days after the sale. If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated: 10-21-2025 Damian M. Ozark, Esquire Florida Bar No. 0582387 The Ozark Law Firm, P.A. 1904 Manatee Ave West, Ste. 300 Bradenton, Florida 34205 Telephone: (941)750-9760 October 24, 31, 2025 25-02024M

SECOND INSERTION	
NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CASE NO.: 2025CC001460 CAMBRIDGE VILLAGE WEST CONDOMINIUM OWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. ROBERT F. CRUM, et al. Defendant(s). NOTICE IS HEREBY GIVEN that pursuant to the Final Judgment for Lien Foreclosure dated September 8, 2025, and entered in Case No. 2025CC001460 of the County Court of the Twelfth Judicial Circuit in and for Manatee County, Florida, the Clerk of the Court, Angelina Colonnese, will publicly sell to the highest and best bidder for cash at www.manatee.realforeclose.com beginning at 11:00 AM on November 13, 2025, the following described property: UNIT 32, CAMBRIDGE VILLAGE WEST, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 1034, PAGE 1824, AND ALL EXHIBITS ATTACHED THERETO, AS AMENDED, AND AS PER PLAT THEREOF RECORDED IN CONDOMINIUM BOOK 13, PAGE 94, ALL OF THE PUBLIC RECORDS OF MANATEE	COUNTY, FLORIDA Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens, must file a claim before the Clerk of the Court reports the surplus as unclaimed. If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated this 21st day of October 2025. NAJMY THOMPSON, P.L. /s/ Kari L. Martin Kari L. Martin Florida Bar No. 092862 1401 8th Avenue West Bradenton, Florida 34205 Telephone: (941) 748-2216 Facsimile: (941) 748-2218 Service Email: service.KM@najmythompson.com Correspondence only: kmartin@najmythompson.com; Secondary: bmiller@najmythompson.com Attorney for Plaintiff October 24, 31, 2025 25-02012M

SECOND INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CASE NO.: 412025CA002279CAAXMA CARRINGTON MORTGAGE SERVICES LLC, Plaintiff, vs. PATRICIA A. HARTE; PATRICIA A. HARTE, AS TRUSTEE OF THE ROBERT B. HARTE AND PATRICIA A. HARTE REVOCABLE TRUST AGREEMENT U/A DATED FEBRUARY 1, 2000; UNKNOWN BENEFICIARIES OF THE ROBERT B. HARTE AND PATRICIA A. HARTE REVOCABLE TRUST AGREEMENT U/A DATED FEBRUARY 1, 2000; COUNTRY CLUB/EDGEWATER VILLAGE ASSOCIATION, INC.; UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT, Defendant(s). TO: Unknown Beneficiaries of the Robert B. Harte and Patricia A. Harte Revocable Trust Agreement u/a dated February 1, 2000 7143 Presidio Glen Lakewood Ranch, Florida 34202 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following described property in Manatee County, Florida: LOT 38, UNIT 1, LAKEWOOD RANCH COUNTRY CLUB VILLAGE, SUBPHASE AA, UNIT 1 A/K/A PRESIDIO & UNIT 2 A/K/A RIVIERA, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 42, PAGES 32 THRU 41, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA. Street Address: 7143 Presidio Glen, Lakewood Ranch, Florida 34202	has been filed against you and you are required to serve a copy of your written defenses, if any, to it on McCabe, Weisberg & Conway, LLC, Plaintiff's attorney, whose address is 3222 Commerce Place, Suite A, West Palm Beach, FL 33407, within 30 days after the date of the first publication of this notice, on or before , 2025, and file the original with the Clerk of this Court, otherwise, a default will be entered against you for the relief demanded in the complaint or petition. In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidthofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011. If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated on 10/17, 2025. Angelina "Angel" Colonnese Clerk of said Court By: K. Gaffney (SEAL) By: As Deputy Clerk McCabe, Weisberg & Conway, LLC 3222 Commerce Place, Suite A West Palm Beach, FL 33407 Telephone: (561) 713-1400 FLpleadings@MWC-law.com File#:25-400448 October 24, 31, 2025 25-02000M

SECOND INSERTION	
NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA Case No.: 2024-CA-0578 HOWARD N. CHAMBERS and ELISABETH LYNNE CHAMBERS, Plaintiffs, v. ANDREW P. CHAMBERS; et al., Defendants. NOTICE IS HEREBY GIVEN pursuant to an Agreed Final Judgment of Partition, dated October 1, 2025, wherein HOWARD N. CHAMBERS and ELISABETH LYNNE CHAMBERS, the Plaintiffs and ANDREW P. CHAMBERS the Defendant, the Clerk of this Court will sell to the highest and best bidder for cash and subject to any and all liens and faults, on the Internet at www.manatee.realforeclose.com beginning at 11:00 a.m., on the 5th day of December 2025, the following described property as set forth in said Final Judgment. Parcel One: Lot 141, Building I, Sanctuary of Bradenton, a condominium, according to the Declaration of Condominium recorded in Official Records Book 2071, Page 4867, and as per plat thereof	recorded in Condominium Book 34, Page 84, Public Records of Manatee County, Florida. Property Appraiser's Identification No. 61000.0805/9. Any person claiming an interest in the surplus from the sale, if any, other than the Plaintiffs and Defendant and the property owner as of the date of the Lis Pendens, must file a claim within sixty (60) days after the sale. If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated: 10-21-2025 Damian M. Ozark, Esquire Florida Bar No. 0582387 The Ozark Law Firm, P.A. 1904 Manatee Ave West, Ste. 300 Bradenton, Florida 34205 Telephone: (941)750-9760 October 24, 31, 2025 25-02022M

SECOND INSERTION	
NOTICE OF ACTION IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR MANATEE COUNTY, FLORIDA CASE NO: 25-CC-3179 SABAL BAY ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. ESTATE OF AARON T. SEXTON, ANY AND ALL UNKNOWN HEIRS and ANY UNKNOWN OCCUPANTS IN POSSESSION, Defendants. TO: ESTATE OF AARON T. SEXTON and ANY AND ALL UNKNOWN HEIRS YOU ARE NOTIFIED that an action to enforce and foreclose a Claim of Lien for homeowners assessments and to foreclose any claims which are inferior to the right, title and interest of the Plaintiff, SABAL BAY ASSOCIATION, INC., herein in the following described property: Unit No. 3-3 of Phase 4, SABAL BAY, a Condominium, according to the Declaration of Condominium recorded in O.R. Book 2011, Page 7150, amended by the first Amendment to Declaration recorded in O.R. Book 2033, Page 1795, as amended by Amendment to Declaration recorded in O.R. Book 2043, Page 1710, and all amendments thereto, of the Public Records of Manatee County, Florida. With the following street address: 7280 83RD Dr. E., Bradenton, Florida, 34201 has been filed against you and you are required to serve a copy of your written defenses, if any, on Stephan C. Nikoloff, Esquire, of Greenberg, Nikoloff P.A., whose address is 1964 Bayshore Blvd.,	Dunedin, FL, 34698, within thirty (30) days after the first publication of this Notice in the Business Observer, and file the original with the Clerk of this Court either before service on Plaintiffs attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint. In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidthofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011. If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of this Court on 17th day of October, 2025. Angelina "Angel" Colonnese Clerk and Comptroller By: K. Gaffney (SEAL) Deputy Clerk Greenberg Nikoloff P.A. 1964 Bayshore Blvd., Suite A Dunedin, FL 34698 (727) 738-1100 October 24, 31, 2025 25-02001M

SECOND INSERTION	
NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION CASE NO. 412025CA000868CAAXMA LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. JAMES E. HALL; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s). NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated September 9, 2025, and entered in Case No. 412025CA000868CAAXMA of the Circuit Court in and for Manatee County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and JAMES E. HALL; 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, are Defendants, ANGELINA "ANGEL" COLONNESO, Clerk of the Circuit Court, will sell to the highest and best bidder for cash website of www.manatee.realforeclose.com, 11:00 a.m., on November 12, 2025 , the following described property as set forth in said Order or Final Judgment, to-wit: LOT 2, BLOCK A, BAUMER SUBDIVISION, ACCORDING	TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 2, PAGE 160, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN. Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale. If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. DATED October 21, 2025. By: /s/ Ian Dolan Ian C. Dolan Florida Bar No.: 757071 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 1463-214402 / SM2 October 24, 31, 2025 25-02013M

THIRD INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA IN AND FOR MANATEE COUNTY FAMILY LAW DIVISION CASE NO: 2025 DR 283 MONIQUE CYR, Petitioner/Wife, And RYAN WOOD, Respondent/Husband. TO: Ryan Wood 120713th Avenue West, Bradenton, Florida 34205 YOU ARE NOTIFIED that an action for Dissolution of Marriage has been filed against you, including a request to partition real property located at 1207 13th Avenue North, Bradenton, Florida 34205, and that you are required to serve a copy of your written defenses, if any, to it on Erin K. Barnett, Esq., counsel for the Petitioner, Monique Cyr, whose address is 1700 66th Street North, Suite 206, St. Petersburg, FL 33710 on or before 28 days after first publication through the Business Observer, and file the original with the clerk of this Court at 1115 Manatee Avenue W, Bradenton, Florida 34205, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition. Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address,	Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the address(es) on record at the clerk's office. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidthofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011. If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated: 10/10/2025 CLERK OF THE CIRCUIT COURT (SEAL) By: Deputy Clerk Oct. 17, 24, 31; Nov. 7, 2025 25-01942M

THIRD INSERTION	
NOTICE OF ACTION THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CASE NO.: 2025-CA-001295 DOLORES GRIFFIN and LONNIE GRIFFIN, JR., Plaintiffs, vs. CRYSTAL D JSHOMBACH THE UNKNOWN HEIRS OF SAMUEL REEVES, SR., deceased and THE UNKNOWN HEIRS OF ROSA MAE BOGGAN, deceased, Defendants. TO: THE UNKNOWN HEIRS OF SANUEL REEVES, SR., deceased LAST KNOWN ADDRESS: 1418 23rd Ave East, Bradenton, FL 34208 CURRENT ADDRESS: Unknown and THE UNKNOWN HEIRS OF ROSA MAE BOGGAN, deceased LAST KNOWN ADDRESS: 1418 23rd Ave East, Bradenton, FL 34208 CURRENT ADDRESS: Unknown YOU ARE NOTIFIED that an action to quiet title on the following property in Manatee County, Florida: Parcel Identification Number: 46911.0000/4 has been filed against the above defendants and you are required to serve a copy of your written defenses, if any, on or before 11/24, 2025, on Richard P. Green, Esq., Lewis, Longman & Walker, P.A., 100 Second Avenue S., Suite 501-S, St. Petersburg, FL 33701, and file the original with this Court either before service on Plaintiff's attorney or imme-	diately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint. In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidthofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011. If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of this Court on this 13th day of October, 2025. Angelina "Angel" Colonnese, Manatee County Clerk of the Circuit Court & Comptroller (SEAL) By: As Deputy Clerk Oct. 17, 24, 31; Nov. 7, 2025 25-01949M

THIRD INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 12th JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA Case No.: 2024-CA-001501 Judge Edward Nicholas AMUR EQUIPMENT FINANCE, INC. a Nebraska corporation Plaintiff, VS. STAMPEDE EXPRESS, INC., JESSICA NICOLE KATZENBERGER and CODEY J. JONES, Defendants. TO: STAMPEDE EXPRESS, INC.:41100 State Road 64 East, Myakka City, FL 34251: JESSICA NICOLE KATZENBERGER, 41100 State Road 64 East, Myakka City, FL 34251: CODEY J. JONES 41100 State Road 64 East, Myakka City, FL 34251: YOU ARE NOTIFIED that an action for Breach of Equipment Finance Agreements (Stampede Express, Inc.) and Breach of Guaranty (Jessica Nicole Katzenberger and Codey J. Jones) has been filed against you in Manatee County, Florida for the amount of \$190,920.86, plus interest accruing at the contract rate of 18% per annum from July 1, 2024. A complaint has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Anthony Aragona, Esq., the Plaintiff's attorney, whose address is 1036 Grove Park Circle, Boynton Beach, FL 33436, on or before 11/20 2025, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter;	otherwise a default will be entered against you for the relief demanded in the Complaint. In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidthofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011. If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of Court in Manatee County, Florida on this 9TH day of Oct. 2025. By: (SEAL) Kris Gaffney Attorney for Plaintiff: Anthony J. Aragona, III Anthony J. Aragona III, P.A. 1036 Grove Park Cir. Boynton Beach, FL 33436 Telephone: (561) 649-1790 Email: anthony.aragona@att.net Oct. 17, 24, 31; Nov. 7, 2025 25-01941M

PUBLIC SALES / ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-002387
DIVISION PROBATE
IN RE: ESTATE OF
DAVID LAWRENCE HEDRICK,
Decedent

The administration of the Florida estate of DAVID LAWRENCE HEDRICK, DECEASED, whose date of death was July 7, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Ave. W., Bradenton, FL 34205. The name and address of the Personal Representative and the personal Representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must

file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is October 24, 2025.

Personal Representative:
Kenneth Hedrick
1733 Hickory Bark Lane
Bloomfield Hills, MI 48304
Attorney for Personal Representative: Mark M. Snitchler (FL Bar No. 93824) Hubbard Snitchler & Parzianello PLC 999 Vanderbilt Beach Road, Suite 200 Naples, FL 34108 (239) 325-1802
And 801 W. Ann Arbor Trail, Suite 240 Plymouth, MI 48170
Primary email: msnitchler@hspplc.com
Secondary email: kkasparek@hspplc.com
October 24, 31, 202525-01994M

SECOND INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2025-CP-002447
Division PROBATE
IN RE: ESTATE OF
JOAN S. GEDVILAS
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 JOAN S. GEDVILAS, deceased, File Number 2025-CP-002447, by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave. W., Bradenton, Florida 34205; that the decedent's date of death was September 22, 2025; that the total value of the estate is \$500.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name	Address
TINA ROBY	3316 East Chelmsford Court
	Sarasota, FL 34235

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, 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 Friday, October 24, 2025.

Person Giving Notice:
TINA ROBY
3316 Chelmsford Court, Unit 58
Sarasota, Florida 34235
Attorney for Person Giving Notice BART SCOVILL, Esquire
Attorney
Florida Bar Number: 0985716
8031 Cooper Creek Blvd., Suite 101
University Park, Florida 34201
Telephone: (941) 365-2253
E-Mail: bart@scovills.com
Secondary E-Mail: melissa@scovills.com
October 24, 31, 202525-02010M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA PROBATE DIVISION
File No. 2025 CP 2199
IN RE: ESTATE OF
MERRY LEE KRUSE,
Deceased.

The administration of the estate of MERRY LEE KRUSE, deceased, whose date of death was May 1, 2025, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the street address of which is 1115 Manatee Avenue West, Probate Division, Bradenton, Florida 34205 and the mailing address of which is P.O. Box 25400, Probate Division, Bradenton, FL 34206.

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

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

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

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

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

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

The date of first publication of this notice is: October 24, 2025.

Barbara Nielsen
Personal Representative
714 32nd Street West
Bradenton, FL 34205
Kevin M. Collver
Attorney for Personal Representative
Florida Bar No. 0104450
BARNES WALKER, GOETHE, PERRON, & SHEA, PLLC
3119 Manatee Avenue West
Bradenton, FL 34205
Telephone: (941) 741-8224
Email: kcollver@barneswalker.com
Secondary Email: swix@barneswalker.com
October 24, 31, 202525-02005M

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA
Case No.: 2024-CA-0578
HOWARD N. CHAMBERS and
ELISABETH LYNNE CHAMBERS,
Plaintiffs, v.
ANDREW P. CHAMBERS; et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Agreed Final Judgment of Partition, dated October 1, 2025, wherein HOWARD N. CHAMBERS and ELISABETH

LYNNE CHAMBERS, the Plaintiffs and ANDREW P. CHAMBERS the Defendant, the Clerk of this Court will sell to the highest and best bidder for cash and subject to any and all liens and faults, on the Internet at www.manatee.realforeclose.com beginning at 11:00 a.m., on the 5th day of December 2025, the following described property as set forth in said Final Judgment.

Parcel Two:
Lot 32, Block B, Meadow Lakes East Subdivision, as per plat thereof recorded in Plat Book 23, Pages 107 through 111, inclusive, of the Public Records of Manatee

SECOND INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2025 CP 002014
IN RE: ESTATE OF
ROGER RIZI
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 Roger Rizi, deceased, File Number 2025 CP 002014, by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205; that the decedent's date of death was May 20, 2025; that the total value of the estate is less than \$75,000.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name	Rebecca Abbott
Address	304 61st St. NW, Bradenton, FL 34209

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is October 24, 2025.

DocuSigned by:
Rebecca Abbott,
Petitioner
Jerome S. Levin, Esq.
Attorney for Petitioners
Florida Bar Number: 02133594
1432 1st St., Sarasota, FL 34236
Telephone: 941-953-5300
E-Mail: jlevin@levinmediation.com
Secondary E-Mail: Linda@levinmediation.com
October 24, 31, 202525-02008M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-002399-AX
IN RE: ESTATE OF
ADRIENNE L. LERFALD,
Deceased.

The administration of the Estate of ADRIENNE L. LERFALD, Deceased, whose date of death was September 17, 2025 is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The 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 270 Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand 272 is made by a creditor as specified under s. 732.2211. Section 13.

The date of first publication of this notice is: October 24, 2025.

JOSEPH L. NAJMY, ESQ.
Personal Representative
6320 Venture Drive, Ste. 104
Lakewood Ranch, Florida 34202
William G. Najmy, Esq.
Attorney for Personal Representative
Florida Bar No. 1024816
Najmy Thompson P.L.
6320 Venture Drive, Suite 104
Lakewood Ranch, FL 34202
Telephone: 941-907-3999
Email: bnajmy@najmythompson.com
Secondary Email: mscott@najmythompson.com
October 24, 31, 202525-01999M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
12 JUDICIAL CIRCUIT IN AND FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-2053
IN RE: ESTATE OF
SANDRA M. BUTLER, Deceased.

The administration of the estate of SANDRA M. BUTLER, deceased, whose date of death was February 13, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the street address of which is 1115 Manatee Ave West, Bradenton, FL 34205.

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

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

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

The personal representative or curator has no duty to discover whether any

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

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

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

The date of first publication of this notice is: October 24, 2025.

Paul A. Clarke
Personal Representative
78 Ridgewood Road
Middletown, RI 02842
Jeffrey S. Goethe
Attorney for Personal Representative
Florida Bar No. 0861420
BARNES WALKER, GOETHE, PERRON, SHEA, & ROBINSON, PLLC
3119 Manatee Ave West
Bradenton, FL 34205
Telephone: (941)741-8224
Email: jgoethe@barneswalker.com
Secondary Email: amonroe@barneswalker.com
October 24, 31, 202525-02015M

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 11/7/2025 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1965 FRON mobile home bearing vehicle identification number 4500917 and all personal items located inside the mobile home. Last Tenant: Doreen Quintana and Joseph Calvin Wright. Sale to be held at: Cortez Plaza, 616 Cortez Road West, Bradenton, Florida 34207, 727-315-0414.
October 24, 31, 202525-02026M

SECOND INSERTION

NOTICE OF SELF STORAGE
PUBLIC SALE

NOTICE IS HEREBY GIVEN that Big Jim X, LLC intends to sell the Personal Property described below to enforce a lien imposed on said property stored under the Florida Self Storage Facility Act statutes (section 83.801-83.809). The sale will occur as an online auction via www.storage-treasures.com on November 17, 2025 at 10:00am. The sale may be withdrawn at any time without further notice.

Jeffrey Hushaw – Unit C528 - HHG / Furn / Persnl Itms
October 24, 31, 202525-02029M

SECOND 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 ALTR Athletics located at 7342 Loblolly Bay Trail in the City of Lakewood Ranch, Manatee County, FL 34202 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 18th day of October, 2025.
Amy Resseguie
October 24, 202525-02004M

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, 5311 34th Street W Bradenton, FL 34210 on 11/13/2025 at 9:30 AM
Olivia Kiefer
- House items
Daniella Lubin
- Household goods
Chelsea Wilder
- Washer/dryer, king bedframe, boxes, couch
Amanda Corey
-Christmas
The auction will be listed and advertised on www.storage-treasures.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.
October 24, 31, 202525-01991M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2025-CP-002247
Division Probate
IN RE: ESTATE OF
RICHARD J. GROHOSKY a/k/a
RICHARD JAMES GROHOSKY
Deceased.

The administration of the estate of RICHARD J. GROHOSKY, deceased, whose date of death was May 9, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue W., Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

NOTICE.

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

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

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

The date of first publication of this notice is Oct. 24, 2025.

Personal Representative:
DONNA I. SOBEL, ESQUIRE
4900 Manatee Avenue W., Suite 206
Bradenton, Florida 34209
Attorney for Personal Representative: DONNA I. SOBEL, ESQUIRE
E-mail Addresses: donna@sobelattorneys.com, scharles@sobelattorneys.com
Florida Bar No. 370096
DONNA IRVIN SOBEL, P.A.
4900 Manatee Avenue W., Suite 206
Bradenton, Florida 34209
Telephone: (941) 747-0001
October 24, 31, 202525-02016M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA PROBATE DIVISION
CASE NO: 2025 CP 2392
Division: Probate
IN RE: ESTATE OF
LYNN C. LEAVITT a/k/a
LYNN CAROL LEAVITT,
Deceased.

The administration of the estate of LYNN C. LEAVITT a/k/a LYNN CAROL LEAVITT, deceased, whose date of death was June 9, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave West, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no

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

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

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

The date of first publication of this notice is October 24, 2025.

Personal Representative:
Rossetter T. Leavitt
4105 59th Pl E
Bradenton, Florida 34203
Attorney for Personal Representative: Thomas W. Harrison, Attorney
Florida Bar Number: 334375
DYE HARRISON KNOWLES
KIRKLAND PRATT & DEPAOLA, PLLC
1206 Manatee Avenue West
Bradenton, FL 34205
Telephone: (941) 746-1167
Fax: (941) 747-0583
E-Mail: twh@dye-harrison.com
October 24, 31, 202525-02009M

SECOND INSERTION		SECOND INSERTION		SECOND INSERTION		SECOND INSERTION		SECOND INSERTION		SECOND INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-1693 Tax Deed #:2025TD000187		NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-3276 Tax Deed #:2025TD000190		NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-4327 Tax Deed #:2025TD000209		NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-1395 Tax Deed #:2025TD000183		NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-1478 Tax Deed #:2025TD000184		NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-1514 Tax Deed #:2025TD000185	
NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 87 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-1693 Year of Issuance 2023 Description of Property E1/2 LOT 27, ALL LOT 28 BLK A LA SELVA PARK PI#15515.0040/6 Parcel ID Number 1551500406 Property Address: 2315 30TH AVENUE DR E BRADENTON, FL 34208 Names in which assessed: CORNELIA E RODEWALD, JOHN J RODEWALD All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.		NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 10 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-3276 Year of Issuance 2023 Description of Property LOT 12 BLK B POINTE WEST SUB PI#39386.1170/8 Parcel ID Number 3938611708 Property Address: 6707 POINTE WEST BLVD BRADENTON, FL 34209 Names in which assessed: MARIE SPICOLA, SPICOLA FAMILY TRUST DTD 10/29/99 All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.		NOTICE IS HEREBY GIVEN that DENNIS RYAN the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4327 Year of Issuance 2023 Description of Property THAT PARCEL MARKED BUFFER ZONE LY S OF LOT 1 & N OF ONECO RD REPLAT OF A PORTION OF FAIR LANE ACRES THIRD PI#55036.0010/9 Parcel ID Number 5503600109 Property Address: 6TH STREET CT W BRADENTON, FL 34207 Names in which assessed: DANIEL R QUARTUCCI All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.		NOTICE IS HEREBY GIVEN that HMF FL A, LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-1395 Year of Issuance 2023 Description of Property LOT 106 MANATEE PALMS UNIT THREE PI#11083.0330/4 Parcel ID Number 1108303304 Property Address: 208 67TH ST E BRADENTON, FL 34208 Names in which assessed: EILEEN F RUBIANO, ROBYN R FORD All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.		NOTICE IS HEREBY GIVEN that HMF FL B LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-1478 Year of Issuance 2023 Description of Property E1/2 OF LOT 99, ALL LOT 100 MANATEE GARDENS THIRD SEC PI#12311.1000/6 Parcel ID Number 1231110006 Property Address: 1911 2ND AVE E BRADENTON, FL 34208 Names in which assessed: VERA VANA, LLC All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.		NOTICE IS HEREBY GIVEN that HMF FL J, LLC TESCO CUSTODIAN the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2022-4923 Year of Issuance 2022 Description of Property UNIT 1 VIVIENDA AT BRADENTON II CONDO PI#61091.6180/9 Parcel ID Number 6109161809 Property Address: 3204 60TH AVE W BRADENTON, FL 34207 Names in which assessed: ROBERT ROSE All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.	
Oct. 24, 31; Nov. 7, 14, 2025		Oct. 24, 31; Nov. 7, 14, 2025		Oct. 24, 31; Nov. 7, 14, 2025		Oct. 24, 31; Nov. 7, 14, 2025		Oct. 24, 31; Nov. 7, 14, 2025		Oct. 24, 31; Nov. 7, 14, 2025	
25-01971M		25-01976M		25-01983M		25-01964M		25-01965M		25-01966M	

SECOND INSERTION		SECOND INSERTION		SECOND INSERTION		SECOND INSERTION		SECOND INSERTION		SECOND INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-2816 Tax Deed #:2025TD000220		NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-2323 Tax Deed #:2025TD000205		NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-2777 Tax Deed #:2025TD000207		NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-1845 Tax Deed #:2025TD000188		NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-2653 Tax Deed #:2025TD000206		NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-4743 Tax Deed #:2025TD000211	
NOTICE IS HEREBY GIVEN that IDE TECHNOLOGIES, INC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-2816 Year of Issuance 2023 Description of Property TH S 20 FT OF LOT 7, BLK D ADMORE, A RESTRICTED RESIDENTIAL SUBDIV AS PER PLAT THEREOF REC IN PB 4 PG 72 PRMCF (INST#202141012486) PI #26805.0010/9 Parcel ID Number 2680500109 Property Address: 13TH AVE W PALMETTO, FL 34221 Names in which assessed: HOMES BY HOLMES LLC All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.		NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 07 ALTERNA TAX CERTIFICATE FUND II LP the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-2323 Year of Issuance 2023 Description of Property LOT 68 HAMPTON GREEN UNIT II PI#20541.3970/0 Parcel ID Number 2054139700 Property Address: 7932 HAMPTON CT BRADENTON, FL 34201 Names in which assessed: MELVIN A WARSHAW IRREVOCABLE 2021 TRUST DTD 2/21/21 All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.		NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 07 ALTERNA TAX CERTIFICATE FUND II LP the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-2777 Year of Issuance 2023 Description of Property BEG 5 CHS S, 12 1/2 CHS W, 12.18 CHS N & 7 1/2 CHS E OF SE COR OF NE1/4 OF NE1/4, RUN S 120 FT FOR POB , THENCE RUN S 288 FT, E 76 FT, N 288 FT, W 76 FT TO POB - APPEARS TO BE LOT 18 BLK 3 MRS A D COX PLAT- LESS LOT DESC IN ORB 103 P 63 PI#26205.0000/5 Parcel ID Number 2620500005 Property Address: 1401 2ND AVE W PALMETTO, FL 34221 Names in which assessed: ALEXANDER L PRESH A All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.		NOTICE IS HEREBY GIVEN that HMF FL H LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-1845 Year of Issuance 2023 Description of Property LOT 64 PERIDIA UNIT ONE PI#16980.0320/7 Parcel ID Number 1698003207 Property Address: 4465 PRO AM AVE E BRADENTON, FL 34203 Names in which assessed: MARGERY ROBERTSON All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.		NOTICE IS HEREBY GIVEN that HMF FL G LLC TESCO CUSTODIAN the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-2653 Year of Issuance 2023 Description of Property LOT 1 LEWIS PARK SUB PI#25375.0010/6 Parcel ID Number 2537500106 Property Address: 2118 2ND AVE W PALMETTO, FL 34221 Names in which assessed: JACQUELINE M RAINEY All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.		NOTICE IS HEREBY GIVEN that HMF FL E, LLC TESCO CUSTODIAN the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-4743 Year of Issuance 2023 Description of Property UNIT 4034 MIRROR LAKE CONDO SEC 2 PI#61455.0145/5 Parcel ID Number 6145501455 Property Address: 3535 59TH AVE W BRADENTON, FL 34210 Names in which assessed: JOHN STEVENSON All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.	
Oct. 24, 31; Nov. 7, 14, 2025		Oct. 24, 31; Nov. 7, 14, 2025		Oct. 24, 31; Nov. 7, 14, 2025		Oct. 24, 31; Nov. 7, 14, 2025		Oct. 24, 31; Nov. 7, 14, 2025		Oct. 24, 31; Nov. 7, 14, 2025	
25-01988M		25-01974M		25-01980M		25-01967M		25-01969M		25-01970M	

SECOND INSERTION		SECOND INSERTION		SECOND INSERTION		SECOND INSERTION		SECOND INSERTION		SECOND INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-1629 Tax Deed #:2025TD000186		NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-317 Tax Deed #:2025TD000189		NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-5088 Tax Deed #:2025TD000212		NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-2352 Tax Deed #:2025TD000218		NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-3943 Tax Deed #:2025TD000194		NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Certificate Number: 2023-2846 Tax Deed #:2025TD000208	
NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 87 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-1629 Year of Issuance 2023 Description of Property COM AT THE NW COR OF SE1/4 OF SEC 34; TH S 00 DEG 55 MIN 30 SEC E, ALG THE W LN OF SD SE1/4, 297.54 FT TO THE INTERSECTION WITH THE WLY EXTENSION OF THE S LN OF A 50 FT WIDE COUNTY RD (18TH AVE E (OR 411 P 87); TH N 89 DEG 07 MIN 50 SEC E, ALG SD WLY EXTENSION, 36.56 FT TO THE INTERSECTION WITH THE E R/W LN OF MORGAN JOHNSON RD; TH CONT N 89 DEG 07 MIN 50 SEC E, ALG THE S LN OF SD 50 FT COUNTY RD, 235.15 FT FOR A POB; TH CONT N 89 DEG 07 MIN 50 SEC E, ALG SD S LN, 235.14 FT TO THE NW COR OF THAT CERTAIN PARCEL OF LAND AS DESC IN OR 409 P 273; TH S 00 DEG 52 MIN 10 SEC E, ALG THE W LN OF SD CERTAIN PARCEL, 395.00 FT; TH S 89 DEG 07 MIN 50 SEC W, PARALLEL WITH THE S LN OF SD 50 FT COUNTY RD, 231.22 FT; TH N 01 DEG 26 MIN 17 SEC W, 395.02 FT TO THE POB CONTAINING 2.12 AC AS DESC IN OR 1279 P 1841 PRMCF PI#14364.1500/2 Parcel ID Number 1436415002 Property Address: 5720 18TH AVE E BRADENTON, FL 34208 Names in which assessed: PALM TREES PLUS INC All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.		NOTICE IS HEREBY GIVEN that ATCF II DELAWARE MASTER LLC - SERIES 84 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-317 Year of Issuance 2023 Description of Property PARCEL 62: A PORTION OF TRACTS 59 & 60 POMELLO PARK SEC 30, AS PER PLAT THEREOF REC IN PB 6 P 61, BEING MORE PARTICULARLY DESC AS FOLLOWS: FROM THE SE COR OF SD SEC 30; RUN N 01 DEG 24 MIN 42 SEC W A DIST OF 1806.56 FT TO THE POB; TH N 77 DEG 52 MIN 00 SEC W A DIST OF 557.85 FT; TH N 00 DEG 28 MIN 40 SEC W ALG THE W LINE OF SD TRACT 59 & TRACT 60 A DIST OF 409.50 FT; TH N 76 DEG 55 MIN 19 SEC E A DISTOF 556.18 FT; TH S 00 DEG 37 MIN 08 SEC E ALG THE E LINE OF SD TRACT 60 & TRACT 59 A DIST OF 652.63 FT TO THE POB; [DELETE LESS ANY PORTION LYING WITHIN PLATTED ROAD ROW] (INST#202141004511); PI#3317.1620/9 Parcel ID Number 331716209 Property Address: 7310 201ST ST E BRADENTON, FL 34202 Names in which assessed: CLIFFORD H POWELL III, LINDSAY POWELL All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.		NOTICE IS HEREBY GIVEN that DENNIS RYAN the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-5088 Year of Issuance 2023 Description of Property ALL OF THAT PART OF BLK 47, WHITFIELD ESTATES (PB 6, P 37) LYING N OF THE N LN OF DESOTA DR, W OF THE E LN OF THE NE 1/4 OF THE NW 1/4 OF SEC 26, TWN 35S, RNG 17E, S OF THE THREAD OF THE CHANNEL IN BOLEE'S CREEK & E OF THE LAND CONVEYED FROM JASKOL TO BAILEY BY DEED REC IN THE PRMCF IN DB 260, P 248. (DB260/553)...THE FULL LEGAL IS AVAILABLE WITH THE CASE DOCUMENTS IN THE CLERK'S CASE MANAGEMENT SYSTEM (https://manatee.realtm.com/public/cases/list) AND ON THE PROPERTY APPRAISERS WEB SITE WWW.MANATEEPAO.COM, PI#67266.0005/9 Parcel ID Number 6726600059 Property Address: 251 MAGELLAN DR SARASOTA, FL 34243 Names in which assessed: ROBERT HALBMAN All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.		NOTICE IS HEREBY GIVEN that IDE TECHNOLOGIES, INC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-2352 Year of Issuance 2023 Description of Property LOT 5 BLK 11 RUBONIA, BEING A RESUBDIVISION OF PLAT OF EAST TERRA CEIA PI#20936.0000/1 Parcel ID Number 2093600001 Property Address: 1119 72ND ST E PALMETTO, FL 34221 Names in which assessed: CHRISTOPHER MARK MURRAY All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.		NOTICE IS HEREBY GIVEN that HMF FL D, LLC TESCO CUSTODIAN the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-3943 Year of Issuance 2023 Description of Property LOT 14 BLK J VILLAGES OF LAKESIDE SOUTH PHASE III REVISED PI#50973.1880/1 Parcel ID Number 5097318801 Property Address: 3708 40TH AVE W BRADENTON, FL 34205 Names in which assessed: KATO GENERAL LLC All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.		NOTICE IS HEREBY GIVEN that HMF FL D, LLC TESCO CUSTODIAN the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2023-2846 Year of Issuance 2023 Description of Property LOTS 1 & 2, BLK L, PLAT OF EAST PALMETTO, PI#27962.0100/9 Parcel ID Number 2796201009 Property Address: 203 8TH ST W PALMETTO, FL 34221 Names in which assessed: MICHAEL E AMERES, SARAH W AMERES All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 11/24/2025 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.	
Oct. 24, 31; Nov. 7, 14, 2025		Oct. 24, 31; Nov. 7, 14, 2025		Oct. 24, 31; Nov. 7, 14, 2025		Oct. 24, 31; Nov. 7, 14, 2025		Oct. 24, 31; Nov. 7, 14, 2025		Oct. 24, 31; Nov. 7, 14, 2025	
25-01968M		25-01973M		25-01985M		25-01986M		25-01982M		25-01981M	

PUBLIC SALES / ESTATE / ACTION / SALES ---

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: ExtraSpace 115 Manatee Ave. W. Bradenton, FL 34205 on 11/13/2025 at 10:00 AM. Jason Grant – Household goods Nellie Bickley- Furniture The auction will be listed and advertised on www.storage treasures.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 October 24, 31, 202525-01992M
SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO.
412025CA000841CAAXMA
**FEDERAL HOME LOAN
MORTGAGE CORPORATION, AS
TRUSTEE FOR THE BENEFIT OF
THE FREDDIE MAC SEASONED
CREDIT RISK TRANSFER TRUST,
SERIES 2019-4,**
Plaintiff, vs.
**THE UNKNOWN HEIRS,
BENEFICIARIES, DEVISEES,
GRANTEES, ASSIGNEES,
LIENORS, CREDITORS,
TRUSTEES AND ALL OTHERS
WHO MAY CLAIM AN INTEREST
IN THE ESTATE OF MARGARET
COUTANT F/K/A MARGARET
JOHNSON, DECEASED, et al.**
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 30, 2025, and entered in 412025CA000841CAAXMA of the Circuit Court of the TWELFTH Judicial Circuit in and for Manatee County, Florida, wherein FEDERAL HOME LOAN MORTGAGE CORPORATION, AS TRUSTEE FOR THE BENEFIT OF THE FREDDIE MAC SEASONED CREDIT RISK TRANSFER TRUST, SERIES 2019-4 is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MARGARET COUTANT F/K/A MARGARET JOHNSON, DECEASED; KAREN E. HOULE; JULIE WALKER; SUSAN DRESEL are the Defendant(s).

Angelina Colonnese as the Clerk of the Circuit Court will sell to the highest and

best bidder for cash at www.manatee.realforeclose.com, at 11:00 AM, on November 12, 2025, the following described property as set forth in said Final Judgment, to wit:

LOT 3 CIMARRON ACRES,
AS PER PLAT THEREOF RE-
CORDED IN PLAT BOOK 10,
PAGE 23, PUBLIC RECORDS
OF MANATEE COUNTY,
FLORIDA.

Property Address: 6329 11TH ST
CT E, BRADENTON, FL 34203

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 45.031.

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

Dated this 21 day of October, 2025.
ROBERTSON, ANSCHUTZ,
SCHNEID, CRANE & PARTNERS,
PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
By: /s/ Danielle Salem
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email:
dsalem@raslg.com
24-201798 - NaC
October 24, 31, 2025 25-02025M

MANATEE COUNTY

--- PUBLIC SALES / ESTATE / ACTION / SALES ---

SECOND INSERTION

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

CASE NO. 2025 CC 002802
**TARA PLANTATION GARDENS
CONDOMINIUM
ASSOCIATION, INC., a Florida not-
for-profit corporation,
Plaintiff, vs.**

**DEBRA ANN BEATON; IF LIVING,
and IF DECEASED,
THE UNKNOWN SPOUSE, HEIRS,
DEVISEES, GRANTEES,
LIENORS, TRUSTEES, OR
OTHERS CLAIMING BY,
THROUGH,
UNDER OR AGAINST DEBRA ANN
BEATON, DECEASED;
UNKNOWN TENANT OR
OCCUPANT #1, AS UNKNOWN
TENANT OR OCCUPANT IN
POSSESSION; AND UNKNOWN
TENANT OR OCCUPANT #2, AS
UNKNOWN TENANT
OR OCCUPANT IN POSSESSION,
Defendants.**

TO: DEBRA ANN BEATON, IF LIV-
ING, and IF DECEASED, THE UN-
KNOWN SPOUSE, HEIRS, DEVISEES
GRANTEES, LIENORS, TRUST-
EES, OR OTHERS CLAIMING BY
THROUGH, UNDER OR AGAINST
DEBRA ANN BEATON, DECEASED

The property herein described is
as follows:
Unit No. 2-C, TARA PLANTA-
TION GARDENS, a Condomini-
um, according to the Declaration
of Condominium, thereof re-
corded in O.R. Book 1432, Page
3375 through 3467, inclusive, of
the Public Records of Manatee
County, Florida.

With a street address of 5523
Fair Oaks Street, Unit No. 2-C,
Bradenton, FL 34203.

YOU ARE HEREBY NOTIFIED that
a Complaint to foreclose a claim of lien
has been filed and commenced in this
court by the Plaintiff, TARA PLANTA-
TION GARDENS CONDOMINIUM
ASSOCIATION, INC., and you are
required to serve a copy of your writ-
ten defenses, if any, to it on Bobby L.