

CHARLOTTE COUNTY LEGAL NOTICES

--- PUBLIC SALES / ESTATE ---

FIRST INSERTION

FICTITIOUS NAME NOTICE
Notice Is Hereby Given that Wal-Mart Stores East, LP, 1 Customer DR, Bentonville, AR 72716, desiring to engage in business under the fictitious name of Walmart #0721, with its principal place of business in the State of Florida in the County of CHARLOTTE, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.
November 14, 202525-01190T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE 20TH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 25001175CP
IN RE: ESTATE OF MIRIAM RAQUEL SIMANCAS, Deceased.
The administration of the estate of MIRIAM RAQUEL SIMANCAS, Deceased, whose date of death was September 14, 2025, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
The date of first publication of this notice is November 14, 2025.
CARLOS SIMANCAS, Personal Representative
Attorney for Personal Representative: Scott R. Bugay, Esquire
Florida Bar No. 5207
2501 Hollywood Blvd. Suite 206
Hollywood, FL 33020
Telephone: (954)767-3399
Fax: (305) 945-2905
Primary Email: Scott@srblawyers.com
Secondary Email: angelica@srblawyers.com
November 14, 21, 202525-01196T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 25001133CP
IN RE: ESTATE OF WANDA LOUISE MCAMIS, Deceased.
The administration of the estate of WANDA LOUISE MCAMIS, deceased, whose date of death was August 18, 2025, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 10 East Jefferson St., Quincy, FL 32351. 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 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 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 November 14, 2025.
KAYLA MCKAY, Personal Representative
5204 Anderson Road
Port Charlotte, FL 33981
Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email: jrivera@hnh-law.com
November 14, 21, 202525-01182T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 25-1212-CP
Division: Probate
IN RE: ESTATE OF THOMAS JAMES HORANOFF A/K/A THOMAS J. HORANOFF Deceased.
The administration of the estate of Thomas James Horanoff a/k/a Thomas J. Horanoff, deceased, whose date of death was September 30, 2025, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Ave, Punta Gorda, FL 33950. 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 must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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. 732.221, 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 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 November 14, 2025.
Personal Representative: Brian A. Horanoff
656 Jackson Rd
Blanchard, Michigan 49310
Attorney for Personal Representative: Ellie K. Harris, Esq.
Florida Bar Number: 0021671
Elise V. Bouchard, Esq.
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: mackenzie@schwarzlaw.net
November 14, 21, 202525-01186T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 25-1229-CP
Division Probate
IN RE ESTATE OF Kathryn JoAnn Nolan, a/k/a Kathryn J. Nolan Deceased
The administration of the estate of Kathryn JoAnn Nolan, a/k/a Kathryn J. Nolan, deceased, whose date of death was August 27, 2025 is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
The date of first publication of this notice is November 14, 2025.
Personal Representative: Rebecca Nicole Blalock
Attorney for Personal Representative: Robert C. Benedict
Florida Bar No: 0361150
rbenedict@bigvlaw.com
Wideikis, Benedict & Berntsson, LLC
The BIG W Law Firm
3195 S. Access Road
Englewood, FL 34224
(941) 627-1000 Telephone
November 14, 21, 202525-01184T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF TWENTIETH JUDICIAL CIRCUIT
IN AND FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 25001215CP
IN RE ESTATE OF PATRICIA F CHASE, Deceased.
The administration of the Estate of PATRICIA F. CHASE, deceased, whose date of death was December 9, 2023, file number 25001215CP, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Avenue, Punta Gorda, FL 33951-1687. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER TIME 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 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 date of first publication of this notice is November 14, 2025.
Deidre Marie Clingen, Personal Representative
677 Boca Bay Drive,
Boca Raton, FL 33921
Kenneth W. Clingen
Attorney for Personal Representative
Florida Bar No. 111934
Clingen Callow & McLean, LLC
2300 Cabot Drive, Suite 500
Lisle, IL 60532
(630) 871-2600
Email: clingen@cmllawyer.com
November 14, 21, 202525-01183T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 25-CP-1125
IN RE: ESTATE OF HOWARD M. GOLDSTONE, JR. Deceased.
The administration of the estate of Howard M. Goldstone, Jr., deceased, whose date of death was August 13, 2025, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 18500 Murdock Circle, Port Charlotte, Florida 33948. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, 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 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 November 14, 2025.
Personal Representative: Craig Goldstone
898 Gallery Court
Lenoir City, TN 37772
Attorney for Personal Representative: Ryan J. Beadle, Esq.
Florida Bar Number: 45340
Gulf Coast Counsel
5692 Strand Court, Suite 1
Naples, FL 34110
Telephone: (239) 593-7900
Fax: (239) 593-7909
E-Mail: ryan@naples.law
Secondary E-Mail: camden@naples.law
Tertiary E-Mail: service@naples.law
November 14, 21, 202525-01187T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 25-1262-CP
Division Probate
IN RE: ESTATE OF Judith A. Murphy, Deceased
The administration of the estate of Judith A. Murphy, deceased, whose date of death was August 19, 2025 is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
The date of first publication of this notice is November 14, 2025.
Personal Representative: Diane Vitale
Attorney for Personal Representative: Robert C. Benedict
Florida Bar No: 0361150
rbenedict@bigvlaw.com
Wideikis, Benedict & Berntsson, LLC
The BIG W Law Firm
3195 S. Access Road
Englewood, FL 34224
(941) 627-1000 Telephone
November 14, 21, 202525-01185T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT
IN AND FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
CASE NO.: 25- CP-1225
IN RE: THE ESTATE OF TRICIA CRETECOS, Deceased.
The administration of the estate of TRI-CIA CRETECOS, deceased, whose date of death was June 21, 2025 is pending in the Circuit Court for Charlotte County, Florida, Probate Division, as File No. 25-CP-1225, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
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 section 732.221, Florida Statutes. The written demand must be filed with the clerk.
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 November 14, 2025.
Personal Representative: Mark Cretecos
32030 Washington Loop Road
Punta Gorda, FL 33982
Attorney for Personal Representative: Paul P. Pacchiana, Esq
Florida Bar No. 0990541
5621 Strand Blvd, Ste 210
Naples, FL 34110-7303
Telephone: (239) 596-0777
E-mail: paul@pppfloridalaw.com
November 14, 21, 202525-01191T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No: 25001217CP
Division: Probate
IN RE: ESTATE OF DANIEL SCOTT BURCH Deceased.
The administration of the estate of Daniel Scott Burch, deceased, whose date of death was September 24, 2025, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 18500 Murdock Cir, Port Charlotte, FL 33948. 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. 732.221, 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 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 November 14, 2025.
Personal Representative: Emily Burch
19171 Raymond Avenue
Port Charlotte, Florida 33954
Attorney for Personal Representative: Lori A. Wellbaum
Attorney
Florida Bar Number: 071110
WELLBAUM LAW PA
686 N. Indiana Avenue
Englewood, FL 34223
Telephone: (941) 474-3241
Fax: (941) 475-2927
E-Mail: lori@wellbaumlaw.com
Secondary E-Mail: anne@wellbaumlaw.com
November 14, 21, 202525-01181T

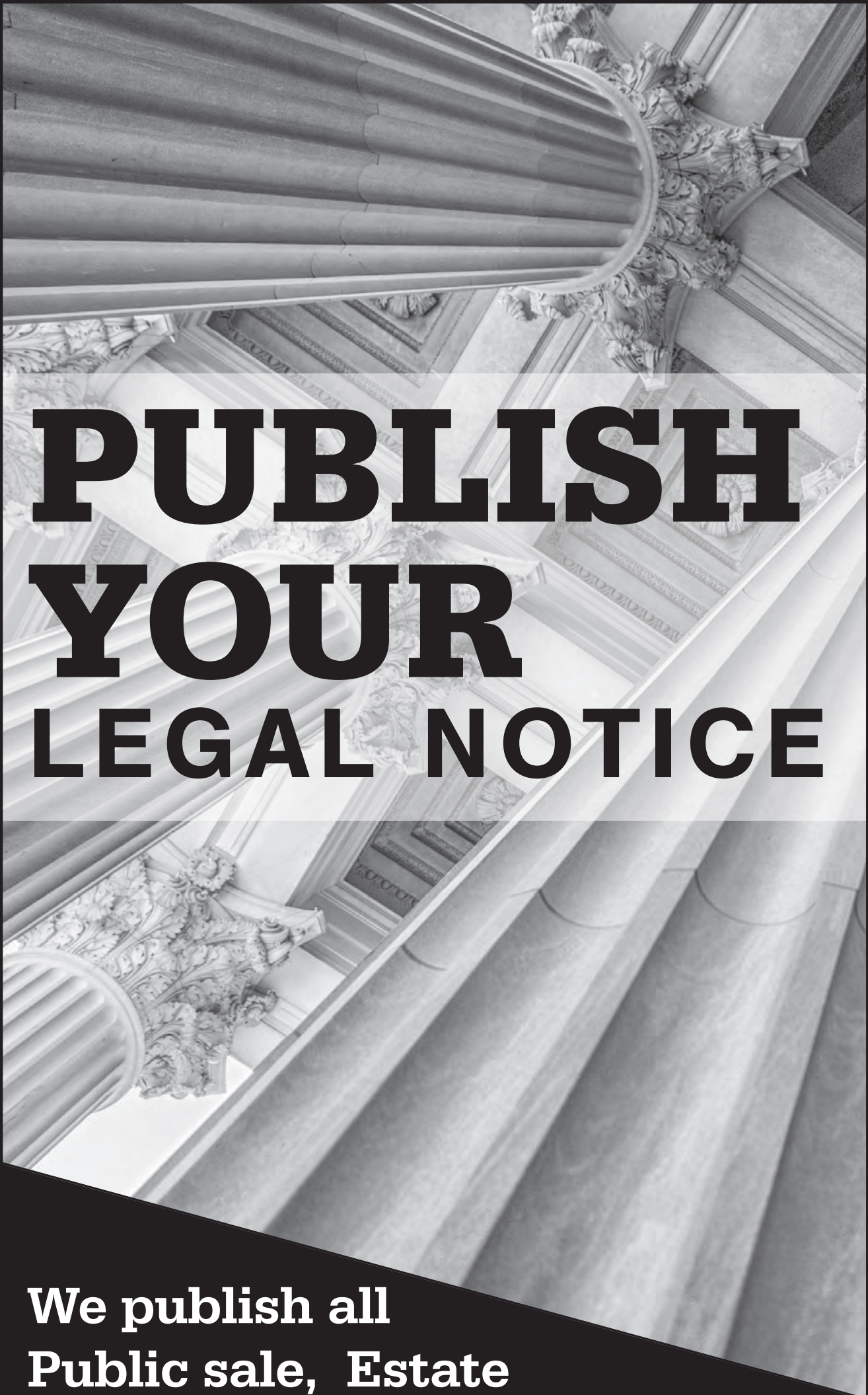
SAVE TIME



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FLORIDA’S NEWSPAPER FOR THE C-SUITE

Business Observer

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 25-1019-CP
Division Probate
IN RE: ESTATE OF
JEFFREY THOMAS RUNYEN,
Deceased.

The administration of the Estate of JEFFREY THOMAS RUNYEN, deceased, whose date of death was July 27, 2025, file number 25-1019-CP, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Avenue, Punta Gorda, FL 33951-1687. The names and addresses of the personal representatives and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 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 date of first publication of this notice is November 14, 2025.

SCOTT DAVID COPENHARVE
Personal Representative
414 Gold Tree
Punta Gorda, FL 33955

Season A. Spanski, Esq.
Attorney for Personal Representative
Florida Bar No.: 1044362
SPANSKI LAW, PLLC
304 W Venice Ave., Ste. 217
Venice, FL 34285
Telephone: (941) 206-2223
Fax: (941) 206-2224
E-mail: Season@spanskilaw.com
November 14, 21, 2025 25-01198T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-1022
Division Probate
IN RE: ESTATE OF MARK T. HAMILTON, SR. Deceased.

The administration of the estate of Mark T. Hamilton, Sr., deceased, whose date of death was July 2, 2025, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E Marion Ave, Punta Gorda, Florida 33950. The names and addresses of the Petition and the Petitioner'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.

Pursuant to the Order of Summary Administration entered on September 25, 2025, the total value of the assets of the estate, excluding the homestead exempt property, are as follows:

ASSET	VALUE
First State Bank Checking Account	\$3,077.37
First State Bank Checking Account	\$961.99
2007 Chevrolet Colorado	
[Exempt Property Petition Pending]	\$2,000.00
Zero Turn Lawnmower	
[Exempt Property Petition Pending]	\$4,000.00
ASSET	VALUE
Misc. Personal Property	
[Exempt Property Petition Pending]	\$1,000.00

The above-referenced assets have been distributed to the following beneficiaries:

NAME & ADDRESS	SHARE
Mark T. Hamilton, Jr. 12430 Attrill Rd Jacksonville, FL 32258	25%
Regina Pleasanton 1853 Shower Tree Way Wellington, FL 33414	25%
Katie Abramczyk 338 Country Orchard Dr Lake St. Louis, MO 63367	25%
Emily Strain 443 Lime Dr Key Largo, FL 33037	25%

The attorney's fees and costs incurred in this administration exceed the amount of non-exempt assets distributed to the beneficiaries.

The date of first publication of this notice is November 14, 2025.

Petitioner Mark T. Hamilton, Jr. c/o BOYER & BOYER PA
46 N Washington Blvd, Ste 21 Sarasota, FL 34236

Attorney for Petitioner
Katherine M. Fall, Esq.
Attorney for Personal Representative
Florida Bar Number: 1008504
BOYER & BOYER PA
46 N Washington Blvd, Ste 21 Sarasota, FL 34236
Telephone: (941) 365-2304 Fax: (941) 364-9896
Email: kate@boyerboyer.com
Secondary Email: service@boyerboyer.com
November 14, 21, 2025 25-01200T

SAVE TIME

E-mail your Legal Notice
legal@businessobserverfl.com

--- ACTIONS / SALES ---		
FIRST INSERTION		
RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 23003015CA FREEDOM MORTGAGE CORPORATION PLAINTIFF, vs. RACHELLE SINCLAIR, ET AL., DEFENDANTS. NOTICE IS HEREBY GIVEN pursuant to Order on Plaintiff's Motion to Cancel and Reschedule the November 12, 2025 Foreclosure Sale dated the 10th day of November, 2025, and entered in Case No. 23003015CA, of the Circuit Court of the Twentieth Judicial Circuit in and for Charlotte County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and RACHELLE SINCLAIR; JASON BROWN; RIDGE VALLEY EXTERIORS, INC. and SOUTH GULF COVE HOMEOWNERS ASSOCIATION, INC. are defendants. Roger D. Eaton as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at www.charlotte.realforeclose.com at 11:00 A.M. on the 9th day of January, 2026, the following described property as set forth in said Final Judgment, to wit: Lot 4, Block 4627, Port Charlotte Subdivision, Section 85, according to the Plat thereof, recorded in Plat Book 6, Page(s) 60A to 60Q of the Public Records of Charlotte County, Florida. IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST	FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this 11/12/2025. Roger D. Eaton Clerk of The Circuit Court (SEAL) By: D. Gerace Deputy Clerk	
FIRST INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CASE NO.: 2025 CA 000792 THE FEDERAL SAVINGS BANK, Plaintiff, vs. SIDNEY W. PHILLIPS;GLORIA PHILLIPS;ALFRED PHILLIPS;LORRAINE PHILLIPS; et al., Defendant(s). TO: Sidney W. Phillips Last Known Residence: 7192 Summer	St Englewood, FL 34224 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in CHARLOTTE County, Florida: LOT 4, BLOCK 3647, PORT CHARLOTTE SUBDIVISION, SECTION 64, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 5, PAGES 78A THRU 78F, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written	defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 401 W. Linton Blvd. Suite 202-B Del-ray Beach, FL 33444, on or before 12/13/25, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact

FIRST INSERTION		
NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL DIVISION CASE NO. 24001352CA WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VERUS SECURITIZATION TRUST 2022-8 Plaintiff, vs. BEACHCOMBER BUN MANASOTA, et al, Defendants NOTICE IS HEREBY GIVEN pursuant to an Order dated October 10, 2025, and entered in Case No. 24001352CA of the Circuit Court of the TWENTIETH Judicial Circuit in and for CHARLOTTE County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDI-	VIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VERUS SECURITIZATION TRUST 2022-8 is the Plaintiff and BEACHCOMBER BUN-GALOWS OF MANASOTA KEY, LLC, CAROL LYNN HAGEMANN, UNKNOWN TENANT #1, UNKNOWN TENANT #2 the Defendants. Roger D Eaton, Clerk of the Circuit Court in and for CHARLOTTE County, Florida will sell to the highest and best bidder for cash at https://charlotte.realforeclose.com, the Clerk's website for on-line auctions at 11:00 a.m. on 12/10/2025, the following described property as set forth in said Order of Final Judgment, to wit: LOT 4, ENGLEWOOD SHORES, A REPLAT OF LOT 1, BLOCK A AND ALL OF BLOCK C, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN MPLAT BOOK 2, PAGE 100, PUBLIC RECORDS OF CHARLOTTE COUNTY,	FLORIDA.. IF YOU ARE A 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, YOU MUST FILE A CLAIM WITH THE CLERK OF COURT BEFORE OR NO LATER THAN THE DATE THAT THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. IF YOU FAIL TO FILE A TIMELY CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF THE RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. If the sale is set aside, the Purchaser may be entitled to only a return of the sale deposit less any applicable fees and costs and shall have no further recourse against the Mortgagor, Mortgagee or the Mortgagee's Attorney.
FIRST INSERTION		
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL ACTION CASE NO. 24002283CA DON PIZZUTI Plaintiffs, v. 925 W. MARION/960 W. OLYMPIA FL, LLC a Delaware limited liability company Defendant. NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment dated August 20, 2025 and an Order to Cancel and Reschedule Foreclosure Sale dated October 10, 2025 entered in Civil Case No. 24-CA-2283 of the Circuit Court of the Twentieth Judicial Circuit in and for Charlotte County, Florida, will sell to the Highest and Best Bidder for Cash at www.charlotte.realforeclose.com at 11:00 a.m. on the 10th day of December 2025, the following described property as set forth in said Final Judgment, to-wit: LOT 4, BLOCK 25, CITY OF PUNTA GORDA, according to the map or plat thereof as recorded in Plat Book 1, Page 23, Public Records of Charlotte County, Florida.	LOT 1, BLOCK 25, CITY OF PUNTA GORDA, according to the map or plat thereof as recorded in Plat Book 1, Page 23, Public Records of Charlotte County, Florida. (the "Property") Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim within 60 days after the sale. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated day of 11/07/2025. Clerk of Court, Roger D. Eaton (SEAL) By: D. Gerace Deputy Clerk November 14, 21, 2025 25-01192T	
FIRST INSERTION		
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR CHARLOTTE COUNTY GENERAL JURISDICTION DIVISION CASE NO. 24001574CA TRUIST BANK, Plaintiff, vs. ANNE C JIMERSON A/K/A ANNE JIMERSON, et al., Defendant. NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered September 29, 2025 in Civil Case No. 24001574CA of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Charlotte County, Punta Gorda, Florida, wherein TRUIST BANK is Plaintiff and Anne C Jimerson a/k/a Anne Jimerson, et al., are Defendants, the Clerk of Court, Roger D. Eaton, will sell to the highest and best bidder for cash at www.charlotte.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 1st day of December, 2025 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: Lot 22, Block 2794, Port Charlotte Subdivision, Section 33, according to the plat thereof, as re-	corded in Plat Book 5, Pages 35A thru 35F, of the Public Records of Charlotte County, Florida. Address: 21553 Gibraltar Dr, Port Charlotte, FL 33952 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this day of 11/07/2025. Deputy Clerk CLERK OF THE CIRCUIT COURT As Clerk of the Court BY: (SEAL) D. Gerace 24-09985FL November 14, 21, 2025 25-01193T	
FIRST INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT, IN AND FOR CHARLOTTE COUNTY, FLORIDA CASE No.: 25001396CA GERALD BORTZ, Plaintiff, vs. HAM DIN CHEW, and all others claiming by, through and under HAM DIN CHEW, CHEW CHAU CHUI KUEN, and all others claiming by, through and under CHEW CHAU CHUI KUEN, MENDEZ MCLEGGON, deceased, and all others claiming by, through and under LUCY MCLEGGON, deceased, ROY MCLEGGON, deceased and all others claiming by, through and under LUCY MCLEGGON, deceased, VIVIANNE MCLEGGON, deceased, DELORES OLAMBIWONNU and BEVERLY BRAITHWAITE, Defendant, TO: HAM DIN CHEW, and all others claiming by, through and under HAM DIN CHEW, CHEW CHAU CHUI KUEN, and all others claiming by, through and under CHEW CHAU CHUI KUEN, MENDEZ MCLEGGON, deceased and all others claiming by, through and under LUCY MCLEGGON, deceased, VIVIANNE MCLEGGON, deceased, and all others claiming by, through and under DELORES OLAMBIWONNU and BEVERLY BRAITHWAITE, and all others claiming by, through and under BEVERLY BRAITHWAITE YOU ARE NOTIFIED that an action to quiet the title on the following real properties in Charlotte County, Florida: Parcel 1: Lot 5, Block 2194, Port Charlotte	Subdivision Section Thirty Seven, according to the map or plat thereof, as recorded in Plat Book 5, Page(s) 41A through 41H, inclusive, of the Public Records of Charlotte County, Florida a/k/a 4240 Kilpatrick St. Port Charlotte, FL 33948 ("Parcel 1"). Parcel 2: Lot 2, Block 893, Port Charlotte Subdivision Section Nineteen, according to the map or plat thereof, as recorded in Plat Book 5, Page(s) 9A through 9C, inclusive, of the Public Records of Charlotte County, Florida. a/k/a 151 Kirby St. Port Charlotte, FL 33954 ("Parcel 2"). has been filed against you and you are required to serve a copy of your written defenses, if any, to it on J.D. Manzo, of Manzo & Associates, P.A., Plaintiff's attorney, whose address is 4767 New Broad Street, Orlando, FL 32814, telephone number (407) 514-2692, on or before 12/13, 2025, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED this 7 day of November 2025. Clerk of the Circuit Court By: D. Gerace (SEAL) As Deputy Clerk Nov. 14, 21, 28; Dec. 5, 2025 25-01194T	
FIRST INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT, IN AND FOR CHARLOTTE COUNTY, FLORIDA CASE No.: 25001275CA CEEPOT PAINTING INC, Plaintiff, vs. NORMA GALURA PERALTA, deceased and all others claiming by, through and under NORMA GALURA PERALTA, deceased, BENJAMIN PERALTA, ROBERT ALAN RICE, JUAN A. DELBREY, deceased and all others claiming by, through and under JUAN A. DELBREY, deceased, ILLIAN VARGAS, deceased and all others claiming by, through and under ILLIAN VARGAS, deceased, DORIS DEPP, deceased and all others claiming by, through and under DORIS DEPP, deceased, CAROL CARTER, and WILLIAM DEPP JR., Defendant, TO: NORMA GALURA PERALTA, deceased and all others claiming by, through and under NORMA GALURA PERALTA, deceased, JUAN A. DELBREY, deceased and all others claiming by, through and under JUAN A. DELBREY, deceased, ILLIAN VARGAS, deceased and all others claiming by, through and under DORIS DEPP, deceased YOU ARE NOTIFIED that an action to quiet the title on the following real properties in Charlotte County, Florida: Parcel 1: Lot 14, Block 2357, Port Charlotte Section Thirty Eight, according to the map or plat thereof, as recorded in Plat Book 5, Page(s) 42-A through 42-H, inclusive, of the Public Records of Charlotte County, Florida. a/k/a 255 Liden St Port Charlotte, FL 33953 ("Parcel 1"). Parcel 4: Lot 8, Block 1905, Port Charlotte Subdivision Section Sixty,	according to the map or plat thereof, as recorded in Plat Book 5, Page(s) 74A through 74K, inclusive, of the Public Records of Charlotte County, Florida. a/k/a 12396 Mayer Ter Port Charlotte, FL 33981 ("Parcel 4"). Parcel 5: Lot 11, Block 2739, Port Charlotte Subdivision Section Thirty One, according to the map or plat thereof, as recorded in Plat Book 5, Page(s) 26A through 26F, inclusive, of the Public Records of Charlotte County, Florida. a/k/a 17150 Constance Ln Port Charlotte, FL 33948 ("Parcel 5"). has been filed against you and you are required to serve a copy of your written defenses, if any, to it on J.D. Manzo, of Manzo & Associates, P.A., Plaintiff's attorney, whose address is 4767 New Broad Street, Orlando, FL 32814, telephone number (407) 514-2692, on or before December 12, 2025, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED this 6 day of October 2025. Clerk of the Circuit Court BY: D. Gerace (SEAL) As Deputy Clerk Nov. 14, 21, 28; Dec. 5, 2025 25-01189T	

SUBSEQUENT INSERTIONS

--- PUBLIC SALES / ESTATE ---

SECOND INSERTION
CLERK’S NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA CASE NO.: 24002371CA DIVISION: CIRCUIT CIVIL ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC, Plaintiff, vs. ANNE-MARIE HUNTER A/K/A ANNE MARIE HUNTER; et. al., Defendants. NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure entered on October 23, 2025 in the above-styled cause, I will sell to the highest and best bidder for cash on December 8, 2025 at 11:00 a.m., at www.charlotte.realforeclose.com: LOT 1084, ROTONDA WEST BROADMOOR ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 8, PAGE 18, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA. Property Address: 647 Boundary Boulevard, Rotonda West, FL 33947 ANY PERSON CLAIMING AN IN-
TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated: 11/04/2025. ROGER D. EATON, CLERK CHARLOTTE COUNTY CLERK OF COURT By: (SEAL) D. Gerace Deputy Clerk November 7, 14, 2025 25-01176T

THIRD INSERTION
NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE WITHOUT MINOR CHILDREN IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CASE NO. 25 DR 1440 CAROL MCKOY Petitioner v. MARK MCKOY, Respondent. TO: Mark McKoy, Address Unknown YOU ARE NOTIFIED than an action for Dissolution of Marriage has been filed by Carol McKoy against you and that you are required to serve a copy of your written defenses, if any, to it on Ruhl Law P.A., whose address is 20020 Veterans Blvd Suite 1 Port Charlotte Florida 33952 on or before 2025, and file the original with the Clerk of this Court at 350 E. Marion Avenue, Punta Gorda, Florida 33950 either before ser-
vice on the aforementioned attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Petition. You must keep the Clerk of the Circuit Court’s office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the addresses on record at the clerk’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. Clerk of the Court By: As Deputy Clerk Oct. 31; Nov. 7, 14, 21, 2025 25-01151T

SECOND INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 24-1186-CC SECTION 20 PROPERTY OWNER’S ASSOCIATION, INC. Plaintiff, v. GARY STEPHENSON AND JACQUI STEPHENSON Defendant. In The Name of the State of Florida: To: Gary Stephenson and Jacqui Stephenson 136 Purus St., Punta Gorda FL 33983 You are Hereby Notified that an action to foreclose a lien on the following property in Charlotte County, Florida: [See Exhibit “A” attached hereto and made a part hereof.] Exhibit “A” Lot 22, Block 602, Punta Gorda Isles, Section 20, according to the plat thereof as recorded in Plat Book 11, Page 2, Public Records of Charlotte County, Florida. Address: 136 Purus St., Punta Gorda FL 33983 / PID: 402305231001 has been filed against you, and you are required to serve a copy of your answer or pleading to said Complaint on Plaintiff, SECTION 20 PROPERTY OWNER’S ASSOCIATION, INC., attorney of record, Mahshie & DeCosta, P.A., Elias Mahshie, Esq., 407 E. Marion Avenue, Suite 101, Punta Gorda, Florida 33950, elias@md-lawfirm.com; eservice@md-lawfirm.com, and file the original answer or pleading in the Office of the Clerk of the Circuit Court, 350 E. Marion Avenue, Punta Gorda, Florida 33950 on or before the 30th day’ following the date of the first publication of this Notice of Action. If you fail to do so, a Judgment by Default will be taken against you for the relief demanded in said Complaint. *Note- 30 days from first pub for foreclosure; set date 28 days-60 days other property actions- \$ 49.09 DONE AND ORDERED Clerk of the Circuit Court (SEAL) By. D. Gerace Deputy Clerk November 7, 14, 2025 25-01173T

SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 25001027CP IN RE: ESTATE OF CATHERINE KUZYK Deceased. The administration of the estate of Catherine Kuzyk, deceased, whose date of death was November 2, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave, Punta Gorda FL 33950. 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. The personal representative has no duty to discover whether any property held at the time of the decedent’s death by the decedent or the decedent’s surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211,
Florida Statutes. The written demand must be filed with the clerk. All other creditors of the decedent and other persons having claims or demands against decedent’s estate must file their claims with this court 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 November 7, 2025. Personal Representatives: Natasha Kuzyk 201-2291 West 1st Avenue, Vancouver, British Columbia, Canada V6K 1E9 Christina Boisvert 9 Menlo Crescent, Sherwood Park, Alberta Canada T8A 0R8 Attorney for Personal Representatives: Albert Stickley III, Esq. Attorney Florida Bar Number: 0051605 737 S. Indiana Ave., Suite A Englewood, FL 34223 Telephone: (941) 474-5506 Fax: (941) 474-5507 E-Mail: aj@stickleylaw.com Secondary E-Mail: skyelar@stickleylaw.com November 7, 14, 2025 25-01171T

SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 25-1242-CP Division Probate IN RE: ESTATE OF SHIRLEY A. HUGHES a/k/a SHIRLEY A. DELFUOCO-HUGHES Deceased. The administration of the Estate of Shirley A. Hughes a/k/a Shirley A. Delfuoco-Hughes, deceased, whose date of death was June 21, 2025, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, Florida 33950. 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. 732.2211, 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 November 7, 2025. Personal Representative Diane L. Carrier 185 Pheasant Dr. Middleton, NH 03887 Attorney for Personal Representative Tina M. Mays, Esq. Florida Bar No. 0726044 Mizell & Mays Law Firm, P.A. 331 Sullivan St. Punta Gorda, FL 33950 Telephone: (941) 575-9291 E-mail Addresses: tmays@mizell-law.com, ndotres@mizell-law.com November 7, 14, 2025 25-01179T

SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No.: 2025 CP 1201 IN RE: ESTATE OF FAITH ANN HICKMAN Deceased. The administration of the Estate of Faith Ann Hickman, deceased, File Number 2025 CP 1201 , is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the petitioner and the petitioner’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 tile their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the Decedent and other persons having claims or demands against Decedent’s estate must file their claims with this court 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 33.702 OF THE FLORIDA PROBATE CODE 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. A Personal Representative or Curator has no duty to discover whether any property held at the time of the Decedent’s death by the Decedent or the Decedent’s surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at death Act as described in ss. 732.216-732.228 applies, or may apply, unless a written demand is made by a Creditor, as specified under s. 732.2211. The date of first publication of this Notice is November 7, 2025. Petitioner: Corey Phillip Hickman 168 Deerfield Avenue Port Charlotte, Florida 33952 Attorney for Petitioner: Nathan Dougherty, Esquire Florida Bar No. 118632 P.O. Box 380984 Murdock, FL 33938 Tel: (941) 270-4489 Email: contact@nathandoughertylaw.com November 7, 14, 2025 25-01167T

SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 25-001187CP IN RE: ESTATE OF JOHN E. WHITE, Deceased. The administration of the estate of JOHN E. WHITE, deceased, whose date of death was April 3, 2025, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative’s attorney are set forth below. All creditors of Decedent and other persons having claims or demands against Decedent’s estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of 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 Decedent’s death by Decedent is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT’S DATE OF DEATH IS BARRED. The date of first publication of this notice is November 7, 2025. Signed on this 3rd day of November, 2025. HEATHER MANEELEY Personal Representative 1270 Tolland Stage Road Tolland, Connecticut 06084 Joshua T. Keleske, Esq. Attorney for Personal Representative Florida Bar No. 0548472 Joshua T. Keleske, P.L. 3333 W. Kennedy Blvd., Suite 104 Tampa, Florida 33609 Telephone: (813) 254-0044 Email: jkeleske@trustedcounselors.com November 7, 14, 2025 25-01170T

SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 25-001180-CP Division: PROBATE IN RE: ESTATE OF DARLA ANNETTE BERG-KARAGAS, A/K/A DARLA BERG-KARAGAS, Deceased. The administration of the estate of Darla Annette Berg-Karagas, a/k/a Darla Berg-Karagas, deceased, whose date of death was September 7, 2025, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. 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 November 7, 2025. Personal Representative: Nicholas Jeffrey Diaz-Serrano 191832 N. 4202 Road Antlers, OK 74523-3117 Attorney for Personal Representative: Cheyenne R. Young Florida Bar Number: 0515299 WOTITZKY, WOTITZKY & YOUNG, P.A. 1107 W. Marion Avenue, Unit #111 Punta Gorda, FL 33950 Telephone: (941) 639-2171 Fax: (941) 639-8617 E-Mail: cyoung@wotitzkylaw.com Secondary E-Mail: jackie@wotitzkylaw.com November 7, 14, 2025 25-01172T

SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 25-1238-CP Division: Probate IN RE: ESTATE OF ELVA LAVELL OLIVER A/K/A ELVA L. OLIVER Deceased. The administration of the estate of Elva Lavell Oliver a/k/a Elva L. Oliver, deceased, whose date of death was September 14, 2025, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Ave, Punta Gorda, FL 33950. 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 BARRED. The date of first publication of this notice is November 7, 2025. Personal Representative: Michelle Gromalski Independent Journeys, LLC PO Box 510212 Punta Gorda, Florida 33951 Attorney for Personal Representative: Ellie K. Harris, Esq. Florida Bar Number: 0021671 Elise V. Bouchard, Esq. Florida Bar Number: 0109033 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: mackenzie@schwarzlaw.net November 7, 14, 2025 25-01164T

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ESTATE

SECOND INSERTION

NOTICE TO CREDITORS (summary administration)
IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25001115CP
Division Probate
IN RE: ESTATE OF JOHN VINCENT FRIEDLANDER
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 John Vincent Friedlander, deceased, File Number 25001115CP, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 East Marion Avenue, Punta Gorda, FL 33950; that the decedent's date of death was May 29, 2025; that the total value of the estate is \$4,500.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
John Friedlander
516 Marseilles Court
Punta Gorda, FL 33950

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 November 7, 2025.

Person Giving Notice:
/s/John Friedlander
John Friedlander
Attorney for Person Giving Notice:
/s/Mark Martella
Mark Martella, Attorney
Email Addresses:
mark@martellalaw.com
tara@martellalaw.com
Florida Bar No. 0024021
Martella Law Firm, PLLC
18245 Paulson Drive, Suite 131
Port Charlotte, FL 33954
Telephone: 941-867-6865
November 7, 14, 2025 25-01168T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
FILE NO. 25000278 CP
IN RE: ESTATE OF HORACE WELLS FRENCH JR,
Deceased.

The Order of Summary Administration of the estate of HORACE WELLS FRENCH, JR., deceased, File Number 25000278 CP, has been issued in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, Florida 33950. The names and addresses of the petitioner and the petitioner's attorney are set forth below.

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

All other creditors of the decedent

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

ALL CLAIMS NOT FILED WITHIN THE TIME 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 November 7, 2025.

Person Giving Notice:
Daniel French, Petitioner
9372 Spring Circle
Port Charlotte, Florida 33981
Attorney for Person Giving Notice:
DEAN HANEWINCKEL
Florida Bar No. 454818
Law Offices of Dean Hanewinckel, P.A.
2650 South McCall Road
Englewood, Florida 34224
Telephone: (941) 473-2828
Dean@dean-law.com
November 7, 14, 2025 25-01156T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-001063-CP
Division Probate
IN RE: ESTATE OF WILLIAM CLIFFORD QUERREY A/K/A WILLIAM C. QUERREY
Deceased.

The administration of the estate of William Clifford Querrey a/k/a William C. Querrey, deceased, whose date of death was January 23, 2025, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 East Marion Avenue, Punta Gorda, Florida 33950. 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 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 November 7, 2025.

Personal Representative:
Troy C. Wimberley
15931 Sugar Hill Dr.
Punta Gorda, Florida 33982
Attorney for Personal Representative:
Jeffrey R. Kuhns,
Florida Bar No. 96026
KUHNS LAW FIRM, PLLC
425 Cross Street, Ste. #312
Punta Gorda, Florida 33950
Telephone: (941) 205-8000
Fax: (941) 205-8001
E-Mail: jeff@kuhnslawfirm.com
November 7, 14, 2025 25-01157T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25001141CP
Division PROBATE
IN RE: ESTATE OF JOHN M. ROSSI
Deceased.

The administration of the estate of John M. Rossi, deceased, whose date of death was June 12, 2025, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. 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 November 7, 2025.

Personal Representative:
Gary M. Rossi
1607 Ravenswood Way
Cherry Hill, New Jersey 08003
Attorney for Personal Representative:
T. Thomas Shirley
Attorney
Florida Bar Number: 154581
Dunkin & Shirley, P.A.
170 West Dearborn Street
Englewood, Florida 34223
Telephone: (941) 474-7753
Fax: (941) 475-1954
E-Mail: tom@dunkinshirley.com
November 7, 14, 2025 25-01166T

SECOND INSERTION

NOTICE TO CREDITORS (summary administration)
IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-001237-CP
Division: Probate
IN RE: ESTATE OF CHIP WARREN MEYERS
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 Chip Warren Meyers, deceased, File Number 25-001237-CP by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, Florida 33950; that the Decedent's date of death was May 2, 2025; that the total value of the non-exempt assets of the estate is \$7,538.83 and that the names and addresses of those to whom it has been assigned by such order are:

Loretta H. Meyers
2296 Kenya Lane
Punta Gorda, Florida 33983

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 Administra-

tion must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIMS 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 Community Property Rights at Death Act as described in § 732.216 – § 732.228 applies, or may apply, unless a written demand is made by the surviving spouse of a beneficiary as specified under § 732.2211.

The date of first publication of this Notice is: November 7, 2025.

Person Giving Notice:
Loretta H. Meyers
2296 Kenya Lane
Punta Gorda, Florida 33983
Attorney for Person Giving Notice:
Jeffrey Briscoe
Florida Bar No. 0127501
3440 Conway Blvd., Suite 1A
Port Charlotte, Florida 33952
Telephone: (941) 625-4189
Facsimile: (941) 237-4126
Email: jeff@jeffbriscoe.com
November 7, 14, 2025 25-01174T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 25000967CP
Division Probate
IN RE: ESTATE OF DANIEL A. VOGLUND
Deceased.

The administration of the estate of Daniel A. Voglund, deceased, whose date of death was February 13, 2025, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 November 7, 2025.

Personal Representative:
Annabelle Lee Willett
1395 Mallard Drive
Englewood, Florida 34224
Attorney for Personal Representative:
T. Thomas Shirley
Attorney
Florida Bar Number: 154581
Dunkin & Shirley, P.A.
170 West Dearborn Street
Englewood, Florida 34223
Telephone: (941) 474-7753
Fax: (941) 475-1954
E-Mail: tom@dunkinshirley.com
November 7, 14, 2025 25-01165T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 2025CP001176
IN RE: ESTATE OF CAROL RAE WALTER,
a/k/a Carol R. Walter,
a/k/a Carol Walter, Deceased.

The administration of the Estate of Carol Rae Walter a/k/a Carol R. Walter a/k/a Carol Walter, deceased, whose date of death was July 15, 2025, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. 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 November 7, 2025.

Personal Representative:
Matthew J. Cate
831 E. Monroe
Springfield, Illinois 62701
Attorney for Personal Representative:
Cyrus Malhotra, Esq., Attorney
Florida Bar Number: 0022751
THE MALHOTRA LAW FIRM P.A.
3903 Northdale Blvd., Suite 100E
Tampa, FL 33624
Telephone: (813) 902-2119
Fax: (727) 290-4044
E-Mail: filings@FLprobatesolutions.com
Secondary:
cortney@FLprobatesolutions.com
November 7, 14, 2025 25-01158T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025001216CP
IN RE: ESTATE OF HARRY JOHN ALHEID
Deceased.

The administration of the estate of Harry John Alheid, deceased, whose date of death was September 25, 2025, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. 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 November 7, 2025.

Personal Representative:
Hayes J. Alheid
3700 Massachusetts Avenue NW
Apt. 131
Washington, District of Columbia 20016
Attorney for Personal Representative:
Salvatore A. Polidoro
Attorney for Personal Representative
Florida Bar Number: 1018389
DAY PITNEY LLP
360 South Rosemary Avenue, Ste. 1605
West Palm Beach, FL 33401
Telephone: (561) 803-3501
E-Mail: spolidoro@daypitney.com
Secondary E-Mail:
tstuart@daypitney.com
November 7, 14, 2025 25-01155T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25CP001013
Division Probate
IN RE: ESTATE OF LILLIAN L. MENDENHALL
Deceased.

The administration of the estate of Lillian L. Mendenhall, deceased, whose date of death was March 13, 2025, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave, Punta Gorda, FL 33950. 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 November 7, 2025.

Personal Representative:
Joan Wise
82 Snapdragon Drive
Eaton, Ohio 45320
Attorney for Personal Representative:
Lori A. Wellbaum
Attorney
Florida Bar Number: 071110
WELLBAUM LAW PA
686 N. Indiana Avenue
Englewood, FL 34223
Telephone: (941) 474-3241
Fax: (941) 475-2927
E-Mail: lori@wellbaumlaw.com
Secondary E-Mail:
anne@wellbaumlaw.com
November 7, 14, 2025 25-01152T

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--- ACTIONS / SALES ---

SECOND INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA Case No: 25001080CA NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. MICHELE M. FARMER, et al, Defendants. TO: MICHAEL R. FARMER 1114 Lyle St Port Charlotte, FL 33952 MICHAEL R. FARMER 80 Pelton Circle Port Charlotte, FL 33954 MICHAEL R. FARMER 4088 Felhorn Street Port Charlotte, FL 33948 UNKNOWN SPOUSE OF MICHAEL R. FARMER 1114 Lyle St Port Charlotte, FL 33952 UNKNOWN SPOUSE OF MICHAEL R. FARMER 80 Pelton Circle Port Charlotte, FL 33954 UNKNOWN SPOUSE OF MICHAEL R. FARMER 4088 Felhorn St. Port Charlotte, FL 33948 LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN and any unknown heirs, devisees, grantees, creditors and other unknown persons or unknown spouses claiming by, through and under the above-named Defendant(s), if deceased or whose last known addresses are unknown. YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage cover-		
ing the following real and personal property described as follows, to wit: LOT 1, BLOCK 828, PORT CHARLOTTE SUBDIVISION, SECTION 26, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 5, PAGES 19A THROUGH 19E, PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Rashida Willhoit, Esq., Lender Legal PLLC, 1800 Pembrook Drive, Suite 250, Orlando, Florida 32810 and file the original with the Clerk of the above-styled Court on or before 30 days from the first publication, otherwise a default will be entered against you for the relief demanded in the Complaint. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. WITNESS my hand and seal of the said Court on the 3 day of November, 2025. CLERK OF THE CIRCUIT COURT (SEAL) By: D. Gerace Deputy Clerk LLS15033 November 7, 14, 2025 25-01178T		

SECOND INSERTION		
RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CIRCUIT CIVIL DIVISION CASE NO.: 2024CA001024 RANLIFE, INC. Plaintiff(s), vs. JAMAR RICHARDSON; UNITED STATES OF AMERICA, SECRETARY OF HOUSING AND URBAN DEVELOPMENT; EUNICE WIGGINS Defendant(s). NOTICE IS HEREBY GIVEN THAT, pursuant to the Order Granting Motion to Cancel and Reschedule Foreclosure Sale entered on October 22, 2025 in the above-captioned action, the Clerk of Court will sell to the highest and best bidder for cash at www.charlotte.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 8th day of December, 2025 at 11:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit: LOT 2, BLOCK 47, PORT CHARLOTTE SUBDIVISION, SECTION 4, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 3, PAGES 87A THROUGH 87D, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA. Property address: 645 Dalton Boulevard, Port Charlotte, FL 33952 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Roger D Eaton CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) BY: D. Gerace Deputy Clerk Padgett Law Group, Attorney for Plaintiff 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 attorney@padgettlawgroup.com TDP File No. 23-006741-2 November 7, 14, 2025 25-01162T		

SECOND INSERTION		
NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL DIVISION Case No.: 24-001087-CC TARPON BAY CONDOMINIUM ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. NADEZDA VUKOLOVA; her devisees, grantees, creditors, and all other parties claiming by, through, under or against them and all unknown natural persons, if alive and if not known to be dead or alive, their several and respective spouses, heirs, devisees grantees, and creditors or other parties claiming by, through, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described; UNKNOWN SPOUSE OF NADEZDA VUKOLOVA; UNKNOWN TENANT #1 and UNKNOWN TENANT #2, Defendants. NOTICE IS HEREBY GIVEN that I, the undersigned Clerk of the Circuit Court of Desoto County, Florida, will at 11:00 a.m. on the 1st day of December, 2025, at public sale at www.charlotte.realforeclose.com sell to the		
highest bidder, for cash, the following-described real property: Unit No. 112, Building B, Phase III, TARPON BAY CONDOMINIUM, according to The Declaration of Condominium recorded in Official Records Book 677, Page 36, and exhibits and amendments thereto, and recorded in Condominium Plat Book 3, Pages 37A thru 37D, of the Public Records of Charlotte County, Florida. The said sale will be made pursuant to the Final Judgment of Foreclosure of the County Court of Charlotte County, Florida, in Civil Action No. 2024001087CC. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis pendens must file a claim within 60 days after the sale. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this day of 10/29/2025. ROGER D. EATON, Clerk (SEAL) By: D. Gerace Deputy Clerk November 7, 14, 2025 25-01154T		

SECOND INSERTION		
NOTICE OF ACTION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL DIVISION CASE NO: 24001449CC ROTONDA HEIGHTS CONSERVATION ASSOCIATION, INC., a Florida not for Profit Corporation, Plaintiff, v. YIZHENG WANG, Defendant. TO: YIZHENG WANG NO 1 2/F UNIT 2 BLOCK 21, JINKE 10 YEARS CITY SHIMAHE ST, JIANG-BEI DIST CHONG QING, CHINA YOU ARE NOTIFIED that an action to foreclose a Claim of Lien on the following described property in CHARLOTTE County, Florida: Lots 1206, ROTONDA HEIGHTS, A Subdivision according to the Plat thereof as recorded in Plat Book 8, Pages 26-A through 26-Z, of the Public Records of Charlotte County, Florida. Property address: 234 Sunset Rd, Rotonda West, FL 33947 Which has the address of 234 Sunset Rd, Rotonda West, FL 33947 has been filed against you, and you are required to serve a copy of your		
written defenses, if any, to it on Association Legal Services, LLC, Plaintiff's attorney, at 12600 World Plaza Lane. Build.#63, Fort Myers, FL 33907 (239-887-4276), leland@associationlegalservices.com, within thirty (30) days from first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED on September 22, 2025. ROGER D. EATON CLERK OF THE CIRCUIT COURT (SEAL) By: B. Lackey As Deputy Clerk November 7, 14, 2025 25-01175T		

SECOND INSERTION		
NOTICE OF ACTION IN THE 20TH JUDICIAL CIRCUIT COURT IN AND FOR CHARLOTTE COUNTY, FLORIDA Case No. 25001460CA REGIONS BANK DBA REGIONS MORTGAGE Plaintiff, vs. ANY UNKNOWN PARTY WHO MAY CLAIM AS HEIR, DEVISEE, GRANTEE, ASSIGNEE, LIENOR, CREDITOR, TRUSTEE, OR OTHER CLAIMANT, BY, THROUGH, UNDER OR AGAINST AMANDA NAN GOLDSMITH; BANK OF AMERICA, NA; and UNKNOWN TENANT, Defendant. TO: ANY UNKNOWN PARTY WHO MAY CLAIM AS HEIR, DEVISEE, GRANTEE, ASSIGNEE, LIENOR, CREDITOR, TRUSTEE, OR OTHER CLAIMANT, BY, THROUGH, UNDER OR AGAINST AMANDA NAN GOLDSMITH last known address, 2201 Ednor Street, Port Charlotte, Florida 33952 Notice is hereby given to ANY UNKNOWN PARTY WHO MAY CLAIM AS HEIR, DEVISEE, GRANTEE, ASSIGNEE, LIENOR, CREDITOR, TRUSTEE, OR OTHER CLAIMANT, BY, THROUGH, UNDER OR AGAINST AMANDA NAN GOLDSMITH that an action of foreclosure on the following property in Charlotte County, Florida: LOT 25, BLOCK 2841, PORT CHARLOTTE SUBDIVISION SECTION 45, ACCORDING TO		
THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 5, PAGE 56, PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Leslie S. White, Esquire, the Plaintiff's attorney, whose address is, 420 S. Orange Avenue, Suite 700, P.O. Box 2346, Orlando, Florida 32802-2346 on or before December 5, 2025 and file the original with the clerk of the court either before service on the Plaintiffs' attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED ON October 30, 2025. County Clerk of Circuit Court By: D. Gerace (SEAL) Deputy Clerk 5998897v1 November 7, 14, 2025 25-01160T		

SECOND INSERTION		
NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA CASE NO.: 25000565CA U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE FOR LB-TREEHOUSE SERIES VI TRUST, Plaintiff, v. LISA KNECHT, et al, Defendant(s). NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment in Foreclosure entered on October 14, 2025 and entered in Case No. 25000565CA in the Circuit Court of the 20th Judicial Circuit in and for Charlotte County, Florida, wherein LISA KNECHT, are the Defendants. The Clerk of the Court, ROGER D. EATON, will sell to the highest bidder for cash at https://www.charlotte.realforeclose.com on December 5, 2025 at 11:00am, the following described real property as set forth in said Final Judgment, to wit: LOT 1, BLOCK 1333, PORT CHARLOTTE SUBDIVISION, SECTION ELEVEN, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 4, PAGES 22A THRU 22E, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA. and commonly known as: 21422 MALLORY AVENUE PORT, CHARLOTTE, FL 33952 (the "Property"). ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60		
DAYS AFTER THE SALE. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of the court on 11/04/2025. As Clerk of the Circuit Court Charlotte County, Florida (SEAL) D. Gerace DEPUTY CLERK GHIDOTTI BERGER LLP Attorneys for Plaintiff 10800 Biscayne Blvd., Suite 201 Miami, FL 33161 Telephone: (305) 501-2808 Facsimile: (954) 780-5578 By: /s/ Johanni Fernandez-Marmol Jason Duggar, Esq. FL Bar No.: 83813 Christophal Hellewell, Esq. FL Bar No.: 114230 Anya E. Macias, Esq. FL Bar No.: 0458600 Tara Rosenfeld, Esq. FL Bar No.: 59454 Johanni Fernandez-Marmol, Esq. FL Bar No.: 1055042 Joe Hynes, Esq. FL Bar No.: 188654 Jimmy Edwards, Esq. FL Bar No.: 81855 fcpleadings@ghidottiberger.com November 7, 14, 2025 25-01177T		

SECOND INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR CHARLOTTE COUNTY GENERAL JURISDICTION DIVISION CASE NO. 25000618CA NATIONSTAR MORTGAGE LLC, Plaintiff, vs. NICOLE E. JONES A/K/A NICOLE JONES, et al., Defendant. To: NICOLE SMITH 12167 DUVAL BLVD, PORT CHARLOTTE, FL 33981 LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit: LOT 22, BLOCK 764, PORT CHARLOTTE SUBDIVISION, SECTION 26, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 5, PAGES 19A THRU 19E, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA. has been filed against you and you are required to file a copy of your written defenses, if any, to it on Morgan B. Lea, Esq, McCalla Raymer Leibert Pierce,		
LLP, 225 East Robinson Street, Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above-styled Court on or before December 4, 2025 or 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. WITNESS my hand and seal of said Court on the 29 day of October, 2025. ROGER D. EATON CLERK OF COURT OF CHARLOTTE COUNTY As Clerk of the Court BY: D. Gerace (SEAL) Deputy Clerk 25-11723FL November 7, 14, 2025 25-01159T		

SECOND INSERTION		
NOTICE OF ACTION; CONSTRUCTIVE SERVICE - PROPERTY IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR CHARLOTTE COUNTY, CIVIL DIVISION CASE NO.: 25001142CA FREEDOM MORTGAGE CORPORATION, Plaintiff, vs. PRISCILLA VIGO-HERNANDEZ; JOHN CHARLES MACIAS; WEST PORT COMMUNITY ASSOCIATION, INC., Defendants. TO: PRISCILLA VIGO-HERNANDEZ; 16852 TERRAPIN KEY DR PORT CHARLOTTE, FL 33953 JOHN CHARLES MACIAS; 17541 LEE RD FORT MYERS, FL 33967 YOU ARE NOTIFIED that an action to foreclose to the following property in Charlotte County, Florida: LOT 295, OF HAMMOCKS AT WEST PORT PHASE II, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 24, PAGE 16, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA. Also known as 16852 TERRAPIN KEY DR, PORT CHARLOTTE, FL 33953. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Sokolof Remtul-		
la, LLP, the plaintiff's attorney, whose address is 6801 Lake Worth Road, Suite 100E, Greenacres, FL 33467, on or before 12/5, 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 or petition. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED on 10/30, 2025. ROGER D. EATON CLERK OF THE CIRCUIT COURT BY: D. Gerace (SEAL) DEPUTY CLERK SOKOLOF REMTULLA, LLP 6801 Lake Worth Road, Suite 100E Greenacres, FL 33467 Telephone: 561-507-5252 Facsimile: 561-342-4842 E-mail: pleadings@sokrem.com Counsel for Plaintiff November 7, 14, 2025 25-01161T		

SECOND INSERTION		
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CASE NO.: 22-CA-000209 U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR WINDSOR PARK ASSET HOLDING TRUST, Plaintiff, vs. STEPHEN R. EVANS, INDIVIDUALLY; et al. Defendants. NOTICE IS HEREBY GIVEN pursuant to an Amended Final Judgment of Mortgage Foreclosure (Nunc Pro Tunc) dated August 29, 2025, and entered in Case No. 22-CA-000209, of the Circuit Court of the Twelfth Judicial Circuit in and for Charlotte Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR WINDSOR PARK ASSET HOLDING TRUST is the Plaintiff and STEPHEN R. EVANS, INDIVIDUALLY; STEPHEN R. EVANS AS TRUSTEES OF THE STEPHEN R. EVANS REVOCABLE TRUST DATED APRIL 14, 2020; UNKNOWN SPOUSE OF STEPHEN R. EVANS; ROBERT IRVIN SAATHOFF, TRUSTEE OF THE CHARLES SAATHOFF FAMILY TRUST DATED NOVEMBER 29, 2007; PORTFOLIO RECOVERY ASSOCIATES, LLC; CHARLOTTE ACRES ASSOCIATION, INC.; UNKNOWN TENANT #1; and UNKNOWN TENANT #2 are Defendants, The Clerk will sell to the highest and best bidder for cash on the Internet at: www.charlotte.realforeclose.com at 11:00 a.m. on the 10th day of December, 2025, the following described property as set forth in said Final Judgment, to wit: LOT 21, HORSESHOE ACRES, A SUBDIVISION ACCORDING		
TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGES 21A THROUGH 21E, INCLUSIVE, PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA. The Property address is 41300 Horseshoe Road, Punta Gorda, Florida 33982 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 Statute, Section 45.031. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED this 10/29/2025. ROGER D. EATON CLERK OF CIRCUIT COURT (SEAL) By: D. Gerace Deputy Clerk Submitted by: Kerry A. Cummings McGlinchey Stafford Attorneys for Plaintiff 101 NE 3rd Avenue, Suite 1810 Ft. Lauderdale, FL 33301 Primary Email: kcummings@mcglinchey.com Secondary Email: rwalters@mcglinchey.com Telephone: (954) 356-2501 ext. 62524 27982464.1 November 7, 14, 2025 25-01153T		