

--- PUBLIC SALES ---

November 14, 2025 25-04556L

Investment Realty Solutions, LLC ;
Mgr. Deanna Boring
November 14, 2025 25-04554L

November 14, 21, 2025

NATALIA MAROULIS,
Personal Representative
Attorney for Personal Representative:
Scott R. Bugay, Esquire
Florida Bar No. 5207
2501 Hollywood Blvd.
Suite 206
Hollywood, Florida 33020
Telephone: (954)767-3399
Fax: (305) 945-2905
Primary Email: Scott@srblawyers.com
Secondary Email:
Jennifer@srblawyers.com
November 14, 21, 2025 25-04563L

Thomas M. Kuzniar
Personal Representative
c/o Neil H. Spike, Esq.
 Neil H. Spike
 Attorney for Personal Representative
 Florida Bar No. 0158577
 The Spike Legal Group, LLC
 35651 Detroit Road
 Avon, Ohio 44011
 Telephone: (440) 695-1709
 November 14, 21, 2025 25-045641

or email
legal@businessobserverfl.com

Attorney for Person Giving Notice:
Britton G. Swank, Esq.
Florida Bar Number: 0651591
BRITTON G. SWANK, P.A.
10175 Six Mile Cypress Parkway, Ste. 4
Fort Myers, Florida 33966
Telephone: (239) 208-3040
Fax: (239) 288-5570
E-Mail: ptg@swankelderlaw.com
Second E-Mail:
service@swankelderlaw.com
November 14, 21, 2025 25-045591



--- ESTATE ---

--- ACTIONS / SALES ---

FIRST INSERTION		FIRST INSERTION		FIRST INSERTION		FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 25-CP-3346 Division: Probate IN RE: ESTATE OF MICHAEL R. NANDA, Deceased.		NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-3320 Division Kyle, Keith R. IN RE: ESTATE OF HATTIE MAE GOULD Deceased.		NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY FLORIDA PROBATE DIVISION File Number: 25-CP-002270 Division: Probate IN RE: ESTATE OF Molly Ruby Higgins Deceased.		NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CA-001954 FLORIDA SELL NOW LLC, a Florida Limited Liability Company, Plaintiff, v. The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Mary Sapp, Deceased; The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of James Troy Wallace, Deceased; Wayne Wallace; Gary Wallace; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Floyd Wallace, Deceased; Linda Parlin; Anthony Wallace; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Paul Wallace, Deceased; Chad Wallace; Michael Wallace; Trinity Biller; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased.	
The administration of the Estate of Michael R. Nanda, deceased, whose date of death was August 19, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. 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 the 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 the Decedent's Estate must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 or Curator has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Sections 732.216 – 732.228 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 14, 2025.		The administration of the estate of Hattie Mae Gould, deceased, whose date of death was October 6, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. 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 14, 2025.		The administration of the estate of Molly Ruby Higgins, deceased, File Number: 2025-CP-02270, whose date of death was 02/19/2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211. The date of first publication of this notice is: November 14, 2025		TO: The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased.	
Personal Representative: Steven A. Nanda 16677 Bobcat Drive Fort Myers, FL 33908 Attorney for Personal Representative: Kevin A. Kyle Attorney for Personal Representative Florida Bar Number: 980595 SCHOENFELD KYLE & ASSOCIATES LLP 1380 Royal Palm Square Boulevard Fort Myers, Florida 33919 Telephone: (239) 9367200 Fax: (239) 9367997 E-Mail: kevink@trustska.com 4927-1793-7521, v. 1 November 14, 21, 2025 25-04511L		Personal Representative: Linda Folsom 23560 Carolyn Lane Fort Myers, Florida 33913 Attorney for Personal Representative: Michele S. Belmont Attorney Florida Bar Number: 52001 Belmont Law Group 8270 College Parkway, #201 Fort Myers, FL 33919 Telephone: (239) 848-6552 E-Mail: michele@belmontesq.com SecondaryE-Mail: noelle@belmontesq.com November 14, 21, 2025 25-04565L		Personal Representative Jacqueline Dorothy Higgins 2655 S Le Jeune Road, Suite 700 Coral Gables, FL 33134 305-559-1888 Attorney for Personal Representative Raquel Puig Zaldivar, Esq. 710172 Law Office of Raquel Puig Zaldivar, PLLC 2655 S Le Jeune Road, Suite 700 Coral Gables, FL 33134 305-559-1888 raquelpzlaw@gmail.com November 14, 21, 2025 25-04551L		FIRST INSERTION NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL CASE NO. 25-CC-006464 PLANTATION BEACH CLUB II OWNERS' ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. GILBERT J. HIDALGO, Defendant. NOTICE is hereby given that the undersigned, Clerk of Circuit and County Courts of Lee County, Florida, will on December 4, 2025, at 9:00 A.M. via electronic sale at www.lee.realforeclose.com, in accordance with Section 45.031, Florida Statutes, offer for sale and sell to the highest bidder for cash, the following described property situated in Lee County, Florida: Unit Week 42 in Condominium Parcel Letter B (a/k/a Unit 1037) of PLANTATION BEACH CLUB II, PHASE 3, a Condominium according to the Declaration of Condominium thereof, as recorded in Official Records Book 1344 at Page 2348 in the Public Records of Lee County Florida and all amendments thereto, if any. pursuant to the Final Judgment of Lien Foreclosure entered in a case pending in said Court in the above-styled cause. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031. WITNESS my hand and official seal of said Court this 11/05/2025 KEVIN C. KARNES, CLERK OF COURT (SEAL) By: T Mann Deputy Clerk	
FIRST INSERTION NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION Case No. 25-CP-3073 IN RE: ESTATE OF IRIS R. KENWORTHY, 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 Iris R. Kenworthy, deceased, File Number 25-CP-3073, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901; that the decedent's date of death was June 4, 2025; that the total value of the estate is \$15,977.31, and that the names and addresses of those to whom it has been assigned by such order are: NAME ADDRESS Dennis K. Kenworthy		1067 West Alkaline Springs Road Vandalia, Ohio 45377 Debra L. Kenworthy 909 Hollendale Drive Kettering, Ohio 45429 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 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 14, 2025. Person Giving Notice: Dennis K. Kenworthy 1067 West Alkaline Springs Road Vandalia, Ohio 45377 Attorney for Person Giving Notice: Britton G. Swank, Esq. Florida Bar Number: 0651591 BRITTON G. SWANK, P.A. 10175 Six Mile Cypress Parkway, Ste. 4 Fort Myers, Florida 33966 Telephone: (239) 208-3040 Fax: (239) 288-5570 E-Mail: ptg@swankelderlaw.com Second E-Mail: service@swankelderlaw.com November 14, 21, 2025 25-04562L		FIRST INSERTION Michael J. Belle, Esquire Attorney for Plaintiff 2364 Fruitville Road Sarasota, FL 34237 service@michaelbelle.com 49097 / 1-50415 November 14, 21, 2025 25-04513L	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CA-001954 FLORIDA SELL NOW LLC, a Florida Limited Liability Company, Plaintiff, v. The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Mary Sapp, Deceased; The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Marlie Wallace, Deceased; Donyale Rucker; Courtney Wallace; Dereke Wallace; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Paul Wallace, Deceased; Chad Wallace; Michael Wallace; Trinity Biller; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased.		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The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Mary Sapp, Deceased; The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Marlie Wallace, Deceased; Donyale Rucker; Courtney Wallace; Dereke Wallace; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Paul Wallace, Deceased; Chad Wallace; Michael Wallace; Trinity Biller; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased.		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Last Known Residence: Unknown YOU ARE HEREBY NOTIFIED that an action for partition on the following property in LEE County, Florida: Legal Description: Timber Trails Lot 98: The North 165' of the South 2,640' of the West ½ of the SW ¼ of Section 10, Township 45 South, Range 26 East, Lee County, Florida. Subject to a 25' drainage easement on the East side and a 30' road easement on the West side. Address: 11521 Shawnee Road, Fort Myers, Florida 33913 Parcel ID: 10-45-26-00-00001.0310 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on MELTON LAW FIRM, Plaintiff's attorney, whose address is P.O. Box 320, Winter Park, Florida 32790, and file the original with the clerk of the above styled court on or before December 16, 2025; otherwise a default will be entered against you for the relief demanded in the complaint or petition. This notice shall be published once each week for four consecutive weeks in Business Observer. WITNESS my hand and the seal of said Court at Fort Myers, Lee County, Florida, on this 6th day of November, 2025. KEVIN C. KARNES, LEE COUNTY CLERK OF THE CIRCUIT COURT & COMPTROLLER (SEAL) By: K Shoap Deputy Clerk	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CA-001954 FLORIDA SELL NOW LLC, a Florida Limited Liability Company, Plaintiff, v. The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Mary Sapp, Deceased; The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Marlie Wallace, Deceased; Donyale Rucker; Courtney Wallace; Dereke Wallace; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Paul Wallace, Deceased; Chad Wallace; Michael Wallace; Trinity Biller; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased.		NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CA-001954 FLORIDA SELL NOW LLC, a Florida Limited Liability Company, Plaintiff, v. The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Mary Sapp, Deceased; The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Marlie Wallace, Deceased; Donyale Rucker; Courtney Wallace; Dereke Wallace; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Paul Wallace, Deceased; Chad Wallace; Michael Wallace; Trinity Biller; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased.		NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CA-001954 FLORIDA SELL NOW LLC, a Florida Limited Liability Company, Plaintiff, v. The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Mary Sapp, Deceased; The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Marlie Wallace, Deceased; Donyale Rucker; Courtney Wallace; Dereke Wallace; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Paul Wallace, Deceased; Chad Wallace; Michael Wallace; Trinity Biller; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased.		MELTON LAW FIRM, Plaintiff's attorney, P.O. Box 320, Winter Park, Florida 32790 Nov. 14, 21, 28; Dec. 5, 2025 25-04518L	

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CA-001954 FLORIDA SELL NOW LLC, a Florida Limited Liability Company, Plaintiff, v. The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Mary Sapp, Deceased; The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Marlie Wallace, Deceased; Donyale Rucker; Courtney Wallace; Dereke Wallace; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Paul Wallace, Deceased; Chad Wallace; Michael Wallace; Trinity Biller; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased.		NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CA-001954 FLORIDA SELL NOW LLC, a Florida Limited Liability Company, Plaintiff, v. The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Mary Sapp, Deceased; The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Marlie Wallace, Deceased; Donyale Rucker; Courtney Wallace; Dereke Wallace; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Paul Wallace, Deceased; Chad Wallace; Michael Wallace; Trinity Biller; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased.		NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CA-001954 FLORIDA SELL NOW LLC, a Florida Limited Liability Company, Plaintiff, v. The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Mary Sapp, Deceased; The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Marlie Wallace, Deceased; Donyale Rucker; Courtney Wallace; Dereke Wallace; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Paul Wallace, Deceased; Chad Wallace; Michael Wallace; Trinity Biller; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased.		property in LEE County, Florida: Legal Description: Timber Trails Lot 98: The North 165’ of the South 2,640’ of the West ½ of the SW ¼ of Section 10, Township 45 South, Range 26 East, Lee County, Florida. Subject to a 25’ drainage easement on the East side and a 30’ road easement on the West side. Address: 11521 Shawnee Road, Fort Myers, Florida 33913 Parcel ID: 10-45-26-00-00001.0310 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on MELTON LAW FIRM, Plaintiff’s attorney, whose address is P.O. Box 320, Winter Park, Florida 32790, and file the original with the clerk of the above styled court on or before December 16, 2025; otherwise a default will be entered against you for the relief demanded in the complaint or petition. This notice shall be published once each week for four consecutive weeks in Business Observer. WITNESS my hand and the seal of said Court at Fort Myers, Lee County, Florida, on this 6th day of November, 2025. KEVIN C. KARNES, LEE COUNTY CLERK OF THE CIRCUIT COURT & COMPTROLLER (SEAL) By: K Shoap Deputy Clerk	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CA-001954 FLORIDA SELL NOW LLC, a Florida Limited Liability Company, Plaintiff, v. The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Mary Sapp, Deceased; The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Marlie Wallace, Deceased; Donyale Rucker; Courtney Wallace; Dereke Wallace; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Paul Wallace, Deceased; Chad Wallace; Michael Wallace; Trinity Biller; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased.		NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CA-001954 FLORIDA SELL NOW LLC, a Florida Limited Liability Company, Plaintiff, v. The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Mary Sapp, Deceased; The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Marlie Wallace, Deceased; Donyale Rucker; Courtney Wallace; Dereke Wallace; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Paul Wallace, Deceased; Chad Wallace; Michael Wallace; Trinity Biller; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased.		NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CA-001954 FLORIDA SELL NOW LLC, a Florida Limited Liability Company, Plaintiff, v. The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Mary Sapp, Deceased; The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Marlie Wallace, Deceased; Donyale Rucker; Courtney Wallace; Dereke Wallace; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Paul Wallace, Deceased; Chad Wallace; Michael Wallace; Trinity Biller; The Known and Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Dorothy Wallace, Deceased.		MELTON LAW FIRM, Plaintiff’s attorney, P.O. Box 320, Winter Park, Florida 32790 Nov. 14, 21, 28; Dec. 5, 2025 25-04524L	

ACTIONS / SALES

FIRST INSERTION

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

DIVISION: CIVIL
CASE NO. 25-CC-007493
PLANTATION BAY VILLAS
OWNERS ASSOCIATION,
INC., a Florida non-profit
corporation,
Plaintiff, vs.
TIMOTHY E. KLINE AND JOAN
B. KLINE,
Defendants.

NOTICE is hereby given that the undersigned, Clerk of Circuit and County Courts of Lee County, Florida, will on December 4, 2025, at 9:00 A.M. via electronic sale at www.lee.realforeclose.com, in accordance with Section 45.031, Florida Statutes, offer for sale and sell to the highest bidder for cash, the following described property situated in Lee County, Florida:

Unit/Week Number(s) 18 and 19, in Condominium Parcel Unit 970, of Plantation Bay Villas, a condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Record Book 2168, Page 1706, in the Public Records of Lee County, Florida, and all amendments thereto, if any.

pursuant to the Final Judgment of Lien Foreclosure entered in a case pending in said Court in the above-styled cause.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031.

WITNESS my hand and official seal of said Court this 11/05/2025

KEVIN C. KARNES,
CLERK OF COURT
(SEAL) By: T Mann
Deputy Clerk

Michael J. Belle, Esquire
Attorney for Plaintiff
2364 Fruitville Road
Sarasota, FL 34237
service@michaelbelle.com
49243, 49244 / 4-49754, 4-49755
November 14, 21, 2025 25-04514L

FIRST INSERTION

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

CIVIL ACTION
CASE NO.: 25-CA-001994
DIVISION: L

INTER US FINANCE, LLC,
Plaintiff, vs.
PENAFIEL VALLEJO
INVESTMENT LLC, et al.,
Defendants.

NOTICE IS HEREBY GIVEN that the undersigned Clerk of Court of Lee County, will on December 4, 2025 at 9:00 am, EST at www.lee.realforeclose.com, offer for sale and sell at public outcry to the highest and best bidder for cash, the following described property situate in Lee County, Florida:

LEGAL DESCRIPTION:
PROPERTY ADDRESS: 360 CLARIDGE CIRCLE, LEHIGH ACRES, FL 33974 LOT 11, BLOCK 137, MIRROR LAKES, UNIT 41, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 27, PAGE 128, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
PROPERTY ADDRESS: 360 CLARIDGE CIR., LEHIGH ACRES, FL 33974

pursuant to a Final Judgment of Foreclosure entered in Case No. 25-CA-001994 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, the style of which is indicated above.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031.

WITNESS MY HAND and seal of this Court on 11/05/2025

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: T Mann
Deputy Clerk

Law Offices of Damian G. Waldman,
Esq.
PO Box 5162
Largo, FL 33779
727-538-4160;
service@dwaldmanlaw.com
November 14, 21, 2025 25-04517L

FIRST INSERTION

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

GENERAL JURISDICTION
DIVISION
CASE NO. 25-CA-001770

BOKE, N.A.,
Plaintiff, vs.
CURTIS HEADLEE, JR A/K/A
CURTIS REID HEADLEE, JR.
A/K/A CURTIS HEADLEE, et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered August 8, 2025 in Civil Case No. 25-CA-001770 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein BOKF, N.A. is Plaintiff and Curtis Headlee, Jr a/k/a Curtis Reid Headlee, Jr. a/k/a Curtis Headlee, et al., are Defendants, the Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the December 4, 2025 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lots 31 and 32, Block 647, Unit 21, CAPE CORAL SUBDIVISION, according to the plat thereof, as recorded in Plat Book 13, pages 149 through 173, inclusive, in the Public Records of Lee County, Florida.
Address: 1317 SE 25th Ln, Cape Coral, FL 33904

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.

Dated this 11/06/2025

Deputy Clerk
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
(SEAL) BY: T Mann

McCalla Raymer Leibert Pierce, LLP
110 SE 6th Street, Suite 2300
Fort Lauderdale, FL 33301
AccountsPayable@mccalla.com
Counsel of Plaintiff
25-11213FL
November 14, 21, 2025 25-04516L

FIRST INSERTION

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

CASE NO.: 24-CC-005137
FLORIDA ROOF SPECIALISTS,
INC., a Florida corporation,

Plaintiff, v.
NANCY C. GRAY, a single woman
Defendant.

Notice is hereby given that, pursuant to a Default Final Judgment of Foreclosure, entered the 31st day of October 2025, I will sell the following described property located in LEE County, Florida:

Property more commonly known as: 1814 SE 14th Terrace, Cape Coral, Florida 33990 (the "Property") and more particularly described as:

Lots 41 and 42, Block 1259, Unit 18, Cape Coral Subdivision, according to the plat thereof as recorded in Plat Book 13, Pages 96 to 120, of the Public Records of Lee County, Florida.
Parcel Identification Number: 20-44-24-C4-01259.410

The Clerk of this Court shall sell the property to the highest bidder for cash, on December 11, 2025 at 9:00 a.m., on Lee County's Public Auction website: www.lee.realforclose.com, in accordance with Chapter 45, Florida Statutes.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031.

11/07/2025

CLERK, CIRCUIT COURT
(SEAL) By: T Mann
Deputy Clerk

Daniel M. Copeland, Esquire
Daniel M. Copeland, Attorney at Law, P.A.

9310 Old Kings Road South, Suite 1501
Jacksonville, FL 32257
Email:
pleadings@dmcopelandlaw.com
scopeland@dmcopelandlaw.com
Attorney for Plaintiff
November 14, 21, 2025 25-04558L

FIRST INSERTION

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

CASE NO: 25-CA-003319
NEWREZ LLC D/B/A
SHELLPOINT MORTGAGE
SERVICING,
Plaintiff, vs.
JOYCE N. GOLDSMITH, ET AL.,
Defendants.

NOTICE IS HEREBY GIVEN that pursuant the Final Judgment of Foreclosure dated 10/29/2025, and entered in Case No. 25-CA-003319 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, is the Plaintiff and JOYCE N. GOLDSMITH; ROYAL-TEE HOMEOWNERS ASSOCIATION, INC., are Defendants, Lee County Clerk of Courts, Kevin C. Karnes will sell to the highest and best bidder for cash at www.lee.realforeclose.com at 9:00 a.m. on December 18, 2025 the following described property set forth in said Final Judgment, to wit:

LOT 259, BLOCK A, ROYAL-TEE COUNTRY CLUB ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 37, PAGE(S) 1 THROUGH 19, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA
Commonly known as: 11802 Royal Tee Ct, Cape Coral, FL 33991

Any person or entity claiming an interest in the surplus, if any, resulting from the Foreclosure Sale, other than the property owner as of the date of the Lis Pendens, 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.

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 other recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

DATED November 5, 2025
Kevin C. Karnes
Clerk of Court
(SEAL) T Mann
by Deputy Clerk

/s/ Bradford Petrino
Bradford Petrino, Esq.
Florida Bar No. 41883
Lender Legal PLLC
1800 Pembrook Drive, Suite 250
Orlando, FL 32810
Tel: (407) 730-4644
Attorney for Plaintiff
Service Emails:
bpetrino@lenderlegal.com
EService@LenderLegal.com
LLS14861
November 14, 21, 2025 25-04509L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
#20286

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

CASE No.
362024CA004729A001CH

NEWREZ LLC D/B/A
SHELLPOINT MORTGAGE
SERVICING,
PLAINTIFF, VS.
ALEKSEI MAKSIMOV, ET AL.
DEFENDANT(S).

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated October 20, 2025, in the above action, I will sell to the highest bidder for cash at Lee County, Florida, on January 15, 2026, at 09:00 AM, at www.lee.realforeclose.com for the following described property:

Lots 33 and 34, Block 1811, Cape Coral, Unit 45, according to the plat thereof, as recorded in Plat Bool 21, Pages 122 through 134, inclusive, of the Public Records of Lee County, Florida.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. The Court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein.

Date: 11/06/2025

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: T Mann
Deputy Clerk of the Court

Tromberg, Miller, Morris & Partners,
PLLC
600 West Hillsboro Boulevard
Suite 600
Deerfield Beach, FL 33441
Our Case #: 25-002035/362024CA00
4729A001CH/SHELLPOINT
November 14, 21, 2025 25-04550L

FIRST INSERTION

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

CIVIL ACTION
Case No.: 25-CC-4184
MICHAEL A. JENDRUSIAK.

Plaintiff vs.
MIGUEL A. RESENDEZ and
PATRICE M. RESENDEZ, Unknown
Tenant #1, and Unknown Tenant #2,
Unknown Person in Possession #1,
Unknown Person in Possession #2,
and all Unknown Parties as heirs,
devises, or grantees assigned as
lienholders, creditors, trustees, or in
any other capacity, claiming by,
through, under or against the named
Defendants,
Defendants

TO: The last known address of MIGUEL A. RESENDEZ is 136 SW Alabama Gln, Fort White, Florida 32038. And whose current addresses are unknown.

YOU ARE NOTIFIED that an action to Foreclose on real property owned by the Defendant MIGUEL A. RESENDEZ and PATRICE M. RESENDEZ located at 6217 Grove Avenue, Bokellia, Florida 33922., and more fully described as:

Lot 13, Block 2, located in Pinecrest Estates, described as follows:
From the northeast corner of said Section 17, run South along the East line of said Section 17, a

FIRST INSERTION

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

CIVIL ACTION
Case No.: 25-CC-4184
MICHAEL A. JENDRUSIAK.

Plaintiff vs.
MIGUEL A. RESENDEZ and
PATRICE M. RESENDEZ, Unknown
Tenant #1, and Unknown Tenant #2,
Unknown Person in Possession #1,
Unknown Person in Possession #2,
and all Unknown Parties as heirs,
devises, or grantees assigned as
lienholders, creditors, trustees, or in
any other capacity, claiming by,
through, under or against the named
Defendants,
Defendants

TO: The last known address of PATRICE M. RESENDEZ is 136 SW Alabama Gln, Fort White, Florida 32038. And whose current addresses are unknown.

YOU ARE NOTIFIED that an action to Foreclose on real property owned by the Defendant MIGUEL A. RESENDEZ and PATRICE M. RESENDEZ located at 6217 Grove Avenue, Bokellia, Florida 33922., and more fully described as:

Lot 13, Block 2, located in Pinecrest Estates, described as follows:
From the northeast corner of said Section 17, run South along the East line of said Section 17, a

FIRST INSERTION

NOTICE OF ACTION
IN THE COUNTY COURT IN AND
FOR LEE COUNTY, FLORIDA

Case No. 25-CC-007916
Civil Division

Landlord/Tenant Action
HORIZON VILLAGE CO-OP, INC.,

Plaintiff, v.
JAMES GRIMMETT and
KAREN GRIMMETT,
Defendants.

TO: Defendants, James Grimmett and Karen Grimmett

YOU ARE NOTIFIED that an action for damages within the jurisdictional limits of this court to evict a residential mobile home tenant and/or owner and a mobile home from real property in Lee County, Florida as authorized by Section 723.061, Florida Statutes, on the following personal property in Lee County, Florida:

1983 TWMN double wide without land, VIN #T239P15369A, Title No. 0040145497 and VIN #T239P15369B, Title No. 0040139995, located at 81 Sunrise Avenue, Lot #81, North Fort Myers, Florida in Horizon Village

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on J. Matt Bobo, Plaintiff's attorney, whose address is Lutz, Bobo & Telfair, P.A., 2 North Tamiami Trail, Suite 500, Sarasota, Florida 34236 on or before December 16, 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.

DATED on November 06, 2025.

Kevin C. Karnes
Clerk of the Court, Lee County
(SEAL) By: K Shoap
Deputy Clerk

J. Matt Bobo,
Plaintiff's attorney,
Lutz, Bobo & Telfair, P.A.,
2 North Tamiami Trail, Suite 500,
Sarasota, Florida 34236
Nov. 14, 21, 28; Dec. 5, 2025
25-04545L

FIRST INSERTION

NOTICE OF INTENT TO ISSUE
PERMIT

The Department of Environmental Protection gives notice of its intent to issue a permit to Bridgewater Inn of Matlacha at Lot 13 and 14, Block 1, Pine Island Fill Subdivision, as recorded in Plat Book 8, Page 86, Public Records of Lee County, Parcel ID 24-44-22-01-00001.0130, 4331 Pine Island Rd., Matlacha, Florida 33993, in Section 24, Township 44 South, Range 22 East, in Lee County to construct 82 linear feet of concrete seawall along the rear property line, two 100-linear-foot concrete seawalls along the side property lines, and placement of 2,958 cubic yards of backfill over approximately 8,240 square feet of privately-owned, partially submerged land to level the area landward of the new seawalls. All remaining structures, pilings, and Hurricane Ian-related debris will be removed prior to seawall installation and backfilling.

The Department will issue the environmental resource permit and letter of consent to use sovereign submerged lands, unless a timely petition for an administrative proceeding is filed pursuant to the provisions of Sections 120.569 and 120.57, F.S. On the filing of a timely and sufficient petition, this action will not be final and effective until further order of the Department. Because the administrative hearing process is designed to formulate final agency action, the hearing process may result in a modification of the agency action or even denial of the application.

The application file is available online and can be accessed through the Department's Information Portal at: <https://prodenv.dep.state.fl.us/DepNexus/public/searchPortal> using Facility/Site ID: 0314400. If you have any questions or are experiencing difficulty viewing the electronic application, please contact Toby Schwetje at 239-344-5631 or via email at Toby.Schwetje@floridadep.gov.

A person whose substantial interests are affected by the Department's action may petition for an administrative proceeding (hearing) under Sections 120.569 and 120.57, F.S. Pursuant to Rule 28-106.201, F.A.C., a petition for an administrative hearing must contain the following information:

(a) The name and address of each agency affected and each agency's file or identification number, if known;

(b) The name, address, any email address, any facsimile number, and telephone number of the petitioner; the name, address, and telephone number of the petitioner's representative, if any, which shall be the address for service purposes during the course of the proceeding; and an explanation of how the petitioner's substantial interests are or will be affected by the agency determination;

(c) A statement of when and how the petitioner received notice of the agency decision;

(d) A statement of all disputed issues of material fact. If there are none, the petition must so indicate;

(e) A concise statement of the ultimate facts alleged, including the specific facts that the petitioner contends warrant reversal or modification of the agency's proposed action;

(f) A statement of the specific rules or statutes that the petitioner contends require reversal or modification of the agency's proposed action, including an explanation of how the alleged facts relate to the specific rules or statutes; and

(g) A statement of the relief sought by the petitioner, stating precisely the action that the petitioner wishes the agency to take with respect to the agency's proposed action.

The petition must be filed (received by the Clerk) in the Office of General Counsel of the Department at 3900 Commonwealth Boulevard, Mail Station 35, Tallahassee, Florida 32399-3000. Also, a copy of the petition shall be mailed to the applicant at the address indicated above at the time of filing.

In accordance with Rule 62-110.106(3), F.A.C., petitions for an administrative hearing by the applicant must be filed within **14 days** of receipt of this written notice. Petitions filed by any persons other than the applicant, and other than those entitled to written notice under Section 120.60(3), F.S., must be filed within **14 days** of publication of the notice or within **14 days** of receipt of the written notice, whichever occurs first. Under Section 120.60(3), F.S., however, any person who has asked the Department for notice of agency action may file a petition within **14 days** of receipt of such notice, regardless of the date of publication. The failure to file a petition within the appropriate time period shall constitute a waiver of

that person's right to request an administrative determination (hearing) under Sections 120.569 and 120.57, F.S., or to intervene in this proceeding and participate as a party to it. Any subsequent intervention (in a proceeding initiated by another party) will be only at the discretion of the presiding officer upon the filing of a motion in compliance with Rule 28-106.205, F.A.C.

Under Rule 62-110.106(4), F.A.C., a person whose substantial interests are affected by the Department's action may also request an extension of time to file a petition for an administrative hearing. The Department may, for good cause shown, grant the request for an extension of time. Requests for extension of time must be filed with the Office of General Counsel of the Department at 3900 Commonwealth Boulevard, Mail Station 35, Tallahassee, Florida 32399-3000, before the applicable deadline for filing a petition for an administrative hearing. A timely request for extension of time shall toll the running of the time period for filing a petition until the request is acted upon.

Mediation is not available in this proceeding.

The applicant, or any party within the meaning of Section 373.114(1)(a) or 373.4275, F.S., may also seek appellate review of this order before the Land and Water Adjudicatory Commission under Section 373.114(1) or 373.4275, F.S. Requests for review before the Land and Water Adjudicatory Commission must be filed with the Secretary of the Commission and served on the Department within 20 days from the date when this order is filed with the Clerk of the Department.

Once this decision becomes final, any party to this action has the right to seek judicial review pursuant to Section 120.68, F.S., by filing a Notice of Appeal pursuant to Florida Rules of Appellate Procedure 9.110 and 9.190 with the Clerk of the Department in the Office of General Counsel (Station #35, 3900 Commonwealth Boulevard, Tallahassee, Florida 32399-3000) and by filing a copy of the Notice of Appeal accompanied by the applicable filing fees with the appropriate district court of appeal. The notice must be filed within 30 days from the date this action is filed with the Clerk of the Department.

November 14, 2025 25-04530L

ACTIONS

FIRST INSERTION		
NOTICE OF ACTION BY PUBLICATION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL CASE NO. 25-CC-006366 PLANTATION BEACH CLUB I OWNERS' ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. MARTHA ANN VAZQUEZ; ERIKA HENSON; THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST MARTHA ANN VAZQUEZ, Defendants. TO: MARTHA ANN VAZQUEZ and THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST MARTHA ANN VAZQUEZ LAST KNOWN ADDRESS: 920 BRIGGETT LN., LUTZ, FL 33548 YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in LEE County, Florida: Unit Week 35 in Condominium Parcel B5 (A/K/A UNIT 1013), of	PLANTATION BEACH CLUB I, PHASE B-2, a Condominium according to the Declaration of Condominium thereof, as recorded in Official Records Book 1230 at Page 1890 in the Public Records of Lee County Florida and all amendments thereto, if any.	
	has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the 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 Plaintiff's Complaint.	
	WITNESS my hand and seal of this Court on this 11/07/2025	KEVIN C. KARNES, CLERK OF COURTS (SEAL) By: K Harris Deputy Clerk
	Michael J. Belle, Esq., Michael J. Belle, P.A., Attorney for Plaintiff, 2364 Fruitville Road, Sarasota, Florida 34237 service@michaelbelle.com 49268	November 14, 21, 2025 25-04540L

FIRST INSERTION		
NOTICE OF ACTION BY PUBLICATION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL CASE NO. 25-CC-006823 CASA YBEL BEACH AND RACQUET CLUB CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. RUDOLPH VOLONEC, ANGELICA TORRES, THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST RUDOLPH VOLONEC, Defendants. TO: RUDOLPH VOLONEC, ANGELICA TORRES, THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST RUDOLPH VOLONEC LAST KNOWN ADDRESS: 1035 MERIDIAN AVE., APT 1, MIAMI, FL 33139 YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in LEE County, Florida: Unit Week No. 33, in Condominium Parcel No. 203, of CASA	YBEL BEACH AND RACQUET CLUB, PHASE G, a condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 1478, Page 2171, in the Public Records of Lee County, Florida. A/K/A UNIT 203G, WEEK 33 has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the 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 Plaintiff's Complaint.	
	WITNESS my hand and seal of this Court on this 11/07/2025	KEVIN C. KARNES, CLERK OF COURTS (SEAL) By: K Harris Deputy Clerk
	Michael J. Belle, Esq., Michael J. Belle, P.A., Attorney for Plaintiff, 2364 Fruitville Road, Sarasota, Florida 34237 service@michaelbelle.com 50179	November 14, 21, 2025 25-04536L

FIRST INSERTION		
NOTICE OF ACTION BY PUBLICATION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL CASE NO. 25-CC-006471 THE SOUTH SEAS CLUB CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. REBECCA CARRIERE AND JOAN CODY A/K/A JOAN R. CODY, Defendant(s). TO: REBECCA CARRIERE AND JOAN CODY A/K/A JOAN R. CODY Last known address: 112 DORCHES-TER BLVD, ST. CATHERINE'S ON L2M 6B9 CANADA YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in LEE County, Florida: Unit Week No. 48 in Condominium Parcel Number C (a/k/a Unit 1305) of THE SOUTH SEAS CLUB, a Condominium according to the declaration of Condominium thereof, recorded in Official Records Book 1480 at Page	970, of the Public Records of Lee County, Florida, and all amendment thereto, if any. has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the 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 Plaintiff's Complaint.	
	WITNESS my hand and seal of this Court on this 7th day of November, 2025.	KEVIN C. KARNES, CLERK OF COURT (SEAL) By: K Harris Deputy Clerk
	Michael J. Belle, Esq., Michael J. Belle, P.A., Attorney for Plaintiff, 2364 Fruitville Road, Sarasota, Florida 34237 service@michaelbelle.com 49215	November 14, 21, 2025 25-04532L

FIRST INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIEH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 24-CA-007855 TRUIST BANK, as successor by merger to SUNTRUST BANK, Plaintiff, vs. THE UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, CREDITORS, OR OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST GASPARE OLIVERI III, WHO IS KNOWN TO BE DEAD, DOLORES TERESA OLIVERI, NICHOLAS WILLIAM OLIVERI, GASPARE OLIVERI IV, UNKNOWN TENANT #1, UNKNOWN TENANT #2, et al., Defendants. TO: THE UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, CREDITORS, OR OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST GASPARE OLIVERI III, WHO IS KNOWN TO BE DEAD 24200 STILLWELL PKWY BONITA SPRINGS, FL 34135 DOLORES TERESA OLIVERI 24200 STILLWELL PKWY BONITA SPRINGS, FL 34135 UNKNOWN TENANT #1 24200 STILLWELL PKWY BONITA SPRINGS, FL 34135 UNKNOWN TENANT #2 24200 STILLWELL PKWY BONITA SPRINGS, FL 34135 YOU ARE NOTIFIED that an action to enforce a lien on and to foreclose	on a mortgage on the following property in Lee County, Florida, commonly known as 24200 Stillwell Pkwy., Bonita Springs, FL 34135, and more particularly described as: Tract 201, San Carlos Estates, according to the plat thereof as recorded in O.R. Book 557, Page 354, Public Records of Lee County, Florida. Which has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ARTHUR S. BARKSDALE, IV, ESQ., DI MASI BURTON, P.A., the Plaintiff's attorney, whose address is 801 N. Orange Avenue, Suite 500, Orlando, Florida 32801 within thirty (30) days after the first publication of this notice and file the original with the clerk of this court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint. This notice shall be published once a week for two consecutive weeks in the Business Observer. DATED: 11/07/2025	Kevin C. Karnes Clerk of the Court for Lee County, Florida (SEAL) By: K Harris Deputy Clerk
	ARTHUR S. BARKSDALE, IV, ESQ., DI MASI BURTON, P.A., the Plaintiff's attorney, 801 N. Orange Avenue, Suite 500, Orlando, Florida 32801	November 14, 21, 2025 25-04546L

FIRST INSERTION		
NOTICE OF ACTION BY PUBLICATION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL CASE NO. 25-CC-006373 PLANTATION BEACH CLUB II OWNERS' ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. BARBARA A. DAMKO, DEBORAH LYNN DAMKO, LAURA DAMKO, THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST BARBARA A. DAMKO, Defendants. TO: BARBARA A. DAMKO, LAURA DAMKO and THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST BARBARA A. DAMKO LAST KNOWN ADDRESS: 711 N PORTER ST., ELGIN, IL 60120 YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in LEE County, Florida: Unit Week 43 & 44 in Condominium Parcel Letter F (a/k/a	Unit 1036) of PLANTATION BEACH CLUB II, PHASE 3, a Condominium according to the Declaration of Condominium thereof, as recorded in Official Records Book 1344 at Page 2348 in the Public Records of Lee County Florida and all amendments thereto, if any. has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the 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 Plaintiff's Complaint. WITNESS my hand and seal of this Court on this 11/07/2025	KEVIN C. KARNES, CLERK OF COURTS (SEAL) By: K Harris Deputy Clerk
	Michael J. Belle, Esq., Michael J. Belle, P.A., Attorney for Plaintiff, 2364 Fruitville Road, Sarasota, Florida 34237 service@michaelbelle.com 49333	November 14, 21, 2025 25-04535L

FIRST INSERTION		
NOTICE OF ACTION BY PUBLICATION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL CASE NO. 25-CC-006469 THE COTTAGES AT SOUTH SEAS PLANTATION CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. BRUCE W. DOUGLAS AND CAROL D. DOUGLAS, Defendant(s). TO: BRUCE W. DOUGLAS AND CAROL D. DOUGLAS Last known address: 48 THE FAIRWAYS MARKHAM, ON L6C3B3 CANADA YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in LEE County, Florida: Unit Week No. 47, Parcel No. 1504, THE COTTAGES AT SOUTH SEAS PLANTATION, a Condominium, according to the Declaration of Condominium thereof, as recorded in Official Records Book 1657 at Page 2197,	of the Public Records of Lee County, Florida, and amendments thereto, if any. has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the 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 Plaintiff's Complaint. WITNESS my hand and seal of this Court on this 7th day of November, 2025.	KEVIN C. KARNES, CLERK OF COURT (SEAL) By: K Harris Deputy Clerk
	Michael J. Belle, Esq., Michael J. Belle, P.A., Attorney for Plaintiff, 2364 Fruitville Road, Sarasota, Florida 34237 service@michaelbelle.com 49136	November 14, 21, 2025 25-04533L

FIRST INSERTION		
NOTICE OF ACTION BY PUBLICATION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL CASE NO. 25-CC-006364 PLANTATION BEACH CLUB I OWNERS' ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. MICHAEL J. DONTZIN; MATTHEW S. DONTZIN; LISA DONTZIN; AND THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST MICHAEL J. DONTZIN, Defendants. TO: MICHAEL J. DONTZIN; LISA DONTZIN; AND THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST MICHAEL J. DONTZIN LAST KNOWN ADDRESS OF MICHAEL J. DONTZIN and THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST MICHAEL J. DONTZIN: 25 5TH AVE., APT 12A NEW YORK, NY 10003 LAST KNOWN ADDRESS OF LISA DONTZIN: 524 EAST 20TH STREET, APT. 8E NEW YORK, NY 10003 YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon	the following described real property located in LEE County, Florida: Unit Week 3 in Condominium Parcel 7 (A/K/A UNIT 1007), of PLANTATION BEACH CLUB I, PHASE A, a Condominium according to the Declaration of Condominium thereof, as recorded in Official Records Book 1413 at Page 264 in the Public Records of Lee County Florida and all amendments thereto, if any. Amended in Official Records Book 1513 at Page 1925, Public records of Lee County, Florida. has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the 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 Plaintiff's Complaint. WITNESS my hand and seal of this Court on this 11/07/2025	Kevin C. Karnes, CLERK OF COURTS (SEAL) By: K Harris Deputy Clerk
	Michael J. Belle, Esq., Michael J. Belle, P.A., Attorney for Plaintiff, 2364 Fruitville Road, Sarasota, Florida 34237 service@michaelbelle.com 49278	November 14, 21, 2025 25-04537L

FIRST INSERTION		
NOTICE OF ACTION BY PUBLICATION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL CASE NO. 25-CC-006368 PLANTATION BEACH CLUB II OWNERS' ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. CARYL POWELL BESSOLO, JOHN W. POWELL, III, KRISTIE L. POWELL, THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST CARYL POWELL BESSOLO, Defendants. TO: CARYL POWELL BESSOLO LAST KNOWN ADDRESS: 1238 MCGEE ROAD LAKE CITY, MI 49651 YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in LEE County, Florida: Unit Week 13 & 14 in Condominium Parcel Letter I (A/K/A UNIT 1042) of PLANTATION BEACH CLUB II, PHASE 3, a Condominium according to the	Declaration of Condominium thereof, as recorded in Official Records Book 1344 at Page 2348 in the Public Records of Lee County Florida and all amendments thereto, if any. has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the 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 Plaintiff's Complaint. WITNESS my hand and seal of this Court on this 11/07/2025	KEVIN C. KARNES, CLERK OF COURTS (SEAL) By: K Harris Deputy Clerk
	Michael J. Belle, Esq., Michael J. Belle, P.A., Attorney for Plaintiff, 2364 Fruitville Road, Sarasota, Florida 34237 service@michaelbelle.com 49312	November 14, 21, 2025 25-04534L

FIRST INSERTION		
NOTICE OF ACTION BY PUBLICATION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL CASE NO. 25-CC-006769 CASA YBEL BEACH AND RACQUET CLUB CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. BRITTANY GRENO ENGLERT, Defendant(s). TO: BRITTANY GRENO ENGLERT Last Known Address: 1618 NORTH ADAMS ST., JUNCTION CITY, KS 66441 YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in LEE County, Florida: Unit Week No. 34, in Condominium Parcel No. 189, of CASA YBEL BEACH AND RACQUET CLUB, PHASE H, a condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Of-	ficial Records Book 1385, Page 50, in the Public Records of Lee County, Florida. A/K/A UNIT 189H, WEEK 34 has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the 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 Plaintiff's Complaint. WITNESS my hand and seal of this Court on this 11/07/2025	KEVIN C. KARNES, CLERK OF COURTS (SEAL) By: K Harris Deputy Clerk
	Michael J. Belle, Esq., Michael J. Belle, P.A., Attorney for Plaintiff, 2364 Fruitville Road, Sarasota, Florida 34237 service@michaelbelle.com 50208	November 14, 21, 2025 25-04531L

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ACTIONS

FIRST INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 25-CA-004542 UNION HOME MORTGAGE CORP., Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVEISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF SHANE GALL A/K/A SHANE RYAN GALL N/K/A SHANE RYAN GALL, et al., Defendants. TO: UNKNOWN HEIRS, BENEFICIARIES, DEVEISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF SHANE GALL A/K/A SHANE RYAN GALL N/K/A SHANE RYAN GALL YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property: Lot 12, Block 57, Unit 11, Section 3, Township 44 South, Range 26 East, LEHIGH ACRES, according to the Plat thereof, recorded in Plat Book 26, Page 14, of the Public Records of Lee County, Florida. has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas	& Lewis, P.A., Attorney for Plaintiff, whose address is PO BOX 5026, FORT LAUDERDALE, FL 33310 within 30 days after the first publication of this Notice in the (Please publish in BUSINESS OBSERVER) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint. 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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, 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 this Court this 7th day of November, 2025. KEVIN C. KARNES As Clerk of the Court (SEAL) By K Harris As Deputy Clerk De Cubas & Lewis, P.A., Attorney for Plaintiff, PO BOX 5026, FORT LAUDERDALE, FL 33310 25-03241 November 14, 21, 2025 25-04549L

FIRST INSERTION	
NOTICE OF ACTION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 25-CC-1782 PARKWOOD VILLAS HOMEOWNERS ASSOCIATION, II, INC., A FLORIDA NOT FOR PROFIT CORPORATION, PLAINTIFF, V. AYESHA ANWAR SHEIKH and UNKNOWN SPOUSE OF AYESHA ANWAR SHEIKH DEFENDANTS. TO: Ayesha Anwar Sheikh 218 Oakmont Parkway Lehigh Acres, FL 33936 Unknown Spouse of Ayesha Anwar Sheikh 218 Oakmont Parkway Lehigh Acres, FL 33936 YOU ARE HEREBY NOTIFIED that an action to enforce and foreclose a Claim of Lien for assessments and to foreclose any claims which are inferior to the right, title and interest of the Plaintiff herein in the following described property: See attached Exhibit A EXHIBIT A Plaintiff: Parkwood Villas Homeowners Association, Inc. Defendant/Property Owner: Ayesha Anwar Sheikh Case Number 25-CC-1782 THAT CERTAIN PROPERTY AS SET FORTH IN EXHIBIT "A", AS ATTACHED HERETO AND MADE A PART HEREOF WHICH PROPERTY IS SUBJECT TO THAT CERTAIN DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR PARKWOOD VILLAS II, AS RECORDED AMONG THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA IN OFFICIAL RECORDS BOOK 1473, AT PAGE 353. SUBJECT ALSO TO RESERVATIONS AND	EASEMENTS OF RECORD. EXHIBIT 'A' LEGAL DESCRIPTION UNIT NO. 20 PARKWOOD VILLAS II A PARCEL OF LAND LYING IN SECTION 31, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEE COUNTY, FLORIDA MORE PARTICULARLY DESCRIBED AS FOLLOWS: FROM THE NORTHWEST CORNER OF SECTION 31 PROCEED SOUTH 00°-25'-25" EAST ALONG THE WEST SECTION LINE OF SECTION 31 FOR 1,274.01 FEET, THENCE CONTINUE NORTH 88°-44'-13" EAST FOR 2,106.15 FEET, THENCE NORTH 88°-44'-13" EAST ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF THE WEDGEWOOD DRAINAGEWAY FOR 558.53 FEET TO A CONCRETE MONUMENT, THENCE IN A SOUTHWESTERLY DIRECTION ALONG THE WESTERLY RIGHT-OF-WAY LINE OF BETH STACEY BOULEVARD ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 1,104.40 FEET, A CENTRAL ANGLE OF 22°-38'-10", A CHORD BEARING OF SOUTH 15°-25'-08" WEST, AND A CHORD DISTANCE OF 433.49 FEET, FOR 436.32 FEET TO A POINT OF TANGENCY, THENCE SOUTH 26°-44'13" WEST ALONG THE WESTERLY RIGHT-OF-WAY LINE OF BETH STACEY BOULEVARD A DISTANCE OF 259.28 FEET TO A POINT OF CURVATURE, THENCE ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 630.00 FEET, A CENTRAL ANGLE OF 26°-23'-45", AND A CHORD DISTANCE OF 287.68 FEET, A DISTANCE OF 290.24 FEET,

DISTANCE OF 40.29 FEET, THENCE SOUTH 86°-21'-31" WEST A DISTANCE OF 12.00 FEET, THENCE SOUTH 03°-38'-29" EAST A DISTANCE OF 12.00 FEET, THENCE SOUTH 86°-21'-31" WEST A DISTANCE OF 20.12 FEET, THENCE NORTH 03°-38'-29" WEST A DISTANCE OF 12.00 FEET, THENCE SOUTH 86°-21'-31" WEST A DISTANCE OF 8.94 FEET, THENCE NORTH 03°-38'-29" WEST A DISTANCE OF 40.29 FEET TO THE POINT OF BEGINNING. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on: CAROLYN C. MEADOWS, ESQ. (JB) Plaintiff's attorney, whose address is: BECKER & POLIAKOFF, P.A. 1 East Broward Blvd., Suite 1900 Fort Lauderdale, FL 33301 Phone: (954) 985-4102 Fax: (954) 987-5940 Primary email: cofoservicemail@beckerlawyers.com within 30 days from the first date of publication, and to file the original of the defenses with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter. If a Defendant fails to do so, a default will be entered against that Defendant for the relief demanded in the Complaint. WITNESS my hand and the seal of said Court 11/07/2025. KEVIN C. KARNES, as Clerk of said Court (SEAL) By: K Harris As Deputy Clerk CAROLYN C. MEADOWS, ESQ. (JB) BECKER & POLIAKOFF, P.A. 1 East Broward Blvd., Suite 1900 Fort Lauderdale, FL 33301 Phone: (954) 985-4102 Fax: (954) 987-5940 Primary email: cofoservicemail@beckerlawyers.com P19059/422199/26788204 November 14, 21, 2025 25-04548L	DISTANCE OF 40.29 FEET, THENCE SOUTH 86°-21'-31" WEST A DISTANCE OF 12.00 FEET, THENCE SOUTH 03°-38'-29" EAST A DISTANCE OF 12.00 FEET, THENCE SOUTH 86°-21'-31" WEST A DISTANCE OF 20.12 FEET, THENCE NORTH 03°-38'-29" WEST A DISTANCE OF 12.00 FEET, THENCE SOUTH 86°-21'-31" WEST A DISTANCE OF 8.94 FEET, THENCE NORTH 03°-38'-29" WEST A DISTANCE OF 40.29 FEET TO THE POINT OF BEGINNING. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on: CAROLYN C. MEADOWS, ESQ. (JB) Plaintiff's attorney, whose address is: BECKER & POLIAKOFF, P.A. 1 East Broward Blvd., Suite 1900 Fort Lauderdale, FL 33301 Phone: (954) 985-4102 Fax: (954) 987-5940 Primary email: cofoservicemail@beckerlawyers.com P19059/422199/26788204 November 14, 21, 2025 25-04548L
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FIRST INSERTION	
NOTICE OF ACTION BY PUBLICATION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL CASE NO. 25-CC-005262 HURRICANE HOUSE CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. CHARLES THOMPSON, CHARLENE THOMPSON, HEIDI BROOKS, THE UNKNOWN HEIRS, DEVEISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST CHARLES THOMPSON, Defendants. TO: CHARLES THOMPSON and HEIDI BROOKS LAST KNOWN ADDRESS: 27021 SO ELM LAKE., WIND LAKE, WY 53185 YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in LEE County, Florida: Unit Week No. 48 in Condominium Parcel 103 of HURRICANE HOUSE, a Condominium	according to the Declaration of Condominium thereof, recorded in Official Records Book 1889, at Page 2681 in the Public Records of Lee County, Florida, and all Amendments thereto, if any. has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the 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 Plaintiff's Complaint. WITNESS my hand and seal of this Court on this 11/07/2025 KEVIN C. KARNES, CLERK OF COURTS (SEAL) By: K Harris Deputy Clerk Michael J. Belle, Esq., Michael J. Belle, P.A., Attorney for Plaintiff, 2364 Fruitville Road, Sarasota, Florida 34237 service@michaelbelle.com 49398 November 14, 21, 2025 25-04538L

NOTICE OF ACTION BY PUBLICATION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL CASE NO. 25-CC-005239 HURRICANE HOUSE CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. TOM D. EPPLY, ELIZABETH H. SHEARER-EPPLY, DOUGLAS EPPLY, JULIE EPPLY HORNSBY, THE UNKNOWN HEIRS, DEVEISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST TOM D. EPPLY, Defendants. TO: TOM D. EPPLY LAST KNOWN ADDRESS: 51 SHEL-BURNE ST., BLUFFTON, SC 29910 YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in LEE County, Florida: Unit Week No. 25 in Condominium Parcel 114 of HURRICANE HOUSE, a Condominium	according to the Declaration of Condominium thereof, recorded in Official Records Book 1889, at Page 2681 in the Public Records of Lee County, Florida, and all Amendments thereto, if any. has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the 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 Plaintiff's Complaint. WITNESS my hand and seal of this Court on this 11/07/2025 KEVIN C. KARNES, CLERK OF COURTS (SEAL) By: K Harris Deputy Clerk Michael J. Belle, Esq., Michael J. Belle, P.A., Attorney for Plaintiff, 2364 Fruitville Road, Sarasota, Florida 34237 service@michaelbelle.com 49392 November 14, 21, 2025 25-04539L
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FIRST INSERTION	
NOTICE OF ACTION BY PUBLICATION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL CASE NO. 25-CC-005222 PLANTATION BAY VILLAS OWNERS ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. THEODORE C. STANDISH, JR.; JILL STANDISH; THE UNKNOWN HEIRS, DEVEISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST THEODORE C. STANDISH, JR., Defendants. TO: THEODORE C. STANDISH, JR. LAST KNOWN ADDRESS: 107C RIDGEFIELD CIRCLE, CLINTON, MA 01510 YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in LEE County, Florida: An undivided 1/204th interest as a tenant in common with other owners in the Resort Facility (PLANTATION BAY VILLAS) one Time Shares interest(s) according to the Time Sharing	Plan thereof, recorded in Official Records Book 2168, Page 1706 through 1734, inclusive, of the Public Records of Lee County, Florida ("Plan"), as amended. Together with the right to occupy, pursuant to Plan, Unit 972 during Unit Week(s) 21. has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the 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 Plaintiff's Complaint. WITNESS my hand and seal of this Court on this 11/07/2025 KEVIN C. KARNES, CLERK OF COURTS (SEAL) By: K Harris Deputy Clerk Michael J. Belle, Esq., Michael J. Belle, P.A., Attorney for Plaintiff, 2364 Fruitville Road, Sarasota, Florida 34237 service@michaelbelle.com 49255 November 14, 21, 2025 25-04541L

FIRST INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA. CASE No. 25-CA-004158 TOWD POINT MORTGAGE TRUST 2020-3, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, PLAINTIFF, VS. THE ESTATE OF NOBIE J. WHITE A/K/A NOBIE COLLINS A/K/A NOBIE WHITE A/K/A NOBIE COLLINS-WHITE A/K/A NOBIE JEAN WHITE A/K/A NOBIE COLLINS WHITE (DECEASED), ET AL. DEFENDANT(S). To: FRANCESE COLLINS BOLDEN RESIDENCE: UNKNOWN LAST KNOWN ADDRESS: 1617 SW 18th Lane, Cape Coral, FL 33991 To: KELVIN FOSTER RESIDENCE: UNKNOWN LAST KNOWN ADDRESS: 2300 5th Ave, Apt 1005, Birmingham, AL 35203 To: PEGGY COLLINS LLOYD RESIDENCE: UNKNOWN LAST KNOWN ADDRESS: 3336 Steeplechase Lane, Kissimmee, FL 34746 To: PEGGY COLLINS LLOYD, AS PERS. REP. OF THE ESTATE OF NOBIE J. WHITE A/K/A NOBIE COLLINS A/K/A NOBIE WHITE A/K/A NOBIE COLLINS-WHITE A/K/A NOBIE JEAN WHITE A/K/A NOBIE COLLINS WHITE (DECEASED) RESIDENCE: UNKNOWN LAST KNOWN ADDRESS: 3336 Steeplechase Lane, Kissimmee, FL 34746 To: THE ESTATE OF NOBIE J. WHITE A/K/A NOBIE COLLINS A/K/A NOBIE WHITE A/K/A NOBIE COLLINS-WHITE A/K/A NOBIE JEAN WHITE A/K/A NOBIE COLLINS WHITE (DECEASED) RESIDENCE: UNKNOWN LAST KNOWN ADDRESS: C/O PEGGY COLLINS LLOYD AS PERS. REP, 3336 Steeplechase Lane, Kissimmee, FL 34746 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in	Lee County, Florida: LOT 26 AND 27, BLOCK 4816, CAPE CORAL SUBDIVISION, UNIT 71, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 22, PAGE 100, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Tromberg, Miller, Morris & Partners, PLLC, attorneys for Plaintiff, whose address is 600 West Hillsboro Boulevard, Suite 600, Deerfield Beach, FL 33441, and file the original with the Clerk of the Court, within 30 days after the first publication of this notice, otherwise a default 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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, 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. This notice shall be published once a week for two consecutive weeks in the Business Observer. Date: 11/07/2025 Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: K Harris Deputy Clerk of the Court Tromberg, Miller, Morris & Partners, PLLC, attorneys for Plaintiff, 600 West Hillsboro Boulevard, Suite 600, Deerfield Beach, FL 33441 Our Case #: 24-000426/25-CA-004158 /SPS November 14, 21, 2025 25-04547L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.:25-CP-003415
In Re: Estate of
MARILYN McDONALD,
Deceased.

The administration of the estate of Mar-ilyn McDonald , deceased, File Number 25-CP-003415, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and oth-er persons having claims or demands against decedent's estate, including unmaturred, 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 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, in-cluding unmaturred, contingent or un-liquidated claims, must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED 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:
/s/ Alexandra McDonald
Alexandra McDonald
c/o Karp & Langerman, P.C.
185 Plains Rd, Ste 209E
Milford, CT 06461

Attorney for Personal Representative:
/s/ Michael A. Battema
Michael A. Battema, Esq.
Florida Bar No. 1044921
Karp & Langerman, P.C.
185 Plains Road, Ste 209E
Milford, CT 06461
203-876-0606
mbattema@karp-langerman.com
November 14, 21, 2025 25-04577L

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45

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

CIVIL ACTION
CASE NO.: 2025-CA-000629
UNITED WHOLESALE
MORTGAGE, LLC,
Plaintiff, vs.
MITCH MANN, et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated October 13, 2025, and entered in Case No. 2025-CA-000629 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida in which United Wholesale Mortgage, LLC, is the Plaintiff and Mitch Mann; Ashley Renee Mann aka Ashley R. Mann aka Ashley Renee Shafer ; Any And All Unknown Parties Claiming by, Through, Under, And Against The Herein named Individual Defendant(s) Who are not Known To Be Dead Or Alive, Whether Said Unknown Parties May Claim An Interest in Spouses, Heirs, Devisees, Grantees, Or Other Claimants are defendants, the Lee County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on www.lee.realforeclose.com in accordance with chapter 45 Florida Statutes, Lee County, Florida at 9:00am on the 4th day of December, 2025, the following described property as set forth in said Final Judgment of Fore-closure:

LOTS 22, 23 AND 24, BLOCK 5182, CAPE CORAL UNIT 83, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 23, PAGES 41 THROUGH 54, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. A/K/A 2730 NW 42ND AVE CAPE CORAL FL 33993

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.

Dated in Lee County, Florida this day of 11/10/2025

Kevin C. Karnes
Clerk of the Circuit Court
Lee County, Florida
(SEAL) By: N Wright-Angad
Deputy Clerk

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
IN- 24-030404
November 14, 21, 2025 25-04572L

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR LEE
COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-003301
IN RE: ESTATE OF
GEORGE MICHAEL RIPPARD,
aka G. MICHAEL RIPPARD
Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of George Michael Rippard, aka G. Michael Rippard, deceased, File Number 2025-CP-003301, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902; that the decedent's date of death was July 12, 2025; that the total value of the estate is \$30,000.00, of which \$23,000.00 is consider exempt personal property, and that the names and addresses of those to whom it has been assigned by such Order are:

Name Address
Helen M. Rippard
26850 South Bay Dr., #310
Bonita Springs, FL 34134

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

Person Giving Notice:
Helen M. Rippard
26850 South Bay Dr., #310
Bonita Springs, FL 34134

Attorney for Persons Giving Notice
Carol R. Sellers
Florida Bar Number: 893528
3525 Bonita Beach Rd., Suite 103
Bonita Springs, FL 34134
Telephone: (239) 992-2031
Fax: (239) 992-0723
E-Mail:
csellers@richardsonsellers.com
November 14, 21, 2025 25-04575L

FIRST INSERTION

NOTICE TO CREDITORS
(summary administration)
IN THE CIRCUIT COURT FOR LEE
COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-002535
Division Judge McHugh
IN RE: ESTATE OF
STANLEY BENKERT
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 STANLEY BENKERT, deceased, File Number 25-CP-002535, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Justice Center, 1700 Monroe Street, Fort Myers, FL 33901; that the decedent's date of death was November 15, 2024; that the total value of the estate is estimated \$37,000.00 and that the names and addresses of those to whom it has been assigned by such order are:

NAME ADDRESS
ELIZABETH A. DAVIS
4717 Navassa Lane
Naples, Florida 34119
WILLIAM P. BENKERT
12 Frederick Place
Cedar Knolls, New Jersey 07927

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

Person Giving Notice:
ELIZABETH A. DAVIS
4717 Navassa Lane
Naples, FL 34119

Attorney for Person Giving Notice:
KYLE C. BACCHUS, ESQ.
Fla. Bar 1018458
Wilson & Johnson PA
2425 Tamiami Trail N., Suite 211
Naples, FL 34103
239-436-1500
Email:
kcbacchus@naplesestatelaw.com
2nd: erlebin@naplesestatelaw.com
4900-6181-0026, v 2
November 14, 21, 2025 25-04581L

FIRST INSERTION

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

CIVIL ACTION
CASE NO.: 2025-CA-000456
NATIONSTAR MORTGAGE LLC ,
Plaintiff, vs.
JACKEOLYNN KATHERN DYANN
ESTES AKA JACKEOLYNN ESTES,
et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated October, 1 , 2025, and entered in Case No. 2025-CA-000456 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida in which Nationstar Mortgage LLC , is the Plaintiff and Jackeolynn Kathern Dyann Estes aka Jackeolynn Estes, GoodLeap, LLC, are defendants, the Lee County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on www.lee.realforeclose.com in accordance with chapter 45 Florida Statutes, Lee County, Florida at 9:00am on the 4th day of December, 2025, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 24, BLOCK 59, UNIT 11, SECTION 3, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 26, PAGE 14, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. A/K/A 3724 TRACY ST FORT MYERS FL 33905

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.

Dated in Lee County, Florida this day of 11/10/2025

Kevin C. Karnes
Clerk of the Circuit Court
Lee County, Florida
(SEAL) By: N Wright-Angad
Deputy Clerk

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
IN-23-013266
November 14, 21, 2025 25-04573L

--- ESTATE / PUBLICS ---

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR LEE
COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-3369
IN RE: ESTATE OF
HERMAN M. ESTRIDGE
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 Herman M. Estridge, deceased, File Number 2025-CP-3369, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902-9346; that the decedent's date of death was August 28, 2025; that the total value of the estate is \$500 and that the names and addresses of those to whom it has been assigned by such order are:

Name
Audrey J. Smandra & Kelly R. Matchett, as Co-Trustees of the Herman M. Estridge also known as Hank M. Estridge Trust
Agreement dated August 17, 1987
Asset, Share or Amount
Tangible Personal Property \$500

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

Persons Giving Notice:
Audrey J. Smandra
3833 Woodlake Drive
Bonita Springs, FL 34134
Kelly R. Matchett
2164 Amanda Mae Court
Tallahassee, FL 32312

Attorney for Person Giving Notice
Haylee N. Blessing
Attorney
Florida Bar Number: 1059314
Henderson, Franklin, Starnes & Holt, P.A.
3451 Bonita Bay Boulevard, Suite 206
Bonita Springs, Florida 34134
Telephone: 239-344-1100
E-Mail: haylee.blessing@henlaw.com
Secondary E-Mail:
denise.edwards@henlaw.com
November 14, 21, 2025 25-04580L

FIRST INSERTION

NOTICE TO CREDITORS

The administration of the estate of GARY W. MULLINS, deceased, whose date of death was May 22, 2025; File Number 2025-CP-001888, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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.

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

ANGELA MULLINS
Personal Representative
10510 Darrow Rd.,
Vermilion, OH 44089
JEFFREY M. JANEIRO, Esq.
Attorney for Personal Representative
Florida Bar No. 0697745
Law Office of Jeffrey M. Janeiro, P.L.
3400 Tamiami Trail N., Suite 203
Naples, FL 34103
Telephone: (239) 513-2324
janeiro@jllawyers.com
November 14, 21, 2025 25-04583L

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR LEE
COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-003068
Division Probate
IN RE: ESTATE OF
M. PATRICA BENEDICT a/k/a
MARY PATRICIA BENEDICT
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 M. PATRICIA BENEDICT a/k/a MARY PATRICIA BENEDICT, deceased, File Number 25-CP-003068, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr Boulevard, Fort Myers, Florida 33901; that the decedent's date of death was May 27, 2025; that the total value of the estate is \$22,725.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
Alan L. Benedict
88 West Paces Ferry Rd. NW
Unit 1710
Atlanta, GA 30305
Douglas A. Benedict
930 County Rd. 466
#204
Lady Lake, FL 32159
Michael R. Benedict
1207 Riverside Avenue
Streator, IL 61364
Janice M. Corr

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-003438
Division: Probate
IN RE: ESTATE OF
VIRGINIA SPARKS BARNARD,
a/k/a VIRGINIA S. BARNARD,
Deceased.

The administration of the estate of Virginia Sparks Barnard, a/k/a Virginia S. Barnard, deceased, whose date of death was October 2, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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

12181 Lucca Street
Apt. 101
Fort Myers, FL 33966

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 14, 2025.

Persons Giving Notice:
Alan L. Benedict
Douglas A. Benedict
Michael R. Benedict
Janice M. Corr

Attorney for Persons Giving Notice
Tasha Warnock, Esq.
Florida Bar Number: 116474
The Warnock Law Group LLC
6843 Porto Fino Circle
Fort Myers, Florida 33912
Telephone: (239) 437-1197
Fax: (239) 437-1196
E-Mail:
service@warnocklawgroup.com
Secondary E-Mail:
twarnock@warnocklawgroup.com
November 14, 21, 2025 25-04584L

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 14, 2025.

Personal Representative:
Lancelot A. Barnard
1655 Folkstone Rd.
Tallahassee, FL 32312

Attorney for Personal Representative:
Joe C. Cuffel
Attorney for Personal Representative
Florida Bar Number: 1019964
SCHOENFELD KYLE &
ASSOCIATES LLP
1380 Royal Palm Square Blvd.
Fort Myers, FL 33919
Telephone: (239) 936-7200
E-Mail: joec@trustska.com
November 14, 21, 2025 25-04582L

FIRST INSERTION

NOTICE OF DEFAULT AND INTENT TO FORECLOSE

TO: (See Exhibit A – Obligor)
The Manley Law Firm LLC has been appointed as Trustee by Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida for the purpose of instituting a Trustee Foreclosure and Sale under Fla. Stat. §721.855 on the following Timeshare Ownership Interest at Coconut Plantation described as:

Unit (See Exhibit A-Unit), Week (See Exhibit A-Week), (See Exhibit A-Type) Coconut Plantation, a Condominium (the 'Condominium'), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof..

Exhibit A
OBLIGOR: E Three Property Management, LLC, A Florida Limite, 23405 OLDE MEADOWBROOK CIR, Bonita Springs, FL 34134 and Deborah L. Esayian Trustee, or her Successors in Interest, of the Deborah L. Esayian Revocable Living Trust dated August 27, 2013, 23405 Olde Meadowbrook Circle, Bonita Springs, FL 34134; WEEK: 20; UNIT: 5150L; TYPE: Annual; TOTAL: \$3,290.83; PER DIEM: \$1.15; NOTICE DATE: November 7, 2025

File Numbers: 25-014880

The default giving rise to these proceedings is the failure of the Obligors (See Exhibit A – Obligor) to pay condominium assessments and dues resulting in a Claim of Lien encumbering the Timeshare Ownership Interest as recorded in the Official Records of Lee County, Florida. The Obligor has the right to object to this Trustee proceeding by serving written objection on the Trustee named below. The foreclosure of the Claim of Lien of the Obligor in this notice shall be subject to the judicial foreclosure procedure only upon receipt of an objection form. The Obligor has the right to cure the default any time after the date of this Notice (See Exhibit A-Notice Date) until the Trustee's sale of the Timeshare Ownership Interest. The Claim of Lien may be cured by sending certified funds to the Trustee payable to the Lienholder in the amount of (See Exhibit A-Total), plus interest (calculated by multiplying (See Exhibit A-Per Diem) times the number of days that have elapsed since the date of this Notice), plus the costs of this proceeding. The Obligor will not be subject to a deficiency judgment even if the proceeds from the Trustee's sale of the Timeshare Ownership Interest are insufficient to offset the amounts secured by the Claim of Lien.

Michael E. Carleton, Esq.
Jordan A Zeppetello, Esq.
Jasmin Hernandez, Esq.
as Trustee pursuant to Fla. Stat. §721.82
PO Box 165028
Columbus, OH 43216-5028
Telephone: (407) 404-5266
Telecopier: (614) 220-5613
November 14, 21, 2025 25-04578L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
OF FLORIDA IN AND FOR LEE
COUNTY FLORIDA
PROBATE DIVISION
Case No. 2025-CP-002960
IN RE: THE ESTATE OF
VICTOR PETER TOMLAN.
Deceased.

The administration of the Estate of VICTOR PETER TOMLAN, deceased, whose date of death was April 30, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is: Clerk of the Court, Lee County, Probate Division, P. O. Box 9346, Fort Myers, Florida 33902. 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 SO FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

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

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

Personal Representative:
Theresa Hills-Childress
Attorney for Personal Representative:
Jack Pankow, Esquire
5230-2 Clayton Court
Fort Myers, FL 33907
Telephone: 239-334-4774
FL Bar # 164247
November 14, 21, 2025 25-04592L

FIRST INSERTION

NOTICE OF SALE
PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA.
CIVIL DIVISION
CASE NO. 24-CA-004867
J.P. MORGAN MORTGAGE
ACQUISITION CORP.,
Plaintiff, vs.
JORGE RIVERA; MARIA RIVERA;
ET AL,
Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Consent Summary Final Judgment of Foreclosure dated October 27, 2025, and entered in Case No. 24-CA-004867 of the Circuit Court in and for Lee County, Florida, wherein J.P. MORGAN MORTGAGE ACQUISITION CORP. is Plaintiff and JORGE RIVERA and MARIA RIVERA, are Defendants, I will sell to the highest and best bidder for cash on Lee County's Public Auction website, www.lee.realforeclose.com, at 9:00 a.m., on January 29, 2026, the following described property as set forth in said Order or Final Judgment, to-wit:

THE WEST 80 FEET OF LOT 7, BLOCK 9, UNIT 2, SECTION 32, LEELAND HEIGHTS, TOWNSHIP 44, SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 9, PAGE 125, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

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

DATED at Ft. Myers, Florida, on 11/12/2025

KEVIN C. KARNES
As Clerk, Circuit Court
(SEAL) By: T Mann
As Deputy Clerk
Diaz Anselmo & Associates, P.A.
Attorneys for Plaintiff
P.O. BOX 19519
Fort Lauderdale, FL 33318
Telephone: (954) 564-0071
Service E-mail: answers@dallegal.com
1463-202163 / VMR
November 14, 21, 2025 25-04588L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-003391
IN RE: ESTATE OF
JOYCE ANN EAGLE
Deceased.

The administration of the estate of Joyce Ann Eagle, deceased, whose date of death was April 26, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902. 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 14, 2025.

Personal Representative:
Melissa Ann Eagle
13 Pebble Beach Court
Fairfield, Ohio 45014
Attorney for Personal Representative:
/s/ Thomas F. LaTorre
Thomas F. LaTorre, Esq.
Attorney for Personal Representative
Florida Bar Number: 1044329
SAFE HARBOR LAW FIRM
27821 S. Tamiami Trail, Suite 2
Bonita Springs, Florida 34134
Telephone: (239) 317-3116
E-Mail: tom@safeharborlawfirm.com
November 14, 21, 2025 25-04591L

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
PROBATE DIVISION
Case No. 25-CP-3134
IN RE: ESTATE OF
JANICE G. RODENFELS,
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 Janice G. Rodenfels, deceased, Case Number 25-CP-3134, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901; that the decedent's date of death was May 30, 2025; that the total value of the estate including exempt property and homestead property, is \$497,699.00, and that the names and addresses of those to whom it has been assigned by such order are:

NAME ADDRESS
Rodenfels Family Trust dated
October 19, 2016, c/o David R. and Benjamin L. Rodenfels, co-Trustees.
70 Altadena Drive,
Pittsburgh, Pennsylvania 15228

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

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-003471
Division Probate
IN RE: ESTATE OF
CECILIA CLAIR COLESANTI,
Deceased.

The administration of the estate of Cecilia Clair Colesanti, deceased, whose date of death was March 15, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The name and address of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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

Personal Representative:
Nicholas James Colesanti
13788 River Forest Drive
Fort Myers, FL 33905
Attorney for Personal Representative:
Mary Vlasak Snell
Attorney
Florida Bar Number: 516988
Pavese Law Firm
1833 Hendry Street
Fort Myers, FL 33902
Telephone: (239) 334-2195
Fax: (239) 332-2243
E-Mail: mvs@paveselaw.com
Secondary E-Mail: lja@paveselaw.com
November 14, 21, 2025 25-04590L

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 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 14, 2025.

Persons Giving Notice:
David R. Rodenfels
70 Altadena Drive
Pittsburgh, Pennsylvania 15228
Benjamin L. Rodenfels
3508 16th Street Court E.
Sarasota, Florida 34208
Attorney for Persons Giving Notice:
Britton G. Swank, Esq.
Attorney for Co-Petitioners
Florida Bar Number: 0651591
Britton G. Swank, P.A.
10175 Six Mile Cypress Parkway, Ste. 4
Fort Myers, Florida 33966
Telephone: (239) 208-3040
Fax: (239) 288-5570
E-Mail: ptg@swankelderlaw.com
Second E-Mail:
service@swankelderlaw.com
November 14, 21, 2025 25-04576L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 25-CP-3404
Division: Probate
IN RE: ESTATE OF
FRANCIS H. BOUDREAULT,
Deceased.

The administration of the Estate of Francis H. Boudreault, deceased, whose date of death was June 20, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. 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 the 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 the Decedent's Estate must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 or Curator has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Sections 732.216 – 732.228 applies, or may apply, unless a written demand is made by the surviving spouse or a beneficiary as specified under Section 732.2211.

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

Personal Representative:
Jody Ann Boudreault
5607 Ontario Circle
Bethesda, MD 20816
Attorney for Personal Representative:
Kevin A. Kyle
Attorney for Personal Representative
Florida Bar Number: 980595
SCHOENFELD KYLE &
ASSOCIATES LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: kevink@trustska.com
4923-0640-8048, v.1
November 14, 21, 2025 25-04586L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-003446
Division: Probate
IN RE: ESTATE OF
JOHN FRANCIS PETELINSEK,
a/k/a JOHN F. PETELINSEK,
Deceased.

The administration of the estate of John Francis Petelinsek, a/k/a John F. Petelinsek, deceased, whose date of death was April 3, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-3423
Division: Probate
IN RE: ESTATE OF
PETER W. WILLIAMS
Deceased.

The administration of the estate of Peter W. Williams, deceased, whose date of death was September 16, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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 14, 2025.

Personal Representative:
Peter Whitridge Williams, Jr.
3400 SW 27th Ave., Apt. 1005
Miami, Florida 33133
Attorney for Personal Representative:
Hayley E. Donaldson, Attorney
Florida Bar Number: 1002236
Sheppard Law Firm
9100 College Pointe Court
Fort Myers, FL 33919
Telephone: (239) 334-1141
Fax: (239) 334-3965
E-Mail: donaldson@sbshlawfirm.com
Secondary E-Mail:
tcorsini@sbshlawfirm.com
November 14, 21, 2025 25-04585L

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 14, 2025.

Personal Representative:
Pamela Petelinsek
7718 Calistoble Loop
Fort Myers, FL 33907
Attorney for Personal Representative:
Lowell S. Schoenfeld
Attorney for Personal Representative
Florida Bar Number: 980099
SCHOENFELD KYLE &
ASSOCIATES LLP
1380 Royal Palm Square Blvd.
Fort Myers, FL 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: lowells@trustska.com
Sec. E-Mail: bethm@trustska.com
November 14, 21, 2025 25-04589L

SUBSEQUENT INSERTIONS

--- PUBLIC SALES / ACTIONS ---

SECOND INSERTION

Notice of Self Storage Sale
Please take notice Prime Storage - North Fort Myers Hancock located at 4150 Hancock Bridge Pkwy #39 North Fort Myers FL 33903 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants who are in default at an Auction. The sale will occur as an online auction via www.selfstorageauction.com on 11/25/2025 at 12:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Debra Bitondo unit #00327; Kenia Espinal unit #00344. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.
November 7, 14, 2025 25-04434L

SECOND INSERTION

NOTICE
TO: ALEX JUSTINIANO, FATHER OF A FEMALE CHILD BORN UNTO CHRYSTAL M. HALL ON MARCH 31, 2017 (JUVENILE CASE NO.: 25-JA-116-WS)
CHRYSTAL M. HALL, MOTHER OF A FEMALE CHILD BORN UNTO CHRYSTAL M. HALL ON MARCH 31, 2017 (JUVENILE CASE NO.: 25-JA-116-WS)

Pursuant to Chapter 49, Article 4, Section 601 of the Code of West Virginia, notice is hereby given to you that a petition has been filed in the Circuit Court of Mercer County, West Virginia, alleging that your child is a neglected and/or abused child, which proceedings can result in the permanent termination of parental rights.

This matter has been scheduled for a hearing on the 16th day of DECEMBER, 2025 at 1:00 p.m., before the Honorable William J. Sadler, Judge of the Circuit Court, at the Mercer County Courthouse, Princeton, West Virginia.

Jason Ballard, Esq., 1409 Wenonah Avenue, Pearisburg, VA 24740, (540) 787-5011, is appointed as counsel of record for Respondent Alex Justiniano. You are hereby notified that you may be present at such hearing and defend your rights.

DATED: November 3, 2025.
JULIE A. BALL
CLERK OF THE CIRCUIT COURT
MERCER COUNTY, WEST VIRGINIA
BY: SHERRY COX
HER DEPUTY CLERK
November 7, 14, 2025 25-04493L

THIRD INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)

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

CASE NO: 25-DR-007590
IN RE: The Marriage of
Bianca Susanne Ingraham
Petitioner

and
Lionell Carl Ingraham
Respondent

TO: Lionell Carl Ingraham
7115 High Hopes Road, Panama City, Florida 32409

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Bianca Susanne Ingraham whose address is 7204 Taunton Lane, Panama City, Florida 32409 on or before December 1, 2025, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

Copies of all court documents in this case, including orders, are available at the Clerk of Circuit Court's office. You may review these documents upon request.

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

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.
Dated: 10/20/2025

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: E Bakelman
Deputy Clerk
Oct. 31; Nov. 7, 14, 21, 2025
25-04428L

--- PUBLIC SALES ---

SECOND INSERTION

Notice of Regular Meeting and Public Hearing to Consider Adoption of Assessment Roll and Imposition of Non-Ad Valorem Special Assessments Pursuant to Chapters 170, 190, and 197, Florida Statutes, by the Brightwater Community Development District

The Board of Supervisors (“**Board**”) of the Brightwater Community Development District (“**District**”) will hold a regular meeting and public hearing on **Friday, December 5, 2025, at 11:00 a.m., at the Hyatt Place Ft. Myers at the Forum located at 2600 Champion Ring Road, Fort Myers, Florida 33905.**

The purpose of the public hearing will be to consider the adoption of an assessment roll and to provide for the levy, collection, and enforcement of proposed non-ad valorem special assessments (“**Debt Assessments**”) that will secure the District’s proposed capital improvement revenue bonds, to be issued in one or more series. At this hearing, the Board will hear testimony from any interested property owners as to the propriety and advisability of the Debt Assessments on all benefitted lands within the District, more fully described in the Amended Master Special Assessment Methodology Report dated October 28, 2025. The proposed bonds will fund the public improvements described in the Amended Master Report of the District Engineer dated October 28, 2025. The Board will sit as an equalizing Board to consider comments on these assessments. The public hearing is being conducted pursuant to Chapters 170, 190, and 197, Florida Statutes.

The annual principal assessment levied against each parcel will be based on repayment over 30 years of the total debt allocated to each parcel. The District expects to collect sufficient revenues to retire no more than \$44,560,000 principal in debt, excluding interest, collection costs and discounts for early payment. The proposed schedule of assessments is as follows:

BRIGHTWATER COMMUNITY DEVELOPMENT DISTRICT BONDS PAR AND DEBT SERVICE ASSESSMENTS ALLOCATION								
DEVELOPED PROPERTY ERU ASSIGNMENT, DEBT AND MADS ALLOCATION								
PRODUCT	UNIT COUNT	ERU PER UNIT	TOTAL ERUs	% OF ERUs	PRODUCT TYPE		PER UNIT	
					TOTAL PRINCIPAL	TOTAL MADS ⁽²⁾	TOTAL PRINCIPAL	TOTAL MADS ⁽²⁾
Villas 35'	222	0.70	155.40	21.55%	\$9,604,194	\$773,967	\$43,262	\$3,486
Single Family 40'	47	0.80	37.60	5.21%	\$2,323,795	\$187,266	\$49,442	\$3,984
Single Family 50'	528	1.00	528.00	73.23%	\$32,632,011	\$2,629,666	\$61,803	\$4,980
TOTAL	797		721.00	100%	44,560,000	3,590,930		
(1) Allocation of total bond principal & assessments based on equivalent residential units. Individual lot principal and interest assessments calculated on a per unit basis. 12 months Capitalized Interest Period.								
(2) Includes principal, interest and is net of early payment discount and collection fees.								

The Debt Assessments are anticipated to be initially directly collected in accordance with Chapter 190, Florida Statutes. Alternatively, the District may elect to use the Lee County Tax Collector to collect the Debt Assessments.

Failure to pay the assessments may subject the property to foreclosure and/or cause a tax certificate to be issued against the property, either of which may result in a loss of title. All affected property owners have the right to appear at the public hearing and the right to file written objections with the District within 20 days of publication of this notice.

At the conclusion of the public hearing, the Board will hold a regular public meeting to consider matters related to the construction of public improvements, to consider matters related to a bond issue to finance public improvements, to consider the services and facilities to be provided by the District and the financing plan for same, and to consider any other business that may lawfully be considered by the District.

The Board meeting and public hearing are open to the public and will be conducted in accordance with the provisions of Florida Law for community development districts. The Board meeting and/or the public hearing may be continued in progress to a date and time certain announced at the meeting and/or hearing.

If anyone chooses to appeal any decision made by the Board with respect to any matter considered at the meeting or public hearing, such person will need a record of the proceedings and should accordingly ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which such appeal is to be based.

Pursuant to the Americans with Disabilities Act, any person requiring special accommodations at the meeting or hearing because of a disability or physical impairment should contact the District Office at (813) 565-4663 at least 2 business days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 or 1-800-955-8771 (TTY), or 1-800-955-8770 (voice) for aid in contacting the District office.

Audette Bruce, District Manager

RESOLUTION NO. 2026-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE BRIGHTWATER COMMUNITY DEVELOPMENT DISTRICT DECLARING NON-AD VALOREM SPECIAL ASSESSMENTS; INDICATING THE LOCATION, NATURE AND ESTIMATED COST OF THE PUBLIC IMPROVEMENTS WHICH COST IS TO BE DEFRAYED IN WHOLE OR IN PART BY SUCH DEBT ASSESSMENTS; PROVIDING THE PORTION OF THE ESTIMATED COST OF THE PUBLIC IMPROVEMENTS TO BE DEFRAYED IN WHOLE OR IN PART BY SUCH DEBT ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH DEBT ASSESSMENTS SHALL BE MADE; PROVIDING WHEN SUCH DEBT ASSESSMENTS SHALL BE MADE; DESIGNATING LANDS UPON WHICH SUCH DEBT ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT PLAT; AUTHORIZING THE PREPARATION OF A PRELIMINARY ASSESSMENT ROLL; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Board of Supervisors (the “**Board**”) of the Brightwater Community Development District (the “**District**”) has determined to construct and/or acquire certain public improvements (the “**Project**”) set forth in the plans and specifications described in the Amended Master Report of the District Engineer dated October 28, 2025 (the “**Engineer’s Report**”), incorporated by reference as part of this Resolution and which is available for review at the offices of Kai, located at 2502 North Rocky Point Drive, Suite 1000, Tampa, Florida 33607 (the “**District Office**”); and

WHEREAS, the Board finds that it is in the best interest of the District to pay the cost of the Project by imposing, levying, and collecting non-ad valorem special assessments pursuant to Chapter 190, the Uniform Community Development District Act, Chapter 170, the Supplemental and Alternative Method of Making Local Municipal Improvements, and Chapter 197, Florida Statutes (the “**Debt Assessments**”); and

WHEREAS, the District is empowered by Chapters 190, 170, and 197, Florida Statutes, to finance, fund, plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate, and maintain the Project and to impose, levy, and collect the Debt Assessments; and

WHEREAS, the Board hereby determines that benefits will accrue to the property improved, the amount of those benefits, and that the Debt Assessments will be made in proportion to the benefits received as set forth in the Amended Master Special Assessment Methodology Report dated October 28, 2025, (the “**Assessment Report**”) incorporated by reference as part of this Resolution and on file in the District Office; and

WHEREAS, the District hereby determines that the Debt Assessments to be levied will not exceed the benefits to the property improved.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF THE DISTRICT THAT:

- The foregoing recitals are hereby incorporated as the findings of fact of the Board.
- The Debt Assessments shall be levied to defray all of the costs of the Project.
- The nature of the Project generally consists of public improvements consisting of water management and control, water supply, sewer and wastewater management, roads, parks and recreational facilities, undergrounding of electrical power, landscaping, hardscaping, and irrigation, all as described more particularly in the plans and specifications on file at the District Office, which are by specific reference incorporated herein and made part hereof.
- The general locations of the Project are as shown on the plans and specifications referred to above.
- As stated in the Engineer’s Report, the estimated cost of the Project is approximately **\$36,263,500** (hereinafter referred to as the “**Estimated Cost**”).
- As stated in the Assessment Report, the Debt Assessments will defray approximately **\$44,560,000** of the expenses, which includes the Estimated Cost, plus financing related costs, capitalized interest, a debt service reserve and contingency, all of which may be financed by the District’s proposed capital improvement revenue bonds, to be issued in one or more series.
- The manner in which the Debt Assessments shall be made is based upon an allocation of the benefits among the parcels or real property benefited by the Project as set forth in the Assessment Report:
 - For unplatted lands the Debt Assessments will be imposed on a per acre basis in accordance with the Assessment Report.
 - For platted lands the Debt Assessments will be imposed on an equivalent residential unit basis per product type.
- In the event the actual cost of the Project exceeds the Estimated Cost, such excess may be paid by the District from additional special assessments or contributions from other entities. No such excess shall be required to be paid from the District’s general revenues.
- The Debt Assessments shall be levied in accordance with the Assessment Report referenced above on all lots and lands, within the District, which are adjoining and contiguous or bounding and abutting upon the Project or specially benefited thereby and further designated by the assessment plat hereinafter provided for below.
- There is on file at the District Office, an assessment plat showing the area to be assessed, with the plans and specifications describing the Project and the Estimated Cost, all of which shall be open to inspection by the public.
- The Chair of the Board has caused the District Manager to prepare a preliminary assessment roll which shows the lots and lands assessed, the amount of benefit to and the assessment against each lot or parcel of land and the number of annual installments into which the assessment is divided. The preliminary assessment roll is part of the Assessment Report which is on file at the District Office.
- In accordance with the Assessment Report and commencing with the year in which the District is obligated to make payment of a portion of the Estimated Cost acquired by the District, the Debt Assessments shall be paid in not more than 30 annual installments payable at the same time and in the same manner as are ad valorem taxes and as prescribed by Chapter 197, Florida Statutes; provided, however, that in the event the uniform method of the collection of non-ad valorem assessments is not available to the District in any year, or the District determines not to utilize the provision of Chapter 197, Florida Statutes, the Debt Assessments may be collected as is otherwise permitted by law.

Passed and Adopted on October 28, 2025.

Attest:

/s/ Audette Bruce
Printed Name: Audette Bruce
Secretary

Brightwater Community Development District

/s/ Michael Lawson
Michael Lawson
Chair of the Board of Supervisors



4921-3431-3330, v. 1
November 7, 14, 2025

25-04449L

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE
20th JUDICIAL CIRCUIT IN AND
FOR LEE COUNTY, FLORIDA
CASE NO: 2024-CC-009542
RIVER HALL COUNTRY CLUB
HOMEOWNERS ASSOCIATION,
INC., a not-for-profit Florida
corporation,
Plaintiff, vs.
BORIS BURRAGE; UNKNOWN
SPOUSE OF BORIS BURRAGE;
AND UNKNOWN TENANT(S),
Defendants.
NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment entered in this cause, in the County Court of Lee County, Florida, I will sell all the property situated in Lee County, Florida described as:

Lot 84, Block K, RIVER HALL COUNTRY CLUB, PHASE TWO, according to the Plat thereof as recorded in Instrument Number 2006000409514, of the Public Records of Lee

County, Florida, and any subsequent amendments to the aforesaid.
Property Address: 17393 Walnut Run Drive, Alva, FL 33920
at public sale, to the highest and best bidder, for cash, via the Internet at www.lee.realforeclose.com at 9:00 A.M. on December 4, 2025.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031.

KEVIN C KARNES,
CLERK OF COURT
(SEAL) By: T Mann
DEPUTY CLERK

MANKIN LAW GROUP
2535 Landmark Drive, Suite 212
Clearwater, FL 33761
(727) 725-0559

November 7, 14, 2025 25-04480L

NOTICE OF ACTION AS TO COUNT(S) III AGAINST DEFENDANT ANY AND ALL UNKNOWN PARTIES WHO CLAIM AN INTEREST AS SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, PERSONAL REPRESENTATIVES, ADMINISTRATORS OR AS OTHER CLAIMANTS, BY, THROUGH, UNDER OR AGAINST JOHNNY LEE HERRING, DECEASED AND KIMANI HERRING, AS POTENTIAL HEIR TO JOHNNY LEE HERRING
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
Case No.: 25-CA-004116
Division: Civil
Judge Rachael Spring Loukonen
Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida
Plaintiff, vs.
Any and All Unknown Parties who claim an interest as spouse, heirs, devisees, grantees, assignees, lienors, creditors, trustees, personal representatives, administrators or

as other claimants, by, through, under or against Lawrence Paul Mc Namara, deceased, et al.
Defendants.
To: ANY AND ALL UNKNOWN PARTIES WHO CLAIM AN INTEREST AS SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, PERSONAL REPRESENTATIVES, ADMINISTRATORS OR AS OTHER CLAIMANTS, BY, THROUGH, UNDER OR AGAINST JOHNNY LEE HERRING, DECEASED
10409 ALAMEDA ALMA ROAD
CLERMONT, FL 34711
UNITED STATES OF AMERICA
KIMANI HERRING, AS POTENTIAL HEIR TO JOHNNY LEE HERRING
29 MANOR COURT
GLEN ROCK, NJ 07452
UNITED STATES OF AMERICA
and all parties claiming interest by, through, under or against Defendant(s)
ANY AND ALL UNKNOWN PARTIES WHO CLAIM AN INTEREST AS SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, PERSONAL REPRESENTATIVES, ADMINISTRATORS OR AS OTHER CLAIMANTS, BY, THROUGH, UNDER OR AGAINST JOHNNY LEE HERRING, DECEASED

DECEASED AND KIMANI HERRING, AS POTENTIAL HEIR TO JOHNNY LEE HERRING, and all parties having or claiming to have any right, title or interest in the property herein described;
YOU ARE NOTIFIED that an action to enforce a lien on the following described property in Lee County, Florida: Unit 5242L, Week 43, Annual Coconut Plantation, a Condominium (the “Condominium”), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof (the “Declaration”).
Contract No.: 09-3630
has been filed against you; and you are required to serve a copy of your written defenses, if any, to it on MICHAEL E. CARLETON, Plaintiff’s attorney, P. O. Box 165028, Columbus, OH 43216-5028, within thirty (30) days after the first publication of this Notice and file the original with the Clerk of this Court either before service on Plaintiff’s attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Com-

plaint.
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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
WITNESS my hand and seal of this Court on the 29th day of October, 2025.
KEVIN C. KARNES
CLERK OF THE CIRCUIT COURT
LEE COUNTY, FLORIDA
(SEAL) By: K Shoap
Deputy Clerk
THE MANLEY LAW FIRM LLC
MICHAEL E. CARLETON,
Plaintiff’s attorney,
P. O. Box 165028,
Columbus, OH 43216-5028
25-016180_MAG
November 7, 14, 2025 25-04439L

--- PUBLIC SALES ---

SECOND INSERTION

Notice of Regular Meeting and Public Hearing to Consider Adoption of Assessment Roll and Imposition of Non-Ad Valorem Special Assessments Pursuant to Chapters 170, 190, and 197, Florida Statutes, by the Stoneybrook North Community Development District

The Board of Supervisors (“**Board**”) of the Stoneybrook North Community Development District (“**District**”) will hold a regular meeting and public hearing on **Friday, December 5, 2025, at 11:00 a.m., at the Hyatt Place Ft. Myers at the Forum located at 2600 Champion Ring Road, Fort Myers, Florida 33905.**

The purpose of the public hearing will be to consider the adoption of an assessment roll and to provide for the levy, collection, and enforcement of proposed non-ad valorem special assessments (“**Debt Assessments**”) that will secure the District’s proposed capital improvement revenue bonds, to be issued in one or more series. At this hearing, the Board will hear testimony from any interested property owners as to the propriety and advisability of the Debt Assessments on all benefitted lands within the District, more fully described in the Amended Master Special Assessment Methodology Report dated October 28, 2025. The proposed bonds will fund the public improvements described in the Amended Master Report of the District Engineer dated October 28, 2025. The Board will sit as an equalizing Board to consider comments on these assessments. The public hearing is being conducted pursuant to Chapters 170, 190, and 197, Florida Statutes.

The annual principal assessment levied against each parcel will be based on repayment over 30 years of the total debt allocated to each parcel. The District expects to collect sufficient revenues to retire no more than \$41,815,000 principal in debt, excluding interest, collection costs and discounts for early payment. The proposed schedule of assessments is as follows:

STONEYBROOK NORTH COMMUNITY DEVELOPMENT DISTRICT BONDS PAR AND DEBT SERVICE ASSESSMENTS ALLOCATION								
DEVELOPED PROPERTY ERU ASSIGNMENT, DEBT AND MADs ALLOCATION								
PRODUCT	UNIT COUNT	ERU PER UNIT	TOTAL ERUs	% OF ERUs	PRODUCT TYPE		PER UNIT	
					TOTAL PRINCIPAL	TOTAL MADs ⁽¹⁾	TOTAL PRINCIPAL	TOTAL MADs ⁽¹⁾
Villas 35'	120	0.70	84.00	11.25%	\$4,703,348	\$379,026	\$39,195	\$3,159
Single Family 50'	227	1.00	227.00	30.40%	\$12,710,237	\$1,024,272	\$55,992	\$4,512
Single Family 60'	278	1.20	333.60	44.67%	\$18,679,009	\$1,505,274	\$67,191	\$5,415
Single Family 70'	73	1.40	102.20	13.69%	\$5,722,406	\$461,148	\$78,389	\$6,317
TOTAL	698		746.80	100%	41,815,000	3,369,720		
(1) Allocation of total bond principal & assessments based on equivalent residential units. Individual lot principal and interest assessments calculated on a per unit basis, 23 months Capitalized Interest Period.								
(2) Includes principal, interest and is net of early payment discount and collection fees.								

The Debt Assessments are anticipated to be initially directly collected in accordance with Chapter 190, Florida Statutes. Alternatively, the District may elect to use the Lee County Tax Collector to collect the Debt Assessments.

Failure to pay the assessments may subject the property to foreclosure and/or cause a tax certificate to be issued against the property, either of which may result in a loss of title. All affected property owners have the right to appear at the public hearing and the right to file written objections with the District within 20 days of publication of this notice.

At the conclusion of the public hearing, the Board will hold a regular public meeting to consider matters related to the construction of public improvements, to consider matters related to a bond issue to finance public improvements, to consider the services and facilities to be provided by the District and the financing plan for same, and to consider any other business that may lawfully be considered by the District.

The Board meeting and public hearing are open to the public and will be conducted in accordance with the provisions of Florida Law for community development districts. The Board meeting and/or the public hearing may be continued in progress to a date and time certain announced at the meeting and/or hearing.

If anyone chooses to appeal any decision made by the Board with respect to any matter considered at the meeting or public hearing, such person will need a record of the proceedings and should accordingly ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which such appeal is to be based.

Pursuant to the Americans with Disabilities Act, any person requiring special accommodations at the meeting or hearing because of a disability or physical impairment should contact the District Office at (813) 565-4663 at least 2 business days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 or 1-800-955-8771 (TTY), or 1-800-955-8770 (voice) for aid in contacting the District office.

Audette Bruce, District Manager

RESOLUTION NO. 2026-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE STONEYBROOK NORTH COMMUNITY DEVELOPMENT DISTRICT DECLARING NON-AD VALOREM SPECIAL ASSESSMENTS; INDICATING THE LOCATION, NATURE AND ESTIMATED COST OF THE PUBLIC IMPROVEMENTS WHICH COST IS TO BE DEFRAYED IN WHOLE OR IN PART BY SUCH DEBT ASSESSMENTS; PROVIDING THE PORTION OF THE ESTIMATED COST OF THE PUBLIC IMPROVEMENTS TO BE DEFRAYED IN WHOLE OR IN PART BY SUCH DEBT ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH DEBT ASSESSMENTS SHALL BE MADE; PROVIDING WHEN SUCH DEBT ASSESSMENTS SHALL BE MADE; DESIGNATING LANDS UPON WHICH SUCH DEBT ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT PLAT; AUTHORIZING THE PREPARATION OF A PRELIMINARY ASSESSMENT ROLL; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Board of Supervisors (the “**Board**”) of the Stoneybrook North Community Development District (the “**District**”) has determined to construct and/or acquire certain public improvements (the “**Project**”) set forth in the plans and specifications described in the Amended Master Report of the District Engineer dated October 28, 2025 (the “**Engineer’s Report**”), incorporated by reference as part of this Resolution and which is available for review at the offices of Kai, located at 2502 North Rocky Point Drive, Suite 1000, Tampa, Florida 33607 (the “**District Office**”); and

WHEREAS, the Board finds that it is in the best interest of the District to pay the cost of the Project by imposing, levying, and collecting non-ad valorem special assessments pursuant to Chapter 190, the Uniform Community Development District Act, Chapter 170, the Supplemental and Alternative Method of Making Local Municipal Improvements, and Chapter 197, Florida Statutes (the “**Debt Assessments**”); and

WHEREAS, the District is empowered by Chapters 190, 170, and 197, Florida Statutes, to finance, fund, plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate, and maintain the Project and to impose, levy, and collect the Debt

Assessments; and

WHEREAS, the Board hereby determines that benefits will accrue to the property improved, the amount of those benefits, and that the Debt Assessments will be made in proportion to the benefits received as set forth in the Amended Master Special Assessment Methodology Report dated October 28, 2025, (the “**Assessment Report**”) incorporated by reference as part of this Resolution and on file in the District Office; and

WHEREAS, the District hereby determines that the Debt Assessments to be levied will not exceed the benefits to the property improved.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF THE DISTRICT THAT:

- The foregoing recitals are hereby incorporated as the findings of fact of the Board.
- The Debt Assessments shall be levied to defray all of the costs of the Project.
- The nature of the Project generally consists of public improvements consisting of water management and control, water supply, sewer and wastewater management, roads, parks and recreational facilities, undergrounding of electrical power, landscaping, hardscaping, and irrigation, all as described more particularly in the plans and specifications on file at the District Office, which are by specific reference incorporated herein and made part hereof.
- The general locations of the Project are as shown on the plans and specifications referred to above.
- As stated in the Engineer’s Report, the estimated cost of the Project is approximately **\$30,870,000** (hereinafter referred to as the “**Estimated Cost**”).
- As stated in the Assessment Report, the Debt Assessments will defray approximately **\$41,815,000** of the expenses, which includes the Estimated Cost, plus financing related costs, capitalized interest, a debt service reserve and contingency, all of which may be financed by the District’s proposed capital improvement revenue bonds, to be issued in one or more series.
- The manner in which the Debt Assessments shall be made is based upon an allocation of the benefits among the parcels or real property benefited by the Project as set forth in the Assessment Report:
 - For unplatted lands the Debt Assessments will be imposed on a per acre basis in accordance with the Assessment Report.
 - For platted lands the Debt Assessments will be imposed on an equivalent residential unit basis per product type.
- In the event the actual cost of the Project exceeds the Estimated Cost, such excess may be paid by the District from additional special assessments or contributions from other entities. No such excess shall be required to be paid from the District’s general revenues.
- The Debt Assessments shall be levied in accordance with the Assessment Report referenced above on all lots and lands, within the District, which are adjoining and contiguous or bounding and abutting upon the Project or specially benefited thereby and further designated by the assessment plat hereinafter provided for below.
- There is on file at the District Office, an assessment plat showing the area to be assessed, with the plans and specifications describing the Project and the Estimated Cost, all of which shall be open to inspection by the public.
- The Chair of the Board has caused the District Manager to prepare a preliminary assessment roll which shows the lots and lands assessed, the amount of benefit to and the assessment against each lot or parcel of land and the number of annual installments into which the assessment is divided. The preliminary assessment roll is part of the Assessment Report which is on file at the District Office.
- In accordance with the Assessment Report and commencing with the year in which the District is obligated to make payment of a portion of the Estimated Cost acquired by the District, the Debt Assessments shall be paid in not more than 30 annual installments payable at the same time and in the same manner as are ad valorem taxes and as prescribed by Chapter 197, Florida Statutes; provided, however, that in the event the uniform method of the collection of non-ad valorem assessments is not available to the District in any year, or the District determines not to utilize the provision of Chapter 197, Florida Statutes, the Debt Assessments may be collected as is otherwise permitted by law.

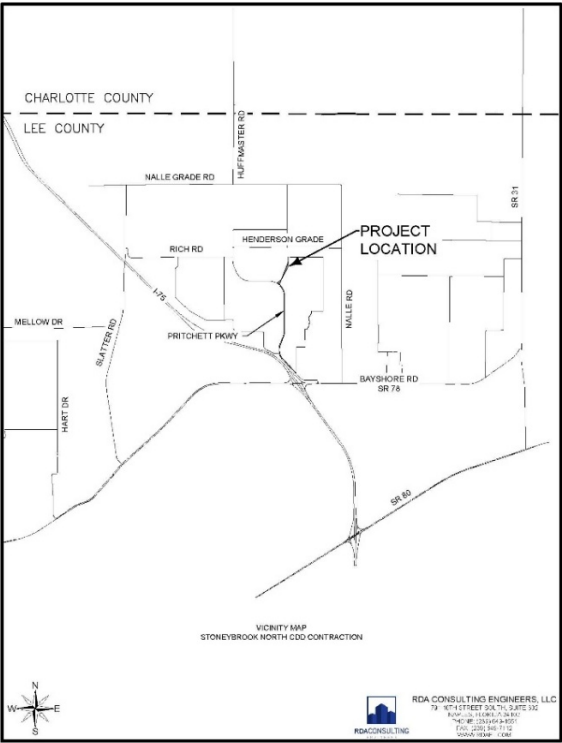
Passed and Adopted on October 28, 2025.

Attest:

/s/ Audette Bruce
Printed Name: Audette Bruce
Secretary

Stoneybrook North Community Development District

/s/ Michael Lawson
Michael Lawson
Chair of the Board of Supervisors



4937-2126-8850, v. 1
November 7, 14, 2025

25-04450L

--- TAX DEEDS ---

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001612
NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-16986
Year of Issuance 2023 Description of Property EAST HALF OF LOT 1, BLOCK 26, UNIT 7, SECTION 25, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 37, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-44-27-07-00026.001B
Names in which assessed: SHANI M VICKERMAN
All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Oct. 24, 31; Nov. 7, 14, 2025

25-04232L

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF ACTION AS TO COUNT(S) I AGAINST DEFENDANT ANY AND ALL UNKNOWN PARTIES WHO CLAIM AN INTEREST AS SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, PERSONAL REPRESENTATIVES, ADMINISTRATORS OR AS OTHER CLAIMANTS, BY, THROUGH, UNDER OR AGAINST LAWRENCE PAUL MC NAMARA, DECEASED, ANY AND ALL UNKNOWN PARTIES WHO CLAIM AN INTEREST AS SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, PERSONAL REPRESENTATIVES, ADMINISTRATORS OR AS OTHER CLAIMANTS, BY, THROUGH, UNDER OR AGAINST MARIE FOY MCNAMARA, DECEASED AND CAITLYN ELIZABETH MOYNIHAN, AS POTENTIAL HEIR TO MARIE FOY MCNAMARA
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
Case No.: 25-CA-004116
Division: Civil

Judge Rachael Spring Loukonen
Coconut Plantation Condominium Association, Inc., a corporation
not-for-profit under the laws of the State of Florida
Plaintiff, vs.
Any and All Unknown Parties who claim an interest as spouse, heirs, devisees, grantees, assignees, lienors, creditors, trustees, personal representatives, administrators or as other claimants, by, through, under or against Lawrence Paul Mc Namara, deceased, et al.
Defendants.
To: ANY AND ALL UNKNOWN PARTIES WHO CLAIM AN INTEREST AS SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, PERSONAL REPRESENTATIVES, ADMINISTRATORS OR AS OTHER CLAIMANTS, BY, THROUGH, UNDER OR AGAINST LAWRENCE PAUL MC NAMARA, DECEASED
4 CALLAGHAN BLVD
MALTA, NY 12020
UNITED STATES OF AMERICA
ANY AND ALL UNKNOWN PARTIES WHO CLAIM AN INTEREST AS SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, PERSONAL REPRESENTATIVES, ADMINIS-

TRATORS OR AS OTHER CLAIMANTS, BY, THROUGH, UNDER OR AGAINST MARIE FOY MCNAMARA, DECEASED
4 CALLAGHAN BLVD
MALTA, NY 12020
UNITED STATES OF AMERICA
CAITLYN ELIZABETH MOYNIHAN, AS POTENTIAL HEIR TO MARIE FOY MCNAMARA
4 CALLAGHAN BLVD
MALTA, NY 12020
UNITED STATES OF AMERICA
and all parties claiming interest by, through, under or against Defendant(s)
ANY AND ALL UNKNOWN PARTIES WHO CLAIM AN INTEREST AS SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, PERSONAL REPRESENTATIVES, ADMINISTRATORS OR AS OTHER CLAIMANTS, BY, THROUGH, UNDER OR AGAINST LAWRENCE PAUL MC NAMARA, DECEASED, ANY AND ALL UNKNOWN PARTIES WHO CLAIM AN INTEREST AS SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, PERSONAL REPRESENTATIVES, ADMINISTRATORS OR AS OTHER CLAIMANTS, BY, THROUGH, UNDER OR AGAINST MARIE FOY MCNAMARA, DE-

CEASED AND CAITLYN ELIZABETH MOYNIHAN, AS POTENTIAL HEIR TO MARIE FOY MCNAMARA, and all parties having or claiming to have any right, title or interest in the property herein described;
YOU ARE NOTIFIED that an action to enforce a lien on the following described property in Lee County, Florida: Unit 5160L, Week 49, Annual Coconut Plantation, a Condominium (the “Condominium”), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof (the “Declaration”).
Contract No.: 09-6445
has been filed against you; and you are required to serve a copy of your written defenses, if any, to it on MICHAEL E. CARLETON, Plaintiff’s attorney, P. O. Box 165028, Columbus, OH 43216-5028, within thirty (30) days after the first publication of this Notice and file the original with the Clerk of this Court either before service on Plaintiff’s attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
WITNESS my hand and seal of this Court on the 29th day of October, 2025.
KEVIN C. KARNES
CLERK OF THE CIRCUIT COURT
LEE COUNTY, FLORIDA
(SEAL) By: K Shoap
Deputy Clerk
THE MANLEY LAW FIRM LLC
MICHAEL E. CARLETON,
Plaintiff’s attorney,
P. O. Box 165028,
Columbus, OH 43216-5028
25-015780_MAG
November 7, 14, 2025 25-04437L

ESTATE

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File no. 25-CP-003247
IN RE: ESTATE OF DELORIS M. WENSEL,
Deceased.

The administration of the estate of DE-LORIS M. WENSEL, deceased, whose date of death was February 16, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, FL 33901. 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 STATUES 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:
Paul E. Wensel, c/o Joshua R. Fink
3025 Miller Rd.,
Ann Arbor, MI 48103
Attorney for Personal Representative:
Joshua R. Fink
Florida Bar No. 19104
Fink & Fink, PLLC
3025 Miller Rd., Ann Arbor, MI 48103
Telephone: (734) 994-1077
Fax: (734) 994-3737
Email address:
Joshua.Fink@finkandfink.com
November 7, 14, 2025 25-04445L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
File No. 2025-CP-3005
Division: Probate
IN RE: ESTATE OF CHRISTINE TOMASZEWSKI a/k/a CHRISTINA TOMASZEWSKI,
Deceased.

The administration of the estate of Christine Tomaszewski, deceased, whose date of death was July 31, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Ft. Myers, FL 33902. 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 ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

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

WOJCIECH TOMASZEWSKI
Personal Representative
ADAM M. GROSS, ESQ.
Florida Bar No. 114922
E-mail: agross@crewlawfl.com
Secondary Email:
jhendricks@crewlawfl.com
DOMINICO PALMA, ESQ.
Florida Bar No. 1030514
E-mail: dpalma@crewlawfl.com
Secondary Email:
jhendricks@crewlawfl.com
Attorneys for Personal Representative
CREW LAW, P.A.
1333 3rd Ave. S., Suite 505
Naples, FL 34102
Telephone: 239-790-8133
Facsimile: 239-230-2078
November 7, 14, 2025 25-04490L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE TWENTIETH CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 15-CP-002948
IN RE: ESTATE OF THOMAS MICHAEL FLYNN
Deceased.

The administration of the estate of THOMAS MICHAEL FLYNN, deceased, whose date of death was August 10, 2025, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 1700 MONROE ST, FORT MYERS, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

KATHY ANN FLYNN
Petitioner
2501 64th St W
Lehigh Acres, FL 33971
Susan M. Larned, Esq.
Attorney for Personal Representative
Florida Bar No. 1011025
The Larned Law Group, P.A.
Suite 39
Ft. Myers, FL 33907
Telephone: 239-202-2881
Email: susan@larnedlegal.com
November 7, 14, 2025 25-04455L

SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration)
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-2427
Division Probate
IN RE: ESTATE OF JAMES T. WRIGHT
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 JAMES T. WRIGHT, deceased, File Number 25-CP-2427, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr Boulevard, Fort Myers, Florida 33901; that the decedent's date of death was June 12, 2025; that the total value of the estate is \$29,825.47 and that the names and addresses of those to whom it has been assigned by such order are:

Name	Address
Shannon L. Dezendorf	3403 Wiz Montana Way Fort Myers, FL 33917

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.

Persons Giving Notice:
Shannon L. Dezendorf
Attorney for Persons Giving Notice
Tasha Warnock, Esq.
Florida Bar Number: 116474
The Warnock Law Group LLC
6843 Porto Fino Circle
Fort Myers, Florida 33912
Telephone: (239) 437-1197
Fax: (239) 437-1196
E-Mail:
service@warnocklawgroup.com
Secondary E-Mail:
twarnock@warnocklawgroup.com
November 7, 14, 2025 25-04454L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE TWENTIETH CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-002635
Probate: Shenko, James R
IN RE: ESTATE OF AUGUST UMLAUF
Deceased.

The administration of the estate of AUGUST UMLAUF, deceased, whose date of death was January 10, 2025, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 1700 MONROE ST, FORT MYERS, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Signed on this 5th day of August 2025.

Sean A. Umlauf
Personal Representative
156 Gail Drive
Tryon, NC 28782
Susan M. Larned, Esq.
Attorney for Personal Representative
Florida Bar No. 1011025
The Larned Law Group, P.A.
Suite 39
Ft. Myers, FL 33907
Telephone: 239-202-2881
Email: susan@larnedlegal.com
November 7, 14, 2025 25-04453L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-002783
IN RE: THE ESTATE OF: MARLIN KENT SHAW
Deceased.

The administration of the estate of MARLIN KENT SHAW, deceased, whose date of death was May 19, 2025, is pending in the Circuit Court of Lee County, Florida Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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 the 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 THREE 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 this decedent and other persons having claims or demands against the decedent's estate must file their claims with the court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

NOT WITHSTANDING 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:
Dana Shaw
2249 Grayson Way
Pocatello, ID 83201
Attorney for Personal Representative:
WESLEY T. MATHIEU, ESQ.
sklawyers, pll
1314 Cape Coral Pkwy E. Ste. 320
Cape Coral, FL 33904
Telephone: (239) 772-1993
Email: wmathieu@sklawyers.net
Florida Bar No. 116222
November 7, 14, 2025 25-04468L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-003156
IN RE: ESTATE OF JOHN STEPHEN DAVIDSON
a/k/a JOHN S. DAVIDSON,
Deceased.

The administration of the Estate of John Stephen Davidson a/k/a John S. Davidson, deceased, whose date of death was June 3, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 2469, Fort Myers, Florida 33902. 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:
Daisy Thompson
2045 Bayside Parkway
Fort Myers, Florida 33901
Attorney for Personal Representative:
Ashly Mae Guernaccini, Esq.
Florida Bar Number: 1022329
At Cause Law Office, PLLC
314 S. Missouri Avenue, Suite 201
Clearwater, Florida 33756
Telephone: (727) 477-2255
Fax: (727) 234-8024
E-Mail: ashly@atacauselaw.com
Secondary E-Mail:
ashley.cribbis@atacauselaw.com
November 7, 14, 2025 25-04486L

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-003003
IN RE: ESTATE OF YVES C. VAN DEN BRANDEN,
AKA YVES VAN DEN BRANDEN,
Deceased.

The administration of the estate of YVES C. VAN DEN BRANDEN, aka YVES VAN DEN BRANDEN, deceased, whose date of death was April 27, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Circuit Court, Probate Division, 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of 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

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-003314
IN RE: ESTATE OF RICHARD G. BAKER, AKA RICHARD GRIFFITH BAKER,
Deceased.

The administration of the estate of RICHARD G. BAKER, aka RICHARD GRIFFITH BAKER, deceased, whose date of death was September 22, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Circuit Court, Probate Division, 1700 Monroe Street, Fort Myers, FL 33901. 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 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.

Personal Representative:
/s/ Richard G. Baker Jr
RICHARD G. BAKER JR
612 River Rd
West Cossackie, NY 12192
Attorney for Personal Representative:
/s/ Gregory J Nussbickel
Gregory J Nussbickel
E-Mail Addresses:
greg@will.estate
christine@will.estate
Florida Bar No. 0580643
The Nussbickel Law Firm P.A.
12487 Brantley Commons Court
Fort Myers, FL 33907
Telephone: (239)900-9455
November 7, 14, 2025 25-04470L

SECOND INSERTION

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

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-2198
Division Probate
IN RE: ESTATE OF ESTHER A. BANKUTI
Deceased.

The administration of the estate of ESTHER A. BANKUTI, deceased, whose date of death was December 11, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St, Fort Myers, FL 33901. 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:
Ann M. Jona
380 Belmont Avenue
Redwood City, CA 94061
Attorney for Personal Representative:
Darrin R. Schutt
Attorney for Ann M. Jona
Florida Bar Number: 886830
SCHUTT LAW FIRM PA
12601 New Brittany Boulevard
Fort Myers, Florida 33907
Telephone: (239) 540-7007
Fax: (239) 791-1080
E-Mail: darrin.schutt@schuttlaw.com
Secondary E-Mail:
info@schuttlaw.com
November 7, 14, 2025 25-04467L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-3357
Division Probate
IN RE: ESTATE OF MORRIS CHAZIN
Deceased.

The administration of the estate of Morris Chazin, deceased, whose date of death was September 16, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of 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:
Steve Chazin
11398 Amber Hills CT
Fairfax, Virginia 22033
Attorney for Personal Representative:
Jennifer J. Hammond, Esq. - Attorney
Florida Bar Number: 121531
SCHOENFELD KYLE & ASSOCIATES LLP
1380 Royal Palm Square
FORT MYERS, FL 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: jenniferj@trustska.com
Secondary E-Mail:
carolg@trustska.com
4904-2332-2229, v. 1
November 7, 14, 2025 25-04441L

--- ESTATE ---

--- ACTIONS / SALES ---

SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 2025-CP-3160 IN RE: ESTATE OF STANLEY ROBERT MOORE a/k/a STANLEY MOORE, Deceased. The administration of the estate of STANLEY ROBERT MOORE a/k/a STANLEY MOORE, deceased, whose date of death was November 20, 2024, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King, Jr. Blvd., Fort Myers, FL 33901. 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 THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (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 THREE (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 7, 2025. Personal Representative: CRISTINA LEUTHNER 5520 NE Trieste West Boca Raton, Florida 33487 ABIGAIL MOORE-REITER 2181 Las Amigas Road Napa, CA 94959 Attorney for Personal Representative: LAURENCE I. BLAIR, ESQ. Florida Bar Number: 999430 Greenspoon Marder LLP 2255 Glades Road, Suite 400-E Boca Raton, FL 33431 Telephone: (561) 994-2212 Fax: (561) 322-2965 E-Mail: larry.blair@gmlaw.com Alt. E-Mail: maryann.zucker@gmlaw.com 85696.0001 62271370v1 November 7, 14, 2025 25-04491L

SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION CASE NO.: 25-CP-2739 IN RE: ESTATE OF DIANE M. ZABELL, Deceased. The administration of the Estate of Diane M. Zabell, deceased, whose date of death was August 9, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St., Fort Myers, FL 33907. 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 THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (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 Sections 732.216-732.228, Florida Statutes, applies, or may apply,	unless a written demand is made by a creditor as specified under Section 732.221, Florida Statutes. The written demand must be filed with the clerk. All other creditors of the Decedent and other persons having claims or demands against Decedent's estate must file their claims with this court WITHIN THREE (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, FLORIDA STATUTES, 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. /s/ Don L. Dolan, Jr., Don L. Dolan, Jr., Personal Representative 22286 Edgewater, Novi, MI 48375 /s Matthew A. Linde Matthew A. Linde, Esq. FL Bar No.: 528791 LINDE, GOULD & ASSOCIATES 12693 New Brittany Blvd. Fort Myers, FL 33907 Telephone: (239) 939-7100 Facsimile: (239) 939-7104 malinde@lindegould.com courtfilings@lindegould.com Attorney for the Personal Representative November 7, 14, 2025 25-04488L

SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-003152 Division PROBATE IN RE: ESTATE OF TORNES B. MOCK Deceased. The administration of the estate of Tornes B. Mock, deceased, whose date of death was July 12, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. 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 personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.221, Florida Statutes. The written demand must be filed with the clerk. The date of first publication of this notice is November 7, 2025. Personal Representative: Mr. Michael Todd 20731 East Farwood Ter. Cypress, TX 77433 Attorney for Personal Representative: Tasha A. Warnock, Esq. Attorney for Personal Representative Florida Bar Number: 116474 The Warnock Law Group 6843 Porto Fino Circle Fort Myers, FL 33912 Telephone: (239) 437-1197 Fax: (239) 437-1196 E-Mail: service@warnocklawgroup.com Secondary E-Mail: twarnock@warnocklawgroup.com November 7, 14, 2025 25-04485L

SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-002959 IN RE: ESTATE OF RONALD LEWIS LEE, Deceased. The administration of the estate of RONALD LEWIS LEE, Deceased, whose date of death was March 1, 2025, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 1700 Monroe Street, Ft. Myers, FL 33901. 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. 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. A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.221. The date of first publication of this notice is November 7, 2025. Personal Representative: Dillana Randant Attorney for Personal Representative: Scott R. Bugay, Esquire Florida Bar No. 5207 2501 Hollywood Blvd. Suite 206 Hollywood, Florida 33020 Telephone: (954)767-3399 Fax: (305) 945-2905 Primary Email: Scott@srblawyers.com Secondary Email: angelica@srblawyers.com November 7, 14, 2025 25-04487L	SECOND INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE TWELFTH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2024-CA-005516 COASTAL COMMUNITY BANK, Plaintiff, vs. DARREL YOUNG et al., Defendants. NOTICE OF SALE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure entered on October 29, 2025, in Case No. 2024-CA-005516 of the Circuit Court of the Twentieth Judicial Circuit, in and for Lee County, Florida, wherein COASTAL COMMUNITY BANK, is Plaintiff, and DARREL YOUNG is Defendant, the Office of Kevin C. Karnes, Lee County Clerk of the Court, will sell to the highest and best bidder for cash beginning at 9:00 a.m. on-line at www.lee.realforeclose.com on the December 18, 2025, in accordance with Section 45.031, Florida Statutes, the following described property as set forth in said Final Judgment, to-wit: LOT 25, RESUBDIVISION OF ADDITION 2 OF FORT MYERS ESTATES, PART 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 23, PAGE 66, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. A/K/A 1E Clermont Court, Ft. Myers, FL 33916 (the "Property") together with all existing or subsequently erected or affixed buildings, improvements and fixtures. Any person claiming an interest in the surplus funds from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim in accordance with Florida Statutes, Section 45.031. Dated: 10/30/2025 Kevin Karnes Clerk of Court, Lee County (SEAL) By: N Wright-Angad Deputy Clerk of Court November 7, 14, 2025 25-04443L
SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 2025 CP 3390 IN RE: ESTATE OF EILEEN GRACE PALMER Deceased. The administration of the Estate of Eileen Grace Palmer, deceased, File Number 2025 CP 3390, 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. 732.221. The date of first publication of this Notice is November 7, 2025. Petitioner: Christine Marie Scalzo 17773 Spanish Harbour Court Fort Myers, Florida 33908 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 25-04494L	SECOND INSERTION NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION Case No. 24-CC-2121 SEVEN LAKES ASSOCIATION, INC., Plaintiff, v. BEVERLY LONDONO, UNITED STATES OF AMERICA, et al., Defendants NOTICE IS HEREBY GIVEN that, pursuant to a Final Summary Judgment of Foreclosure dated August 28, 2025, entered in Civil Case No. 2024-CC-2121 of the County Court of the Twentieth Judicial Circuit in and for Lee County, I will sell to the Highest and Best Bidder for Cash by electronic sale beginning at 9:00 a.m. on the prescribed date at www.lee.realforeclose.com at 9:00 a.m. on the 11 day of December, 2025, the following described property as set forth in said Final Judgment, to-wit: That certain condominium parcel composed of Family Unit 217 and the undivided shares in the common elements appurtenant thereto, in accordance with and subject to the covenants, conditions, restrictions, terms and other provisions of the DECLARATION OF CONDOMINIUM OF SEVEN LAKES BUILDING NO. 7, a condominium, with the schedules annexed thereto, as recorded in Official Records Book 929, Pages 238 through 276, as subsequently amended, all in the Public Records of Lee County, Florida. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim within 60 days after the sale. Dated day of 10/31/2025, Kevin C. Karnes Clerk of Court (SEAL) By: N Wright-Angad Deputy Clerk November 7, 14, 2025 25-04456L

SECOND INSERTION	
CLERK'S NOTICE OF SALE UNDER F.S. CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA Case No. 25-CA-002367 Honorable Judge: Cohen, Kyle Scott PLANET HOME LENDING, LLC Plaintiff, vs. PAUL AYALA-ANDERSON; ROBERT AYALA-ANDERSON; COLONIAL OAKS COMMUNITY ASSOCIATION, INC.; UNKNOWN TENANT OCCUPANT #1; UNKNOWN TENANT OCCUPANT #2; Defendants, NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated Octoer 29 2025 in the above-styled cause, I Kevin Karnes, Clerk of the Circuit Court of Lee County, will sell to the highest and best bidder for cash online at www.lee.realforeclose.com at 9:00 A.M. on February 26, 2026 the following described property: LOT 12, BLOCK 3, COLONIAL OAKS, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 71, PAGE 60, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. PARCEL ID: 34-46-25-E3-09003.0120 COMMONLY KNOWN AS: 9894 Colonial Walk N., Estero, FL 33928. 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. Dated this 10/31/2025. Kevin Karnes, Clerk of Circuit Court (SEAL) By: N Wright-Angad Deputy Clerk of Court MATTHEW T. WASINGER, ESQ. WASINGER LAW OFFICE, PLLC 605 E. ROBINSON ST. SUITE 730 ORLANDO, FL 32801 /s/ Matthew T. Wasinger Matthew T. Wasinger, Esquire Fla. Bar No.: 0057873 Attorney for Plaintiff Service: mattw@wasingerlawoffice.com November 7, 14, 2025 25-04457L	SECOND INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 24-CA-006234 PINGORA LOAN SERVICING LLC, Plaintiff, vs. DANIELLE MASON, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated July 24, 2025, and entered in 24-CA-006234 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein SELECT PORTFOLIO SERVICING, INC. is the Plaintiff and DANIELLE MASON are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on December 04, 2025, the following described property as set forth in said Final Judgment, to wit: LOT 19, BLOCK E OF THAT CERTAIN SUBDIVISION KNOWN AS WILLOWood ADDITION NO. 2 ACCORDING TO THE PLAT THEREEOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF LEE COUNTY, FLORIDA, IN PLAT BOOK 28, PAGE 56 Property Address: 7171 DRAKE DR, FORT MYERS, FL 33908 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031. Dated this day of 10/31/2025 Kevin C. Karnes As Clerk of the Court (SEAL) By: N Wright-Angad As Deputy Clerk Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC Attorneys for Plaintiff 6409 Congress Avenue, Suite 100, Boca Raton, FL 33487 Telephone: 561-241-6901 Fax: 561-997-6909 25-303590 - MaM November 7, 14, 2025 25-04459L
SECOND INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 25-CA-5441 IN RE: FORFEITURE OF 2018 DODGE RAM 1500 VIN # 1C6RR7JT3JS118135 TO ALL PERSONS OR ENTITIES HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED: YOU ARE NOTIFIED that an action pursuant to the Florida Contraband Forfeiture Act has been filed by PETITIONER CARMINE MARCENO, as Sheriff of Lee County in the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida requesting that the \$13,150.00 U.S. Currency be forfeited to the Petitioner, SHERIFF CARMINE MARCENO, for the use and benefit of the LEE COUNTY SHERIFF'S OFFICE. You are further advised that the LEE COUNTY SHERIFF'S OFFICE is presently holding the above described 2018 DODGE RAM 1500; VIN # 1C6RR7JT3JS118135. You are required to file a copy of your written defenses, if any, to said forfeiture action on SARAH M. GOODMAN, Petitioner's attorney, whose address is Lee County Sheriff's Department, Legal Division, 14750 Six Mile Cypress Parkway, Fort Myers, Florida 33912, by mail within 30 days of first publication, and file the original with Clerk of the Court either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint. Dated this 3rd day of November, 2025. Kevin C. Karnes Clerk of Court (SEAL) By: K Shoap Deputy Clerk Sarah M. Goodman, Esquire LEE COUNTY SHERIFF'S OFFICE LEGAL DIVISION 14750 Six Mile Cypress Parkway Fort Myers, Florida 33912 (239) 477-1481 E-mail: SGoodman@SheriffLeeFL.org Secondary: E.Service@SheriffLeeFL.org By: Sarah M. Goodman Sarah M. Goodman Florida Bar No.: 1058980 November 7, 14, 2025 25-04475L	NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION CASE NO. 24-CA-007648 NATIONSTAR MORTGAGE LLC Plaintiff vs. CASSIE M. HALL; and all unknown parties claiming by, through, under and against the above named Defendant who are unknown to be dead or alive whether said unknown are persons, heirs, devisees, grantees, or other claimants; UNKNOWN SPOUSE OF CASSIE M. HALL; VICTORIA ARMS CONDOMINIUM ASSOCIATION INC.; TENANT I/UNKNOWN TENANT; TENANT II/UNKNOWN TENANT; TENANT III/UNKNOWN TENANT AND TENANT IV/ UNKNOWN TENANT; in possession of the subject real property, Defendants Notice is hereby given pursuant to the final judgment/order entered in the above noted case, that the Clerk of Court of Lee County, Florida will sell the following property situated in Lee County, Florida described as: UNIT NO. 106 OF VICTORIA ARMS, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN O.R. BOOK 1759, PAGE 3304, AND ALL EXHIBITS AND AMENDMENTS THEREOF, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property Address: 815 Victoria Dr, #106 Cape Coral, FL 33904 at public sale, to the highest and best bidder for cash, at www.lee.realforeclose.com, at 9:00 a.m. on December 4, 2025. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. The Court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein. Dated: 10/31/2025 KEVIN C. KARNES, Clerk of the Court (SEAL) By: N Wright-Angad Deputy Clerk Law Office of Gary Gassel, P.A. 2191 Ringling Boulevard Sarasota, Florida 34237 (941) 952-9322 / (941) 365-0907 (Fax) pleadings@gassellaw.com November 7, 14, 2025 25-04460L

SECOND INSERTION
NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION CASE NO. 24-CA-004500 MIDFIRST BANK Plaintiff, v. LINDA P JORDAN JONES A/K/A LINDA PEARL JORDAN JONES A/K/A LINDA P. JORDAN A/K/A LINDA PEARL JORDAN A/K/A LINDA P. JONES A/K/A LINDA J. JONES; UNKNOWN SPOUSE OF LINDA P. JORDAN JONES A/K/A LINDA PEARL JORDAN JONES A/K/A LINDA P. JORDAN A/K/A LINDA PEARL JORDAN A/K/A LINDA P. JONES A/K/A LINDA J. JONES; UNKNOWN TENANT 1; UNKNOWN TENANT 2; PNC BANK, NATIONAL ASSOCIATION Defendants. Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on October 14, 2025, in this cause, in the Circuit Court of Lee County, Florida, the clerk shall sell the property situated in Lee County, Florida, described as: LOT 2, BLOCK 95, UNIT 14, LEHIGH ACRES, SECTION 29, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 26, PAGE 49, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. at public sale, to the highest and best bidder, for cash, online at www.lee.realforeclose.com , on November 20, 2025 beginning at 09:00 AM. 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. Dated this day of 10/31/2025 Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: N Wright-Angad Deputy Clerk eXL Legal, PLLC 12425 28TH ST NORTH, STE. 200 ST. PETERSBURG, FL 33716-1826 EFILING@EXLLLEGAL.COM 1000010272 November 7, 14, 2025 25-04474L
SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-003222 Division Probate IN RE: ESTATE OF THOMAS CANNELL, aka THOMAS A CANNELL Deceased. The administration of the estate of THOMAS CANNELL, also known as THOMAS A CANNELL, deceased, whose date of death was April 29, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, FL 33901. 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. 732.221-732.228, 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 7, 2025. ROBERT C. LITAKER Personal Representative Heidi S. Webb Attorney for Personal Representative Florida Bar No. 73958 Law Office of Heidi S. Webb 210 South Beach Street, Ste. 202 Daytona Beach, FL 32114 Telephone: (386) 257-3332 Email: heidi@heidiwebb.com November 7, 14, 2025 25-04500L

SECOND INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CA-005004 GROUNDFLOOR PROPERTIES GA LLC, Plaintiff, vs. 24/7 QUALITY CONTRACTING, LLC; et al., Defendant(s). TO: 24/7 Quality Contracting, LLC Last Known Residence: 22347 County Road 15 Elk River, MN 55330 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Lee County, Florida: LOT (S) 40 AND 41, BLOCK 107, CAPE CORAL SUBDIVISION, UNIT 5, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 11, PAGE(S) 80 THROUGH 90, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH THOSE LANDS DESCRIBED WITHIN THE QUIT CLAIM DEED FROM THE CITY OF CAPE CORAL, AS RECORDED IN OFFICIAL RECORD BOOK 2558, PAGE 4061, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 401 W. Linton Blvd. Suite 202-B Delray Beach, FL 33444, within after 30 days 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. Dated on 10/30/2025 Kevin C. Karnes As Clerk of the Court (SEAL) By: N Wright-Angad As Deputy Clerk ALDRIDGE PITE, LLP, Plaintiff's attorney, 401 W. Linton Blvd. Suite 202-B Delray Beach, FL 33444 1696-045B Ref# 13030 November 7, 14, 2025 25-04442L
SECOND INSERTION
NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 25-CP-003408 Division Probate IN RE: ESTATE OF JAMIE LYNN JESKIE 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 Jamie Lynn Jeskie, deceased, File Number 25-CP-3408, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St, Ft. Myers, FL 33901; that the decedent's date of death was April 9, 2025; that the total value of the estate is \$22,000.00 and that the names and addresses of those to whom it has been assigned by such order are: Name Address Matthew Ryan Karas 8820 Jocelyn Drive Waynesboro, PA 17268 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: Patricia Jeskie 4135 SW 23rd Avenue Cape Coral, Florida 33914 Attorney for Person Giving Notice: Eviana J. Martin, Attorney Florida Bar Number: 36198 Martin Law Firm, PL 3701 Del Prado Blvd S. Cape Coral, Florida 33904 Telephone: (239) 443-1094 Fax: (941) 213-1231 E-Mail: eviana.martin@martinlawfirm.com November 7, 14, 2025 25-04498L

SECOND INSERTION
NOTICE OF SALE IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 24-CC-005919 LAZY DAYS PROPERTY OWNERS ASSOCIATION, INC., Plaintiff, vs. TIMOTHY JAMES HOSHOR, LINDA DIANE HOSHOR, SUSAN MICHELLE HOSHOR, and JANET SUE HOSHOR, Defendants. Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered in this cause, in the County Court of Lee County, Kevin C. Karnes, Lee County Clerk of the Court, will sell the property which is located at 661 Coral Lane, Unit No. 661, North Fort Myers, Florida 33917, in Lee County, Florida, and described more specifically as: LOT 124, Unit 1, SECTION 26, TOWNSHIP 43 SOUTH, RANGE 24 EAST, of that certain subdivision known as LAZY DAYS MOBILE VILLAGE, UNIT 1, according to the map or plat thereof on file and recorded in the office of the Clerk of the Circuit Court of Lee County, Florida, attached to Official Record book 736, Page 467 through 470, inclusive, in the Public Records of Lee County, Florida, more particularly described as: From the Northwest corner of the South 1/2 of the Southwest 1/4 of SECTION 26, TOWN-
SHIP 43 SOUTH, RANGE 24 EAST, run South 89° 30' 05" East along the North line of said South 1/2 of the Southwest 1/4 1832.40 feet, thence South 0° 06' 50" West 440.00 feet to the Point of Beginning, thence South 89° 30' 05" East 100.00 feet, thence South 0° 06' 50" West 54.98 feet, thence North 89° 36' 10" West 100.00 feet, along the South line of the Southwest 1/4 of Section 26, thence North 0° 06' 50" West 55.11 feet to the Point of Beginning. at public sale, to the highest and best bidder, for cash, via the internet at www.lee.realforeclose.com at 9:00 A.M. on the 20th day of November 2025. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031. 11/03/2025 Kevin C. Karnes Clerk of Court (SEAL) T Mann by Deputy Clerk Respectfully submitted, ATLAS LAW, PLLC Daniel M. Hartzog, Esq. - Fla. Bar No. 652067 1313 North Howard Avenue Tampa, Florida 33607 813.241.8269 efiling@atlaslaw.com Attorneys for Plaintiff November 7, 14, 2025 25-04481L
SECOND INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 25-CA-004268 LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. MARIA G. HERNANDEZ MIRELES, et al., Defendants. TO: JUAN MANUEL BOTELLO UNKNOWN SPOUSE OF JUAN MANUEL BOTELLO YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property: LOTS 2 AND 3, BLOCK 61, UNIT 5, SECTION 25, TOWNSHIP 44 SOUTH, RANGE 26 EAST, OF LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 70, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is PO BOX 5026, FORT LAUDERDALE, FL 33310 within thirty (30) days after the first publication of this Notice in the (Please publish in BUSINESS OBSERVER) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint. 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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, 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 this Court this day of 10/30/2025 KEVIN C. KARNES As Clerk of the Court (SEAL) By N Wright-Angad As Deputy Clerk De Cubas & Lewis, P.A., Attorney for Plaintiff, PO BOX 5026, FORT LAUDERDALE, FL 33310 25-02939 November 7, 14, 2025 25-04461L
SECOND INSERTION
RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION: CASE NO.: CASE NO: 24-CA-005836 LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. JEROD GENE KESSLER; SARAH B. KESSLER; HENDRY CREEK HOMEOWNERS ASSOCIATION, INC. F/K/A HENDRY CREEK WATERFRONT PROPERTY OWNERS ASSOCIATION INC. F/K/A HENDRY CREEK HOMEOWNER'S ASSOCIATION, INC; THE HUNTINGTON NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, SUCCESSOR BY MERGER TO TCF BANK, A NATIONAL BANKING ASSOCIATION; UNKNOWN TENANT #1 AND UNKNOWN TENANT #2, Defendants. NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Mortgage Foreclosure dated the 12th day of August 2025, and entered in Case No. 24-CA-005836, of the Circuit Court of the 20TH Judicial Circuit in and for LEE County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC, is the Plaintiff and JEROD GENE KESSLER; SARAH B. KESSLER; HENDRY CREEK HOMEOWNERS ASSOCIATION, INC. F/K/A HENDRY CREEK WATERFRONT PROPERTY OWNERS ASSOCIATION INC. F/K/A HENDRY CREEK HOMEOWNERS ASSOCIATION, INC; THE HUNTINGTON NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, SUCCESSOR BY MERGER TO TCF BANK, A NATIONAL BANKING AS-
SOCIATION; UNKNOWN TENANT #1 AND UNKNOWN TENANT #2, are defendants. Kevin C. Karnes, the Clerk of this Court shall sell to the highest and best bidder for cash electronically at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes at, 9:00 AM on the 18th day of December 2025, the following described property as set forth in said Final Judgment, to wit: LOT 45, BLOCK A, HENDRY CREEK, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 32, PAGE(S) 30 THROUGH 32, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Property Address: 7232 HEAVEN LN, FORT MYERS, FL 33908 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 WITH THE CLERK BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. Dated this day of 10/30/2025 KEVIN C. KARNES Clerk of the Circuit Court (SEAL) By: N Wright-Angad Deputy Clerk Submitted by: DELUCA LAW GROUP PLLC. ATTORNEY FOR THE PLAINTIFF 2101 NE 26TH STREET FORT LAUDERDALE, FL 33305 TELEPHONE: (954) 368-1311 FAX: (954) 200-8649 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 Service@delucalawgroup.com 24-06344-1 November 7, 14, 2025 25-04440L

SECOND INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR LEE COUNTY CIVIL DIVISION CASE NO. 25-CA-003256 US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS DELAWARE TRUSTEE FOR GS MORTGAGE-BACKED SECURITIES TRUST 2023-NQM1 Plaintiff, vs. JAYSON ARDAHL A/K/A JAYSON E. ARDAHL, BETH ARDAHL , et al. Defendants. TO: BETH ARDAHL CURRENT RESIDENCE UNKNOWN LAST KNOWN ADDRESS 2361 NW 37TH PL CAPE CORAL, FL 33993 and and 428 NW THE DR TOPEKA, KS 66606 1369 and and 2550 STATE HIGHWAY 248 APT 511 BRANSON, MO 65616 and and 1301 NE 7TH AVE CAPE CORAL, FL 33909 1331 You are notified that an action to foreclose a mortgage on the following property in Lee County, Florida: LOTS 43 AND 44, BLOCK 4336, CAPE CORAL UNIT 61, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 21, PAGE 4, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. commonly known as 2361 NW 37TH PL, CAPE CORAL, FL 33993 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jennifer M. Scott of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, within 30 days from the first date of publication, whichever is later) and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, 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: October 30, 2025. CLERK OF THE COURT Honorable Kevin C. Karnes 1700 Monroe Street Ft. Myers, Florida 33902 (SEAL) By: N Wright-Angad Deputy Clerk Jennifer M. Scott Kass Shuler, P.A., plaintiff's attorney, P.O. Box 800, Tampa, Florida 33601, (813) 229-0900 328202/2427995/wlp November 7, 14, 2025 25-04452L
SECOND INSERTION
NOTICE OF CIVIL ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION CASE NO: 25-CA-5461 MARC DYKES, Plaintiff, v. EMERSON SOUZA PIRES, LUCIMAR SOUZA PIRES, ENOCUE JOANAS PIRES, JEFFERSON CAPITAL SYSTEMS, LLC, UNITED STATES SECURITIES AND EXCHANGE COMMISSION, and GOODLEAP, LLC Defendants. TO: EMERSON SOUZA PIRES (address unknown) COMES NOW, the Plaintiff, MARC DYKES, by and through his undersigned counsel, and hereby gives notice that a mortgage foreclosure action on the following property listed below has been instituted in the above action and is now pending in the Twentieth Judicial Circuit Court of the State of Florida, County of Lee, on October 4, 2025; Case No: 2025-CA-5461. Lot(S) 29 and 30, Block 1766, Cape Coral Unit 45, according to the map or plat thereof, as recorded in Plat Book 21, page(s) 122 through 134, inclusive of the Public Records of Lee County, Florida. More commonly known as: 606 S.W. 35th Street, Cape Coral, Florida 33914. You are required to serve an Answer to this action upon: ADAM J. STEVENS, ESQ., STEVENS LEGAL GROUP, Plaintiffs' counsel, whose address is 4706 Chiquita Boulevard South, PMB 308, Cape Coral, Florida 33914, within 30 days from first date of publication and file the original with the Clerk of this Honorable Court at the Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, either before service on Plaintiffs' counsel or immediately thereafter. You must keep the Clerk of the Circuit Court's office notified of your current address. Future papers in this lawsuit will be mailed to the address on record at the Clerk's Office. Dated this 3rd day of November, 2025. Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: K. Shoap Deputy Clerk STEVENS LEGAL GROUP Counsel for Plaintiff 4706 Chiquita Boulevard S. PMB 308 Cape Coral, Florida 33914 Telephone: (239) 374-4353 Facsimile: (239) 374-4356 BY: /s/ Adam J. Stevens, Esq. ADAM J. STEVENS, ESQ. Florida Bar No. 31898 astevens@stevenslegalgroup.com nbolden@stevenslegalgroup.com fbenoit@stevenslegalgroup.com November 7, 14, 2025 25-04473L
SECOND INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 24-CA-006020 CARRINGTON MORTGAGE SERVICES LLC, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF EDNA C. MAZUR A/K/A EDNA MAZUR, DECEASED, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 25, 2025, and entered in 24-CA-006020 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein CARRINGTON MORTGAGE SERVICES LLC is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF EDNA C. MAZUR A/K/A EDNA MAZUR, DECEASED; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; TERRY TREPANIER; MICHAEL MAZUR; DEBORAH FUNSTON; DEBORAH FUNSTON, AS
PERSONAL REPRESENTATIVE OF THE ESTATE OF EDNA C. MAZUR A/K/A EDNA MAZUR, DECEASED are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com , at 09:00 AM, on December 04, 2025, the following described property as set forth in said Final Judgment, to wit: LOTS 28 AND 29, BLOCK 809, UNIT 22, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 14, PAGES 1 THROUGH 16, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property Address: 1403 SE 8TH PLACE, CAPE CORAL, FL 33990 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031. Dated this day of 10/31/2025 Kevin C. Karnes As Clerk of the Court (SEAL) By: N Wright-Angad As Deputy Clerk Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC Attorneys for Plaintiff 6409 Congress Avenue, Suite 100, Boca Raton, FL 33487 Telephone: 561-241-6901 Fax: 561-997-6909 24-229208 - MaM November 7, 14, 2025 25-04458L

ACTIONS / SALES

SECOND INSERTION

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

CASE NO.: 24-CA-006440

SERVBANK, SB,
Plaintiff, v.
EDWARD DAVENPORT III, et al.,
Defendants.

NOTICE is hereby given that Kevin C. Karnes, Clerk of the Circuit Court of Lee County, Florida, will on December 18, 2025, at 9:00 a.m. ET, via the online auction site at www.lee.realforeclose.com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Lee County, Florida, to wit:

Lot 35, IMPERIAL RIVER ESTATES, more particularly described as follows:

From the Northwest corner of Lot 16, Bonita Farms #1, as recorded in Plat Book 3, Page 27, Public Records of Lee County, Florida, in the Northwest Quarter of Section 35, Township 47 South, Range 25 East, Lee County, Florida, run South 150 feet; thence East 1 foot; thence South 75 feet to the Point of Beginning; continue South 75 feet; thence East 159 feet; thence North 75

feet; thence West 159 feet to the Point of Beginning.
Property Address: 27041 Edgewood St, Bonita Springs, FL 34135

pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number of which is set forth above.

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

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

WITNESS my hand and official seal of this Honorable Court this 11/04/2025

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: T Mann
DEPUTY CLERK

Tiffany & Bosco, P.A.
1201 S. Orlando Ave., Suite 430
Winter Park, FL 32789
floridaservice@tblaw.com
November 7, 14, 2025 25-04505L

SECOND INSERTION

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

PROBATE DIVISION
CASE NO: 25-CP-1599
IN RE: ESTATE OF
BARBARA ANN MURPHY,
Deceased.

The administration of the estate of Barbara Ann Murphy, deceased, whose date of death was November 27, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St., Fort Myers, FL 33901. 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 THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

Edmund Andrew Stanczak, Jr.,
Personal Representative
7745 Scenic Dr.,
Cumming, GA 30041
James Alan Stanczak,
Personal Representative
8572 Prince William Ct.,
Montgomery, TX 77316

/s/ Matthew A. Linde
Matthew A. Linde, Esq.
Florida Bar No: 528791
LINDE, GOULD & ASSOCIATES
12693 New Brittany Blvd.
Fort Myers, FL 33907
Telephone: (239) 939-7100
Facsimile: (239) 939-7104
malinde@lindegould.com
courtfilings@lindegould.com
Attorney for the Personal Representatives
November 7, 14, 2025 25-04499L

SECOND INSERTION

NOTICE OF DEFAULT AND INTENT TO FORECLOSE

TO: (See Exhibit A – Obligor)

The Manley Law Firm LLC has been appointed as Trustee by Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida for the purpose of instituting a Trustee Foreclosure and Sale under Fla. Stat. §721.855 on the following Timeshare Ownership Interest at Coconut Plantation described as:

Unit (See Exhibit A-Unit), Week (See Exhibit A-Week), (See Exhibit A-Type) Coconut Plantation, a Condominium (the ‘Condominium’), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof..

Exhibit A

OBLIGOR: John Tischuk, AKA John M. Tischuk, 1325 SW 1 TERRACE, Deerfield Beach, FL 33441 and Aimee L. Tischuk, 1325 SW 1 TERRACE, Deerfield Beach, FL 33441; WEEK: 41; UNIT: 5390L; TYPE: Odd Year Biennial; TOTAL: \$3,282.78; PER DIEM: \$1.15; NOTICE DATE: October 31, 2025

OBLIGOR: Jeffrey L. Rubin, 66 STONY RIDGE, Asheville, NC 28804 and Judy Boyd, 66 STONY RIDGE, Asheville, NC 28804; WEEK: 11; UNIT: 5164; TYPE: Annual; TOTAL: \$3,889.58; PER DIEM: \$1.40; NOTICE DATE: October 31, 2025

File Numbers: 25-014879, 25-005394

The default giving rise to these proceedings is the failure of the Obligors (See Exhibit A – Obligor) to pay condominium assessments and dues resulting in a Claim of Lien encumbering the Timeshare Ownership Interest as recorded in the Official Records of Lee County, Florida. The Obligor has the right to object to this Trustee proceeding by serving written objection on the Trustee named below. The foreclosure of the Claim of Lien of the Obligor in this notice shall be subject to the judicial foreclosure procedure only upon receipt of an objection form. The Obligor has the right to cure the default any time after the date of this Notice (See Exhibit A-Notice Date) until the Trustee's sale of the Timeshare Ownership Interest. The Claim of Lien may be cured by sending certified funds to the Trustee payable to the Lienholder in the amount of (See Exhibit A-Total), plus interest (calculated by multiplying (See Exhibit A-Per Diem) times the number of days that have elapsed since the date of this Notice), plus the costs of this proceeding. The Obligor will not be subject to a deficiency judgment even if the proceeds from the Trustee's sale of the Timeshare Ownership Interest are insufficient to offset the amounts secured by the Claim of Lien.

Michael E. Carleton, Esq.
Jordan A Zepetello, Esq.
Jasmin Hernandez, Esq.
as Trustee pursuant to Fla. Stat. §721.82
PO Box 165028
Columbus, OH 43216-5028
Telephone: (407) 404-5266
Telecopier: (614) 220-5613
November 7, 14, 2025 25-04506L

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

CASE NO. 25-CA-003824

MASIS HOLDINGS LLC,
a Florida Limited Liability Company,
Plaintiff(s), vs.
FELIX A. FORTUNATA, ANTHONY W. FORTUNATA, HOWARD SOMYK, HELEN SOMYK,
NOEL BRUGEILLE, UNKNOWN BENEFICIARIES OF FELIX A. FORTUNATA and ANTHONY W. FORTUNATA,
Defendant(s).

COMES NOW, the Plaintiff, MASIS HOLDINGS LLC, a Florida Limited Liability Company, by and through the undersigned attorney, and hereby gives notice that a civil action to:

ANTHONY W. FORTUNATA
129 SEVILLA AVE, ROYAL PALM BEACH, FL 33411-1116
HOWARD SOMYK
4123 BOYD AVE APT 3, BRONX, NY 10466-2060
HELEN SOMYK

4123 BOYD AVE APT 3, BRONX, NY 10466-2060
NOEL BRUGEILLE
1516 NE 36th Street
Cape Coral, Florida 33909

if alive, or if dead, their unknown spouses, widows, widowers, heirs, devisees, creditors, grantees, and all parties having or claiming by, through, under or against them, and any and all persons claiming any right, title, interest, claim, lien, estate or demand against the Defendant(s) in regards to the following described property in Lee County, Florida:

Lots 21 and 22, Block 5684, Cape Coral Unit 87, according to the map or plat thereof recorded in Plat Book 24, Page 74, Official Records Book 1617. Page 0158, of Public Records of Lee County, Florida.

Parcel Identification Number: 18-43-24-C4-05684.0210
a/k/a: 4017 NE 8th Place, Cape Coral, Florida 33909

Lots 23 and 24, Block 5535, Unit 91, Cape Coral, according to the plat thereof recorded in

SECOND INSERTION

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

CIVIL DIVISION
CASE NO.: 25-CA-004840

FREEDOM MORTGAGE CORPORATION
PLAINTIFF, VS.
TINA DREW, ET AL.,
DEFENDANT(S).

TO: Estate of Ira Miller A/K/A Ira Lawrence Miller
Last Known Address: 19 Bee Ridge Circle, Columbia, SC 29223
Current Residence: UNKNOWN

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:

LOT 36, BLOCK 6, SECTION 23, TOWNSHIP 44 SOUTH, RANGE 26 EAST, PLAT OF LEHIGH ACRES , UNIT 1, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 67, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on MILLER, GEORGE & SUGGS, PLLC, Attorney for Plaintiff, whose address is 210 N. University Drive, Suite 900, Coral Springs, FL 33071, within thirty (30) days after the first publication of this

Notice in the The Business Observer, 1970 Main Street, 3rd Floor, Sarasota, FL 34236 and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, 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 this Court this 3rd day of November, 2025.

KEVIN C. KARNES
As Clerk of Court
(SEAL) By: K Shoap
As Deputy Clerk

MILLER, GEORGE & SUGGS, PLLC,
Attorney for Plaintiff,
210 N. University Drive, Suite 900,
Coral Springs, FL 33071
25FL373-0498
November 7, 14, 2025 25-04477L

SECOND INSERTION

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

CIVIL DIVISION
CASE NO. 25-CA-000939

U.S. BANK TRUST COMPANY,
NATIONAL ASSOCIATION NOT
IN ITS INDIVIDUAL CAPACITY
BUT SOLELY AS INDENTURE
TRUSTEE OF CIM TRUST
2023-R4,
Plaintiff, vs.
THE UNKNOWN SPOUSES,
HEIRS, DEVISEES, GRANTEES,
CREDITORS, AND ALL OTHER
PARTIES CLAIMING BY,
THROUGH, UNDER OR AGAINST
THE ESTATE OF MARION E.
HENDERSON, DECEASED;
DISCOVER BANK; DEBRA MAY
CASTELOT; BARBARA ANN
SHERMAN; MARY JANE RICH;
UNKNOWN TENANT NO. 1;
UNKNOWN TENANT NO. 2; and
ALL UNKNOWN PARTIES
CLAIMING INTERESTS BY,
THROUGH, UNDER OR AGAINST
A NAMED DEFENDANT TO
THIS ACTION, OR HAVING OR
CLAIMING TO HAVE ANY RIGHT,
TITLE OR INTEREST IN THE
PROPERTY HEREIN DESCRIBED,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated October 9, 2025, and entered in Case No. 25-CA-000939 of the Circuit Court in and for Lee County, Florida, wherein U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS INDENTURE TRUSTEE OF CIM TRUST 2023-R4 is Plaintiff and THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF MARION E. HENDERSON, DECEASED; DISCOVER BANK; DEBRA MAY CASTELOT; BARBARA ANN SHERMAN; MARY JANE RICH; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY,

THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, I will sell to the highest and best bidder for cash on Lee County's Public Auction website, www.lee.realforeclose.com, 9:00 a.m., on December 4, 2025 , the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 25, BLOCK C, FOREST PARK MOBILE HOME SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN OFFICIAL RECORD BOOK 943, PAGE 230, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

TOGETHER WITH THAT CERTAIN DOUBLEWIDE MOBILE HOME VIN NUMBER(S): 327A AND 327B, TITLE NUMBER(S): 11893724 AND 11893723

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DESCRIPTION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

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

DATED at Ft. Myers, Florida, on 11/03/2025

KEVIN C. KARNES
As Clerk, Circuit Court
(SEAL) By: T Mann
As Deputy Clerk

Diaz Anselmo & Associates, P.A.
Attorneys for Plaintiff
P.O. BOX 19519
Fort Lauderdale, FL 33318
Telephone: (954) 564-0071
Service E-mail: answers@dallegal.com
1491-211728 / LAW2
November 7, 14, 2025 25-04489L

Plat Book 24, Pages 88 through 98, of the Public Records of Lee County, Florida.

Parcel Identification Number: 18-43-23-C1-05535.0230

a/k/a: 4053 NW 36th Place, Cape Coral, Florida 33993

Lots 9 and 10, Block 5601, Unit 84, Cape Coral Subdivision, as per plat thereof, recorded in Plat Book 24, Pages 30 through 48, inclusive, of the Public Records of Lee County, Florida.

Parcel Identification Number: 19-43-24-C2-05601.0090

a/k/a: 1516 NE 36th Street, Cape Coral, Florida 33909

Notice is hereby given to each of you that an action to quiet title to the above described properties has been filed against you and you are required to serve your written defenses on Plaintiff's attorney, JUAN J. PILES, ESQUIRE, whose address is 4905 Chiquita Blvd. S., Suite 103, Cape Coral, Florida 33914, and file the original with the Clerk of the Circuit Court, Lee County, at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Flor-

ida 33901, on or before December 15, 2025, or otherwise a default judgment will be entered against you for the relief sought in the Complaint.

You must keep the Clerk of the Circuit Court's office notified of your current address. Future papers in this lawsuit will be mailed to the address on record at the Clerk's office.

This Notice will be published four times, once each week for four consecutive weeks, in a newspaper of general circulation published in Lee County, Florida.

DATED THIS 3rd day of November, 2025.

KEVIN C. KARNES
Clerk of the Circuit Court
(SEAL) By: K Shoap
Deputy Clerk

JUAN J. PILES, ESQUIRE
4905 Chiquita Boulevard South
Suite 103
Cape Coral, Florida 33914
Telephone: (239) 443-5900
Facsimile: (888) 267-9061
Email: jjpiles@esqres.com
November 7, 14, 21, 28, 2025 25-04476L

SECOND INSERTION

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

CIVIL ACTION
Case No. 2025CA3229

RIVERWALK COVE CONDOMINIUM ASSOCIATION, INC., a Florida Not for Profit Corporation,
Plaintiff, v.
THE UNKNOWN HEIRS,
BENEFICIARIES, DEVISEES,
GRANTEES, ASSIGNEES,
LIENORS, CREDITORS,
TRUSTEES AND ALL OTHERS
WHO MAY CLAIM AN INTEREST
IN THE ESTATE OF WELLINGTON
BAQUERO, UNKNOWN SPOUSE
OF WELLINGTON BAQUERO AND
UNKNOWN TENANT(S)/
OCCUPANT(S),
Defendants.

TO: UNKNOWN SPOUSE OF WELLINGTON BAQUERO
Last Known Address: 5837 Whiting Court, Fort Myers, FL 33919

YOU ARE NOTIFIED that an action has been filed against you for foreclosure of Plaintiff's lien for such unpaid amounts due to the above-named Plaintiff for the following premises located in Sarasota County, Florida:

Unit 256, of Riverwalk Cove Condominium f/k/a Harbour

Cay Condominium, a Condominium according to the Declaration of Condominium thereof, as recorded in Official Records Book 956, Page 63, as amended, and amended in Official Records Book 3060, Page 3002, as may be amended, of the Public Records of Lee County, Florida.

Property Address: 5837 Whiting Court, Fort Myers, FL 33919

You are required to serve a copy of your written defenses, if any, to this action on the Plaintiff's attorney, Kristie P. Mace, Esq., Goede, DeBoest & Cross, PLLC, 2030 McGregor Boulevard, Ft. Myers, FL 33901, within thirty (30) days after the first date of publication of this Notice, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

DATED on this 31st day of October, 2025.

Kevin C. Karnes, Clerk of the Court
(SEAL) By K. Harris
As Deputy Clerk

Kristie P. Mace, Esq.,
Goede, DeBoest & Cross, PLLC,
2030 McGregor Boulevard,
Ft. Myers, FL 33901
KMace@gadclaw.com;
kgermanis@gadclaw.com
November 7, 14, 2025 25-04472L

SECOND INSERTION

NOTICE OF ACTION AS TO COUNT(S) II AGAINST DEFENDANT ANY AND ALL UNKNOWN PARTIES WHO CLAIM AN INTEREST AS SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, PERSONAL REPRESENTATIVES, ADMINISTRATORS OR AS OTHER CLAIMANTS, BY, THROUGH, UNDER OR AGAINST DORIN CRAE CLEMENTS, DECEASED IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA

Case No.: 25-CA-004116

Division: Civil

Judge Rachael Spring Loukonen

Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida

Plaintiff, vs.

Any and All Unknown Parties who claim an interest as spouse, heirs, devisees, grantees, assignees, lienors, creditors, trustees, personal representatives, administrators or as other claimants, by, through, under or against Lawrence Paul Mc Namara, deceased, et al.

Defendants.

To: ANY AND ALL UNKNOWN PARTIES WHO CLAIM AN INTEREST AS SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, PERSONAL REPRESENTATIVES, ADMINISTRATORS OR AS OTHER CLAIMANTS, BY, THROUGH, UNDER OR AGAINST DORIN CRAE CLEMENTS, DECEASED

20700 GROVELINE COURT
ESTERO, FL 33928
UNITED STATES OF AMERICA

and all parties claiming interest by, through, under or against Defendant(s)

ANY AND ALL UNKNOWN PARTIES WHO CLAIM AN INTEREST AS SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, PERSONAL REPRESENTATIVES, ADMINISTRATORS OR AS OTHER CLAIMANTS, BY, THROUGH, UNDER OR AGAINST DORIN CRAE CLEMENTS, DECEASED, and all parties having or claiming to have any right, title or in-

terest in the property herein described;

YOU ARE NOTIFIED that an action to enforce a lien on the following described property in Lee County, Florida:

Unit 5165, Week 22, Odd Year Biennial Coconut Plantation, a Condominium (the “Condominium”), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof (the “Declaration”).

Contract No.: 09-5497

has been filed against you; and you are required to serve a copy of your written defenses, if any, to it on MICHAEL E. CARLETON, Plaintiff's attorney, P. O. Box 165028, Columbus, OH 43216-5028, within thirty (30) days after the first publication of this Notice and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of this Court on the 29th day of October, 2025.

KEVIN C. KARNES
CLERK OF THE CIRCUIT COURT
LEE COUNTY, FLORIDA
(SEAL) By: K Shoap
Deputy Clerk

THE MANLEY LAW FIRM LLC
MICHAEL E. CARLETON,
Plaintiff's attorney,
P. O. Box 165028,
Columbus, OH 43216-5028
25-016179_MAG
November 7, 14, 2025 25-04438L

TAX DEEDS / ACTIONS---

FOURTH INSERTION	FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001777 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-15062 Year of Issuance 2023 Description of Property LOT 4, BLOCK 11, UNIT 3, SECTION 9, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 11, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 09-44-27-L3-03011.0040 Names in which assessed: JEAN PIERRE VEVE, JEAN VEVE, PIERRE VEVE All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001686 NOTICE IS HEREBY GIVEN that Buf-falo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 18-032288 Year of Issuance 2018 Description of Property LOT 27, BLOCK 1799, CAPE CORAL UNIT 45, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 21, PAGES 122 THROUGH 134, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 02-45-23-C3-01799.0270 Names in which assessed: GULF & SOUTHERN CORPORATION, GULF & SOUTHERN CORP, GULF & SOUTHERN CORPORATION All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
25-04227L	25-04171L

FOURTH INSERTION	FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001737 NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-16098 Year of Issuance 2023 Description of Property EAST HALF OF LOT 12, BLOCK 37, UNIT 12, SECTION 17, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, ON FILE IN THE OFFICE OF THE CLERK OF	FOURTH INSERTION THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 20, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 17-44-27-12-00037.012B Names in which assessed: BLOTTER 001 LLC, BLOTTER 001, LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
	25-04228L

FOURTH INSERTION	FOURTH INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA Case No. 25-CA-005208 Civil Division Landlord/Tenant Action MHC BUCCANEER ESTATES, L.L.C. d/b/a BUCCANEER ESTATES, Plaintiff, v. CAMERON COCHRAN, LESLEY ANNE STAPLES and RAYMOND EARL ASPER, Defendants. TO: Defendant, Cameron Cochran YOU ARE NOTIFIED that an action for damages within the jurisdictional limits of this court to evict a residential mobile home tenant and/or owner and a mobile home from real property in Lee County, Florida as authorized by Section 723.061, Florida Statutes, on the following personal property in Lee County, Florida: 1979 COMM double wide without land, VIN #CC6697AFLA, Title No. 0016529136 and VIN #CC6697BFLA, Title No.	FOURTH INSERTION 0016529137, located at 283 Blue Beard Drive, Lot #283, North Fort Myers, Florida in Buccaneer Estates has been filed against you and you are required to serve a copy of your written defenses, if any, to it on J. Matt Bobo, Plaintiff's attorney, whose address is Lutz, Bobo & Telfair, P.A., 2 North Tamiami Trail, Suite 500, Sarasota, Florida 34236, on or before December 01, 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. DATED on October 21, 2025. Kevin C. Karnes Clerk of the Court, Lee County (SEAL) By: K Shoop Deputy Clerk J. Matt Bobo, Plaintiff's attorney, Lutz, Bobo & Telfair, P.A., 2 North Tamiami Trail, Suite 500, Sarasota, Florida 34236 Oct. 24, 31; Nov. 7, 14, 2025
	25-04340L

FOURTH INSERTION	FOURTH INSERTION
NOTICE OF ACTION IN THE COUNTY COURT IN AND FOR LEE COUNTY, FLORIDA Case No. 25-CC-3911 Civil Division Landlord/Tenant Action JAMAICA BAY - VENTURE III, LLC d/b/a JAMAICA BAY VILLAGE, Plaintiff, v. ROBERT M. HARRISON; IF DECEASED, ALL BENEFICIARIES, HEIRS, SUCCESSORS AND ASSIGNS OF ROBERT M. HARRISON AND ALL PARTIES HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED and BARBARA HARRISON TRUSTEE; IF DECEASED, ALL BENEFICIARIES, HEIRS, SUCCESSORS AND ASSIGNS OF BARBARA HARRISON AND ALL PARTIES HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED Defendants. TO: Defendants, Robert M. Harrison and Barbara Harrison YOU ARE NOTIFIED that an action for damages within the jurisdictional limits of this court to evict a residential mobile home tenant and/or owner and a mobile home from real property in Lee County, Florida as authorized by	FOURTH INSERTION Section 723.061, Florida Statutes, on the following personal property in Lee County, Florida: 1980 Twin 51 Mobile Home - General without land, VIN #T2397268A, Title No. 0017457745, and VIN #T2397268B, Title No. 0017457746, located at 16 Nagua Ct, Lot #251, Fort Myers, Florida in Jamaica Bay Village has been filed against you and you are required to serve a copy of your written defenses, if any, to it on J. Matt Bobo and Grace E. Desmond, Plaintiff's attorney, whose address is Lutz, Bobo, Telfair, P.A., 2 North Tamiami Trail, Suite 500, Sarasota, Florida 34236, on or before November 26, 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. DATED on 10/17/2025. Kevin C. Karnes Clerk of the Court, Lee County (SEAL) By: N Wright-Angad Deputy Clerk J. Matt Bobo and Grace E. Desmond, Plaintiff's attorney, Lutz, Bobo, Telfair, P.A., 2 North Tamiami Trail, Suite 500, Sarasota, Florida 34236 Oct. 24, 31; Nov. 7, 14, 2025
	25-04284L

FOURTH INSERTION	FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001871 NOTICE IS HEREBY GIVEN that JUANA FLORES the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 19-024819 Year of Issuance 2019 Description of Property LOT 31, BLOCK 2327A, UNIT 36, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 16, PAGES 112 TO 130, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-43-23-C1-02327.A310 Names in which assessed: VALENTIN DOMINGUEZ All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Oct. 24, 31; Nov. 7, 14, 2025	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001674 NOTICE IS HEREBY GIVEN that Byron E Higgins the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 18-015585 Year of Issuance 2018 Description of Property THE N 1/2 OF THE SE 1/4 OF THE NW 1/4 OF THE SE 1/4 OF THE SW 1/4 OF SEC. 15, T. 45 S, R. 26 E, LEE COUNTY, FLORIDA Strap Number 15-45-26-00-00002.1150 Names in which assessed: CASEY TRUST, THE CASEY TRUST DATED JULY 17, 1991, THE CASEY TRUST DTD 7/17/91 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
	25-04174L

FOURTH INSERTION	FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001782 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-12057 Year of Issuance 2023 Description of Property LOT 10, BLOCK 113, UNIT 12, LEHIGH ACRES, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 92, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 36-44-26-12-00113.0100 Names in which assessed: ANA ROXANA PAREDES, JUAN MANUEL PONCE All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001782 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-12050 Year of Issuance 2023 Description of Property LOTS 6 AND 7, BLOCK 12, UNIT 1, LEHIGH ACRES SUBDIVISION, SECTION 24, TOWNSHIP 45 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 88, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 36-44-26-L3-08082.0030 Names in which assessed: PETER FOREMAN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
	25-04224L

FOURTH INSERTION	FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001675 NOTICE IS HEREBY GIVEN that Byron E Higgins the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 18-023769 Year of Issuance 2018 Description of Property THE WEST ONE-HALF (W1/2) OF THE NORTHWEST ONE-QUARTER (NW1/4) OF THE SOUTHWEST ONE-QUESTER (SW1/4) OF THE NORTHEAST ONE-QUARTER (NE1/4) OF SECTION 29, TOWNSHIP 47 SOUTH, RANGE 26 EAST EXCEPTING THE WEST 25 FEET AND THE NORTH 25 FEET THEREOF RESERVED FOR COUNTY ROADWAY RIGHT OF WAY. Strap Number 29-47-26-B2-00002.0020 Names in which assessed: CHARLES T KOMPARE, CHERYL SPRAN, ESTATE OF DOLORES LORD, ESTATE OF JULIA A STORTZ, GARY KOMPARE, JOHN SKALA, JOSEPH K KOMPARE, KARL SKALA, LORA SPRAN, MARIANNE CIEPLY, RAYMOND KOMPARE, RICHARD KOMPARE, ROBERT SCHMITZ, ROBERT SPRAN, SHARON M JONES, SHIRLEY D CAMPBELL, WILLIAM J SCHMITZ III All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Oct. 24, 31; Nov. 7, 14, 2025	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001753 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 19-007126 Year of Issuance 2019 Description of Property LOT 20, BLOCK 104, UNIT 12, SECTION 35, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 91, PUBLIC RECORDS, LEE COUNTY FLORIDA Strap Number 35-44-26-12-00104.0200 Names in which assessed: ADOLFA WOLWOWICZ, S WOLWOWICZ, STEPHEN WOLWOWICZ All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
	25-04172L

FOURTH INSERTION	FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001781 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-12006 Year of Issuance 2023 Description of Property LOT 3, BLOCK 48, UNIT 6, SECTION 36, LEHIGH ACRES, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 92, PUBLIC RECORDS, LEE COUNTY, FLORIDA; LESS SUBSURFACE RIGHTS. Strap Number 36-44-26-L1-06048.0030 Names in which assessed: PETER FOREMAN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001781 NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-22209 Year of Issuance 2023 Description of Property LOT 9, BLOCK 88, UNIT 14, SECTION 36, TOWNSHIP 45 SOUTH, RANGE 27 EAST LEHIGH ARCES, FLORIDA ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 28, PAGE 72, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 36-45-27-14-00088.0090 Names in which assessed: MARIE REZKOVA All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
	25-04221L

FOURTH INSERTION	FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001739 NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-16306 Year of Issuance 2023 Description of Property LOT 18, BLOCK 27, UNIT 7, SECTION 19, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT RECORDED IN PLAT BOOK 15, PAGE 26, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 19-44-27-07-00027.0180 Names in which assessed: TURAG KOKHABI All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001695 NOTICE IS HEREBY GIVEN that AVK REAL ESTATE the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-05424 Year of Issuance 2023 Description of Property LOT 32, BLOCK 2021, UNIT 31, CAPE CORAL, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGES 149 TO 165, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 07-44-24-C2-02021.0320 Names in which assessed: CHERYL A WALTERS, CHERYL A. WALTERS, NOAH A WALTERS III, NOAH A. WALTERS III All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
	25-04207L

FOURTH INSERTION	FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001781 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-12006 Year of Issuance 2023 Description of Property LOT 3, BLOCK 48, UNIT 6, SECTION 36, LEHIGH ACRES, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 92, PUBLIC RECORDS, LEE COUNTY, FLORIDA; LESS SUBSURFACE RIGHTS. Strap Number 36-44-26-L1-06048.0030 Names in which assessed: PETER FOREMAN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001781 NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-22209 Year of Issuance 2023 Description of Property LOT 9, BLOCK 88, UNIT 14, SECTION 36, TOWNSHIP 45 SOUTH, RANGE 27 EAST LEHIGH ARCES, FLORIDA ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 28, PAGE 72, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 36-45-27-14-00088.0090 Names in which assessed: MARIE REZKOVA All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
	25-04221L

FOURTH INSERTION	FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001716 NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-21082 Year of Issuance 2023 Description of Property LOTS 6 AND 7, BLOCK 12, UNIT 1, LEHIGH ACRES SUBDIVISION, SECTION 24, TOWNSHIP 45 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 18, PAGE 88, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 24-45-27-01-00012.0060 Names in which assessed: BRIDGET MURPHY, DAVID MURPHY All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001783 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-12059 Year of Issuance 2023 Description of Property LOT 9, BLOCK 87, UNIT 9, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 92, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-44-26-L3-09087.0090 Names in which assessed: PETER FOREMAN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
	25-04223L

FOURTH INSERTION	FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001739 NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-16306 Year of Issuance 2023 Description of Property LOT 18, BLOCK 27, UNIT 7, SECTION 19, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT RECORDED IN PLAT BOOK 15, PAGE 26, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 19-44-27-07-00027.0180 Names in which assessed: TURAG KOKHABI All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001695 NOTICE IS HEREBY GIVEN that AVK REAL ESTATE the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-05424 Year of Issuance 2023 Description of Property LOT 32, BLOCK 2021, UNIT 31, CAPE CORAL, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGES 149 TO 165, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 07-44-24-C2-02021.0320 Names in which assessed: CHERYL A WALTERS, CHERYL A. WALTERS, NOAH A WALTERS III, NOAH A. WALTERS III All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.real-taxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
	25-04231L

--- TAX DEEDS / ACTIONS ---

FOURTH INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001765 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-23373 Year of Issuance 2023 Description of Property UNIT 212, BUILDING C, OF IVERNESS VILLAGE CONDOMINIUM NOW KNOWN AS LOCHMOOR ON THE GREEN CONDOMINIUM, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN THE OFFICIAL RECORDS BOOK 1084, PAGE 199, OF THE PUBLIC	RECORDS OF LEE COUNTY, FLORIDA AND ALL AMENDMENTS THERE TO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS. Strap Number 21-44-24-30-0000C.2120 Names in which assessed: 5918 LITTLESTONE LANCE UNIT 212 LAND TRUST, JERROLD MATTHEW ZACHARIAS, THE 5918 LITTLESTONE LANCE UNIT 212 LAND TRUST DATED THE 21 DAY OF MAY, 2020 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025 25-04258L

FOURTH INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001867 NOTICE IS HEREBY GIVEN that Municipal Point Capital LP the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-23565 Year of Issuance 2023 Description of Property UNIT 201, BUILDING 4, OF ROYAL POINTE AT MAJESTIC PALMS SECTION I, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS INSTRUMENT NO. 2006000444924,	AND ALL SUBSEQUENT AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 31-45-24-62-00004.0201 Names in which assessed: DENISE MCCARTHY, KEVIN SHIMANSKY All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025 25-04260L

FOURTH INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001820 NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 5023 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-23045 Year of Issuance 2023 Description of Property UNIT R-709, WHITE SAND VILLAS, A CONDOMINIUM, ALL AS SET FORTH IN THE DECLARATION OF CONDOMINIUM AND THE EXHIBITS ATTACHED THERETO AND FORMING A PART THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 4203, PAGE 2100, AND ALL AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. THE	ABOVE DESCRIPTION INCLUDES, BUT IS NOT LIMITED TO, ALL APPURTENANCES TO THE CONDOMINIUM UNIT ABOVE DESCRIBED, INCLUDING THE UNDIVIDED INTEREST IN THE COMMON ELEMENTS OF SAID CONDOMINIUM. Strap Number 24-46-23-W1-0400R.0709 Names in which assessed: MAIN REAL & CAPITAL LLC, MAIN REAL ESTATE & CAPITAL LLC, MAIN REAL-ESTATE + CAPITAL LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025 25-04254L

FOURTH INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001794 NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 5023 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-23597 Year of Issuance 2023 Description of Property UNIT NO. 202, BUILDING V, PARTRIDGE PLACE CONDOMINIUM, ACCORDING TO THE DECLARATION THEREOF AS RECORDED IN OFFICIAL RECORDS BOOK 1488, PAGE 372-411, INCLUSIVE, AND THE CONDOMINIUM SURVEY RECORDED AT CONDOMINIUM BOOK 7, PAGES 22-24, INCLUSIVE AND THE AMENDMENT TO SAID DECLARATION AS RECORDED IN OFFICIAL RECORD BOOK	1500, PAGES 1272-1277, INCLUSIVE AND THE SECOND AMENDMENT TO SAID DECLARATION AS RECORDED IN OFFICIAL RECORD BOOK 1510, PAGES 256-262, INCLUSIVE AND ANY AND ALL SUBSEQUENT AMENDMENTS THERETO, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH ALL APPURTENANCES THERETO. Strap Number 01-46-24-07-00005.2020 Names in which assessed: MELVIN J GOSSMAN, MELVIN J GROSSMAN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025 25-04261L

FOURTH INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025000481 NOTICE IS HEREBY GIVEN that FNA DZ LLC FBO WSFS the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: ALL SEC LYING E OF ACL RR RW LESS I-75 R/W + 2.001 Strap Number 02-43-24-00-00002.0000	Names in which assessed: LESLIE E PRITCHARD III, LESLIE E. PRITCHARD, III, TRUSTEE All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025 25-04197L

FOURTH INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001912 NOTICE IS HEREBY GIVEN that Ram Tax Lien Fund LP RTLF-FL LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-22979 Year of Issuance 2023 Description of Property WHISPERWOOD 1, PHASE 2, UNIT 7A OF WHISPERWOOD II AS SHOWN IN OFFICIAL RECORDS BOOK 1650, PAGE 954 DESCRIBED AS: FROM THE NORTHWEST CORNER OF LOT 5, WHISPERING PINES, PHASE 2, A SUBDIVISION IN SECTION 2, TOWNSHIP 46 SOUTH, RANGE 23 EAST, AS RECORDED IN PLAT BOOK 33, PAGE 19, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, WHICH IS DESCRIBED AS FOLLOWS: THENCE SOUTH	00 DEGREES, 02 MINUTES EAST ALONG THE WESTERLY BOUNDARY OF SAID LOT 5 88.73 FEET; THENCE EAST FOR 20.01 FEET TO THE POINT OF BEGINNING; THENCE EAST FOR 6.00 FEET; THENCE SOUTH 0.83 FEET; THENCE EAST FOR 34.00 FEET; THENCE SOUTH 0.33 FEET; THENCE EAST FOR 2.00 FEET; THENCE SOUTH FOR 13.89 FEET; THENCE WEST FOR 42.00 FEET; THENCE NORTH FOR 15.05 FEET TO THE POINT OF BEGINNING. Strap Number 02-46-23-13-00000.07A0 Names in which assessed: MICHAEL L SMITH All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025 25-04253L

FOURTH INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001796 NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 5023 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-22900 Year of Issuance 2023 Description of Property UNIT NO. 106, BUILDING 1, TARPON LANDINGS, A CONDOMINIUM, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS AND APPURTENANCE THERETO, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED AS OFFICIAL RECORDS INSTRUMENT NO. 2006000343856, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 22-45-23-C4-00801.0106 Names in which assessed: PILLAR CAPE CORAL 1 LLC, PILLAR CAPE CORAL I LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025 25-04251L	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001891 NOTICE IS HEREBY GIVEN that Ram Tax Lien Fund LP RTLF-FL LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-23247 Year of Issuance 2023 Description of Property UNIT NUMBER F406, OF MOORINGS POINT CONDOMINIUM, PHASE 1, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 1579, PAGES 470 THROUGH 545, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS. Strap Number 10-44-24-20-0000F.4060 Names in which assessed: WILLIAM J MATEIKIS All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025 25-04256L

FOURTH INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001870 NOTICE IS HEREBY GIVEN that Municipal Point Capital LP the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-23807 Year of Issuance 2023 Description of Property UNIT 214 OF FAIRVIEW ISLES CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF ON FILE AND RECORDED IN OFFICIAL RECORDS BOOK 1439, PAGES 180 THROUGH 220, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THERETO;	TOGETHER WITH ALL APPURTENANCES THERETO APPERTAINING AND SPECIFIED IN SAID DECLARATION OF CONDOMINIUM. Strap Number 34-46-24-W4-02300.2140 Names in which assessed: DONALD W BALL SR TRUST, DONALD W. BALL, SR. REVOCABLE TRUST AGREEMENT DATED SEPTEMBER 23, 2020, MARK WARDEN, TIMOTHY LEE LOKEN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025 25-04262L

FOURTH INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001799 NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 5023 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-23911 Year of Issuance 2023 Description of Property LOT 182, YACHT CLUB COLONY, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 10, PAGES 95	THROUGH 96, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 29-43-25-03-00000.1820 Names in which assessed: ESTHER BLANCO, MARIANO BLANCO All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025 25-04263L

FOURTH INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001909 NOTICE IS HEREBY GIVEN that Ram Tax Lien Fund LP RTLF-FL LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-22326 Year of Issuance 2023 Description of Property LOT 26 OF CAPTIVA PALMA, AN UNRECORDED SUBDIVISION, IN SECTION 5, TOWNSHIP 45 SOUTH, RANGE 21 EAST, UPPER CAPTIVA ISLAND, LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FROM A CONCRETE POST MARKING THE SOUTHEAST CORNER OF GOVERNMENT LOT 2, SECTION 5, TOWNSHIP 45 SOUTH, RANGE 21 EAST, RUN NORTH 8-00 40' EAST, 405.15 FEET ALONG	THE EAST LINE OF SAID SECTION 5, TOWNSHIP 45 SOUTH, RANGE 21 EAST; THENCE NORTH 81-00 20' WEST, 975 FEET TO THE POINT OF BEGINNING. THENCE NORTH 81-00 20' WEST, 125 FEET; THENCE NORTH 8-00 40' EAST, 80 FEET; THENCE SOUTH 81-00 20' EAST, 125 FEET; THENCE SOUTH 8-00 40' WEST, 80 FEET TO THE POINT OF BEGINNING. Strap Number 05-45-21-16-00000.0260 Names in which assessed: JUSTIN BLEYL, KIYONO BLEYL All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025 25-04241L

FOURTH INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001699 NOTICE IS HEREBY GIVEN that AVK REAL ESTATE the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-22414 Year of Issuance 2023 Description of Property LOT 301, SUN DIET VILLAGE, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 9, PAGE 55, OF THE PUBLIC	RECORDS OF LEE COUNTY, FLORIDA. Strap Number 07-44-22-03-00000.3010 Names in which assessed: ANN M WALL,, ESTATE OF ANN M. WALL,, ESTATE OF ANN MARIE WALL All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025 25-04242L

FOURTH INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001761 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-24183 Year of Issuance 2023 Description of Property LOT 202, SPRING CREEK VILLAGE UNIT 3, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK	29, PAGES 129 THROUGH 132, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 17-47-25-B4-00500.2020 Names in which assessed: ROBERTA ANN WOODWARD All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025 25-04265L

FOURTH INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001858 NOTICE IS HEREBY GIVEN that Two Cents Investments LLC Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-17535 Year of Issuance 2023 Description of Property UNIT 19, KNOWN AS CONDOMINIUM UNIT 19, IN COUNTRY CLUB GARDENS CONDOMINIUMS, INC., A CONDOMINIUM, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL	RECORDS BOOK 625 PAGE 170, AND AMENDMENTS THERETO, AND AS PER PLAT THEREOF, RECORDED IN CONDOMINIUM PLAT BOOK 1, PAGES 288 THROUGH 292, AND AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 34-44-27-26-00000.0190 Names in which assessed: DIGITAL LEADS LLC, DIGITAL LEADS, LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025 25-04234L

FOURTH INSERTION	
NOTICE OF ACTION FOR CONSTRUCTIVE SERVICE BY PUBLICATION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CA-001420 ED ALUMINUM CONSTRUCTION, INC. Plaintiff, V. JOHN J PICK CHRISTINE R PICK Defendants. ED ALUMINUM CONSTRUCTION, INC., a Florida corporation, as Plaintiff, vs. JOHN J PICK; CHRISTINE R PICK; Last known address: 8310 Tarpon Trl Rd, West Paducah, KY 42086. YOU ARE HEREBY NOTIFIED that an action has been commenced to quiet title to the following real property, lying and being and situated in Lee County, Florida, more particularly described as follows: Lot 12, Block 2, Unit 1, Section 24 Township 45 South, Range 27 East, Lehigh Acres, according to	the map or plat thereof on file in the office of the Clerk of the Circuit Court, recorded in Plat Book 18, Page 88, Public Records, Lee County, Florida. This action has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Kamilah Jolly, Esquire Attorney, whose address is 16855 NE 2nd Ave, Suite 103, North Miami Beach, Florida 33162 on or before November 26, 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. DATED this day of 10/17/2025 Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) By: N Wright-Angad Deputy Clerk Kamilah Jolly, Esquire Attorney, 16855 NE 2nd Ave, Suite 103, North Miami Beach, Florida 33162 Oct. 24, 31; Nov. 7, 14, 2025 25-04283L

FOURTH INSERTION	
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2025001909 NOTICE IS HEREBY GIVEN that Ram Tax Lien Fund LP RTLF-FL LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-22326 Year of Issuance 2023 Description of Property LOT 26 OF CAPTIVA PALMA, AN UNRECORDED SUBDIVISION, IN SECTION 5, TOWNSHIP 45 SOUTH, RANGE 21 EAST, UPPER CAPTIVA ISLAND, LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FROM A CONCRETE POST MARKING THE SOUTHEAST CORNER OF GOVERNMENT LOT 2, SECTION 5, TOWNSHIP 45 SOUTH, RANGE 21 EAST, RUN NORTH 8-00 40' EAST, 405.15 FEET ALONG	THE EAST LINE OF SAID SECTION 5, TOWNSHIP 45 SOUTH, RANGE 21 EAST; THENCE NORTH 81-00 20' WEST, 975 FEET TO THE POINT OF BEGINNING. THENCE NORTH 81-00 20' WEST, 125 FEET; THENCE NORTH 8-00 40' EAST, 80 FEET; THENCE SOUTH 81-00 20' EAST, 125 FEET; THENCE SOUTH 8-00 40' WEST, 80 FEET TO THE POINT OF BEGINNING. Strap Number 05-45-21-16-00000.0260 Names in which assessed: JUSTIN BLEYL, KIYONO BLEYL All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025 25-04241L

--- TAX DEEDS ---

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001671
NOTICE IS HEREBY GIVEN that CITY FLORIDA LAND INC. the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-027927
Year of Issuance 2020 Description of Property TRACT A OF SILVERADO EAST, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 70, PAGE 52, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 26-47-25-B3-0140A.0000
Names in which assessed: BONITA SPRINGS AREA HOUSING DEV CORP, BONITA SPRINGS AREA HOUSING DEVELOPMENT CORPORATION

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Oct. 24, 31; Nov. 7, 14, 2025

25-04181L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001792
NOTICE IS HEREBY GIVEN that CITY FLORIDA LAND INC. the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-014361
Year of Issuance 2020 Description of Property BLOCK 49 LESS NORTHERLY 80 FEET, UNIT 10 SECTION 34, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 51, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 34-44-27-L1-10049.0010
Names in which assessed: RIEDINGER PROPERTIES INC, RIEDLINGER PROPERTIES INC., RIEDLINGER PROPERTIES, INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Oct. 24, 31; Nov. 7, 14, 2025

25-04180L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001841
NOTICE IS HEREBY GIVEN that Kivi LLC Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-01749
Year of Issuance 2023 Description of Property LOTS 40 AND 41, BLOCK 2465, UNIT 34, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 16, PAGES 74 THROUGH 86, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 01-44-23-C2-02465.0400
Names in which assessed: PATRICIA VINGIANO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Oct. 24, 31; Nov. 7, 14, 2025

25-04192L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001773
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-021374
Year of Issuance 2021 Description of Property BLOCK 6112, LOTS 18 & 19, CAPE CORAL SUBDIVISION, UNIT NINE-TY-SEVEN, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 25, PAGES 85 THROUGH 97, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 07-43-23-C3-06112.0180
Names in which assessed: AMERICAN ESTATE AND TRUST, AMERICAN ESTATE AND TRUST FBO DOMINIK MEINZER IRA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Oct. 24, 31; Nov. 7, 14, 2025

25-04184L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001842
NOTICE IS HEREBY GIVEN that Kivi LLC Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-00324
Year of Issuance 2023 Description of Property CONDOMINIUM UNIT 5-B, HALYARD CLUB CONDOMINIUM, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 1660, PAGES 3753 THROUGH 3787, AS AMENDED FROM TIME TO TIME, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 06-43-23-06-00000.05B0
Names in which assessed: MARK M VAN DE KERKHOVE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Oct. 24, 31; Nov. 7, 14, 2025

25-04185L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001724
NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-01604
Year of Issuance 2023 Description of Property LOTS 43 AND 44, BLOCK 2516, UNIT 36, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 16, PAGES 112 THROUGH 130, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-43-23-C1-02516.0430
Names in which assessed: JANDA PROJECTS LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Oct. 24, 31; Nov. 7, 14, 2025

25-04191L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001538
NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-00625
Year of Issuance 2023 Description of Property LOTS 30 AND 31, BLOCK 2336, CAPE CORAL UNIT 36, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 112 THROUGH 130, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-43-23-C2-02336.0300
Names in which assessed: LUCKY'S INVESTMENT PROPERTIES INC, LUCKY'S INVESTMENT PROPERTIES, INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Oct. 24, 31; Nov. 7, 14, 2025

25-04186L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001684
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-11879
Year of Issuance 2023 Description of Property LOT 16, BLOCK 62, UNIT 7, SECTION 35, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 91, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 35-44-26-07-00062.0160
Names in which assessed: ESTATE OF ROBERT D SCHULTT, ROBERT D. SCHULTT, ROBERT SCHULTT

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Oct. 24, 31; Nov. 7, 14, 2025

25-04219L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001682
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-02373
Year of Issuance 2023 Description of Property LOTS 33 AND 34, BLOCK 4131, UNIT 59, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGES 140 THROUGH 153, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 07-44-23-C2-04131.0330
Names in which assessed: KAZIMER GRABOWSKI

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Oct. 24, 31; Nov. 7, 14, 2025

25-04194L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001785
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-01228
Year of Issuance 2023 Description of Property LOTS 29 AND 30, BLOCK 4098, UNIT 57, CAPE CORAL SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGES 124 THROUGH 137, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 32-43-23-C4-04098.0290
Names in which assessed: PETRA CONSTRUCTION CORP, PETRA CONSTRUCTION CORP INC, PETRA CONSTRUCTION CORPORATION

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Oct. 24, 31; Nov. 7, 14, 2025

25-04187L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001754
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-23204
Year of Issuance 2023 Description of Property UNIT 203, BUILDING K, PINE KEY CONDOMINIUM RESORT, A PHASE CONDOMINIUM, AS RECORDED IN OFFICIAL RECORDS INSTRUMENT NO. 20077000089636, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, INCLUSIVE OF ANY AND ALL AMENDMENTS THERETO, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON AREAS, APPURTENANT THERETO. Strap Number 04-44-24-C4-0130K.0203
Names in which assessed: ELIAB SILVA VIAMONTE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Oct. 24, 31; Nov. 7, 14, 2025

25-04255L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001694
NOTICE IS HEREBY GIVEN that AVK REAL ESTATE the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-05413
Year of Issuance 2023 Description of Property LOT 35, BLOCK 2021, UNIT 31, CAPE CORAL, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 14, PAGES 149 TO 165, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 07-44-24-C1-02021.0350
Names in which assessed: CHERYL A WALTERS, CHERYL A WALTERS, NOAH A WALTERS III

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Oct. 24, 31; Nov. 7, 14, 2025

25-04206L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001722
NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-01479
Year of Issuance 2023 Description of Property LOTS 49 AND 50, BLOCK 2739, CAPE CORAL, UNIT 39, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 142 THROUGH 154, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 35-43-23-C1-02739.0490
Names in which assessed: LE TRINH HOANG INVESTMENTS, LE TRINH HOANG INVESTMENTS LLC, LEWIE CASEY INVESTMENTS LLC, LEWIE CASEY INVESTMENTS, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Oct. 24, 31; Nov. 7, 14, 2025

25-04189L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001738
NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-16248
Year of Issuance 2023 Description of Property LOT 17, BLOCK 5, UNIT 2, SECTION 19, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT RECORDED IN PLAT BOOK 15, PAGE 26, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 19-44-27-02-00005.0170
Names in which assessed: ALVARO J MORALES, ALVARO J. MORALES, KATY T NORIEGA, KATY T. NORIEGA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Oct. 24, 31; Nov. 7, 14, 2025

25-04230L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001784
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-09662
Year of Issuance 2023 Description of Property LOT 9, BLOCK 40, UNIT 5, SECTION 11, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 60 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 11-44-26-L1-05040.0090
Names in which assessed: RUTH E BROWN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Oct. 24, 31; Nov. 7, 14, 2025

25-04215L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001727
NOTICE IS HEREBY GIVEN that CITY FLORIDA LAND INC. the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-013640
Year of Issuance 2020 Description of Property A PARCEL OF LAND IN THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: A PORTION OF TRACT "K", BLOCK 5, UNIT 2, OF SAID SECTION 27, BEING THE WEST 314.20 FEET OF THE NORTH 60.00 FEET OF SAID TRACT "K", AS RECORDED IN PLAT BOOK 15, AT PAGE 40, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 27-44-27-02-00005.00A0
Names in which assessed: M E SCHATZ, M. E. SCHATZ, TRUSTEE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Oct. 24, 31; Nov. 7, 14, 2025

25-04179L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001723
NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-01562
Year of Issuance 2023 Description of Property LOTS 79 AND 80 BLOCK 2722UNIT 39, CAPE CORAL, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 142-154, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 35-43-23-C3-02722.0790
Names in which assessed: HINSON EDDIE LEOTA RILEY L/E, IN TRUST FOR LEON HINSON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Oct. 24, 31; Nov. 7, 14, 2025

25-04190L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001703
NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-17942
Year of Issuance 2023 Description of Property LOT 5, BLOCK 64, UNIT 12, SECTION 1, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 181, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 01-45-27-12-00064.0050
Names in which assessed: ELIZABETH BOGGIO, PRIMO M BOGGIO, PRIMO M. BOGGIO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.
Oct. 24, 31; Nov. 7, 14, 2025

25-04236L

--- TAX DEEDS ---

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001836
NOTICE IS HEREBY GIVEN that THREE REEDS CAPITAL LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-04603
Year of Issuance 2023
Description of Property A PORTION OF LOT 4, LESS THE WEST 110.00 FEET AND LOT 5, LESS THE WEST 110.0 FEET, SUNCOAST ESTATES, AN UNRECORDED SUBDIVISION, AS SHOWN ON THAT MAP RECORDED IN O.R. BOOK 32, PAGE 527, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS: BEGINNING AT THE NORTHEAST CORNER OF LOT 4, BLOCK 88, UNRECORDED PLAT OF SUNCOAST ESTATES, AS RECORDED IN O.R BOOK 32, PAGE 527, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, LYING IN SECTION 25, TOWNSHIP 43 SOUTH, RANGE 24 EAST, OF SAID LEE COUNTY; THENCE SOUTH 88-∞ 08' 29 " WEST ALONG SAID NORTH LINE OF LOT 4 FOR 97.50 FEET; THENCE SOUTH 01-∞ 53' 31" EAST FOR 289.56 FEET TO THE SOUTH LINE OF LOT 5; THENCE NORTH 89-∞ 17' 50" EAST ALONG SOUTH LINE OF SAID LOT 5 FOR 97.52 FEET TO THE EAST LINE OF SAID LOT 5; THENCE NORTH 01-∞ 51' 31" WEST ALONG EAST LINE OF LOT 5 AND LOT 4 FOR 291.53 FEET TO THE POINT OF BEGINNING. Strap Number 25-43-24-03-00088.004C
Names in which assessed: SABIR AHMED

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler.

Oct. 24, 31; Nov. 7, 14, 2025
25-04201L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001350
NOTICE IS HEREBY GIVEN that JPL Investments Corp the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-04736
Year of Issuance 2023
Description of Property LOTS 3 AND 4, BLOCK 2247, UNIT 33, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 16, PAGES 40 TO 61, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 29-43-24-C4-02247.0030
Names in which assessed: GISELA MARIA REYNOZA, JOSE REYNOZA WILMER, JOSE WILMER REYNOZA, MARIA A GUERRERO, MARIA A GUERRERO, MARIA GUERRERO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler.

Oct. 24, 31; Nov. 7, 14, 2025
25-04202L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001838
NOTICE IS HEREBY GIVEN that THREE REEDS CAPITAL LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-04437
Year of Issuance 2023
Description of Property LOT 9, BLOCK 27, SUNCOAST ESTATES SUBDIVISION, UNRECORDED, AS PER PLAT ON FILE IN OFFICIAL RECORDS BOOK 520,

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001854
NOTICE IS HEREBY GIVEN that Two Cents Investments LLC Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-04602
Year of Issuance 2023
Description of Property PORTION OF LOT 4, LESS THE WEST 110.00 FEET AND LOT 5, LESS THE WEST 110.0 FEET, SUNCOAST ESTATES, AN UNRECORDED SUBDIVISION, AS SHOWN ON THAT MAP RECORDED IN O.R. BOOK 32, PAGE 527, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS: COMMENCING AT THE NORTHEAST CORNER OF LOT 4, BLOCK 88, UNRECORDED PLAT OF SUNCOAST ESTATES, AS RECORDED IN O.R. BOOK 32, PAGE 527. PUBLIC RECORDS OF LEE COUNTY, FLORIDA, LYING IN SECTION 25, TOWNSHIP 43 SOUTH, RANGE 24 EAST, OF SAID LEE COUNTY; THENCE SOUTH 88-∞ 08' 29 " WEST FOR 97.50 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 88-∞ 08' 29 " WEST, ALONG SAID NORTH LINE FOR 97.50 FEET; THENCE SOUTH 01-∞ 51' 31" EAST FOR 287.60 FEET TO THE SOUTH LINE OF LOT 5, BLOCK 88, OF SAID UNRECORDED PLAT OF SUNCOAST ESTATES; THENCE NORTH 89-∞ 17' 50" EAST, ALONG THE SOUTH LINE OF SAID LOT 5 FOR 97.52 FEET; THENCE NORTH 01-∞ 53' 31" WEST, FOR 289.56 FEET TO THE POINT OF BEGINNING. Strap Number 25-43-24-03-00088.0040
Names in which assessed: SABIR AHMED

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler.

Oct. 24, 31; Nov. 7, 14, 2025
25-04200L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001693
NOTICE IS HEREBY GIVEN that AVK REAL ESTATE the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-05412
Year of Issuance 2023
Description of Property LOT 34, BLOCK 2021, UNIT 31, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 14, PAGES 149 TO 165, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 07-44-24-C1-02021.0340
Names in which assessed: CHERYL A WALTERS, NOAH A WALTERS III

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler.

Oct. 24, 31; Nov. 7, 14, 2025
25-04205L

PAGE 137, LEE COUNTY PUBLIC RECORDS. Strap Number 24-43-24-03-00027.0090
Names in which assessed: ANNE K TALLMAN, CECILE A SCHULTE, ESTATE OF ANNE K TALLMAN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Oct. 24, 31; Nov. 7, 14, 2025
25-04199L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001690
NOTICE IS HEREBY GIVEN that JAMES LEWIS AND KIMBERLY A LEWIS the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-010983
Year of Issuance 2020
Description of Property THE EAST 1/2 OF LOT 24, BLOCK 8, UNIT 2, SECTION 13, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE(S) 15, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-44-27-02-00008.024A
Names in which assessed: MARYSE NARCISSE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler.

Oct. 24, 31; Nov. 7, 14, 2025
25-04178L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001774
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 19-436
Year of Issuance 2022
Description of Property LOT 5, BLOCK 46, UNIT 8, SECTION 10, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 18, PAGE 9 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 10-45-27-L2-08046.0050
Names in which assessed: COASTEC USA LLC, TARPON IV LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler.

Oct. 24, 31; Nov. 7, 14, 2025
25-04175L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001672
NOTICE IS HEREBY GIVEN that CITY FLORIDA LAND INC. the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-001910
Year of Issuance 2020
Description of Property THE NORTH 50 FEET OF THE SOUTH 610 FEET OF THE SOUTHEAST QUARTER OF THE SOUTH-EAST QUARTER OF SECTION 26, TOWNSHIP 43 SOUTH, RANGE 26 EAST, SITUATE IN THE COUNTY OF LEE AND STATE OF FLORIDA. Strap Number 26-43-26-00-00011.0020
Names in which assessed: ESTATE OF GUY M STRAY-HORN, GUY R STRAYHORN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler.

Oct. 24, 31; Nov. 7, 14, 2025
25-04176L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001648
NOTICE IS HEREBY GIVEN that HMF FL E LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-03468
Year of Issuance 2023
Description of Property LOT(S) 43 & 44, BLOCK 3230, UNIT 66, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 22, PAGE(S) 2 TO 26, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 34-44-23-C4-03230.0430
Names in which assessed: M AND M 2024 TRUST, THE M AND M 2024 TRUST MADE MARCH 8, 2024

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler.

Oct. 24, 31; Nov. 7, 14, 2025
25-04196L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001793
NOTICE IS HEREBY GIVEN that CITY FLORIDA LAND INC. the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-033146
Year of Issuance 2020
Description of Property LOT 41, BLOCK 2660A, UNIT 38, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 87 THROUGH 99, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 02-44-23-C2-02660.A410
Names in which assessed: TISSA INVESTMENTS LLC, TISSA INVESTMENTS, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler.

Oct. 24, 31; Nov. 7, 14, 2025
25-04182L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001687
NOTICE IS HEREBY GIVEN that JAMES LEWIS AND KIMBERLY A LEWIS the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-010823
Year of Issuance 2020
Description of Property EAST HALF OF LOT 1, BLOCK 21, UNIT 6, SECTION 12, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 14, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 12-44-27-06-00021.001B
Names in which assessed: JIMMIE L GOFF, PATRICIA K GOFF

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler.

Oct. 24, 31; Nov. 7, 14, 2025
25-04177L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001835
NOTICE IS HEREBY GIVEN that THREE REEDS CAPITAL LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-04242
Year of Issuance 2023
Description of Property LOT 32, BLOCK 5656, UNIT 85, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 24, PAGES 49 THROUGH 58, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 20-43-24-C2-05656.0320
Names in which assessed: JANDA PROJECTS LLC, JANDA PROJECTS, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler.

Oct. 24, 31; Nov. 7, 14, 2025
25-04198L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001691
NOTICE IS HEREBY GIVEN that CITY FLORIDA LAND INC. the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-033147
Year of Issuance 2020
Description of Property LOT 42, BLOCK 2660A, UNIT 38, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 87 THROUGH 99, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 02-44-23-C2-02660.A420
Names in which assessed: TISSA INVESTMENTS LLC, TISSA INVESTMENTS, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler.

Oct. 24, 31; Nov. 7, 14, 2025
25-04183L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001721
NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-01403
Year of Issuance 2023
Description of Property LOTS 35 AND 36, BLOCK 2982, CAPE CORAL SUBDIVISION, UNIT 42, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 17, PAGES 32 THROUGH 44, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 34-43-23-C2-02982.0350
Names in which assessed: ORLANDO MACK, THE KINGDOM TRUST COMPANY CUSTODIAN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler.

Oct. 24, 31; Nov. 7, 14, 2025
25-04188L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001676
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-04780
Year of Issuance 2023
Description of Property LOT(S) 32 & 33, BLOCK 2149, UNIT 32, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 16, PAGE(S) 1 TO 13, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 31-43-24-C1-02149.0320
Names in which assessed: JACQUELINE SOLER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler.

Oct. 24, 31; Nov. 7, 14, 2025
25-04203L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001677
NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-04783
Year of Issuance 2023
Description of Property LOTS 58 AND 59, BLOCK 2161, UNIT 32, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 1 THROUGH 13, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 31-43-24-C1-02161.0580
Names in which assessed: BEVERLY O'HARA, BEVERLY OHARA, JUDY COUVILLON, MARCK W. MAIENSCHIEIN, RUTH PEACOCK, VIRGINIA A. MAIENSCHIEIN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler.

Oct. 24, 31; Nov. 7, 14, 2025
25-04204L

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2025001733
NOTICE IS HEREBY GIVEN that Kim E Weide and Edward L Weide the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 23-03352
Year of Issuance 2023
Description of Property LOTS 29 AND 30, BLOCK 978, CAPE CORAL, UNIT 26, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGE 117-148, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-44-23-C3-00978.0290
Names in which assessed: CAROLE DELSON, DAVID ALAN DELSON, EDWARD DELSON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-ler.

Oct. 24, 31; Nov. 7, 14, 2025
25-04195L



Who benefits from legal notices?

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

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

--- TAX DEEDS ---

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001744 NOTICE IS HEREBY GIVEN that CLEARLEAF SHORT ALTERNATIVE FUND, LP the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-06284 Year of Issuance 2023 Description of Property A PARCEL OF LAND SITUATED IN THE STATE OF FLORIDA, COUNTY OF LEE, BEING A PART OF BLOCK 8, PINE MANOR, UNIT NO. 3, A SUBDIVISION RECORDED IN PLAT BOOK 10 AT PAGE 93, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND FURTHER BOUNDED AND DESCRIBED AS FOLLOWS: LOT 21 AND THE NORTH 6.00 FEET OF LOT 20 OF SAID BLOCK 8. Strap Number 11-45-24-03-00008.0210 Names in which assessed: DIANA A ALVARADO, JESSICA IRACHETA, JOSE G IRACHETA, JUAN F IRACHETA, PETRA E IRACHETA, REYES M IRACH-ETA All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
25-04209L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001718 NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-21564 Year of Issuance 2023 Description of Property LOT 10, BLOCK 30, UNIT 10, LEHIGH ACRES, SECTION 26, TOWNSHIP 45 SOUTH, RANGE 27 EAST, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 20, PAGE 47, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 26-45-27-10-00030.0100 Names in which assessed: ALEXANDER ALFARO, ALEX-ANDER JOHN ALFARO All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
25-04239L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001710 NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-06480 Year of Issuance 2023 Description of Property CONDOMINIUM UNIT 3006, BUILDING 30, VENETIAN PALMS, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM AS RECORDED IN OFFICIAL RECORDS INSTRUMENT NO. 2006000027321, AS AMENDED, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 14-45-24-51-00030.3006 Names in which assessed: 1812788 ONTARIO LIMITED All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
25-04210L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001740 NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-08612 Year of Issuance 2023 Description of Property UNIT NO. 102, BUILDING 11, OF BERMUDA PARK, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN O.R. BOOK 3609, PAGE 4068, AS AMENDED IN O.R. BOOK 4022, PAGE 2148, AND ALL EXHIBITS AND AMENDMENTS THEREOF, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO Strap Number 22-47-25-B3-01611.0102 Names in which assessed: SHIRLEE TACKWELL, STEVEN TACKWELL All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
25-04213L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001717 NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-21551 Year of Issuance 2023 Description of Property LOT 7, BLOCK 28, UNIT 9, SECTION 26, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF LEE COUNTY, FLORIDA IN PLAT BOOK 20, PAGE 46. Strap Number 26-45-27-09-00028.0070 Names in which assessed: MYRIAM CORNUT All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
25-04238L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001620 NOTICE IS HEREBY GIVEN that Canal Tax LLC SBMUNI Cust For the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-05425 Year of Issuance 2023 Description of Property LOTS 1 AND 2, BLOCK 3570, UNIT 47 PART 1, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 24, PAGE(S) 5 THRU 11, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 07-44-24-C2-03570.0010 Names in which assessed: EVERGRANDE LLC, EVERGRANDE, LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
25-04208L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001748 NOTICE IS HEREBY GIVEN that CLEARLEAF SHORT ALTERNATIVE FUND, LP the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-06678 Year of Issuance 2023 Description of Property UNIT 307, BUILDING 3 OF GRAND VIEW OF PARKER LAKES ONE, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 2872, PAGE 1851, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS. Strap Number 28-45-24-29-00003.0307 Names in which assessed: CYNTHIA M WALSH, CYNTHIA M. WALSH All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
25-04211L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001702 NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-17806 Year of Issuance 2023 Description of Property LOT 5, BLOCK 19, UNIT 3, SECTION 1, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 172, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 01-45-27-03-00019.0050 Names in which assessed: ELIZABETH BOGGIO, PRIMO M BOGGIO All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
25-04235L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001805 NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 5023 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-24360 Year of Issuance 2023 Description of Property LOT 19, BLOCK 5, LEHIGH ACRES ADDITION 2, SECTION 6, TOWNSHIP 45 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN THE OFFICE OF THE CLERK OF THE COURT IN PLAT BOOK 18, PAGE 149, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 06-45-27-L3-02005.0190 Names in which assessed: PATRICIA S BLAUTH TRUST All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
25-04266L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001680 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-09452 Year of Issuance 2023 Description of Property LOT 42, BLOCK 13, UNIT 3, SECTION 3, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 26, PAGE 5 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 03-44-26-03-00013.0420 Names in which assessed: CHRISTO CHRISTODOULOU, US AFFORDABLE HOMES INC, US AFFORDABLE HOMES INC., US AFFORDABLE HOMES, INC., ZEN GLOBAL SUPPLY INC, ZEN GLOBAL SUPPLY INC. All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
25-04214L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001778 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-14481 Year of Issuance 2023 Description of Property LOT 9, BLOCK 309 UNIT 53 IN GREENBRIAR SECTION 6, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, AS RECORDED IN PLAT BOOK 27, PAGE 76, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 06-44-27-L1-53309.0090 Names in which assessed: EXCLUSIVE HOMES CONSTRUCTION LLC, EXCLUSIVE HOMES CONSTRUCTION, LLC, LAND TRUST PARTNERS OF FLORIDA All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
25-04226L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001696 NOTICE IS HEREBY GIVEN that JEFFREY DAMMES the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 30-57 Year of Issuance 2022 Description of Property LOTS 21 AND 22, BLOCK 1952, UNIT 29, CAPE CORAL, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 16, PAGES 15 THROUGH 25, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 14-44-23-C2-01952.0210 Names in which assessed: CALVARY BAPTIST CHURCH INC, CALVARY BAPTIST CHURCH INC. CAPE CORAL, FLORIDA, CALVARY BAPTIST CHURCH, INC., CAPE CORAL All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
25-04267L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001837 NOTICE IS HEREBY GIVEN that THREE REEDS CAPITAL LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-09876 Year of Issuance 2023 Description of Property LOT 2, BLOCK 63, UNIT 7, SECTION 12, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 61, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 12-44-26-07-00063.0020 Names in which assessed: GSNM REALTY LLC, GSNM REALTY, LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
25-04216L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001709 NOTICE IS HEREBY GIVEN that Eleventh Talent LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-10228 Year of Issuance 2023 Description of Property LOT 9, BLOCK 11, UNIT 1, SECTION 14, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 63, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 14-44-26-01-00011.0090 Names in which assessed: ESTATE OF ARMAND A VALLIER, MICHELLE ANN RIVERA, PHILIP VALLIER All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
25-04218L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001669 NOTICE IS HEREBY GIVEN that JAMES LEWIS AND KIMBERLY A LEWIS the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 34- Year of Issuance 2022 Description of Property GOVERNMENT LOT 5, IN SECTION 14, TOWNSHIP 44 SOUTH, RANGE 21 EAST, AND GOVERNMENT LOTS 1 AND 2, IN SECTION

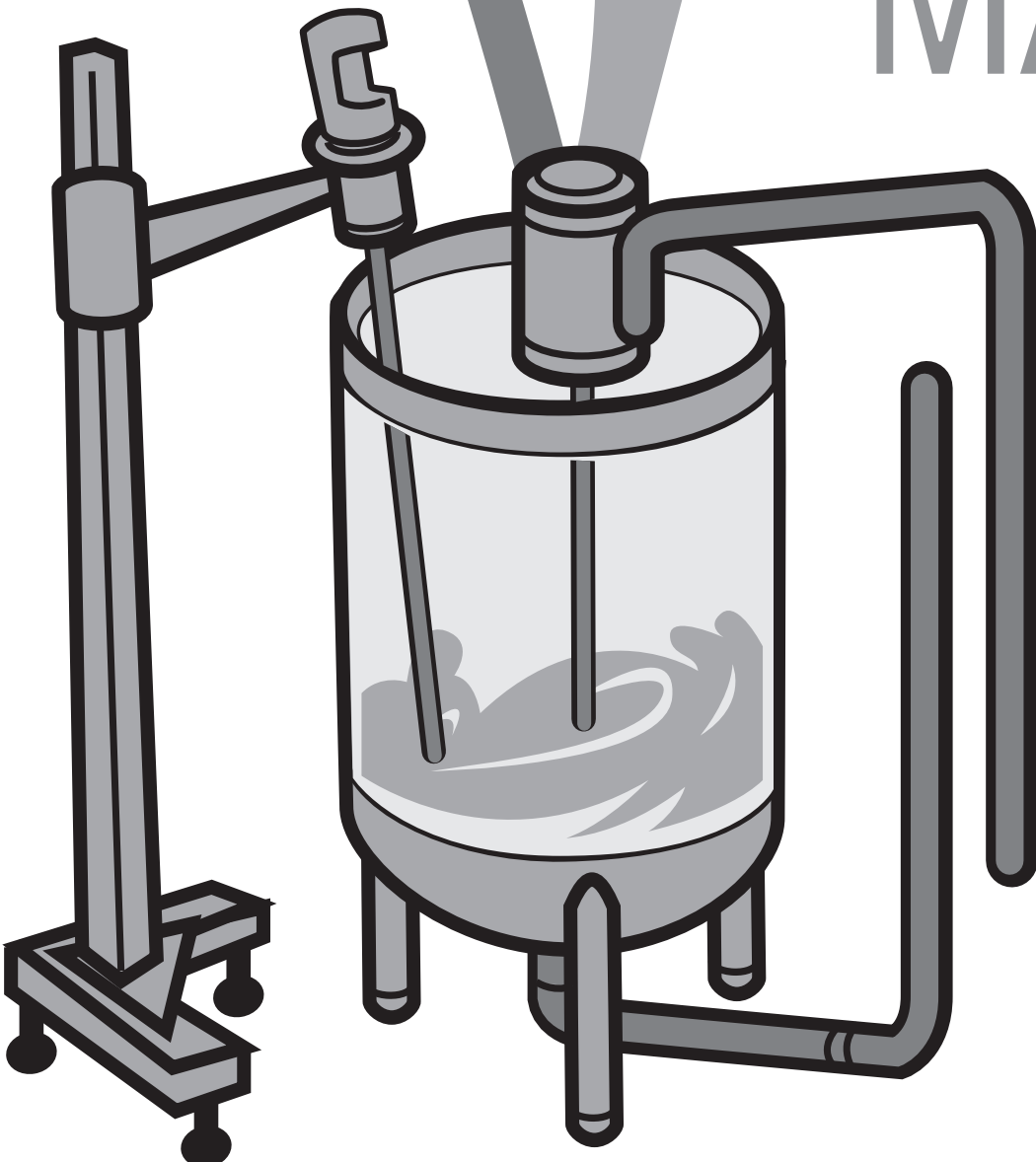
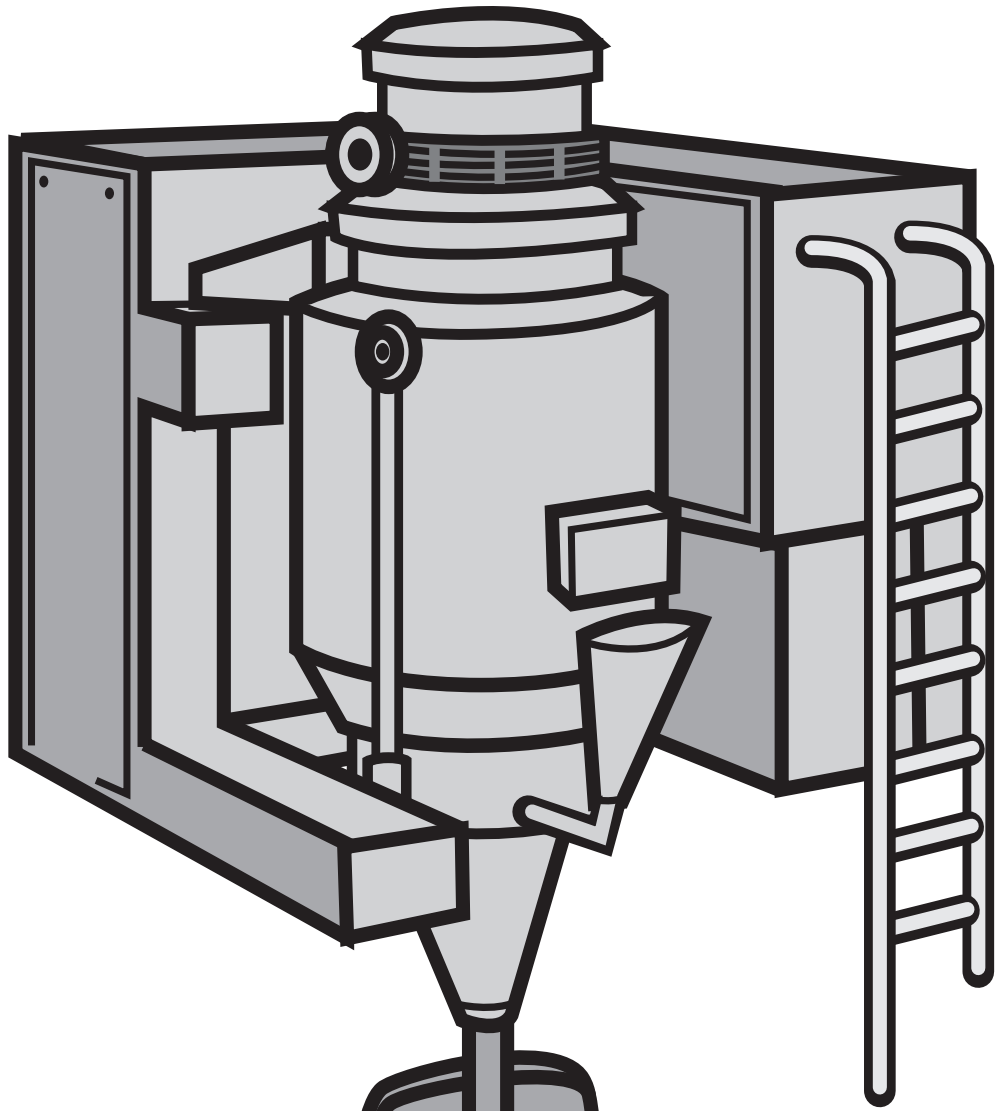
FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001813 NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 5023 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-24127 Year of Issuance 2023 Description of Property WEST BAY CLUB PB 62 PGS 79-111

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001566 NOTICE IS HEREBY GIVEN that Ram Tax Lien Fund LP RTLF-FL LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-09962 Year of Issuance 2023 Description of Property LOT 5, BLOCK 107, UNIT 11, LEHIGH ACRES, SECTION 12, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO PLAT BOOK 15, PAGE 61, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 12-44-26-11-00107.0050 Names in which assessed: EQUITY TRUST COMPANY, EQUITY TRUST COMPANY CUSTODIAN FBO Z077402, EQUITY TRUST COMPANY CUSTODIAN FBO Z077402 IRA All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
25-04217L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2025001888 NOTICE IS HEREBY GIVEN that Factory Direct Music Inc Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-11963 Year of Issuance 2023 Description of Property LOT 11, BLOCK 14, UNIT 3, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, A SUBDIVISION ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 92, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-44-26-03-00014.0110 Names in which assessed: ESTATE OF PATRICIA C IRELAND-ANDREWS, PATRICIA C. IRELAND-ANDREWS All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
25-04220L

FOURTH INSERTION
23, TOWNSHIP 44 SOUTH, RANGE 21 EAST LITTLE WOOD KEY, LEE COUNTY, FLORIDA. Strap Number 23-44-21-00-00001.0000 Names in which assessed: J MICHAEL ROONEY, J. MICHAEL ROONEY All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
25-04268L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
BLK D LOT 9 Strap Number 05-47-25-E1-0700D.0090 Names in which assessed: MELISSA GAUTHIER, RENE GAUTHIER All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 12/16/2025 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Oct. 24, 31; Nov. 7, 14, 2025
25-04264L



A special printing of
a classic story illustrating
the importance of
protecting capitalism.

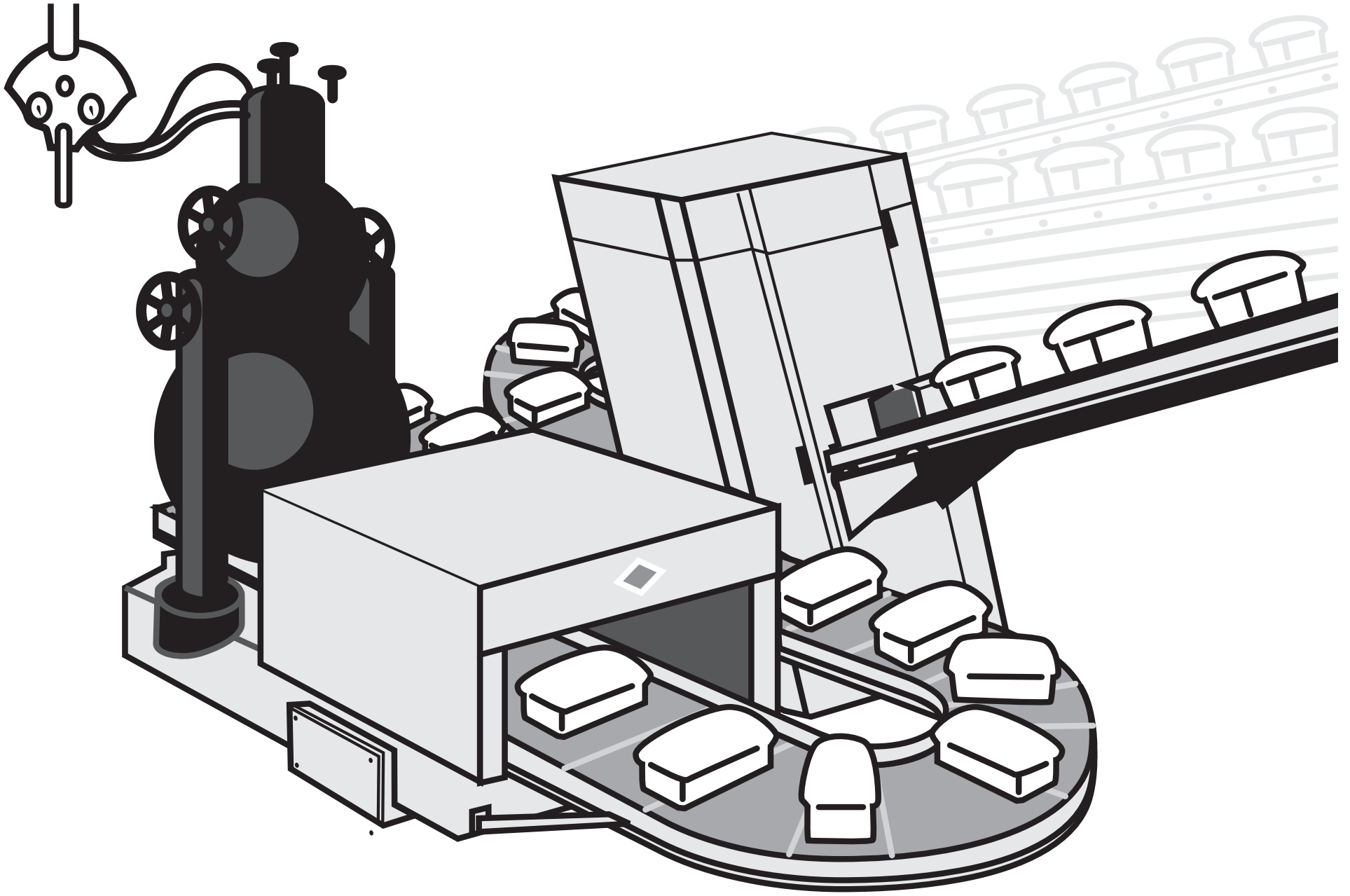
TOM SMITH AND HIS INCREDIBLE BREAD MACHINE

By **R.W. Grant**
Illustrations by Austin McKinley

This is the legend of a man whose name
Was a household word: a man whose fame
Burst on the world like an atom bomb.
Smith was his last name; first name: Tom.

The argument goes on today.
“He was a villain,” some will say.
“No! A hero!” others declare.
Or was he both? Well, I despair;
The fight will last ‘til kingdom come;
Was Smith a hero? Or was Smith a bum?
So, listen to the story and it’s up to you
To decide for yourself as to which is true!

Now, Smith, an inventor, had specialized
In toys. So people were surprised
When they found that he instead
Of making toys, was baking bread!
The news was flashed by CBS
Of his incredible success.
Then NBC jumped in in force,
Followed by the Times, of course.
The reason for their rapt attention,
The nature of his new invention,
The way to make bread he’d conceived
Cost less than people could believe!
And not just make it! This device
Could in addition wrap and slice!
The price per loaf, one loaf or many:
The miniscule sum of under one penny!



Can you imagine what this meant?
Can you comprehend the consequent?
The first time yet the world well fed!
And all because of Tom Smith's bread!

Not the last to see the repercussions
Were the Red Chinese, and, of course, the
Russians,
For Capitalist bread in such array

Threw the whole red block into black dis-
may!
Nonetheless, the world soon found
That bread was plentiful the world
around.
Thanks to Smith and all that bread,
A grateful world was at last well fed!

But isn't it a wondrous thing
How quickly fame is flown?
Smith, the hero of today
Tomorrow, scarcely known!
Yes, the fickle years passed by.
Smith was a billionaire.

But Smith himself was now forgot,
Though bread was everywhere.
People, asked from where it came,
Would very seldom know.

They would simply eat and ask,
'Was not it always so?'

However, Smith cared not a bit,
For millions ate his bread,
And "Everything is fine," thought he.
'I'm rich and they are fed!'

Everything was fine, he thought?
He reckoned not with fate.
Note the sequence of events
Starting on the date
On which inflation took its toll,
And to a slight extent,
The price on every loaf increased:
It went to one full cent!

A sharp reaction quickly came.
People were concerned.
White House aide expressed dismay.
Then the nation learned
That Russia lodged a sharp protest.
India did the same.
'Exploitation of the Poor!'
Yet, who was there to blame?

And though the clamor ebbed and flowed,
All that Tom would say
Was that it was but foolish talk.
Which soon would die away.
And it appeared that he was right.
Though on and on it ran,
The argument went 'round and 'round
But stopped where it began.

There it stopped, and people cried,
'For heaven's sake, we can't decide!
It's relative! Beyond dispute,
There's no such thing as 'absolute'!
And though we try with all our might,
Since nothing's ever black or white,
All that we can finally say is
'Everything one shade of grey is!'
So people cried out, "Give us light!
We can't tell what's wrong from right!"

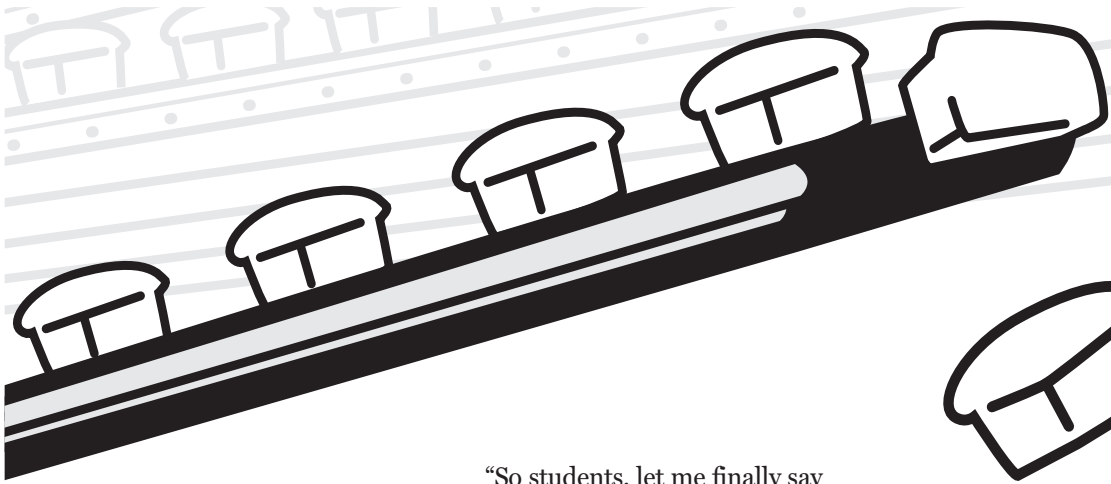
To comprehend confusion,
We seek wisdom at its source.
To whom, then did the people turn?
The Intellectuals, of course!

And what could be a better time
For them to take the lead,
Than at their International Conference
On Inhumanity and Greed.
For at this weighty conference,
Once each year we face
The moral conscience of the world—
Concentrated in one place.

At that mighty conference were
A thousand, more or less,
Of intellectuals and bureaucrats,
And those who write the press.
And from Yale and Harvard
The professors; all aware
The fate of Smith would now be known.
Excitement filled the air!

"The time has come," the chairman said
"To speak of many things:
Of duty, bread and selfishness,
And the evil that it brings.
For, speaking thus we can amend
That irony of fate
That gives to unenlightened minds
The power to create.





“Since reason tells us that it can’t,
Therefore let us start
Not by thinking with the mind,
But only with the heart!
Since we believe in people, then,”
At last the chairman said,
“We must meet our obligation
To see that they are fed!”

And so it went, one by one,
Denouncing private greed;
Denouncing those who’d profit thus
From other people’s need!

Then, suddenly each breath was held,
For there was none more wise
Than the nation’s foremost Pundit
Who now rose to summarize:

“My friends,” he said, (they all
exhaled)
“We see in these events
The flouting of the Higher Law—
And its consequence.
We must again remind ourselves
Just why mankind is cursed:
Because we fail to realize
Society comes first!”

“Smith placed himself above the
group
To profit from his brothers.
He failed to see the Greater Good,
Is Service, friends, to Others!”

With boldness and with vision,
then,
They ratified the motion
To dedicate to all mankind
Smith’s bread-and their devotion!

The conference finally ended.
It had been a huge success.
The intellectuals had spoken.
Now others did the rest.

The professors joined in all the
fuss,
And one was heard to lecture thus:
(For clarity, he spoke in terms
Of Mother Nature, birds and worms):

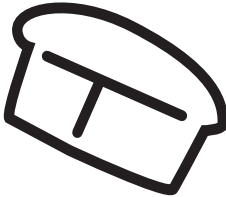
“That early birds should get the worm
Is clearly quite unfair.
Wouldn’t it much nicer be
If all of them would share?
But selfishness and private greed

Seem part of nature’s plan,
Which Mother Nature has decreed
For bird. But also Man?
The system which I question now,
As you are well aware,
(I’m sure you’ve heard the term
before
Is Business, Laissez-Faire!

“So students, let me finally say
That we must find a nobler way.
So, let us fix the race that all
May finish side-by-side;
The playing field forever flat,
The score forever tied.
To achieve this end, of course,
We turn to government-and force.
So, if we have to bring Smith do
As indeed we should,
I’m sure you will agree with me,
It’s for the Greater Good!”

Comments in the nation’s press
Now scorned Smith and his plunder:
“What right had he to get so rich
On other people’s hunger?”
A prize cartoon depicted Smith
With fat and drooping jowls
Snatching bread from hungry babes,
Indifferent to their howls.

One night, a TV star cried out,
“Forgive me if I stumble,
But I don’t think, I kid you not,
That Smith is very humble!”
Growing bolder, he leaped up,



(Silencing the cheers)
“Humility!” he cried to all—
And then collapsed in tears!

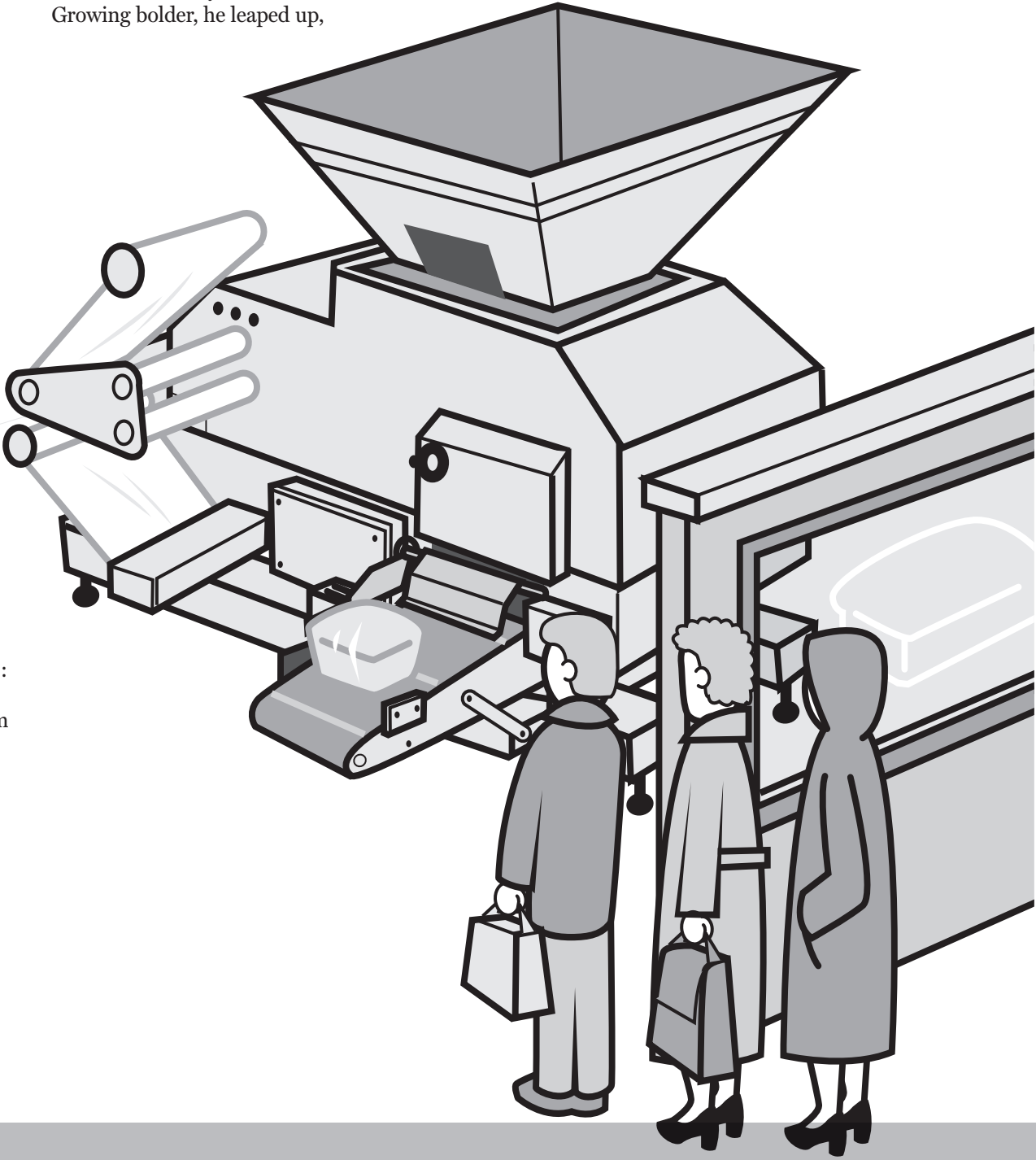
The clamor rises all about;
Now hear the politician shout:
“What’s Smith done, so rich to be?
Why should Smith have more than thee?
So, down with Smith and all his greed;
I’ll protect your right to need!”

Then Tom found to his dismay
That certain businessmen would say,
“The people now should realize
It’s time to cut Smith down to size,
For he’s betrayed his public trust
(And taken all that bread from us!)”

Well, since the Public does come first,
It could not be denied
That in matters such as this,
The public must decide.
So, SEC became concerned,
And told the press what it had learned:
“It’s obvious that he’s guilty
—Of what we’re not aware—
Though actually and factually
We’re sure there’s something there!”

And Antitrust now took a hand.
Of course it was appalled
At what it found was going on.
The “bread trust” it was called.

“Smith has too much crust,”
they said. “A deplorable condition
That Robber Barons profit thus
From cutthroat competition!”



WELL!
This was getting serious!
So Smith felt that he must
Have a friendly interview
With SEC and ‘Trust.
So, hat in hand, he went to them.
They’d surely been misled;
No rule of law had he defied.
But then their lawyer said:

“The rule of law, in complex times,
Has proved itself deficient.
We much prefer the rule of men.
It’s vastly more efficient.

“So, nutshell-wise, the way it is,
The law is what we say it is!

“So, let me state the present rules,”
The lawyer then went on,
“These very simple guidelines
You can rely upon:
You’re gouging on your prices
If you charge more than the rest.
But it’s unfair competition
If you think you can charge less!
“A second point that we would make,
To help avoid confusion:
Don’t try to charge the same amount,
For that would be collusion!

“You must compete—but not too much.
For if you do, you see,
Then the market would be yours—
And that’s monopoly!
Oh, don’t dare monopolize!
We’d raise an awful fuss,
For that’s the greatest crime of all!
(Unless it’s done by us!)”

“I think I understand,” said Tom.
“And yet, before I go,
How does one get a job like yours?
I’d really like to know!”

The lawyer rose then with a smile;
“I’m glad you asked,” said he.
“I’ll tell you how I got my start
And how it came to be.”

(His secretaries gathered ‘round
As their boss did thus expound.)

*“When I was a lad going off to school,
I was always guided by this golden rule:
Let others take the lead in things, for
heaven’s sake,
So if things go wrong-why, then it’s their
mistake!”
(So if things go wrong-why, then it’s their
mistake!)*

*“Following this precept it came to pass
I became the president of my senior class.
Then on to college where my profs extolled
The very same theory from the very same
mold!”
(The very same theory from the very same
mold!)*

*“Let others take the chances, and I would
go along.
Then I would let them know where they all
went wrong!
So successful was my system that then
indeed,
I was voted most likely in my class to suc-
ceed!”*

*(He was voted most likely in his class to
succeed!)*

*“Then out into the world I went, along
with all the rest,
Where I put my golden rule to the ulti-
mate test.
I avoided all of commerce at whatever the
cost—
And because I never ventured, then I also
never lost!”
(And because he never ventured, then he
also never lost!)*

*‘With this unblemished record then, I
quickly caught the eye
Of some influential people ‘mongst the
powers on high.*

*And so these many years among the
mighty I have sat,
Having found my niche as a bureaucrat!”
(Having found his niche as a bureaucrat)*

*“To be a merchant prince has never been
my goal,
For I’m qualified to play a more impor-
tant role:
Since I’ve never failed in business, this of
course assures
That I’m qualified beyond dispute to now
run yours!’
(That he’s qualified beyond dispute to now
run yours!)*

“Thanks; that clears it up,” said Tom.

The lawyer said, “I’m glad!
We try to serve the public good.
We’re really not so bad!

“Now, in disposing of this case,
If you wish to know just how,
Go up to the seventh floor;
We’re finalizing now!”

So, Tom went to the conference room
Up on the seventh floor.
He raised his hand, about to knock,
He raised it—but no more—
For what he overheard within
Kept him outside the door!
A sentence here, a sentence there—
Every other word—
He couldn’t make it out (he hoped),
For this is what he heard:

“Mumble, mumble, let’s not fumble!
Mumble, mumble, what’s the charge?
Grumble, grumble, he’s not humble?
Private greed? Or good of all?

“Public Interest, Rah! Rah! Rah!
Business, Business, Bah! Bah! Bah!

“Say, now this now we confess
That now this now is a mess!
Well now, what now do we guess?
Discharge? Which charge would be best?

“How ‘bout ‘Greed and Selfishness’?
Oh, wouldn’t that be fun?
It’s vague enough to trip him up
No matter what he’s done!

‘We don’t produce or build a thing!
But before we’re through,
We allow that now we’ll show Smith how
We handle those who do!

‘We serve the public interest;
We make up our own laws;
Oh, golly gee, how selflessly
We serve the public cause!

“For we’re the ones who make the rules
At ‘Trust and SEC,
So bye and bye we’ll get that guy;
Now, what charge will it be?

“Price too high? Or price too low?
Now, which charge will we make?
Well, we’re not loath to charging both
When public good’s at stake!

“But can we go one better?
How ‘bout monopoly?
No muss, no fuss, oh clever us!
Right-O! Let’s charge all three!

“But why stop here? We have one more!
Insider Trading! Number four!
We’ve not troubled to define
This crime in any way so,
This allows the courts to find
Him guilty ‘cause we say so!”

So, that was the indictment.
Smith’s trial soon began.
It was a cause célèbre
Which was followed’ cross the land.
In his defense Tom only said,
“I’m rich, but all of you are fed!
Is that bargain so unjust
That I should now be punished thus?”

Tom fought it hard all the way.
But it didn’t help him win.
The jury took but half an hour
To bring this verdict in:

“Guilty! Guilty! We agree!
He’s guilty of this plunder!
He had no right to get so rich
On other people’s hunger!”

“Five years in jail!” the judge then said.
“You’re lucky it’s not worse!
Robber Barons must be taught
Society Comes First!
As flies to wanton boys,” he leered,
“Are we to men like these!
They exploit us for their sport!
Exploit us as they please!”

The sentence seemed a bit severe,
But mercy was extended.
In deference to his mother’s pleas,
One year was suspended.
And what about the Bread Machine?
Tom Smith’s little friend?
Broken up and sold for scrap.
Some win. Some lose. The end.

EPILOGUE

Now, bread is baked by government.
And as might be expected,
Everything is well controlled—
The public well protected.

True, loaves cost ten dollars each.
But our leaders do their best.
The selling price is half a cent.
Taxes pay the rest!

