





--- PUBLIC SALES ---

FIRST 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-009190**

**IN RE: The Marriage of Jenna Marie Jameson Petitioner and Jessica Nicole Lawless Respondent**  
TO: Jessica Nicole Lawless  
244 Silver Castle Street, Las Vegas, Nevada 89144

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 Jenna Marie Jameson whose address is 14105 SW 288th, Homestead, Florida 33033 on or before February 2, 2026, 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: 12/24/2025  
Kevin C. Karnes  
CLERK OF THE CIRCUIT COURT (SEAL) By: J Collins  
Deputy Clerk  
January 9, 16, 23, 30, 2026  
26-00152L

FIRST INSERTION

**Notice Under Fictitious Name Law According to Florida Statute Number 865.09**

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Therelete FL located at 18070 S. Tamiami Trail, Unit 6 (#106) in the City of Fort Myers, Lee, FL 33908 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 4th day of January, 2026  
Kyle Sellers  
January 9, 2026 26-00142L

FIRST INSERTION

**Notice Under Fictitious Name Law According to Florida Statute Number 865.09**

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of ADVANTAGE WINDOW FILMS located at 17678 Sabal Palm Drive in the City of North Fort Myers, Lee, FL 33917 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 31st day of December, 2025  
Marc J. Peterson  
January 9, 2026 26-00140L

FIRST INSERTION

**NOTICE OF PUBLIC SALE**  
at  
The Lock Up Self Storage  
5500 Timmers Lane  
Lehigh Acres Fl 33971

Will sell the contents of the following units to satisfy a lien to the highest bidder on January 28, 2026 by 10:00 am at WWW.STORAGETREASURES.COM All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account.

FIRST INSERTION

**Notice Under Fictitious Name Law According to Florida Statute Number 865.09**

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Peril Shield Insurance located at 4117 SW 6th Place in the City of CAPE CORAL, Lee, FL 33914 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 6th day of January, 2026  
Advisor Synergies LLC  
Richard Pascual  
January 9, 2026 26-00182L

FIRST 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-009097**  
**IN RE: The Marriage of Patricia Elizabeth Rodriguez Petitioner and William Sebastian Alvarez Respondent**  
TO: William Sebastian Alvarez  
1529 Timber Ridge Avenue, Leesville, Louisiana 71446-9449

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 Patricia Elizabeth Rodriguez whose address is 251 Willow Bend Drive, Davenport, Florida 33897 on or before February 2, 2026, 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: 12/22/2025  
Kevin C. Karnes  
CLERK OF THE CIRCUIT COURT (SEAL) By: J Collins  
Deputy Clerk  
January 9, 16, 23, 30, 2026  
26-00148L

FIRST INSERTION

**Fictitious Name Notice**

Notice Is Herely Given that Lee Health System Inc., 3500 Health Ctr Blvd, Ste 2120, Bonita Sprgs, FL 34125, desiring to engage in business under the fictitious name of LPG BEHAVIORAL HEALTH CLINIC AT BONITA HEALTH CENTER, with its principal place of business in the State of Florida in the County of Lee, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.

January 9, 2026 26-00137L

FIRST INSERTION

**NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES**

NOTICE IS HEREBY GIVEN that Luis Moreno will engage in business under the fictitious name LUIS ENTERPRISES, with a physical address 27200 Jackson Ave Fort Myers, Florida 33967, with a mailing address 7510 Mellon Rd Fort Myers, Florida 33967, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

January 9, 2026 26-00138L

FIRST INSERTION

Unit 2026-Akai Thomas-Matress, box spring, futon, table, chairs, assorted boxes  
Unit 3026-Cordeci Moreira-Bicycle, dishes, printer, household goods  
Unit 3018-Samson Charles-Matress, boxspring, tires, speaker, assorted boxes  
Unit 3158-Celia Amaral-Guitars, file cabinet, household goods, home decor  
January 9, 16, 2026 26-00169L

FIRST INSERTION

**Notice Under Fictitious Name Law According to Florida Statute Number 865.09**

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Trost Land Holdings located at 24893 Trost Boulevard in the City of Bonita Springs, Lee, FL 34135 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 5th day of January, 2026  
Trost LLC  
Martin Trost  
January 9, 2026 26-00174L

FIRST INSERTION

**Notice Under Fictitious Name Law According to Florida Statute Number 865.09**

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of CHEEKS TIKI BAR AND GRILLE located at 3448 MARINATOWN LN in the City of N FT MYERS, Lee, FL 33903 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 5th day of January, 2026  
DEN ENTERTAINMENT LLC  
DANIEL CLARKSTON  
January 9, 2026 26-00170L

FIRST 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-003860 IN RE: ESTATE OF RICHARD T. PULEO, Deceased.**

The administration of the estate of Richard T. Puleo, deceased, whose date of death was October 31, 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, 2nd Floor, 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. 732.221, 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 January 9, 2026.

**Personal Representative:**  
**Christina M. Puleo**  
5279 S. Walcott Ave.  
Boise, ID 83709

Attorney for Personal Representative:  
Patricia L. Lincoln, Esq.  
Florida Bar No.: 1049256  
ELLIS LAW GROUP, P.L.  
4755 Technology Way, Suite 205  
Boca Raton, FL 33431  
Telephone: (561) 910-7500  
Fax: (561) 910-7501  
E-Mail: Plincoln@ellis-law.com  
Secondary: Service@ellis-law.com  
January 9, 16, 2026 26-00168L

FIRST 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 1/27/26 at 12:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Steven Barker unit #00601; Marvel Taylor unit #0122B. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.  
January 9, 16, 2026 26-00130L

FIRST INSERTION

**Fictitious Name Submission**

Notice is hereby given that Charles Morrison, desiring to engage in business under the fictitious name SWFL Junk & Haul Pros located at 14967 Portico Blvd Fort Myers, FL 33905, intends to register said name in Lee County with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.  
January 9, 2026 26-00136L

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 25-CP-3250**  
**Division: Probate**  
**IN RE: ESTATE OF JOSEPH DONALD PREDNI Deceased.**

The administration of the estate of JOSEPH DONALD PREDNI, deceased, whose date of death was May 23, 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.

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 January 9, 2026.

**Personal Representative:**  
**LOGAN PREDNI**  
2002 Waverly Ln  
Algonquin, Illinois 60102

Attorney for Personal Representative:  
ALAN M. CELEJ, ESQ  
Florida Bar Number: 1024890  
12730 McGregor Boulevard  
Fort Myers, FL 33919  
Telephone: (239) 266-2619  
Fax: (239) 309-0557  
E-Mail: acelej@celejlaw.com  
Secondary E-Mail: eve@celejlaw.com  
January 9, 16, 2026 26-00144L

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA  
**File No. 362025CP003307A001CH**  
**Probate Division**  
**IN RE: ESTATE OF HARVEY LEE HAMILTON, SR., Deceased.**

The administration of the estate of HARVEY LEE HAMILTON, SR., deceased, whose date of death was December 2, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 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

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE TWENTIETH CIRCUIT COURT IN AND FOR LEE COUNTY, FLORIDA  
PROBATE DIVISION  
**25-CP-3865**  
**IN RE: ESTATE OF: MANFRED ROBERT REIM Deceased**

The administration of the estate of MANFRED ROBERT REIM, deceased, whose date of death was May 10, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 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

--- ESTATE ---

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA  
**Case No.: 36-2025-CP-003903**  
**Probate Division**  
**IN RE: THE ESTATE OF DORIS MCCARTY Deceased.**

The administration of the estate of DORIS MCCARTY, deceased, whose date of death was July 13, 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, Florida 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. 732.221, Florida Statutes.

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

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

The date of first publication of this notice is January 9, 2026.

**Personal Representative:**  
**KEVIN C. MCCARTY**  
460 Lakeshore Drive #B  
Lexington, Kentucky 40502

Attorney for Personal Representative:  
GANON J. STUDENBERG, Esq.  
E-mail Address:  
Info@studenberglaw.com  
Florida Bar No. 0013991  
Ganon J. Studenberg, P.A.  
1119 Palmetto Avenue  
Melbourne, Florida 32901  
Telephone: (321) 722-2420  
January 9, 16, 2026 26-00147L

FIRST INSERTION

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes.

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

FIRST INSERTION

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 section 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is filed within the time provided by section 732.221, Florida Statutes.

ALL CLAIMS NOT FILED WITHIN

FIRST 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-003202**  
**IN RE: ESTATE OF MOHAMMAD SAMI AHKTAR MALLICK, Deceased.**

The administration of MOHAMMAD SAMI AHKTAR MALLICK, ("Decedent") deceased, whose date of death was July 5, 2024, and whose Social Security Number is XXX-XX-9614, 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, Florida 33901. 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 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 SO FILED 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 FLORIDA STATUTE 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 January 9, 2026.

**MUZZAMMIL MALLICK**  
133-24 Sanford Ave  
Apt 7R  
Flushing, NY 11355  
RILEY A. KENDALL, ESQ.  
Florida Bar No.: 1048726  
7512 Dr. Phillips Blvd  
Suite 50-647  
Orlando, Florida 32819  
January 9, 16, 2026 26-00165L

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 January 9, 2026.

**Personal Representative:**  
**Harvey Lee Hamilton, Jr.**  
2581 Oleander Street, #55  
St. James, FL 33956

Attorney for Personal Representative:  
Philip L. Schwartz, Esq.  
Florida Bar Number: 826154  
Schwartz/White  
2000 Glades Rd., Suite 208  
Boca Raton, Florida 33431  
Telephone: (561) 391-9943  
January 9, 16, 2026 26-00145L

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 was or shall be: January 9, 2026

**Personal Representative:**  
**Christina Ann Reim,**  
1323 SE 21st Ter,  
Cape Coral, FL 33990.

Attorney for Personal Representative:  
/s/ Alexis A. Sitka, P. A. .  
Alexis A. Sitka, P. A.  
Florida Bar Number: 0004766  
P.O. Box 150171  
Cape Coral, Florida 33915  
Telephone: (239) 997-0078  
Alexis@sitkalaw.com  
January 9, 16, 2026 26-00167L



--- ACTIONS / SALES ---

FIRST INSERTION	
<b>NOTICE OF FORECLOSURE SALE</b> IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL <b>CASE NO. 25-CC-005277</b> <b>HARBORVIEW VILLAS AT</b> <b>SOUTH SEAS RESORT</b> <b>CONDOMINIUM ASSOCIATION,</b> <b>INC., a Florida non-profit</b> <b>corporation,</b> <b>Plaintiff, vs.</b> <b>THOMAS H. MCDONALD, JR.,</b> <b>Defendant.</b> NOTICE is hereby given that the un- dersigned, Clerk of Circuit and County Courts of Lee County, Florida, will on January 29, 2026, at 9:00 A.M. via electronic sale at <a href="http://www.lee.realforeclose.com">www.lee.realforeclose.com</a> , 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 No. 20, Parcel No. 983, HARBORVIEW VILLAS AT SOUTH SEAS RESORT, a Condominium (“Condomini- um”), together with all appurte- nances thereto according to the Declaration of Condominium thereof, as recorded in Official Records Book 4202 at Page 3254, of the Public Records of Lee County, Florida, and amend- ments 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, Sec- tion 45.031. WITNESS my hand and official seal of said Court this day of 12/30/2025, KEVIN C. KARNES, CLERK OF COURT (SEAL) By: N Wright-Angad Deputy Clerk Michael J. Belle, Esquire Attorney for Plaintiff 2364 Fruitville Road Sarasota, FL 34237 service@michaelbelle.com 49505 / 18-80281 January 9, 16, 202626-00149L	

FIRST INSERTION	
<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 25-CP-003575</b> <b>IN RE: ESTATE OF</b> <b>LEONARD JAMES BONANDER,</b> <b>Deceased.</b> The administration of the estate of LEONARD JAMES BONANDER, de- ceased, whose date of death was May 7, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attor- ney are set forth below. All creditors of the decedent and oth- er persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or de- mands against decedent's estate must file their claims with this court WITH- IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's sur- viving spouse is property to which the Florida Uniform Disposition of Com- munity Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as speci- fied under s. 732.2211, Florida Statutes. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME 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: January 9, 2026. <b>LEONARD NAPOLEON</b> <b>BONANDER</b> <b>Personal Representative</b> PO Box 583 Sandstone, MN 55072 Robert D. Hines, Esq. Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: jrivera@hnh-law.com January 9, 16, 202626-00173L	

FIRST INSERTION	
<b>NOTICE OF FORECLOSURE SALE</b> IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL <b>CASE NO. 25-CC-006766</b> <b>CASA YBEL BEACH AND</b> <b>RACQUET CLUB CONDOMINIUM</b> <b>ASSOCIATION, INC., a Florida</b> <b>non-profit corporation,</b> <b>Plaintiff, vs.</b> <b>CAROL NOEL PONSOLLE,</b> <b>WILLIAM L. MCCULLA AND</b> <b>DOROTHY S. MCCULLA,</b> <b>Defendants.</b> NOTICE is hereby given that the un- dersigned, Clerk of Circuit and County Courts of Lee County, Florida, will on January 29, 2026, at 9:00 A.M. via electronic sale at <a href="http://www.lee.realforeclose.com">www.lee.realforeclose.com</a> , 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 No. 37, in Condo- minium Parcel No. 221, of CASA YBEL BEACH AND RACQUET CLUB, PHASE G, a condomini- um, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condomin- ium thereof recorded in Official Records Book 1478, Page 2171, in the Public Records of Lee Coun- ty, Florida. A/K/A UNIT 221G, WEEK 37 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, Sec- tion 45.031. WITNESS my hand and official seal of said Court this day of 01/05/2026 KEVIN C. KARNES, CLERK OF COURT (SEAL) By: N Wright-Angad Deputy Clerk Michael J. Belle, Esquire Attorney for Plaintiff service@michaelbelle.com 50203 / 13-83154 January 9, 16, 202626-00151L	

FIRST INSERTION	
<b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION: <b>CASE NO.: 25-CA-005040</b> <b>VILLAGE CAPITAL &amp;</b> <b>INVESTMENT LLC,</b> <b>Plaintiff, vs.</b> <b>JAMES MILLARD JONES;</b> <b>SAN MATEO LEE COUNTY</b> <b>HOMEOWNERS ASSOCIATION,</b> <b>LLC; THE ADMINISTRATOR</b> <b>OF THE U.S. SMALL BUSINESS</b> <b>ADMINISTRATION AN AGENCY</b> <b>OF THE GOVERNMENT OF THE</b> <b>UNITED STATES OF AMERICA;</b> <b>BRENDA FAYE JONES A/K/A</b> <b>BRENDA FAY JONES; UNKNOWN</b> <b>TENANT</b> <b>Defendants.</b> NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KEVIN C. KARNES as the Clerk of the Cir- cuit Court shall sell to the highest and best bidder for cash electronically at <a href="http://www.Lee.realforeclose.com">www.Lee.realforeclose.com</a> at, 9:00 AM on the 22 day of January, 2026, the following described property as set forth in said Final Judgment, to wit: Lot 31, San Mateo, according to the map or plat thereof, as re- corded in Plat Book 29, Page(s) 112 through 116, inclusive, of the Public Records of Lee County, Florida. PROPERTY ADDRESS: 14889 BONAIRE CIR, FORT MYERS, FL 33908 IF YOU ARE A PERSON CLAIM- ING A RIGHT TO FUNDS REMAIN- ING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. Dated this 12/30/2025 KEVIN C. KARNES Clerk Of The Circuit Court (SEAL) By: T Mann Deputy Clerk Submitted by: De Cubas & Lewis, P.A. PO Box 5026 Fort Lauderdale, FL 33310 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 25-03316 January 9, 16, 202626-00153L	

FIRST INSERTION	
<b>RE-NOTICE OF FORECLOSURE</b> <b>SALE</b> IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIRCUIT CIVIL DIVISION <b>CASE NO.: 24-CA-007368</b> <b>PALE HORSE REALTY, LLC</b> <b>Plaintiff(s), vs.</b> <b>GLORIA QUINTANILLAA/K/A</b> <b>GLORIA BELTRAN; THE</b> <b>UNKNOWN SPOUSE OF GLORIA</b> <b>QUINTANILLA A/K/A GLORIA</b> <b>BELTRAN; THE UNKNOWN</b> <b>TENANT IN POSSESSION</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN THAT, pursuant to the Order Granting Plain- tiff's Motion to Reschedule Foreclosure Sale entered on December 29, 2025 in the above-captioned action, the Clerk of Court will sell to the highest and best bidder for cash at <a href="http://www.lee.realforeclose.com">www.lee.realforeclose.com</a> in accordance with Chapter 45, Florida Statutes on the 22nd day of January, 2026 at 09:00 AM on the following described property as set forth in said Final Judgment of Foreclo- sure or order, to wit: LOT 3, BLOCK 43, UNIT 5, SECTION 13, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, A SUBDIVI- SION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 62, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property address: 4604 Hanna Avenue North, Lehigh Acres, FL 33971 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. Kevin Karnes CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) BY: T Mann Deputy Clerk Padgett Law Group, Attorney for Plaintiff 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 attorney@padgettlawgroup.com TDP File No. 24-006244-1 January 9, 16, 202626-00158L	

FIRST INSERTION	
<b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA <b>CASE NO.: 24-CA-006440</b> <b>SERV BANK, SB,</b> <b>Plaintiff, v.</b> <b>EDWARD DAVENPORT III, et al.,</b> <b>Defendants.</b> NOTICE is hereby given that Kevin C. Karnes, Clerk of the Circuit Court of Lee County, Florida, will on February 19, 2026, at 9:00 a.m. ET, via the online auction site at <a href="http://www.lee.realforeclose.com">www.lee.realforeclose.com</a> in accordance with Chapter 45, F.S., offer for sale and sell to the high- est and best bidder for cash, the follow- ing described property situated in Lee County, Florida, to wit: Lot 35, IMPERIAL RIVER ES- TATES, more particularly de- scribed as follows: From the Northwest corner of Lot 16, Bonita Farms #1, as re- corded in Plat Book 3, Page 27, Public Records of Lee County, Florida, in the Northwest Quar- ter of Section 35, Township 47 South, Range 25 East, Lee Coun- ty, 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 Edge- wood 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 enti- tled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagee, the Mortgagee or the Mortgagee's attorney. WITNESS my hand and official seal of this Honorable Court this day of 01/05/2026 Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: N Wright-Angad DEPUTY CLERK Tiffany & Bosco, P.A. 1201 S. Orlando Ave., Suite 430 Winter Park, FL 32789 floridaservice@tblaw.com January 9, 16, 202626-00166L	

FIRST INSERTION	
<b>NOTICE OF FORECLOSURE SALE</b> IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL <b>CASE NO. 25-CC-006817</b> <b>CASA YBEL BEACH AND</b> <b>RACQUET CLUB, PHASE I-J-K,</b> <b>CONDOMINIUM ASSOCIATION,</b> <b>INC., a Florida non-profit</b> <b>corporation,</b> <b>Plaintiff, vs.</b> <b>THOMAS A. CROSE AND DESSA</b> <b>M. CROSE,</b> <b>Defendants.</b> NOTICE is hereby given that the un- dersigned, Clerk of Circuit and County Courts of Lee County, Florida, will on January 29, 2026, at 9:00 A.M. via electronic sale at <a href="http://www.lee.realforeclose.com">www.lee.realforeclose.com</a> , 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 No. 41, in Condo- minium Parcel No. 162, of CASA YBEL BEACH AND RACQUET CLUB, PHASE I-J-K, a condo- minium, together with an un- divided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 1566, Page 2305, in the Public Records of Lee County, Florida. A/K/A UNIT 1621, WEEK 41 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, Sec- tion 45.031. WITNESS my hand and official seal of said Court this day of 12/30/2025 KEVIN C. KARNES, CLERK OF COURT (SEAL) By: N Wright-Angad Deputy Clerk Michael J. Belle, Esquire Attorney for Plaintiff 2364 Fruitville Road Sarasota, FL 34237 service@michaelbelle.com 50234 / 14-77652 January 9, 16, 202626-00150L	

FIRST INSERTION	
<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FL PROBATE DIVISION <b>FILE NO. 25-CP-003907</b> <b>JUDGE: KYLE</b> <b>IN RE: ESTATE OF</b> <b>DAVID E. SORENSON,</b> <b>DECEASED.</b> The administration of the estate of DA- VID E. SORENSON (the "Decedent"), 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 Clerk of Circuit Court, Lee County Courthouse, Probate Division, 2075 Dr. Martin Luther King Blvd., Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal repre- sentative's attorney are set forth below. All creditors of the Decedent and other persons having claims or de- mands against the Decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LAT- ER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICA- TION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO- TICE ON THEM. All other creditors of the Decedent and other persons having claims or demands against the Decedent's estate must file their claims with this court WITHIN THREE (3) MONTHS AF- TER THE DATE OF THE FIRST PUB- LICAT-ION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702, FLORIDA STAT- UTES, WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is January 9, 2026. <b>TESSA JEAN SUSSNER</b> 17115 19th Avenue North, Plymouth, Minnesota 55447 <b>Personal Representative</b> BULLOCH TAYLOR PLLC Alicia L. Taylor, Esq. Florida Bar No. 93461 Email: alt@bullochtaylor.com Courtney C. Pugh, Esq. Florida Bar No. 125106 Email: ccp@bullochtaylor.com 1185 Immokalee Road, Suite 300 Naples, Florida 34110 Telephone: (239) 383-7130 Attorneys for Personal Representative January 9, 16, 202626-00181L	

FIRST INSERTION	
<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 25-CP-003783</b> <b>Division Probate</b> <b>IN RE: ESTATE OF</b> <b>LUELLA SMITH aka</b> <b>LUELLA C. SMITH,</b> <b>Deceased.</b> The administration of the estate of LU- ELLA SMITH aka LUELLA C. SMITH, deceased, whose date of death was De- cember 15, 2024, is pending in the Cir- cuit Court for Lee County, Florida, Pro- bate Division, the address of which is 2075 Dr. Martin Luther King Blvd., 2nd Floor, Fort Myers, FL 33901. The name and address of the Personal Represen- tative and the Personal Representative's attorney are set forth below. All creditors of the Decedent and other persons having claims or de- mands against Decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AF- TER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the Decedent and other persons having claims or de- mands against Decedent's estate must file their claims with this court WITH- IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREV- ER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is January 9, 2026. <b>Personal Representative:</b> <b>Lois Smith-Weiss</b> 14529 N. Greater Hills Blvd. Clermont, FL 34711 Attorney for Personal Representative: Lynn R. Emerson, Esq. Florida Bar Number: 55757 BusinessLegal, PC 1145 SW 45th Ter. Cape Coral, FL 33914 239-329-2151 (P) 239-329-2150 (F) Lynn.Emerson@businesslegalfia.com January 9, 16, 202626-00146L	

FIRST INSERTION	
<b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA <b>CASE NO. 25-CA-004698</b> <b>SECURITY CAPITAL VENTURES,</b> <b>LLC a Florida limited liability</b> <b>company,</b> <b>Plaintiff, vs.</b> <b>LISA B OAKRIDGE, LLC a</b> <b>Florida limited liability company,</b> <b>MARCELO GASTON BROWN and</b> <b>JOHANNA BROWN,</b> <b>Defendants.</b> NOTICE IS HEREBY GIVEN pur- suant to a Final Judgment of Mort- gage Foreclosure filed December 30, 2025 and entered in Case No. 25-CA- 004698, of the Circuit Court of the 20th Judicial Circuit in and for LEE County, Florida, wherein SECURITY CAPITAL VENTURES, LLC is Plain- tiff and LISA B OAKRIDGE, LLC, MARCELO GASTON BROWN and JOHANNA BROWN are Defendants. KEVIN C. KARNES, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELEC- TRONIC SALE AT: WWW.LEE.REAL FORECLOSE.COM at 9:00 A.M. on January 22, 2026, the following de- scribed property as set forth in said Fi- nal Judgment, to wit: Lot 1, Oak Ridge, according to the map or plat thereof as re- corded in Instrument Number 2006000297205, Public Re- cords of Lee County, Florida. Parcel ID # 36-47-25-B2-02200.0010 Property Address: 11620 Pin Oak Dr, Bonita Springs, FL 34135 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 ac- cordance with Florida Statutes, Section 45.031. Dated this 12/30/2025 KEVIN C. KARNES Clerk of the Circuit Court & Comptroller (SEAL) By: T Mann As Deputy Clerk Submitted by: Mark D. Feinstein, Esq. Feinstein & Sorota, P.A. Attorneys for Plaintiff 600 Corporate Drive, Suite 320 Fort Lauderdale, FL 33334 Tel: (954) 617-1500 Fax: (954) 617-4100 Designated service e-mails: fspa@fspalaw.com; pleadings@fspalaw.com January 9, 16, 202626-00154L	

FIRST INSERTION	
<b>NOTICE OF FORECLOSURE SALE</b> <b>#20286</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA. <b>CASE NO. 24-CA-005940</b> <b>PHH MORTGAGE</b> <b>CORPORATION,</b> <b>PLAINTIFF, VS.</b> <b>BEVERLY A. LONDONO A/K/A</b> <b>BEVERLY LONDONO, ET AL.</b> <b>DEFENDANT(S)</b> NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated December 30, 2025, in the above action, I will sell to the highest bidder for cash at Lee County, Florida, on Feb- ruary 26, 2026 , at 09:00 AM, at <a href="http://www.lee.realforeclose.com">www.lee.realforeclose.com</a> for the following described property: THAT CERTAIN CONDOMIN- IUM PARCEL COMPOSED OF FAMILY UNIT 217 AND THE UNDIVIDED SHARES IN THE COMMON ELEMENTS APPURTENANT THERETO, IN ACCORDANCE WITH AND SUBJECT TO THE COV- ENANTS, CONDITIONS, RE- STRICTIONS, TERMS AND OTHER PROVISIONS OF THE DECLARATION OF CONDO- MINIUM OF SEVEN LAKES BUILDING NO. 7, A CONDO- MINIUM, WITH THE SCHED- ULES ANNEXED THERETO, AS RECORDED IN OFFICIAL RECORDS BOOK 929, PAGES 238 THROUGH 276, AS SUB- SEQUENTLY 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 before the clerk reports the surplus as unclaimed. The Court, in its discretion, may en- large the time of the sale. Notice of the changed time of sale shall be published as provided herein. Date: 01/05/2026 Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: N Wright-Angad Deputy Clerk of the Court Prepared by: Tromberg, Miller, Morris & Partners, PLLC 600 West Hillsboro Boulevard Suite 600 Deerfield Beach, FL 33441 Our Case #: 24-001153/24-CA-005940 /PHH January 9, 16, 202626-00156L	



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ACTIONS / SALES

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<p><b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA</p> <p>CIRCUIT CIVIL DIVISION <b>CASE NO.: 2025CA002417</b></p> <p><b>WILMINGTON TRUST NORTH AMERICA, AS TRUSTEE FOR TRYON STREET ACQUISITION TRUST I</b></p> <p><b>Plaintiff(s), vs.</b></p> <p><b>LIYAH GROUP LLC</b></p> <p><b>Defendant(s).</b></p> <p>NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on December 30, 2025 in the above-captioned action, the Clerk of Court will sell to the highest and best bidder for cash at <a href="http://www.lee.realforeclose.com">www.lee.realforeclose.com</a> in accordance with Chapter 45, Florida Statutes on the 22nd day of January, 2026 at 09:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:</p> <p>LOT 32 AND 33, BLOCK 4323, CAPE CORAL UNIT 61, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGE(S) 4 THROUGH 20, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.</p> <p>Property address: 2359 Northwest 38th Avenue, Cape Coral, FL 33993</p> <p>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.</p> <p>Kevin Karnes CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) BY: T Mann Deputy Clerk</p> <p>Padgett Law Group, Attorney for Plaintiff 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 <a href="mailto:attorney@padgettlawgroup.com">attorney@padgettlawgroup.com</a> TDP File No. 24-009913-3 January 9, 16, 2026</p>	<p><b>NOTICE OF ACTION</b> IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA</p> <p><b>CASE NO.: 25-CC-006861</b></p> <p><b>ORANGE HARBOR CO-OP, INC., Plaintiff, vs.</b></p> <p><b>ALL UNKNOWN BENEFICIARIES, HEIRS, SUCCESSORS, ASSIGNS, AND DEVISEES OF JAMES SATHER JR., and UNKNOWN PARTY OR PARTIES IN POSSESSION Defendants.</b></p> <p>TO: Unknown Party or Parties in Possession 251 Hamlin Drive Lot No. 251 Fort Myers, Florida 33905</p> <p>YOU ARE NOTIFIED that an action for Possession of Real Property located at:</p> <p>251 Hamlin Drive, Lot No. 251, Fort Myers, Florida 33905</p> <p>has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Brian C. Chase, Esq., Plaintiff's attorney, whose address is 1313 North Howard Avenue, Tampa, Florida 33607, ON OR BEFORE February 09, 2026 NOTICE IN THE BUSINESS OBSERVER, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition.</p> <p>WITNESS Kevin C. Karnes, as Clerk of the County Court, and the seal of said Court, at the Courthouse at Lee County, Florida.</p> <p>Dated: 12/30/2025</p> <p>KEVIN C. KARNES Clerk of the Circuit and County Court (SEAL) By: K Shoap As Deputy Clerk</p> <p>Brian C. Chase, Esq., Plaintiff's attorney, 1313 North Howard Avenue, Tampa, Florida 33607 January 9, 16, 23, 30, 2026</p>
26-00161L	26-00143L

FIRST INSERTION	FIRST INSERTION
<p><b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA</p> <p>CIVIL ACTION <b>CASE NO. 22-CA-004898</b></p> <p><b>ANA BELLE WILLIAMS, individually, And as Surviving Trustee of The Williams Trust dated November 16, 2005, Plaintiffs, vs.</b></p> <p><b>CECIL R. WHIDDEN, et al, Defendants.</b></p> <p>NOTICE IS HEREBY GIVEN pursuant to Order scheduling foreclosure sale or Final Judgment, entered in Civil Case No.: 22-CA-004898 of the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein CONNIE DARR, as Successor Trustee of the Williams Trust dated November 16, 2005, Plaintiff and, Defendants, CECIL R. WHIDDEN, WENDY ANN WHIDDEN, UNKNOWN SPOUSE OF WENDY ANN WHIDDEN; UNKNOWN TENANTS IN POSSESSION and UNKNOWN PERSON IN POSSESSION, Clerk of the Circuit Court, Kevin C. Karnes, will sell to the highest bidder for each BEGINNING 9:00 A.M. AT WWW.LEE.REALFORECLOSURE.COM IN ACCORDANCE WITH CHAPTER 45 FLORIDA STATUTES on February 12, 2026.</p> <p>The described property as set forth in said Final Judgment, to wit is attached as "Exhibit A" EXHIBIT "A"</p> <p>A certain parcel of land located in Section 15, Township 44 South, Range 25 East, Lee County, Florida, as more particularly described below.</p> <p>BEGINNING at the Southwest corner of the South 2/3 of the North 3/5 of the East 1/2 of the Southeast 1/4 of the Northwest 1/4 of the Northwest 1/4 of said Section 15 and running North 2°, 46' 16" West 108.31 feet; thence North 89°, 14' 21" East, 105.06 feet; thence South 2°, 46' 16" East, 108.02 feet; thence South 89°, 04' 57" West, 105.05 feet to the place of beginning.</p> <p>Together with a non-exclusive easement for ingress and egress over the following described real property:</p> <p>The South 14 feet, less the West 105 feet, of the North 2/3 of the East 1/2 of the Southeast 1/4 of</p>	<p>the Northwest 1/4 of the Northwest 1/4 of Section 15, Township 44 South, Range 25 East, Lee County, Florida, and</p> <p>The North 13 feet, less the West 105 feet, of the South 1/3 of the North 3/5 of the East 1/2 of the Southeast 1/4 of the Northwest 1/4 of the Northwest 1/4 of Section 15, Township 44 South, Range 25 East, Lee County, Florida.</p> <p>Together with a non-exclusive right to use for ingress and egress purposes, all rights-2f_ grantor given to grantor for ingress and egress in that certain Grant of Easement dated January TT, 1994- between James F. Daggett and Virginia O. Daggett, Grantors, and R. D. Dix, Sr., also known as Ressie Dix, Sr., Grantee, as recorded in O.R. Book 2471, Page 2177, Public Records of Lee County, Florida, which Grant of Easement is incorporated herein by this reference.</p> <p>Together with a non-exclusive right to use for ingress and egress purposes, all rights of grantor given to grantor for ingress and egress in that certain Grant of Easement dated December 10, 1993 between Richard Dix and Virginia Dix, Grantors, and R.D. Dix, Sr., also known as Ressie Dix, Sr., Grantee, as recorded in O.R. Book 2471, Page 2179, Public Records of Lee County, Florida, which Grant of Easement is incorporated herein by this reference.</p> <p>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.</p> <p>Kevin Karnes CLERK OF THE CIRCUIT COURT Lee County, Florida (SEAL) By: T Mann DEPUTY CLERK OF COURT</p> <p>Submitted by Attorney for Plaintiff: Richard M. Ricciardi, Jr., Esq. Your Advocates 2050 McGregor Blvd. Fort Myers, FL 33901 Telephone: 239-689-1096 Facsimile: 239-791-8132 5448.012</p>
26-00155L	

FIRST INSERTION	FIRST INSERTION
<p><b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA</p> <p><b>CASE NO.: 25-CA-000992</b></p> <p><b>EQUITY TRUST COMPANY, CUSTODIAN FBO DAVID KEEL IRA and DAVID KEEL AS TRUSTEE OF THE DAVID D. KEEL REVOCABLE LIVING TRUST, Plaintiff, vs.</b></p> <p><b>GABRIELLE MONIQUE MILLS, AS TRUSTEE OF THE ROBERT STEVEN MILLS TRUST CREATED BY THE ANNA MILLS TRUST DATED NOVEMBER 9, 2012; ROBERT S. MILLS A/K/A ROBERT STEVEN MILLS; BELL VILLA PROPERTY OWNERS ASSOCIATION, INC.; UNKNOWN TENANT IN POSSESSION I; UNKNOWN TENANT IN POSSESSION II, if alive, and if dead, the unknown spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees other persons claiming by, through, under or against them, or any of them and all unknown persons, Defendants.</b></p> <p>NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure dated December 30, 2025, entered in Civil Case No.: 25-CA-000992 of the Twentieth Judicial Circuit in and for Lee County, Fort Myers, Florida, I will sell to the highest and best bidder of cash electronically at <a href="http://www.lee.realforeclose.com">www.lee.realforeclose.com</a> in accordance with Chapter 45, Florida Statutes on the 22nd day of January, 2026 at 9:00 a.m., the following described property as set forth in said Summary Final Judgment, to wit:</p> <p>Parcel 1:</p> <p>LOT 117 OF BELL VILLA, AN UNRECORDED SUBDIVISION LOCATED IN SECTION 18, TOWNSHIP 47 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA, AND MORE PARTICULARLY DESCRIBED AS:</p> <p>A PARCEL OR TRACT OF LAND LYING IN THE SOUTHWEST QUARTER OF SECTION 18, TOWNSHIP 47 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 18; THENCE S89°44'31" E FOR 1498.1 FEET; THENCE N0°01'05" W FOR 392.74 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE N0°01'05" W FOR</p>	<p>150 FEET; THENCE EAST FOR 361.88 FEET; THENCE S0°01'05" W FOR 150 FEET; THENCE WEST 361.69 FEET TO THE POINT OF BEGINNING.</p> <p>SUBJECT TO A 15 FOOT ROAD EASEMENT ALONG THE WESTERLY BOUNDARY THEREOF.</p> <p>a/k/a 24898 Trost Boulevard, Bonita Springs, FL 34135</p> <p>Parcel 2:</p> <p>ALL THAT CERTAIN PARCEL OF LAND SITUATE IN THE COUNTY OF LEE, STATE OF FLORIDA, BEING KNOWN AND DESIGNATED AS FOLLOWS:</p> <p>A LOT OR PARCEL OF LAND LYING ON THE EAST 1/2 OF THE SW 1/4 OF THE SE 1/4 OF SECTION 35, TOWNSHIP 43 SOUTH, RANGE 24 EAST, LEE COUNTY, FLORIDA, WHICH LOT OR PARCEL IS DESCRIBED AS FOLLOWS: FROM THE SW CORNER OF SAID FRACTION OF A SECTION, RUN SOUTH 89° 51' 30" EAST ALONG SAID NORTH LINE FOR 175 FEET MORE OR LESS TO THE POINT OF BEGINNING. TOGETHER WITH AND SUBJECT TO THE HEREINABOVE DESCRIBED ROADWAY EASEMENT. BEARINGS HEREINABOVE MENTIONED ARE FROM UNIT A, LITTLE GROVES, ACCORDING TO PLAT RECORDED IN PLAT BOOK 9, AT PAGE 12, OF THE PUBLIC RECORDS OF LEE COUNTY.</p> <p>A LOT OR PARCEL OF LAND LYING IN THE EAST 1/2 OF THE SW 1/4 OF THE SE 1/4 OF SECTION 35, TOWNSHIP 43 SOUTH, RANGE 24 EAST, LEE COUNTY, FLORIDA, WHICH LOT OR PARCEL IS DESCRIBED AS FOLLOWS: FROM THE SW CORNER OF SAID FRACTION OF A SECTION RUN SOUTH 89° 51' 30" EAST ALONG THE SOUTH LINE OF SAID FRACTION OF A SECTION FOR 118.09 FEET; THENCE RUN NORTH 01° 25' 30" EAST FOR 33.37 FEET TO THE NORTH RIGHT OF WAY LINE OF STATE ROAD NO. S-78 (BAYSHORE ROAD); THENCE CONTINUE NORTH 01° 25' 30" EAST ALONG THE CENTERLINE OF A ROADWAY 43 SOUTH, RANGE 24 EAST, WAY 50 FEET WIDE FOR 97.98 FEET TO A POINT OF CURVATURE; THENCE RUN NORTHEASTERLY ALONG SAID CENTERLINE ALONG THE ARC OF A CURVE TO THE RIGHT OF RADIUS 99.79 FEET FOR 73.15 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN NORTHEASTERLY ALONG NORTHERLY ALONG SAID CENTERLINE ALONG THE ARC OF A CURVE TO THE LEFT OF RADIUS 95 FEET FOR 72.13 FEET TO A POINT OF TANGENCY; THENCE RUN NORTH 00° 04' 20" WEST ALONG SAID CENTERLINE FOR 210 FEET TO AN INTERSECTION WITH THE NORTHERLY BOUNDARY OF LANDS CONVEYING BY DEED RECORDED IN DEED BOOK 193, AT PAGE 136, OF THE PUBLIC RECORDS OF LEE COUNTY AND THE POINT OF BEGINNING OF LANDS HEREBY CONVEYED; FROM SAID POINT OF BEGINNING</p>

FIRST INSERTION	FIRST INSERTION
<p><b>NOTICE OF SALE PURSUANT TO CHAPTER 45</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA.</p> <p>CIVIL DIVISION <b>CASE NO. 25-CA-002526</b></p> <p><b>CHANGE LENDING LLC, Plaintiff, vs.</b></p> <p><b>BRYAN D. SCHWARTZ; LINDA J. GARDINER; 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).</b></p> <p>NOTICE IS HEREBY GIVEN pursuant to the Amended Summary Final Judgment of Foreclosure dated December 18, 2025, and entered in Case No. 25-CA-002526 of the Circuit Court in and for Lee County, Florida, wherein CHANGE LENDING LLC is the Plaintiff and BRYAN D. SCHWARTZ; LINDA J. GARDINER; 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, <a href="http://www.lee.realforeclose.com">www.lee.realforeclose.com</a>, 9:00 a.m., on February 5, 2026, the following described property as set forth in said Order or Final Judgment, to-wit:</p> <p>LOT 123, UNIT 5, TOWN AND</p>	<p>RIVER ESTATES, 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 25, PAGES 75 AND 76.</p> <p>Property Address: 9771 Cypress Lake Dr.; Fort Myers, Florida 33919</p> <p>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.</p> <p>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.</p> <p>DATED at Ft. Myers, Florida, on 01/05/2026</p> <p>KEVIN C. KARNES As Clerk, Circuit Court (SEAL) By: N Wright-Angad As Deputy Clerk</p> <p>Diaz Anselmo &amp; Associates, P.A. Attorneys for Plaintiff P.O. BOX 19519 Fort Lauderdale, FL 33318 Telephone: (954) 564-0071 Service E-mail: <a href="mailto:answers@dallegal.com">answers@dallegal.com</a> 1496-218308 / TM1</p>
26-00160L	

FIRST INSERTION	FIRST INSERTION
<p>CONTINUE NORTH 0° 04' 20" WEST ALONG SAID CENTERLINE OF SAID ROADWAY FOR 100.00 FEET; THENCE RUN NORTH 89° 51' 30" WEST PARALLEL WITH THE SOUTH LINE OF SAID SECTION FOR 175 FEET MORE OR LESS TO AN INTERSECTION WITH THE WEST LINE OF SAID FRACTION OF A SECTION; THENCE RUN SOUTHERLY ALONG WEST LINE OF SAID FRACTION OF A SECTION FOR 100.00 FEET TO THE NORTHWESTERLY CORNER OF SAID LANDS DESCRIBED IN DEED RECORDED IN DEED BOOK 193, AT PAGE 136, OF SAID PUBLIC RECORDS; THENCE RUN SOUTH 89° 51' 30" EAST ALONG SAID NORTH LINE FOR 175 FEET MORE OR LESS TO THE POINT OF BEGINNING. TOGETHER WITH AND SUBJECT TO THE HEREINABOVE DESCRIBED ROADWAY EASEMENT. BEARINGS HEREINABOVE MENTIONED ARE FROM UNIT A, LITTLE GROVES, ACCORDING TO PLAT RECORDED IN PLAT BOOK 9, AT PAGE 12, OF THE PUBLIC RECORDS OF LEE COUNTY.</p> <p>A LOT OR PARCEL OF LAND LYING IN THE EAST 1/2 OF THE SW 1/4 OF THE SE 1/4 OF SECTION 35, TOWNSHIP 43 SOUTH, RANGE 24 EAST, LEE COUNTY, FLORIDA, WHICH LOT OR PARCEL IS DESCRIBED AS FOLLOWS: FROM THE SW CORNER OF SAID FRACTION OF A SECTION RUN SOUTH 89° 51' 30" EAST ALONG THE SOUTH LINE OF SAID FRACTION OF A SECTION FOR 118.09 FEET; THENCE RUN NORTH 01° 25' 30" EAST FOR 33.37 FEET TO THE NORTH RIGHT OF WAY LINE OF STATE ROAD S-78 (BAYSHORE ROAD); THENCE CONTINUE NORTH 01° 25' 30" EAST ALONG THE CENTERLINE OF A ROADWAY 50 FEET WIDE FOR 97.98 FEET TO A POINT OF CURVATURE; THENCE RUN NORTHEASTERLY ALONG SAID CENTERLINE ALONG THE ARE OF THE CURVE TO THE RIGHT OF RADIUS 99.79 FEET FOR 73.15 FEET TO A POINT OF REVERSE CURVATURE; THENCE RUN NORTHEASTERLY AND NORTHERLY ALONG SAID CENTERLINE ALONG THE ARC OF A</p>	<p>CURVE TO THE LEFT OF RADIUS 95 FEET FOR 72.13 FEET TO A POINT OF TANGENCY; THENCE RUN NORTH 00° 04' 20" WEST ALONG SAID CENTERLINE FOR 310 FEET TO A POINT OF CURVATURE AND THE POINT OF BEGINNING OF LANDS HEREBY CONVEYED. FROM SAID POINT OF BEGINNING RUN NORTHERLY AND NORTHEASTERLY ALONG SAID CENTERLINE ALONG THE ARE OF A CURVE TO THE RIGHT OF RADIUS 51.08 FEET FOR 36.63 FEET; THENCE RUN NORTH 48° 59' 10" WEST FOR 25.0 FEET TO A POINT ON THE NORTHEASTERLY LINE OF SAID ROADWAY; THENCE RUN NORTH 89° 51' 30" WEST PARALLEL WITH THE SOUTH LINE OF SAID SECTION FOR 169 FEET MORE OR LESS TO AN INTERSECTION WITH THE WEST LINE OF SAID FRACTION OF A SECTION; THENCE RUN SOUTHERLY ALONG SAID WEST LINE OF SAID FRACTION FOR 50 FEET; THENCE RUN SOUTH 89° 51' 30" EAST FOR 175 FEET MORE OR LESS TO THE POINT OF BEGINNING. TOGETHER WITH AND SUBJECT TO THE HEREINABOVE DESCRIBED ROADWAY EASEMENT. BEARINGS HEREINABOVE MENTIONED ARE FROM UNIT A, LITTLE GROVES, ACCORDING TO PLAT RECORDED IN PLAT BOOK 9, AT PAGE 12, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.</p> <p>a/k/a 1835 Magnolia Drive, North Fort Myers, FL 33917</p> <p>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.</p> <p>DATED this 12/30/2025.</p> <p>KEVIN C. KARNES CLERK OF THE COURT (SEAL) By: N Wright-Angad Deputy Clerk</p> <p>William S. Frazier, Esquire Florida Bar No.: 0080373 Attorneys for Plaintiff 1919 Blanding Blvd.; Suite 8 Jacksonville, Florida 32210 (904) 384-1441 (Telephone) (904) 384-4868 (Facsimile) <a href="mailto:wfrazier@dclraw.com">wfrazier@dclraw.com</a> January 9, 16, 2026</p>
	26-00163L

FIRST INSERTION	FIRST INSERTION
<p><b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA</p> <p><b>CASE NO.: 25-CA-002165</b></p> <p><b>EF MORTGAGE LLC, Plaintiff, v.</b></p> <p><b>APSTONE CAPITAL GROUP, LLC, A FLORIDA LIMITED LIABILITY COMPANY; SANTIAGO J. ARBELAEZ, AN INDIVIDUAL; TRINITY LIFE INSURANCE COMPANY; PEAK EQUITY GROUP LLC; UNKNOWN TENANT #1 PARCEL 1; UNKNOWN TENANT #2 PARCEL 1; UNKNOWN TENANT #1 PARCEL 2; UNKNOWN TENANT #2 PARCEL 2, Defendant.</b></p> <p>NOTICE IS HEREBY GIVEN pursuant to Final Judgment Foreclosure dated December 30, 2025 entered in Civil Case No. 25-CA-002165 in Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, Civil Division, wherein EF MORTGAGE LLC, Plaintiff and APSTONE CAPITAL GROUP, LLC, A FLORIDA LIMITED LIABILITY COMPANY; SANTIAGO J. ARBELAEZ, AN INDIVIDUAL; TRINITY LIFE INSURANCE COMPANY are Defendant(s), Kevin C. Karnes, Clerk of Court, will sell to the highest and best bidder for cash beginning at 9:00 AM at <a href="http://www.Lee.Realforeclose.com">www.Lee.Realforeclose.com</a> in accordance with Chapter 45, Florida Statutes on March 26, 2026 the following described property as set forth in said Final Judgment, to-wit:</p> <p>PARCEL 1: LOTS 15 AND 16, BLOCK 4239, UNIT 60 CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 19,</p>	<p>AT PAGES 154 THROUGH 169, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.</p> <p>A/K/A 1229 Northwest 37th Place, Cape Coral, FL 33993</p> <p>PARCEL 2: LOTS 31 AND 32, BLOCK 4283, UNIT 61 CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, AT PAGES 4 THROUGH 20, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.</p> <p>A/K/A 1640 NW 38TH AVE., CAPE CORAL, FL 33993</p> <p>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.</p> <p>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.</p> <p>01/05/2026</p> <p>Kevin C. Karnes CLERK OF THE CIRCUIT COURT County, Florida (SEAL) N Wright-Angad DEPUTY CLERK OF COURT</p> <p>Kelley Kronenberg 10360 W State Rd 84 Fort Lauderdale, FL 33324 Service Email: <a href="mailto:ftlrealprop@kelleykronenberg.com">ftlrealprop@kelleykronenberg.com</a> File No.: 3087,000432 January 9, 16, 2026</p>
	26-00159L

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FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business Observer

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FIRST INSERTION	
<b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA <b>CASE NO.: 2025-CA-006552</b> <b>DOUBLE Z INVESTMENTS, LLC, Plaintiff, v. CHE-SAN LAI, Defendant.</b> TO: CHE-SAN LAI 140-30 SANFORD AVE., #4C FLUSHING, NEW YORK 11355 YOU ARE NOTIFIED that an action to quiet title on the following property in Lee County, Florida: THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN LEE COUNTY, FLORIDA, TO WIT: LOT 1-2, BLOCK 3522, UNIT 47 PART 2 CAPE CORAL, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 23, PAGE 112-127 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. has been filed against you and that you are required to serve a copy of your writ-	ten defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, not less than 28 days of the first date of publication of this Notice, and file the original with the Clerk of this Court, at 2075 Dr. Martin Luther King Blvd., Fort Myers, Florida 33901 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint. DATED this 7th day of January, 2026. <div>Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: K Harris As Deputy Clerk</div> <div>The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202 January 9, 16, 23, 30, 2026</div> <div>26-00184L</div>

FIRST INSERTION	
<b>NOTICE OF SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION <b>Case #: 25-CA-000925</b> <b>DIVISION: H</b> <b>Nationstar Mortgage LLC Plaintiff, -vs.- Unknown Heirs, Deviseses, Grantees, Assignees, Creditors, Lienors, and Trustees of George R. Over a/k/a George Roland Over, Deceased and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s); Patricia Ann Willis a/k/a Patricia A. Willis; Unknown Spouse of Patricia Ann Willis a/k/a Patricia A. Willis; United States of America Acting Through Administrator of the Small Business Administration; Suncoast Credit Union; City of Cape Coral, Florida; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) Defendant(s).</b> NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 25-CA-000925 of the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein Nationstar Mortgage LLC, Plaintiff and Unknown Heirs, Deviseses, Grantees, Assignees, Creditors, Lienors, and Trustees of George R. Over a/k/a George Roland Over, Deceased and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s) are defendant(s), I, Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash BEGINNING 9:00 A.M. AT WWW.LEE.REALFORECLOSE.COM IN ACCORDANCE WITH CHAPTER 45 FLORIDA STATUTES on January 22, 2026, the following described property as set forth in said Final Judgment, to-wit: LOT(S) 47 & 48, BLOCK 746,	UNIT 22, CAPE CORAL SUB-DIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGE(S) 1 TO 16, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA; AND BY EXTENDING THE LOT LINE BETWEEN LOTS 46 AND 47 A DISTANCE OF 2.5 FEET IN THE SOUTHERLY DIRECTION, AND BY EXTENDING THE LOT LINE BETWEEN LOTS 48 AND 49 A DISTANCE OF 2.5 FEET IN THE SOUTHERLY DIRECTION, THE AREA ENCLOSED BETWEEN THE BACK LOT LINE OF LOTS 47 AND 48 AND THE TWO EXTENSIONS PREVIOUSLY DESCRIBED CONNECTED BY THE WATER FACE OF THE CONSTRUCTED SEAWALL AMOUNTING TO 200 SQUARE FEET, MORE OR LESS, ALL IN BLOCK 746, UNIT 22, CAPE CORAL SUB-DIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGE(S) 1 TO 16, INCLUSIVE, 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 NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. 01/06/2026 <div>Kevin C. Karnes CLERK OF THE CIRCUIT COURT Lee County, Florida (SEAL) N Wright-Angad DEPUTY CLERK OF COURT</div> <div>Submitted By: ATTORNEY FOR PLAINTIFF: LOGS LEGAL GROUP LLP 750 Park of Commerce Blvd., Suite 130 Boca Raton, Florida 33487 (561) 998-6700 (561) 998-6707 25-330366 FC01 CXE January 9, 16, 2026</div> <div>26-00178L</div>

FIRST INSERTION	
<b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION: Ft. Myers <b>CASE NO.: 25-CA-004899</b> <b>LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. ASHLEY J CARCAMO; CASCADE CAPITAL LLC ASSIGNEE OF SANTANDER CONSUMER USA INC; FLORIDA HOUSING FINANCE CORPORATION; UNITED STATES OF AMERICA ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN SPOUSE OF ASHLEY J. CARCAMO; UNKNOWN SPOUSE OF JANET CARCAMO; JANET CARCAMO; UNKNOWN TENANT Defendants.</b> NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KEVIN C. KARNES as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.Lee.realforeclose.com at, 9:00 AM on the 26 day of February, 2026, the following described property as set forth in said Final Judgment, to wit: LOTS 48 AND 49, BLOCK 1317, UNIT 18, CAPE CORAL SUB-DIVISION, ACCORDING TO THE PLAT THEREOF, RE-	CORDED IN PLAT BOOK 13, PAGE(S) 96 THROUGH 120, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. PROPERTY ADDRESS: 1924 BOLADO PKWY, CAPE CORAL, FL 33990 IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. Dated this day of 01/06/2026 <div>KEVIN C. KARNES Clerk Of The Circuit Court (SEAL) By: N Wright-Angad Deputy Clerk</div> <div>Submitted by: De Cubas &amp; Lewis, P.A. PO Box 5026 Fort Lauderdale, FL 33310 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 25-03556 January 9, 16, 2026</div> <div>26-00175L</div>

FIRST INSERTION	
<b>NOTICE OF SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION <b>Case #: 25-CA-003213</b> <b>DIVISION: H</b> <b>Mortgage Research Center, LLC d/b/a Veterans United Home Loans, a Missouri Limited Liability Company Plaintiff, -vs.- Rene Bouchard; Unknown Spouse of Rene Bouchard; Meraki Installers LLC; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) Defendant(s).</b> NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 25-CA-003213 of the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein Mortgage Research Center, LLC d/b/a Veterans United Home Loans, a Missouri Limited Liability Company, Plaintiff and Rene Bouchard are defendant(s), I, Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash BEGINNING 9:00 A.M. AT WWW.LEE.REALFORECLOSE.COM IN ACCORDANCE WITH CHAPTER 45 FLORIDA STATUTES on January 22, 2026, the following described property as set forth in said Final Judgment, to-wit: LOTS 24 AND 25, BLOCK 448, CAPE CORAL UNIT 15, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 13, PAGE(S) 69-75, 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 NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. 01/06/2026 <div>Kevin C. Karnes CLERK OF THE CIRCUIT COURT Lee County, Florida (SEAL) N Wright-Angad DEPUTY CLERK OF COURT</div> <div>Submitted By: ATTORNEY FOR PLAINTIFF: LOGS LEGAL GROUP LLP 750 Park of Commerce Blvd., Suite 130 Boca Raton, Florida 33487 (561) 998-6700 (561) 998-6707 25-332503 FC01 CXE January 9, 16, 2026</div> <div>26-00176L</div>	

FIRST INSERTION	
<b>NOTICE OF SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION <b>Case #: 25-CA-003062</b> <b>DIVISION: H</b> <b>Truist Bank Plaintiff, -vs.- Lianne Leobrera; Joel Leobrera; Unknown Spouse of Lianne Leobrera; Unknown Spouse of Joel Leobrera; Forest Lake Townhomes Homeowner's Association, Inc.; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) Defendant(s).</b> NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 25-CA-003062 of the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein Truist Bank, Plaintiff and Lianne Leobrera are defendant(s), I, Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash BEGINNING 9:00 A.M. AT WWW.LEE.REALFORECLOSE.COM IN ACCORDANCE WITH CHAPTER 45 FLORIDA STATUTES on January 22, 2026, the following described property as set forth in said Final Judgment, to-wit: UNIT 106, BUILDING 1, PHASE I, OF FOREST LAKE TOWNHOMES, BEING DESCRIBED AS FOLLOWS: A PARCEL OF LAND LYING IN SECTION 31, TOWNSHIP 44 SOUTH: RANGE 25 EAST; SAID PARCEL ALSO BEING A PORTION OF TRACT "C", FOREST LAKE TOWNHOMES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 75 AT PAGE 71, OF	THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE CENTERLINE INTERSECTION OF PALMETTO OAK DRIVE AND PINE OAK CIRCLE OF SAID FOREST LAKE TOWNHOMES; THENCE S 04 DEGREES 14' 24" E, ALONG THE CENTERLINE OF SAID PINE OAK CIRCLE 6.96 FEET; THENCE S 85 DEGREES 45' 38" W 34.12 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE S 85 DEGREES 45' 38" W 70.02 FEET; THENCE N 04 DEGREES 14' 22" W, 18.02 FEET; THENCE N 85 DEGREES 45' 38" E. 50.36 FEET; THENCE S 04 DEGREES 14' 01" E, 7.00 FEET; THENCE N 85 DEGREES 48' 24" E, 19.67 FEET; THENCE S 04 DEGREES 14' 01" E, 11.00 FEET TO THE POINT OF BEGINNING. 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 NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. 01/06/2026 <div>Kevin C. Karnes CLERK OF THE CIRCUIT COURT Lee County, Florida (SEAL) N Wright-Angad DEPUTY CLERK OF COURT</div> <div>Submitted By: ATTORNEY FOR PLAINTIFF: LOGS LEGAL GROUP LLP 750 Park of Commerce Blvd., Suite 130 Boca Raton, Florida 33487 (561) 998-6700 (561) 998-6707 25-333315 FC01 SUT January 9, 16, 2026</div> <div>26-00177L</div>

FIRST INSERTION	
<b>NOTICE OF SALE</b> IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA <b>Case No. 24-CC-002729</b> <b>CALOOSA LAKES HOMEOWNERS ASSOCIATION, INC., Plaintiff, v. TWILA SEUNDRA JOHNSON, Defendant,</b> NOTICE IS HEREBY GIVEN that, pursuant to the Amended Final Judgment of Foreclosure entered in this cause on December 23, 2025, by the Circuit Court of Lee County, Florida, the property described as: Lot 385, CALOOSA LAKES PHASE 1, according to the Plat thereof as recorded in Instrument Number 2006000358513, of the Public Records of Lee County, Florida. and more commonly known as 10288 Silver Pond Lane, Lehigh Acres, Florida 33936 (hereinafter "Property"). will be sold to the highest bidder for cash at public sale by the Lee County Clerk of Court, electronically online at www.lee.realforeclose.com at 9:00 A.M. on January 29, 2026. 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 6th day of January 2026. 01/06/2026 <div>Kevin C. Karnes Clerk of Court (SEAL) N Wright-Angad</div> <div>/s/ Tiffany Love Tiffany Love Esq. Florida Bar No.: 92884 Tiffany.Love@arlaw.com ADAMS AND REESE LLP 100 N. Tampa Street, Suite 4000 Tampa, FL 33602 Telephone: (813) 227-5541 Facsimile: (813) 227-5641 Attorneys for Plaintiff January 9, 16, 2026</div> <div>26-00179L</div>	

FIRST INSERTION	
<b>NOTICE OF FORECLOSURE SALE</b> IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: CIVIL <b>CASE NO. 25-CC-006474</b> <b>PLANTATION BEACH CLUB III OWNERS' ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. ANDREAS GRUNIG AND BARBARA GRUNIG, Defendants.</b> NOTICE is hereby given that the undersigned, Clerk of Circuit and County Courts of Lee County, Florida, will on January 29, 2026, 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 44 in Condominium Parcel Letter I (a/k/a Unit ) of PLANTATION BEACH CLUB III, PHASE I, a Condominium according to the Declaration of Condominium thereof, as recorded in Official Records Book 1422 at Page 2218, as amended in Official Records Book 1531, Page 1855, in the Public Records of Lee County, Florida and all additional 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 day of 01/06/2026, <div>KEVIN C. KARNES, CLERK OF COURT (SEAL) By: N Wright-Angad Deputy Clerk</div> <div>Michael J. Belle, Esquire Attorney for Plaintiff service@michaelbelle.com 49364 / 7-11870 January 9, 16, 2026</div> <div>26-00172L</div>	

FIRST INSERTION	
<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION <b>Case No. 25-CP-3703</b> <b>IN RE: ESTATE OF HENRY R. PARKER, Deceased.</b> The administration of the estate of Henry R. Parker, deceased, whose date of death was November 7, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Ft. Myers, Florida 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 date of first publication of this notice is January 9, 2026. <b>Daniel D. Peck</b> <b>Personal Representative</b> 5200 Tamiami Trail North, Suite 101 Naples, Florida 34103 Daniel D. Peck, Esq. Florida Bar No. 169177 Attorney for Petitioner PECK & PECK, P.A. 5200 Tamiami Trail North, Suite 101 Naples, Florida 34103 January 9, 16, 2026	26-00185L
FIRST INSERTION	
<b>Notice Under Fictitious Name Law According to Florida Statute Number 865.09</b> NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Flame and Meadow located at 8010 Bogaart Dr in the City of North Fort Myers, Lee, FL 33917 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 7th day of January, 2026 Kylee Tenalio January 9, 2026	26-00183L



--- ACTIONS / SALES ---

FIRST INSERTION
<b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION <b>CASE NO: 25-CA-5754</b> <b>THOMAS J. FOLEY and KARMEN L. McGILL,</b> <b>Plaintiffs, v.</b> <b>SWFL CONTRACTING, LLC, a</b> <b>Florida limited liability company,</b> <b>BRANDON ANDERSON, an</b> <b>individual, and CLINT WAYNE</b> <b>GREEN, an individual,</b> <b>Defendants.</b> TO THE DEFENDANTS: SWFL CON- TRACTING, LLC and BRANDON AN- DERSON. YOU ARE HEREBY NOTIFIED that an action for Breach of Contract, Unlicensed Contracting, Fraud in the Inducement, Civil Conspiracy, has been filed against you in Lee County, Florida. The last known address for Defen- dant is: 1. SWFL CONTRACTING, LLC: 3801 DR MARTIN LUTHER KING JR BLVD, FORT MYERS, FL 33916. 2. BRANDON ANDERSON: 3726 TARECO ST., FT. MYERS, FL. 33905 YOU ARE REQUIRED to file your written defenses, if any, with the Clerk of this Court, Lee County Jus- tice Complex Center, 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901, and to serve a copy upon the Plaintiff's attorney, Irina Prell, Esq., 3729 Chiquita Blvd. S., Cape Coral, FL 33914, Tel. (239) 231-2222, email: Irina@spearinglaw.com, Vanessa@ spearinglaw.com, on or before February 17, 2026. If you fail to do so, 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 Divi- sion Manager, whose office is located at Lee County Justice Center, 1700 Mon- roe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or imme- diately upon receiving this notification if the time before the scheduled appear- ance is less than 7 days; if you are hear- ing or voice impaired, call 711. DATED at Lee County, Florida, this 07 day of January, 2026. Kevin C. Karnes Clerk of Circuit Court (SEAL) By: K Shoap Irina Prell, Esq., 3729 Chiquita Blvd. S., Cape Coral, FL 33914, Tel. (239) 231-2222, email: Irina@spearinglaw.com, Vanessa@spearinglaw.com January 9, 16, 23, 30, 2026
26-00187L

FIRST INSERTION
<b>NOTICE OF ACTION -</b> <b>CONSTRUCTIVE SERVICE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO. 25-CA-006370</b> <b>U.S. BANK TRUST COMPANY,</b> <b>NATIONAL ASSOCIATION, AS</b> <b>TRUSTEE, AS</b> <b>SUCCESSOR-IN-INTEREST</b> <b>TO U.S. BANK NATIONAL</b> <b>ASSOCIATION, AS TRUSTEE,</b> <b>SUCCESSOR IN INTEREST TO</b> <b>BANK OF AMERICA NATIONAL</b> <b>ASSOCIATION, AS TRUSTEE,</b> <b>SUCCESSOR BY MERGER TO</b> <b>LASALLE BANK NATIONAL</b> <b>ASSOCIATION, AS TRUSTEE</b> <b>FOR RESIDENTIAL ASSET</b> <b>MORTGAGE PRODUCTS, INC.,</b> <b>MORTGAGE ASSET-BACKED</b> <b>PASS-THROUGH CERTIFICATES,</b> <b>SERIES 2007-RP3</b> <b>Plaintiff, vs.</b> <b>THE UNKNOWN HEIRS,</b> <b>BENEFICIARIES, DEVISEES,</b> <b>GRANTEES, ASSIGNEES,</b> <b>LIENORS, CREDITORS,</b> <b>TRUSTEES AND ALL OTHERS</b> <b>WHO MAY CLAIM AN INTEREST</b> <b>IN THE ESTATE OF BILLIE</b> <b>LEWIN A/K/A BILLIE A. LEWIN,</b> <b>DECEASED. et al.</b> <b>Defendant(s),</b> 6046 LAKE GRASMERE WAY FT MYERS, FL 33908 TO: THE UNKNOWN HEIRS, BEN- EFICIARIES, DEVISEES, GRANT- EES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN IN- TEREST IN THE ESTATE OF BILLIE LEWIN A/K/A BILLIE A. LEWIN, DECEASED, whose residence is un- known if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, de- visees, grantees, assigns, lienors, credi-

FIRST INSERTION
<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 25-CP-003809</b> <b>IN RE: ESTATE OF</b> <b>MICHAEL NAPLES,</b> <b>Deceased.</b> The administration of the estate of MICHAEL NAPLES, deceased, whose date of death was September 14, 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 Mon- roe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal repre- sentative's attorney are set forth below. All creditors of the decedent and oth- er persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or de- mands against decedent's estate must file their claims with this court WITH- IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's sur- viving spouse is property to which the Florida Uniform Disposition of Com- munity Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as speci- fied under s. 732.221, Florida Statutes. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC- TION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is January 9, 2026. <b>Personal Representative:</b> <b>CARA NAPLES</b> 3417 Winkler Ave, Unit 610 Fort Myers, FL 33916 Attorney for Personal Representative: 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 January 9, 16, 2026
26-00186L

tors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or in- terest in the property described in the mortgage being foreclosed herein. YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property: LOT 171, UNIT C, ISLAND PARK WOODLANDS AC- CORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT RE- CORDED IN PLAT BOOK 34, PAGE 16 THROUGH 18, PUB- LIC RECORDS OF LEE COUN- TY, FLORIDA. has been filed against you and you are required to serve a copy of your writen defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Con- gress Ave., Suite 100, Boca Raton, Flori- da 33487 within 30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's at- torney or immediately thereafter; oth- erwise a default will be entered against you for the relief demanded in the com- plaint or petition filed herein. THIS NOTICE SHALL BE PUB- LISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS. WITNESS my hand and the seal of this Court at Lee County, Florida, this 7th day of January, 2026. Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) By: K Harris DEPUTY CLERK ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 25-311422 January 9, 16, 2026	26-00188L
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FIRST INSERTION
<b>MEDITERRA COMMUNITY DEVELOPMENT DISTRICT</b> <b>NOTICE OF MEETING</b> The Board of Supervisors ("Board") of the Mediterra Community Development Dis- trict ("District") will hold a Regular Meeting on January 21, 2026 at 9:00 a.m., in the Garden Room, 15755 Corso Mediterra Circle, Naples, Florida 34110. The purpose of the meeting is for the Board to consider any business which may properly come before it. The meeting is open to the public and will be conducted in accordance with the provision of Florida Law for Community Development Dis- tricts. The meeting may be continued to a date, time, and place to be specified on the record at the meeting. A copy of the agenda for the meeting may be obtained by con- tacting the offices of the District Manager, Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (561) 571-0010, during nor- mal business hours or by visiting the District's website, https://mediterracdd.net/. There may be occasions when one or more Supervisors or staff will participate by telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at the meeting because of a disability or physical impairment should contact the District Office at (561) 571-0010 at least 48 hours prior to the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office. A person who decides to appeal any decision made at the meeting with respect to any matter considered at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based. District Manager January 9, 2026
26-00195L

FIRST INSERTION
<b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION <b>CASE NO.: 25-CA-004663</b> <b>FREEDOM MORTGAGE</b> <b>CORPORATION</b> <b>PLAINTIFF, VS.</b> <b>AMANDA TECKENBROCK AND</b> <b>RODNEY TECKENBROCK, ET AL.,</b> <b>DEFENDANT(S).</b> TO: Unknown Tenant in Possession of the Subject Property Last Known Address: 567 Chamonix Ave S, Lehigh Acres, FL 33974 Current Residence: UNKNOWN TO: Amanda Teckenbrock Last Known Address: 567 Chamonix Ave S, Lehigh Acres, FL 33974 Current Residence: UNKNOWN TO: Amanda Teckenbrock Last Known Address: 204 Wellington Ave Lehigh Acres FL 33936 Current Residence: UNKNOWN TO: Amanda Teckenbrock Last Known Address: 2434 Lantana Ave Lehigh Acres FL 33973 Current Residence: UNKNOWN TO: Rodney Teckenbrock Last Known Address: 567 Chamonix Ave S, Lehigh Acres, FL 33974 Current Residence: UNKNOWN TO: Rodney Teckenbrock Last Known Address: 6016 Terry Ave N Lehigh Acres FL 33971 Current Residence: UNKNOWN TO: Rodney Teckenbrock Last Known Address: 6342 Creek View LN Fishers IN 46038 Current Residence: UNKNOWN YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the fol- lowing described property: Lot 2, Block 12, Unit 6, Section 16, Township 45 South, Range 27 East, Lehigh Acres, according to map or plat thereof as recorded in Plat Book 27, Page 169, of the Public Records of Lee County, Florida. has been filed against you and you are required to serve a copy of your writen defenses, if any, to it, on MILLER, GEORGE & SUGGS, PLLC, Attor- ney 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 de- manded 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 Divi- sion Manager, whose office is located at Lee County Justice Center, 1700 Mon- roe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or imme- diately upon receiving this notification if the time before the scheduled appear- ance is less than 7 days; if you are hear- ing or voice impaired, call 711. WITNESS my hand and the seal of this Court this 07 day of January, 2026. 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 25FL373-0339 January 9, 16, 2026
26-00192L

FIRST INSERTION
<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 25-CP-003675</b> <b>Division P(7)</b> <b>IN RE: ESTATE OF</b> <b>RUSSELL P. DAVIS</b> <b>Deceased.</b> The administration of the estate of Rus- sell P. Davis, deceased, whose date of death was July 2, 2025, is pending in the Circuit Court for Lee County, Flori- da, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd., Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal repre- sentative's attorney are set forth below. All creditors of the decedent and oth- er persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or de- mands against decedent's estate must file their claims with this court WITH- IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's sur- viving spouse is property to which the Florida Uniform Disposition of Com- munity Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes. The written demand must be filed with the clerk. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC- TION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is January 9, 2026. <b>Personal Representative:</b> <b>John M. Davis</b> 5745 Rothesay Drive Dublin, Ohio 43017 Attorney for Personal Representative: Brian D. Kennedy, Esq. Attorneys for Petitioner Florida Bar Number: 714801 Shutts & Bowen LLP 525 Okeechobee Blvd., Suite 1100 West Palm Beach, FL 33401 Telephone: (561) 835-8500 Fax: (561) 650-8530 E-Mail: eservicewbpcps@shutts.com Secondary E-Mail: bkennedy@shutts.com WPBDOCS 22112767 1 January 9, 16, 2026
26-00190L

FIRST INSERTION
<b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION <b>CASE NO. 25-CA-001920</b> <b>CITIBANK, N.A., NOT IN ITS</b> <b>INDIVIDUAL CAPACITY BUT</b> <b>SOLELY AS OWNER TRUSTEE OF</b> <b>BRAVO RESIDENTIAL FUNDING</b> <b>TRUST 2023-NQM7,</b> <b>Plaintiff, vs.</b> <b>MARIANNE HERRERA;</b> <b>UNKNOWN SPOUSE OF</b> <b>MARIANNE HERRERA; ISAAC</b> <b> DIAZ; UNKNOWN SPOUSE</b> <b>OF ISAAC DIAZ; PREFERRED</b> <b>CREDIT, INC.; UNKNOWN</b> <b>PERSON IN POSSESSION OF THE</b> <b>SUBJECT PROPERTY,</b> <b>Defendant(s)</b> NOTICE IS HEREBY GIVEN pursu- ant to a Final Judgment of Foreclosure filed December 8, 2025 and entered in Case No. 25-CA-001920, of the Circuit Court of the 20th Judicial Circuit in and for LEE County, Florida, wherein CITIBANK, N.A., NOT IN ITS INDI- VIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF BRAVO RESI- DENTIAL FUNDING TRUST 2023- NQM7 is Plaintiff and MARIANNE HERRERA; UNKNOWN SPOUSE OF MARIANNE HERRERA; ISAAC DIAZ; UNKNOWN SPOUSE OF ISAAC DIAZ; UNKNOWN PERSON IN POSSESSION OF THE SUBJECT PROPERTY; PREFERRED CRED- IT, INC.; are defendants. KEVIN C. KARNES, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.LEE.REALFORECLOSE.COM, at 9:00 A.M., on February 12, 2026, the following described property as set forth in said Final Judgment, to wit: LOTS 57 AND 58, BLOCK 3937, CAPE CORAL UNIT 54, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 19, PAGES 79 THROUGH 91, OF THE PUB- LIC RECORDS OF LEE COUN- TY, 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. Dated this day of 01/07/2026 KEVIN C. KARNES As Clerk of said Court (SEAL) By N Wright-Angad As Deputy Clerk Submitted by: Kahane & Associates, P.A. 1619 NW 136th Avenue, Suite D-220 Sunrise, Florida 33323 Telephone: (954) 382-3486 Telefacsimile: (954) 382-5380 Designated service email: notice@kahaneandassociates.com File No.: 25-00421 SM, LLC V6.20190626 January 9, 16, 2026
26-00193L

FIRST INSERTION
<b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR LEE COUNTY CIVIL DIVISION <b>CASE NO. 25-CA-005826</b> <b>NEWREZ LLC D/B/A</b> <b>SHELLPOINT MORTGAGE</b> <b>SERVICING</b> <b>Plaintiff, vs.</b> <b>UNKNOWN HEIRS, DEVISEES,</b> <b>GRANTEES, ASSIGNEES,</b> <b>LIENORS, CREDITORS,</b> <b>TRUSTEES OF LAWRENCE</b> <b>A. MANNING, DECEASED,</b> <b>UNKNOWN HEIRS, DEVISEES,</b> <b>GRANTEES, ASSIGNEES,</b> <b>LIENORS, CREDITORS,</b> <b>TRUSTEES OF CAROLYN</b> <b>CZERWINSKI, DECEASED, LINDA</b> <b>BUCH, AS KNOWN HEIR OF</b> <b>CAROLYN CZERWINSKI, WILMA</b> <b>TERENNA, AS KNOWN HEIR</b> <b>OF CAROLYN CZERWINSKI,</b> <b>ROBERT F. MANNING, AS</b> <b>KNOWN HEIR OF LAWRENCE A.</b> <b>MANNING, MARIAN E. BENDER,</b> <b>AS KNOWN HEIR OF LAWRENCE</b> <b>A. MANNING, LINDA BUCH, AS</b> <b>PERSONAL REPRESENTATIVE</b> <b>OF THE ESTATE OF CAROLYN</b> <b>CZERWINSKI, et al.</b> <b>Defendants.</b> TO: UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OF LAW- RENCE A. MANNING, DECEASED CURRENT RESIDENCE UNKNOWN LAST KNOWN ADDRESS UN- KNOWN MARIAN E. BENDER, AS KNOWN HEIR OF LAWRENCE A. MANNING CURRENT RESIDENCE UNKNOWN LAST KNOWN ADDRESS 10737 COCOATREE CT. LEHIGH ACRES, FL 33936 and AND 8838 SABRE ST QUEENS VILLAGE, NY 11427 UNKNOWN SPOUSE OF MARIAN E. BENDER CURRENT RESIDENCE UNKNOWN LAST KNOWN ADDRESS 8838 SABRE ST QUEENS VILLAGE, NY 11427 UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OF CARO- LYN CZERWINSKI, DECEASED CURRENT RESIDENCE UNKNOWN LAST KNOWN RESIDENCE UN- KNOWN You are notified that an action to foreclose a mortgage on the following property in Lee County, Florida: LOT 13, BLOCK 4, LAUREL- WOOD, BEING PART OF SECTION 5, TOWNSHIP 45 SOUTH, RANGE 27 EAST, AND A RE-PLAT OF TRACT A OF ADDITION TWO TO LE- HIGH ACRES AS RECORDED IN PLAT BOOK 18, PAGE 151; ACCORDING TO THE MAP OR PLAT THEREOF AS RE- CORDED IN PLAT BOOK 33, PAGE 59 THROUGH 62, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. commonly known as 10737 COCOA- TREE CT, LEHIGH ACRES, FL 33936 has been filed against you and you are required to serve a copy of your writen defenses, if any, to it on Jennifer M. Scott of Kass Shuler, P.A., plaintiff's at- torney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, within 30 days from the first date of publication, and file the original with the Clerk of this Court either before ser- vice on the Plaintiff's attorney or imme- diately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint. 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 Divi- sion Manager, whose office is located at Lee County Justice Center, 1700 Mon- roe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or imme- diately upon receiving this notification if the time before the scheduled appear- ance is less than 7 days; if you are hear- ing or voice impaired, call 711. DATED: January 07, 2026 CLERK OF THE COURT Honorable Kevin C. Karnes 1700 Monroe Street Ft. Myers, Florida 33902 (SEAL) By: K Shoap Deputy Clerk Jennifer M. Scott Kass Shuler, P.A., plaintiff's attorney, P.O. Box 800, Tampa, Florida 33601, (813) 229-0900 F328202/2531279/wp January 9, 16, 2026
26-00189L

FIRST INSERTION
<b>NOTICE OF ACTION (FOR</b> <b>SERVICE BY PUBLICATION)</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA FAMILY LAW DIVISION <b>Case No.:</b> <b>362025DR008478A001CH</b> <b>Division: Family</b> <b>25-DR-008478</b> <b>SEAN CARLEY,</b> <b>Petitioner,</b> <b>v.</b> <b>FLOR CELESTE ROSALES</b> <b>CARIAS,</b> <b>Respondent.</b> TO: FLOR CELESTE ROSALES CAR- IAS Last Known Address: 4 Castlebar Cir, Fort Myers, FL 33905 YOU ARE NOTIFIED that an action for Establishment of Paternity, Paren- tal Responsibility, Time-Sharing, and Child Support has been filed against you, and you are required to serve a copy of your written defenses, if any, to



FIRST INSERTION	FIRST INSERTION
<b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE 20th JUDICIAL CIRCUIT IN AND FOR LUCIE COUNTY, FLORIDA CIVIL DIVISION <b>CASE NO.: 2025-CA-006167</b> <b>U-HAUL CO. OF FLORIDA a</b> <b>Florida Corporation AND U-HAUL</b> <b>CO. OF ARIZONA, an Arizona</b> <b>Corporation</b> <b>Petitioners, vs.</b> <b>JABARI WILLIAMS</b> <b>JESSY DORMEUS</b> <b>XAVIER HARRIS</b> <b>MERSON BERNADEL</b> <b>Respondent.</b> To the following Defendant: 1) JABARI WILLIAMS Last Known Address: 2424 JACKSON STREET, #114, FORT MYERS, FLORIDA 33901 YOU ARE NOTIFIED that an ac- tion for declaratory relief has been filed against you regarding a motor vehicle accident occurring on or about May 10, 2025 in Cape Coral, Florida, and you are required to serve a copy of your written defenses, if any, upon Kelley Kronenberg, Attorney for Petitioners, whose address is 201 Alhambra Circle, Suite 410, Coral Gables, Florida 33134 on or before February 17, 2026 of this Notice in Business Observer and file the original with the Clerk of this Court either before service on Petitioners' at- torney or immediately thereafter; oth- erwise a default will be entered against you for the relief demanded in the Peti- tion. This notice is provided pursuant to Administrative Order No. 07-97-32-05 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 Mon- roe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or imme- diately upon receiving this notification if the time before the scheduled appear- ance is less than 7 days; if you are hear- ing or voice impaired, call 711. WITNESS my hand and the seal of this Court this 07 day of January, 2026. Kevin C. Karnes Clerk of the Court (SEAL) By K Shoap As Deputy Clerk January 9, 16, 23, 30, 2026	<b>RE-NOTICE OF FORECLOSURE</b> <b>SALE</b> IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION <b>CASE NO. 25-CA-003514</b> <b>LAKEVIEW LOAN SERVICING,</b> <b>LLC,</b> <b>Plaintiff, vs.</b> <b>JAY C. MILLER; UNKNOWN</b> <b>SPOUSE OF JAY C. MILLER;</b> <b>UNKNOWN PERSON(S) IN</b> <b>POSSESSION OF THE SUBJECT</b> <b>PROPERTY,</b> <b>Defendant(s)</b> NOTICE IS HEREBY GIVEN pursu- ant to an Order Rescheduling Foreclo- sure Sale filed December 9, 2025 and entered in Case No. 25-CA-003514, of the Circuit Court of the 20th Judicial Circuit in and for LEE County, Florida, wherein LAKEVIEW LOAN SERVIC- ING, LLC is Plaintiff and JAY C. MILL- ER; UNKNOWN SPOUSE OF JAY C. MILLER; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; are defendants. KEVIN C. KARNES, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.LEE.REALFORECLOSE.COM, at 9:00 A.M., on February 12, 2026, the following described property as set forth in said Final Judgment, to wit: LOT 10, BLOCK J, PINE IS- LAND CENTER - UNIT 3, ACCORDING TO THE MAP OR PLAT THEREOF AS RE- CORDED IN PLAT BOOK 10, PAGE 108, 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. Dated this day of 01/07/2026 KEVIN C. KARNES As Clerk of said Court (SEAL) By N Wright-Angad As Deputy Clerk Submitted by: Kahane & Associates, P.A. 1619 NW 136th Avenue, Suite D-220 Sunrise, Florida 33323 Telephone: (954) 382-3486 Telefacsimile: (954) 382-5380 Designated service email: notice@kahaneandassociates.com File No.: 25-00800 NML V6.20190626 V4.20190425 January 9, 16, 2026
26-00196L	26-00194L

SUBSEQUENT INSERTIONS
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THIRD INSERTION
<b>NOTICE OF ACTION FOR</b> <b>DISSOLUTION OF MARRIAGE</b> IN THE CIRCUIT COURT OF THE 20th JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA <b>CASE No: 25-DR-009011</b> <b>ARIANA ALVARADO OLAN,</b> <b>Petitioner,</b> <b>and</b> <b>WILMAYRIE ROIG ORTIZ,</b> <b>Respondent.</b> TO: WILMAYRIE ROIG ORTIZ Address Unknown Y ou are required to serve a copy of your written defenses, if any, on Peti- tioner, ARIANA ALVARADO OLAN at 2821 NW 27 Avenue, Cape Coral, FL 33993, on or before January 23, 2026, and file the original with the clerk of the Lee County Courthouse, at 2075 Dr. Martin Luther King Blvd., Attn. Family Division, Fort Myers, FL 33901 either before service on Petitioner or imme- diately thereafter. Otherwise, a default will be entered against you for the relief demanded in the petition. Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, re- quires automatic disclosure of certain documents and information. Failure to comply can result in sanctions, includ- ing dismissal or striking of pleadings. This notice shall be published once a week for four consecutive weeks in the BUSINESS OBSERVER. Dated: 12/22/2025 Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) By: J Collins Deputy Clerk Dec. 26, 2025; Jan. 2, 9, 16, 2026
25-05267L

SECOND INSERTION
<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA <b>File No. 25-CP-3845</b> <b>Division: Probate</b> <b>IN RE: ESTATE OF</b> <b>RICHARD M. HEALEY</b> <b>Deceased.</b> The administration of the estate of Richard M. Healey, deceased, whose date of death was November 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. The names and ad- dresses of the personal representative and the personal representative's attor- ney are set forth below. All creditors of the decedent and oth- er persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or de- mands against decedent's estate must file their claims with this court WITH- IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death
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 January 2, 9, 2026
26-00105L

SUBSEQUENT INSERTIONS
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FOURTH INSERTION
<b>NOTICE OF ACTION</b> IN THE COUNTY COURT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION <b>Case No. 25-CC-002629</b> <b>Civil Division</b> <b>Landlord/Tenant Action</b> <b>MHV II FL JULIA AND SIESTA,</b> <b>LLC,</b> <b>Plaintiff,</b> <b>JOHN ALAN BABCOCK; IF</b> <b>DECEASED ALL UNKNOWN</b> <b>PARTIES, BENEFICIARIES,</b> <b>HEIRS, SUCCESSORS AND</b> <b>ASSIGNS OF JOHN ALAN</b> <b>BABCOCK AND ALL PARTIES</b> <b>HAVING OR CLAIMING TO HAVE</b> <b>ANY RIGHT, TITLE, OR INTEREST</b> <b>IN THE PROPERTY HEREIN</b> <b>DESCRIBED; and UNKNOWN</b> <b>PARTY IN POSSESSION,</b> <b>Defendants.</b> TO: Defendant, JOHN ALAN BAB- COCK YOU ARE HEREBY 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: 1964 TAMP singlewide mo- bile home without land, VIN No. 5010CK2103, Title No. 0006560937, located at 16500 Slater Road, Lot No. 80, North Fort Myers, Lee County, Florida 33917 in Julia Park 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 January 20, 2026 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 de- manded in the Complaint. DATED on December 10, 2025 Kevin C. Karnes Clerk of the Court, Lee County (SEAL) BY: K Harris Deputy Clerk J. Matt Bobo, Plaintiff's attorney, Lutz, Bobo & Telfair, P.A., 2 North Tamiami Trail, Suite 500, Sarasota, Florida 34236 Dec. 19, 26, 2025; Jan. 2, 9, 2026
25-05106L

THIRD INSERTION
<b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA <b>CASE NO.: 25-CA-001954</b> <b>FLORIDA SELL NOW LLC, a</b> <b>Florida Limited Liability Company,</b> <b>Plaintiff, v.</b> <b>The Known and Unknown Heirs,</b> <b>Devises, Grantees, Assignees,</b> <b>Lienors, Creditors, Trustees, and</b> <b>all other parties claiming interest</b> <b>by, through, under or against the</b> <b>Estate of Mary Sapp, Deceased;</b> <b>The Unknown Heirs, Devises,</b> <b>Grantees, Assignees, Lienors,</b> <b>Creditors, Trustees, and all other</b> <b>parties claiming interest by, through,</b> <b>under or against the Estate of</b> <b>Dorothy Wallace, Deceased; The</b> <b>Unknown Heirs, Devises, Grantees,</b> <b>Assignees, Lienors, Creditors,</b> <b>Trustees, and all other parties</b> <b>claiming interest by, through,</b> <b>under or against the Estate of</b> <b>George Edward Wallace, Deceased;</b> <b>The Known and Unknown Heirs,</b> <b>Devises, Grantees, Assignees,</b> <b>Lienors, Creditors, Trustees, and</b> <b>all other parties claiming interest</b> <b>by, through, under or against the</b> <b>Estate of James Troy Wallace, Deceased;</b> <b>Wayne Wallace; Gary Wallace;</b> <b>The Known and Unknown Heirs,</b> <b>Devises, Grantees, Assignees,</b> <b>Lienors, Creditors, Trustees, and</b> <b>all other parties claiming interest</b> <b>by, through, under or against the</b> <b>Estate of Ralph Wallace, Deceased;</b> <b>Rebecca Blackard; The Known</b> <b>and Unknown Heirs, Devises,</b> <b>Grantees, Assignees, Lienors,</b> <b>Creditors, Trustees, and all other</b> <b>parties claiming interest by, through,</b> <b>under or against the Estate of Floyd</b> <b>Wallace, Deceased; Linda Parlin;</b> <b>Anthony Wallace; The Known and</b> <b>Unknown Heirs, Devises, Grantees,</b> <b>Assignees, Lienors, Creditors,</b> <b>Trustees, and all other parties</b> <b>claiming interest by, through, under</b> <b>or against the Estate of Paul Wallace,</b> <b>Deceased; The Unknown Devises of</b> <b>the Estate of Constance Stout</b> <b>Wallace, Deceased, by and through</b> <b>Andrew D. Voeltz, as Successor</b> <b>Personal Representative of the</b> <b>Estate of Constance Stout Wallace;</b> <b>Chad Wallace; Michael Wallace;</b> <b>Trinity Biller; The Known and</b> <b>Unknown Heirs, Devises, Grantees,</b> <b>Assignees, Lienors, Creditors,</b> <b>Trustees, and all other parties</b> <b>claiming interest by, through, under</b> <b>or against the Estate of Nikki Jones,</b> <b>Deceased; The Unknown Heirs,</b> <b>Devises, Grantees, Assignees,</b> <b>Lienors, Creditors, Trustees, and</b> <b>all other parties claiming interest</b> <b>by, through, under or against the</b> <b>Estate of Lloyd Wallace, Deceased;</b> <b>The Known and Unknown Heirs,</b> <b>Devises, Grantees, Assignees,</b> <b>Lienors, Creditors, Trustees, and</b> <b>all other parties claiming interest</b> <b>by, through, under or against the</b> <b>Estate of Bobby Glenn Wallace, Deceased;</b> <b>Lora Allen; The Known and</b> <b>Unknown Heirs, Devises, Grantees,</b> <b>Assignees, Lienors, Creditors,</b> <b>Trustees, and all other parties</b> <b>claiming interest by, through, under</b> <b>or against the Estate of Marlie</b> <b>Wallace, Deceased; Donyale Rucker;</b> <b>Courtney Wallace; Dereke Wallace;</b> <b>The Known and Unknown Heirs,</b> <b>Devises, Grantees, Assignees,</b> <b>Lienors, Creditors, Trustees, and</b> <b>all other parties claiming interest</b> <b>by, through, under or against the</b> <b>Estate of Dolly W Teal, Deceased; Conny</b> <b>Jordan; Bonnie Moore; Lonnie</b> <b>Moore; Willie Allen Moore Jr.; The</b> <b>Known and Unknown Heirs,</b> <b>Devises, Grantees, Assignees,</b> <b>Lienors, Creditors, Trustees, and</b> <b>all other parties claiming interest</b> <b>by, through, under or against the</b> <b>Estate of Brenda Rodgers a/k/a Brenda</b> <b>Simpler, Deceased; Monica Marie</b> <b>Rodgers Brown; Crystal Rodgers;</b> <b>Bryon Councell.</b> <b>Defendants.</b> TO: Crystal Rodgers Last Known Residence: 3925 Valley Ridge Dr, Granbury, Texas 76048 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 1/2 of the SW 1/4 of Section 10, Town- ship 45 South, Range 26 East, Lee County, Florida. Subject to a 25' drainage easement on the East side and a 30' road ease- ment 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 writ- ten 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 January 28, 2026; 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 19th day of December, 2025. KEVIN C. KARNES, LEE COUNTY CLERK OF THE CIRCUIT COURT & COMPTROLLER (SEAL) By: K Harris Deputy Clerk MELTON LAW FIRM, Plaintiff's attorney, P.O. Box 320, Winter Park, Florida 32790 Dec. 26, 2025; Jan 2, 9, 16, 2026
25-05228L

SECOND INSERTION
<b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION <b>CASE NO.: 25-CA-6902</b> <b>IN RE: FORFEITURE OF</b> <b>\$9,925.00 U.S. CURRENCY</b> TO ALL PERSONS OR ENTITIES HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DE- SCRIBED: YOU ARE NOTIFIED that an action pursuant to the Florida Contraband Forfeiture Act has been filed by PE- TTITIONER CARMINE MARCENO, as Sheriff of Lee County in the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida request- ing that the \$9,925.00 U.S. Currency be forfeited to the Petitioner, SHERIFF CARMINE MARCENO, for the use and benefit of the LEE COUNTY SHER- IFF'S OFFICE. You are further advised that the LEE COUNTY SHERIFF'S OFFICE is presently holding the above described \$9,925.00 U.S. Currency. You are required to file a copy of your written defenses, if any, to said forfei-
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 January 2, 9, 2026
26-00105L

SUBSEQUENT INSERTIONS
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SECOND INSERTION
<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 25-CP-3883</b> <b>Division: Probate</b> <b>IN RE: ESTATE OF</b> <b>PAT H. WILSON</b> <b>Deceased.</b> The administration of the estate of Pat H. Wilson, deceased, whose date of death was January 10, 2025, is pend- ing 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 oth- er persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or de- mands against decedent's estate must file their claims with this court WITH- IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's sur- viving spouse is property to which the Florida Uniform Disposition of Commu- nity 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 SEC- TION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is January 2, 2026. <b>Personal Representative:</b> <b>Karen Lynn Wilson</b> 7344 Old Corydon Rd Henderson, KY42420 Attorney for Personal Representative: Janet M. Strickland, FL Bar No. 137472 Neva K. Torres, FL Bar No. 1049725 Law Office of Janet M. Strickland, P.A. 2340 Periwinkle Way, Suite J-1 Sanibel, FL 33957 Telephone: (239) 472-3322 E-Mail: jms@sanibellaw.net Secondary E-Mail: neva@sanibellaw.net January 2, 9, 2026
26-00100L

SECOND INSERTION
<b>NOTICE OF SALE PURSUANT TO</b> <b>CHAPTER 45</b> IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA <b>CASE NO.: 24-CA-007894</b> <b>PACIFIC RBLF FUNDING TRUST,</b> <b>Plaintiff, v.</b> <b>COCO HAMMOCK ASSETS LLC,</b> <b>et al,</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment in Fore- closure entered on December 22, 2025 and entered in Case No. 24-CA-007894 in the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein COCO HAMMOCK ASSETS LLC, are the Defendants. The Clerk of the Court, KEVIN KARNES, will sell to the highest bidder for cash at www.lee. reaforeclose.com on January 15, 2026 at 9:00am, the following described real property as set forth in said Final Judg- ment, to wit: LOT 12, COCO BAY, ACCORD- ING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 78, PAGES 44 THROUGH 48, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. and commonly known as: 16192 COCO HAMMOCK WAY, FORT MYERS, FL 33908 (the "Prop- erty"). Any person claiming an interest in the
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 January 2, 9, 2026
26-00107L



--- ESTATE ---

SECOND INSERTION
<b>NOTICE OF ACTION</b> IN THE CIRCUIT/COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION IN AND FOR LEE COUNTY, STATE OF FLORIDA CIVIL DIVISION <b>Case No.: 25-CA-003933</b> <b>SUSAN A. STOCKMANN,</b> <b>Plaintiff, vs.</b> <b>ROBERT D. KASPER, CHERYL</b> <b>M. KASPER, PALMETTO PINE</b> <b>ESTATES HOMEOWNERS</b> <b>ASSOCIATION, INC., and CITY OF</b> <b>CAPE CORAL,</b> <b>Defendant(s).</b> TO: ROBERT D. KASPER 917 Palmetto Point Cir Cape Coral, FL 33991 YOU ARE NOTIFIED that an AC- TION OF FORECLOSURE regarding the following property: Lot 20, Block 7006, PALMET- TO PINE ESTATES, according to the map or Plat thereof as recorded in Plat Book 79, Pages 1 and 2 of the Public Records of Lee County, Florida. STRAP: 27-44-23-C3-00700.0200 Folio #: 10493325 Street Address: 917 Palmetto Point Cir., Cape Coral, FL 33991 has been filed against you and you are required to serve a copy of your written defenses on or within 30 days from first date of publication of the notice, if any, to it on ROSS M. MABERY, Esquire, Plaintiff's attorney, whose address is 3400 W. Kennedy Boulevard, Tampa, Florida 33609, and file the original with the Clerk of this Court either before ser- vice on Plaintiff's attorney or immedi- ately thereafter; otherwise a default will be entered against you for the relief de- manded in the complaint. DATED on December 30, 2025. Kevin C. Karnes CLERK OF COURT (SEAL) BY: K Shoap As Deputy Clerk ROSS M. MABERY, Esquire, Plaintiff's attorney, 3400 W. Kennedy Boulevard, Tampa, Florida 33609 January 2, 9, 202626-00121L
SECOND INSERTION
<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 25-CP-3896</b> <b>Division Probate</b> <b>IN RE: ESTATE OF</b> <b>RITAD. KALLMAN</b> <b>Deceased.</b> The administration of the estate of Rita D. Kallman, deceased, whose date of death was November 3, 2025, is pend- ing 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 per- sonal representative and the personal representative's attorney are set forth below. All creditors of the decedent and oth- er persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. The Personal Representative has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's sur- viving spouse is property to which the Florida Uniform Disposition of Com- munity Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. All other creditors of the Decedent and other persons having claims or de- mands against Decedent's Estate on whom a copy of this notice is required to be served must file their claims with this court 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 CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC- TION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is January 2, 2026. <b>Personal Representative:</b> <b>DocuSigned by: Kassidy Johnson</b> 19031 Evergreen Road Fort Myers, Florida 33967 Attorney for Personal Representative: /s/ Lisa Curia George Florida Bar Number: 1033829 Hagen Law Firm 5290 Summerlin Commons Way, Suite 1003 Fort Myers, FL 33907 Telephone: (239) 275-0808 Fax: (239) 275-3313 E-Mail: lisa@mikehagen.com Secondary E-Mail: pat@mikehagen.com January 2, 9, 202626-00124L

SECOND INSERTION
<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION <b>File No.: 2025- CP-3641</b> <b>Probate</b> <b>IN RE: THE ESTATE OF</b> <b>MICHAEL JAMES HECHT SR.</b> <b>Deceased.</b> The administration of the estate of Michael James Hecht, Sr., deceased, File Number 2025-CP-3641, is pend- ing 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 ad- dresses of the personal representative and the personal representative's attor- ney are set forth below. All creditors of the decedent and oth- er persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate, 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 WILL BE FOREVER BARRED. The date of first publication of this Notice is January 2, 2026. <b>Brian McNamara</b> <b>Personal Representative</b> /s/ Jeffry Perlow Jeffry S. Perlow, Esq. Attorney for Personal Representative Florida Bar No.: 354759 5425 Park Central Court Naples, Florida 34109 (239) 514-2910 jeffperlow@hotmail.com January 2, 9, 202626-00114L
SECOND INSERTION
<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 25-CP-002974</b> <b>IN RE: ESTATE OF</b> <b>ROBERT EDMOND LAWHON,</b> <b>Deceased.</b> The administration of the Estate of Robert Edmond Lawhon, deceased, whose date of death was May 26, 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 attor- ney are set forth below. All creditors of the Decedent and other persons having claims or de- mands against Decedent's Estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AF- TER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. The Personal Representative has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's sur- viving spouse is property to which the Florida Uniform Disposition of Com- munity Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. All other creditors of the Decedent and other persons having claims or de- mands against decedent's estate must file their claims with this court WITH- IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC- TION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is January 2, 2026. <b>Personal Representative:</b> <b>DocuSigned by: Kassidy Johnson</b> 19031 Evergreen Road Fort Myers, Florida 33967 Attorney for Personal Representative: /s/ Lisa Curia George Florida Bar Number: 1033829 Hagen Law Firm 5290 Summerlin Commons Way, Suite 1003 Fort Myers, FL 33907 Telephone: (239) 275-0808 Fax: (239) 275-3313 E-Mail: lisa@mikehagen.com Secondary E-Mail: pat@mikehagen.com January 2, 9, 202626-00115L

--- ACTIONS / SALES ---

SECOND INSERTION
<b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION: <b>CASE NO.: 24-CA-000173</b> <b>U.S. BANK NATIONAL</b> <b>ASSOCIATION,</b> <b>Plaintiff, vs.</b> <b>JOHN P. KATZ A/K/A JOHN</b> <b>PATRICK KATZ; UNKNOWN</b> <b>SPOUSE OF JOHN P. KATZ A/K/A</b> <b>JOHN PATRICK KATZ; WENDY</b> <b>KATZ A/K/A WENDY CAROLINE</b> <b>BASTOS A/K/A WENDY C. KATZ</b> <b>A/K/A WENDY CAROLINE</b> <b>FESSLER; UNKNOWN TENANT IN</b> <b>POSSESSION OF THE SUBJECT</b> <b>PROPERTY,</b> <b>Defendants.</b> NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KEVIN C. KARNES as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.Lee.real foreclose.com at, 9:00 AM on the 22 day of January, 2026, the following described property as set forth in said Final Judgment, to wit: LOTS 32 AND 33, BLOCK 2771, CAPE CORAL UNIT 40, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RE- CORDED IN PLAT BOOK 17, PAGES 81 THROUGH 97, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. PROPERTY ADDRESS: 3209 NW 2ND PL., CAPE CORAL, FL 33993 IF YOU ARE A PERSON CLAIM- ING A RIGHT TO FUNDS REMAIN- ING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. Dated this 12/30/2025 KEVIN C. KARNES Clerk Of The Circuit Court (SEAL) By: T Mann Deputy Clerk Submitted by: De Cubas & Lewis, P.A. PO Box 5026 Fort Lauderdale, FL 33310 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 23-02644 January 2, 9, 202626-00108L
SECOND INSERTION
33904 If you fail to file your response or an- swer, if any, in the above proceeding with the Clerk of this Court, and to serve a copy thereof upon the Plaintiff's attorney, Damian G. Waldman, Esq., Law Offices of Damian G. Waldman, P.A., PO Box 5162, Largo, FL 33779, telephone (727) 538-4160, facsimile (727) 240-4972, or email to service@ dwaldmanlaw.com, within thirty (30) days of the first publication of this No- tice in Business Observer, a default will be entered against you for the relief de- manded in the Complaint or petition. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Divi- sion Manager, whose office is located at Lee County Justice Center, 1700 Mon- roe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or imme- diately upon receiving this notification if the time before the scheduled appear- ance is less than 7 days; if you are hear- ing or voice impaired, call 711. DATED at Lee County this 24 day of December, 2025. Kevin C. Karnes Clerk of the Circuit Court (SEAL) By N Wright-Angad Deputy Clerk Damian G. Waldman, Esq., Law Offices of Damian G. Waldman, P.A., PO Box 5162, Largo, FL 33779, telephone (727) 538-4160, facsimile (727) 240-4972, service@dwaldmanlaw.com January 2, 9, 202626-00106L
SECOND INSERTION
<b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION: Ft. Myers <b>CASE NO.: 25-CA-005168</b> <b>CROSSCOUNTRY MORTGAGE,</b> <b>LLC,</b> <b>Plaintiff, vs.</b> <b>MARLIN FALCON DOMINGUEZ</b> <b>A/K/A MARLIN FALCON</b> <b>DOMINQUEZ, et al.,</b> <b>Defendants.</b> TO: MARLIN FALCON DOMIN- GUEZ A/K/A MARLIN FALCON DOMINQUEZ 363 SW 24TH CT, CAPE CORAL, FL 33991 UNKNOWN SPOUSE OF MARLIN FALCON DOMINQUEZ A/K/A MAR- LIN FALCON DOMINGUEZ N/K/A MARLIN FALCON DOMINGUEZ 363 SW 24TH CT, CAPE CORAL, FL 33991 YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the fol- lowing described property: LOTS 35 AND 36, BLOCK 3917, CAPE CORAL UNIT 54, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGE 79, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your writ- ten 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 thir- ty (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 at- torney or immediately thereafter; oth- erwise 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 Divi- sion Manager, whose office is located at Lee County Justice Center, 1700 Mon- roe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or imme- diately upon receiving this notification if the time before the scheduled appear- ance is less than 7 days; if you are hear- ing or voice impaired, call 711. WITNESS my hand and seal of this Court on this 24 day of December, 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 25-02454 January 2, 9, 202626-00098L

SECOND INSERTION
<b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA <b>CASE NO.: 25-CA-002286</b> <b>U.S. BANK TRUST NATIONAL</b> <b>ASSOCIATION, NOT IN ITS</b> <b>INDIVIDUAL CAPACITY, BUT</b> <b>SOLELY AS OWNER TRUSTEE OF</b> <b>THE LB-FLAT SERIES VI TRUST,</b> <b>Plaintiff, v.</b> <b>ALL UNKNOWN HEIRS,</b> <b>BENEFICIARIES, LEGATEES,</b> <b>DEWISEES, PERSONAL</b> <b>REPRESENTATIVES, CREDITORS</b> <b>AND ANY OTHER PERSON</b> <b>CLAIMING BY, THROUGH,</b> <b>UNDER OR AGAINST JOHN F.</b> <b>FELDMANN, DECEASED; et al,</b> <b>Defendant(s).</b> To the following Defendant(s): ALL UNKNOWN HEIRS, BENEFI- CIARIES, LEGATEES, DEWISEES, PERSONAL REPRESENTATIVES, CREDITORS AND ANY OTHER PER- SON CLAIMING BY, THROUGH, UNDER OR AGAINST JOHN F. FELDMANN, DECEASED (Last Known Address: 12164 Moon Shell Dr, Cape Coral, FL 33911) ALL UNKNOWN HEIRS, BENEFI- CIARIES, LEGATEES, DEWISEES, PERSONAL REPRESENTATIVES, CREDITORS AND ANY OTHER PER- SON CLAIMING BY, THROUGH, UNDER OR AGAINST MARTHA E. FELDMANN, DECEASED (Last Known Address: 12164 Moon Shell Dr, Cape Coral, FL 33911) YOU ARE NOTIFIED that an action to foreclose based on boundaries estab- lished by acquiescence, on the following described property: LOT 68, BLOCK 1, UNIT 3, MATLACHA ISLES, A SUB- DIVISION ACCORDING TO THE PLAT THEREOF, AS RE- CORDED IN PLAT BOOK 25, PAGE 155, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. PROPERTY ADDRESS: 12164 MOON SHELL DR, CAPE CORAL, FL 33911 has been filed against you and you are required to serve a copy of your writ- ten defenses, if any, to it, on Ghidotti   Berger LLP, Attorney for Plaintiff, whose address is 10800 Biscayne Blvd., Suite 201, Miami, FL 33161, within thirty (30) days after the first publi- cation of this Notice in the Business Observer and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief de- manded in the complaint. This notice is provided pursuant to Administrative Order No. 2010-08 WITNESS my hand and the seal of this Court this day of 12/24/2025 KEVIN KARNES As Clerk of the Court (SEAL) By N Wright-Angad As Deputy Clerk Ghidotti   Berger LLP, Attorney for Plaintiff, 10800 Biscayne Blvd., Suite 201, Miami, FL 33161 January 2, 9, 202626-00099L
SECOND INSERTION
<b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA <b>CASE NO.: 24-CA-004695</b> <b>ROCKET MORTGAGE, LLC F/K/A</b> <b>QUICKEN LOANS, LLC F/K/A</b> <b>QUICKEN LOANS INC.,</b> <b>Plaintiff, v.</b> <b>SHANTELE HUFF; UNKNOWN</b> <b>SPOUSE OF SHANTELE HUFF;</b> <b>GULF ATLANTIC FENCING</b> <b>INC.; ALL UNKNOWN PARTIES</b> <b>CLAIMING INTERESTS BY,</b> <b>THROUGH, UNDER OR AGAINST</b> <b>A NAMED DEFENDANT TO</b> <b>THIS ACTION, OR HAVING OR</b> <b>CLAIMING TO HAVE ANY RIGHT,</b> <b>TITLE OR INTEREST IN THE</b> <b>PROPERTY HEREIN DESCRIBED;</b> <b>UNKNOWN TENANT #1;</b> <b>UNKNOWN TENANT #2,</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN pursu- ant to an Order dated December 23, 2025 entered in Civil Case No. 24-CA- 004695 in Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, Civil Division, wherein ROCK- ET MORTGAGE, LLC F/K/A QUICK- EN LOANS, LLC F/K/A QUICKEN LOANS INC., Plaintiff and SHAN- TELLE HUFF; UNKNOWN SPOUSE OF SHANTELE HUFF; GULF AT- LANTIC FENCING INC.; UNKNOWN TENANT #1; UNKNOWN TENANT #2 are Defendant(s), Kevin C. Karnes, Clerk of Court, will sell to the highest and best bidder for cash be- ginning at 9:00 AM at www.lee.real foreclose.com in accordance with Chap- ter 45, Florida Statutes on February 12, 2026 the following described property as set forth in said Final Judgment, to- wit: LOT 46 AND 47, BLOCK 3890, CAPE CORAL UNIT 53, AC- CORDING TO THE MAP OR PLAT THEREOF, AS RE- CORDED IN PLAT BOOK 19, PAGE(S) 64 THROUGH 78, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property Address: 2144 NW 21st Ave, Cape Coral, FL 33993 ANY PERSON CLAIMING AN IN- TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRE- TION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN. 12/29/2025 Kevin C. Karnes CLERK OF THE CIRCUIT COURT Lee County, Florida (SEAL) N Wright-Angad DEPUTY CLERK OF COURT Submitted By: Jordan Wainstein, Esq. Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Service Email: flrealprop@kelleykronenberg.com File No.: 5299.000038 January 2, 9, 202626-00104L
SECOND INSERTION
<b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO. 25-CA-004618</b> <b>U.S. BANK TRUST NATIONAL</b> <b>ASSOCIATION, NOT IN ITS</b> <b>INDIVIDUAL CAPACITY BUT</b> <b>SOLELY AS OWNER TRUSTEE</b> <b>FOR RCF 2 ACQUISITION TRUST,</b> <b>Plaintiff, vs.</b> <b>LESLIE E. PRITCHARD III A/K/A</b> <b>LESLIE PRITCHARD III, et al.</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN pursu- ant to a Final Judgment of Foreclosure dated December 11, 2025, and entered in 25-CA-004618 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein U.S. BANK TRUST NATIONAL ASSO- CIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST is the Plaintiff and LESLIE E. PRITCHARD III A/K/A LESLIE PRITCHARD III; LEE COUNTY, FLORIDA 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.realfore- close.com, at 09:00 AM, on January 22, 2026, the following described property as set forth in said Final Judgment, to wit: THE POINT OF BEGINNING IS THE POINT OF INTERSEC- TION OF THE SOUTH LINE OF ABANDONED SEABOARD R.R. RIGHT OF WAY AND THE EASTERLY RIGHT OF WAY LINE OF 80 A; THENCE EAST ALONG SAID R.R. RIGHT OF WAY LINE 250'; THENCE NORTH AT RIGHT ANGLE 200'; THENCE WEST AND PARALLEL TO S. LINE 150' MORE OR LESS TO THE EASTERLY RIGHT OF WAY S 80A; THENCE SOUTHERLY ALONG SAID EASTERLY RIGHT OF WAY LINE TO THE POINT OF BEGINNING SECTION 28, TOWNSHIP 43 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA Property Address: 14260 DRAWDY CT, 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 in ac- cordance with Florida Statutes, Section 45.031. Dated this 12/29/2025 Kevin C. Karnes As Clerk of the Court (SEAL) By: T Mann 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 25-318317 - MaM January 2, 9, 202626-00103L



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SALES / ACTIONS

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SECOND INSERTION	
<p><b>TRUSTEE'S NOTICE OF SALE</b> TO: (See Exhibit A-Obligor)</p> <p>Notice is hereby given that on February 16, 2026 at 11:00AM, at the Riverdale Branch Library, 2421 Buckingham Road, Fort Myers, FL 33905, the following described Timeshare Ownership Interests at Coconut Plantation will be offered for sale:</p> <p>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.</p> <p>Exhibit A OBLIGOR: William Charles Ackerman, 6334 GRAND OAK CIRCLE, # 102, Bradenton, FL 34203; WEEK: 43; UNIT: 5290L; TYPE: Annual; DATE REC.: April 16, 2025; DOC NO.: 2025000101798; TOTAL: \$3,415.03; PER DIEM: \$1.15</p> <p>OBLIGOR: Tomas Streda, AKA Thomas Streda, 5701 BAYVIEW DR, Ft. Lauderdale, FL 33308 and Michele L. Guard, 5701 BAYVIEW DR, Ft. Lauderdale, FL 33308; WEEK: 38; UNIT: 5390L; TYPE: Annual; DATE REC.: April 16, 2025; DOC NO.: 2025000101798; TOTAL: \$3,415.03; PER DIEM: \$1.15</p> <p>OBLIGOR: Jeffrey L. Rubin, 66 STONY RIDGE, Asheville,</p>	<p>NC 28804 and Judy Boyd, 66 STONY RIDGE, Asheville, NC 28804; WEEK: 11; UNIT: 5164; TYPE: Annual; DATE REC.: September 17, 2025; DOC NO.: 2025000250396; TOTAL: \$4,050.58; PER DIEM: \$1.40</p> <p>OBLIGOR: Timothy Alan Keith, 8269 GRANADA BLVD, Orlando, FL 32836 and Fermina Enal Keith, AKA Fermina Keith, 8269 GRANADA BLVD, Orlando, FL 32836; WEEK: 40; UNIT: 5244; TYPE: Annual; DATE REC.: April 16, 2025; DOC NO.: 2025000101798; TOTAL: \$3,415.03; PER DIEM: \$1.15</p> <p>OBLIGOR: Joseph C. Crimaldi, 8910 PASEO DE VALENCIA, Fort Myers, FL 33908; WEEK: 26; UNIT: 5390L; TYPE: Annual; DATE REC.: April 16, 2025; DOC NO.: 2025000101798; TOTAL: \$3,413.93; PER DIEM: \$1.15</p> <p>File Numbers: 25-014863, 25-014876, 25-005394, 25-014884, 25-014885</p> <p>The default giving rise to the sale is the failure to pay assessments as set forth in the Claims of Lien in favor of Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida encumbering the Timeshare Ownership Interest recorded (See Exhibit A-Date Rec.) as Document No. (See Exhibit A-Doc. No.) of the Public Records of Lee County, Florida. The amount secured by the assessment lien is for unpaid assessments, accrued interest, plus interest accruing at a per diem rate of \$(See</p>

SECOND INSERTION	
<p><b>TRUSTEE'S NOTICE OF SALE</b> TO: (See Exhibit A-Obligor)</p> <p>Notice is hereby given that on February 16, 2026 at 11:00AM, at the Riverdale Branch Library, 2421 Buckingham Road, Fort Myers, FL 33905, the following described Timeshare Ownership Interests at Coconut Plantation will be offered for sale:</p> <p>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.</p> <p>Exhibit A OBLIGOR: Theresa Ann Spongross, 227 SILVER CREEK DR, Huger, SC 29450 and Joseph Edward Spongross, 227 SILVER CREEK DR, Huger, SC 29450; WEEK: 43; UNIT: 5284; TYPE: Annual; DATE REC.: April 16, 2025; DOC NO.: 2025000101798; TOTAL: \$3,415.03; PER DIEM: \$1.15</p> <p>OBLIGOR: Gloria M. Sanchez, 6196 CAMINITO SACATE, San Diego, CA 92120 and Julie B. Harris, 6196 CAMINITO SACATE, San Diego, CA 92120; WEEK: 37; UNIT: 5384; TYPE: Annual; DATE REC.: April 16, 2025; DOC NO.: 2025000101798; TOTAL: \$3,430.44; PER DIEM: \$1.16</p>	<p>OBLIGOR: Joan G. Moss, 26250 SW 217 AVENUE, Homestead, FL 33031; WEEK: 38; UNIT: 5270L; TYPE: Odd; DATE REC.: April 16, 2025; DOC NO.: 2025000101798; TOTAL: \$3,415.03; PER DIEM: \$1.15</p> <p>OBLIGOR: Ronald L. Brooks, 505 SW 161ST STREET, Oklahoma City, OK 73170 and Paula S. Brooks, 505 SW 161ST STREET, Oklahoma City, OK 73170; WEEK: 33; UNIT: 5266; TYPE: Odd; DATE REC.: April 16, 2025; DOC NO.: 2025000101798; TOTAL: \$3,415.03; PER DIEM: \$1.15</p> <p>OBLIGOR: Jordan C. Paxton, PO BOX 665, Durant, IA 52747 and Stephanie K. Jones, PO BOX 665, Durant, IA 52747; WEEK: 30; UNIT: 5165; TYPE: Odd Year Biennial; DATE REC.: April 16, 2025; DOC NO.: 2025000101798; TOTAL: \$3,649.38; PER DIEM: \$1.23</p> <p>File Numbers: 25-014870, 25-014871, 25-014877, 25-014882, 25-014888</p> <p>The default giving rise to the sale is the failure to pay assessments as set forth in the Claims of Lien in favor of Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida encumbering the Timeshare Ownership Interest recorded (See Exhibit A-Date Rec.) as Document No. (See Exhibit A-Doc. No.) of the Public Records of Lee County, Florida. The amount secured by the assessment lien is for unpaid assessments, accrued interest, plus interest accruing at a per diem rate of \$(See</p>

SECOND INSERTION	
<p><b>TRUSTEE'S NOTICE OF SALE</b> TO: (See Exhibit A-Obligor)</p> <p>Notice is hereby given that on February 16, 2026 at 11:00AM, at the Riverdale Branch Library, 2421 Buckingham Road, Fort Myers, FL 33905, the following described Timeshare Ownership Interests at Coconut Plantation will be offered for sale:</p> <p>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.</p> <p>Exhibit A OBLIGOR: Robert Angel Otero, 1160 N FEDERAL HWY, UNIT 624, Fort Lauderdale, FL 33304; WEEK: 44; UNIT: 5150L; TYPE: Odd Year Biennial; DATE REC.: April 16, 2025; DOC NO.: 2025000101798; TOTAL: \$3,415.03; PER DIEM: \$1.15</p> <p>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; DATE REC.: September 10, 2025; DOC NO.: 2025000244079; TOTAL: \$3,415.03; PER DIEM: \$1.15</p> <p>OBLIGOR: Deborah L. Esayan Trustee, or her Successors in Interest, of the Deborah L. Esayan Revocable Living Trust dated August 27, 2013, 23405 Olde Meadowbrook Circle, Bonita Springs, FL 34134 and E Three Property Management, LLC, A Florida Limite, 23405 OLDE MEADOWBROOK CIR, Bonita Springs, FL 34134; WEEK: 20; UNIT: 5150L; TYPE: Annual; DATE REC.: September 10, 2025; DOC NO.: 2025000244084; TOTAL: \$3,415.03; PER DIEM: \$1.15</p> <p>OBLIGOR: Robert Daniels, 960 CANTERBURY PLACE, STE 110, Escondido, CA 92025; WEEK: 4; UNIT: 5264; TYPE: Annual; DATE REC.: April 16, 2025; DOC NO.: 2025000101798; TOTAL: \$3,439.44; PER DIEM: \$1.16</p> <p>OBLIGOR: Kenton C. Kunstler, 1295 GRAND CANAL DRIVE, Naples, FL 34110; WEEK: 28; UNIT: 5240L; TYPE: Annual; DATE REC.: April 16, 2025; DOC NO.: 2025000101798; TOTAL: \$3,410.96; PER DIEM: \$1.14</p> <p>File Numbers: 25-014874, 25-014879, 25-014880, 25-014891, 25-014892</p> <p>The default giving rise to the sale is the failure to pay assessments as set forth in the Claims of Lien in favor of Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida encumbering the Timeshare Ownership Interest recorded (See Exhibit A-Date Rec.) as Document No. (See Exhibit A-Doc. No.) of the Public Records of Lee County, Florida. The amount secured by the assessment lien is for unpaid as-</p>	<p>est accruing at a per diem rate of \$(See Exhibit A-Per Diem) together with the costs of this proceeding and sale and all other amounts secured by the Claim of Lien, for a total amount due as of the date of the sale of \$(See Exhibit A-Total).</p> <p>The Obligor has the right to cure this default and any junior interestholder may redeem its interest up to the date the Trustee issues the Certificate of Sale by sending certified funds to the Trustee payable to the Lienholder in the amount of \$(See Exhibit A-Total). Said funds for cure or redemption must be received by the Trustee before the Certificate of Sale is issued.</p> <p>Any person, other than the Obligor as of the date of recording this Notice of Sale, claiming an interest in the surplus from the sale of the above property, if any, must file a claim. The successful bidder may be responsible for any and all unpaid condominium assessments that come due up to the time of transfer of title, including those owed by the Obligor or prior owner.</p> <p>If the successful bidder fails to pay the amounts due to the Trustee to certify the sale by 5:00 p.m. the day after the sale, the second highest bidder at the sale may elect to purchase the timeshare ownership interest.</p> <p>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 January 2, 9, 2026 26-00117L</p>

SECOND INSERTION	
<p><b>TRUSTEE'S NOTICE OF SALE</b> TO: (See Exhibit A-Obligor)</p> <p>Notice is hereby given that on February 16, 2026 at 11:00AM, at the Riverdale Branch Library, 2421 Buckingham Road, Fort Myers, FL 33905, the following described Timeshare Ownership Interests at Coconut Plantation will be offered for sale:</p> <p>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.</p> <p>Exhibit A OBLIGOR: Jean Charmaine Lowe, 6579 MARBLETREE LANE, Lake Worth, FL 33467 and Dameon Arlington Fletcher, 6579 MARBLETREE LANE, Lake Worth, FL 33467; WEEK: 21; UNIT: 5250L; TYPE: Annual; DATE REC.: April 16, 2025; DOC NO.: 2025000101798; TOTAL: \$3,415.03; PER DIEM: \$1.15</p> <p>OBLIGOR: Mark Richard Lewkowicz, 216 NE 8TH TERRACE, Deerfield Beach, FL 33441 and Ellen Jean Lewkowicz, 216 NE 8TH TERRACE, Deerfield Beach, FL 33441; WEEK: 33; UNIT: 5147; TYPE: Annual; DATE REC.: April 16, 2025; DOC NO.:</p>	<p>2025000101798; TOTAL: \$3,410.46; PER DIEM: \$1.14</p> <p>OBLIGOR: Mary Sondgerath, 99 KING ST, #40, St Augustine, FL 32085; WEEK: 41; UNIT: 5387; TYPE: Annual; DATE REC.: April 16, 2025; DOC NO.: 2025000101798; TOTAL: \$2,076.50; PER DIEM: \$0.60</p> <p>OBLIGOR: Robert B. Kanuckel, 3694 ANDERSON ST, Lebanon, OH 45036; WEEK: 43; UNIT: 5287; TYPE: Annual; DATE REC.: April 16, 2025; DOC NO.: 2025000101798; TOTAL: \$3,415.03; PER DIEM: \$1.15</p> <p>OBLIGOR: Julian Green, 1670 S ALBANY AVE, Chicago, IL 60623 and Antris Green, 1670 S ALBANY AVE, Chicago, IL 60623; WEEK: 28; UNIT: 5142L; TYPE: Annual; DATE REC.: April 16, 2025; DOC NO.: 2025000101798; TOTAL: \$3,415.03; PER DIEM: \$1.15</p> <p>File Numbers: 25-014867, 25-014868, 25-014869, 25-014873, 25-014883</p> <p>The default giving rise to the sale is the failure to pay assessments as set forth in the Claims of Lien in favor of Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida encumbering the Timeshare Ownership Interest recorded (See Exhibit A-Date Rec.) as Document No. (See Exhibit A-Doc. No.) of the Public Records of Lee County, Florida. The amount secured by the assessment lien is for unpaid assessments, accrued interest, plus interest accruing at a per diem rate of \$(See</p>

SECOND INSERTION	
<p><b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR LEE COUNTY CIVIL DIVISION Case No.: 25-CA-004334 <b>SUNCOAST CREDIT UNION, A FEDERALLY INSURED STATE CHARTERED CREDIT UNION Plaintiff, vs. ADRIAN HOWLEY , et al. Defendants.</b> TO: ADRIAN HOWLEY LAST KNOWN ADDRESS 3285 PRINCE EDWARD ISLAND CIR, APT 2 FORT MYERS, FL 33907 and 5216 HASPEL ST ELMHURST, NY 11373 UNKNOWN TENANTS/OWNERS 1 BELIEVED TO BE AVOIDING SERVICE OF PROCESS AT THE ADDRESS OF: 3285 PRINCE EDWARD ISLAND CIR, APT 2 FORT MYERS, FL 33907 UNKNOWN SPOUSE OF ADRIAN HOWLEY LAST KNOWN ADDRESS 3285 PRINCE EDWARD ISLAND CIR, APT 2 FORT MYERS, FL 33907 and 5216 HASPEL ST ELMHURST, NY 11373</p>	<p>You are notified that an action to foreclose a mortgage on the following property in Lee County, Florida: UNIT 4-2, PROVINCETOWN CONDOMINIUM, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 949, PAGE 714, AND RE-RECORDED IN O.R. BOOK 979, PAGE 848, AND ALL AMENDMENTS THERETO, AND THE AMENDED PLANS THEREOF RECORDED IN CONDOMINIUM PLAT BOOK 3, PAGES 128, AND ALL AMENDED PLANS THERETO, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS. commonly known as 3285 PRINCE EDWARD ISLAND CIR, APT 2, FORT MYERS, FL 33907 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Ryan Sutton 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, and file the original with the Clerk of this Court either before service on the Plaintiff's</p>

SECOND INSERTION	
<p><b>NOTICE OF ACTION</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 25-CA-6899 <b>IN RE: FORFEITURE OF \$38,755.00 U.S. CURRENCY</b> 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 request-</p>	<p>ing that the \$38,755.00 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 \$38,755.00 U.S. Currency. 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. WITNESS my hand and seal of this Court on December 23, 2025. KEVIN C. KARNES Clerk of Courts (SEAL) By: K Shoap Deputy Clerk</p>

SECOND INSERTION	
<p><b>NOTICE OF ACTION</b> IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION Case No.: 25-CC-5532 <b>OLD BRIDGE VILLAGE CO-OP, INC. a Florida Corporation, Plaintiff/Landlord, vs. BENJAMIN SURUFKA, individually, and UNKNOWN TENANT(S)/OCCUPANT(S), Defendant/Tenant.</b> TO: BENJAMIN SURUFKA YOU ARE HEREBY NOTIFIED that a lien foreclosure action involving the following property: 1977 Fleetwood Mobile Home Unit identified as Vehicle Identification Number FLF-LIA626320017. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Stephen W. Dommerich</p>	<p>Esquire, ALOIA, ROLAND, LUBELL &amp; MORGAN, PLLC, Attorneys for Plaintiffs, whose address is 2222 Second Street, Fort Myers, Florida 33901, within 30 days from first dte if 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. WITNESS my hand and seal of this Court on December 23, 2025. STEPHEN W. DOMMERICH Attorney at Law (SEAL) By: K. Shoap Deputy Clerk</p>

Exhibit A-Per Diem) together with the costs of this proceeding and sale and all other amounts secured by the Claim of Lien, for a total amount due as of the date of the sale of \$(See Exhibit A-Total).

The Obligor has the right to cure this default and any junior interestholder may redeem its interest up to the date the Trustee issues the Certificate of Sale by sending certified funds to the Trustee payable to the Lienholder in the amount of \$(See Exhibit A-Total). Said funds for cure or redemption must be received by the Trustee before the Certificate of Sale is issued.

Any person, other than the Obligor as of the date of recording this Notice of Sale, claiming an interest in the surplus from the sale of the above property, if any, must file a claim. The successful bidder may be responsible for any and all unpaid condominium assessments that come due up to the time of transfer of title, including those owed by the Obligor or prior owner.

If the successful bidder fails to pay the amounts due to the Trustee to certify the sale by 5:00 p.m. the day after the sale, the second highest bidder at the sale may elect to purchase the timeshare ownership interest.

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  
January 2, 9, 2026 26-00119L

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: December 30, 2025.  
CLERK OF THE COURT  
Honorable Kevin C. Karnes  
1700 Monroe Street  
Ft. Myers, Florida 33902  
(SEAL) By: K Shoap  
Deputy Clerk

Ryan Sutton  
Kass Shuler, P.A.,  
plaintiff's attorney,  
P.O. Box 800,  
Tampa, Florida 33601,  
(813) 229-0900  
011150/2530565/and  
January 2, 9, 2026 26-00122L

you for the relief demanded in the Complaint.  
Dated this 30 day of December, 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  
January 2, 9, 2026 26-00123L

HOW TO PUBLISH  
YOUR  
LEGAL NOTICE  
IN THE  
BUSINESS OBSERVER

CALL  
941-906-9386  
and select the appropriate  
County name from  
the menu option

OR E-MAIL:  
legal@businessobserverfl.com

Business  
Observer

IV 00241



--- TAX DEEDS ---

SECOND INSERTION	SECOND INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Tax Deed #:2025002238 NOTICE IS HEREBY GIVEN that Buffalo 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: 23-18721 Year of Issuance 2023 Description of Property LOT 4, BLOCK 143, UNIT 27, SOUTHWOOD, SECTION 8, 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 26, PAGE 91, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 08-45-27-27-00143.0040 Names in which assessed: ARNOLD LEONARD KAUFMAN, LEONARD KAUFMAN, NEVA J MCLEAN, NEVA JEAN MCLEAN 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 02/24/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. January 2, 9, 16, 23, 2026 26-00049L	<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Tax Deed #:2025002249 NOTICE IS HEREBY GIVEN that Buffalo 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: 23-20232 Year of Issuance 2023 Description of Property LOT 25, BLOCK 15, UNIT 4, SECTION 16, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 27, PAGE 167, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 16-45-27-04-00015.0250 Names in which assessed: ANN HAYES MORRISON TRUST, THE ANN HAYES-MORRISON REVOCABLE LIVING TRUST AGREEMENT DATED JANUARY 28, 2003 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 02/24/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. January 2, 9, 16, 23, 2026 26-00064L

SECOND INSERTION	SECOND INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Tax Deed #:2025002318 NOTICE IS HEREBY GIVEN that Buffalo 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: 23-16847 Year of Issuance 2023 Description of Property LOT 6, BLOCK 25, UNIT 7, SECTION 24, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 35, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, LESS SUBSURFACE RIGHTS. Strap Number 24-44-27-07-00025.0060 Names in which assessed: TARPON IV LLC TWJ PAN FLORIDA 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 02/24/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. January 2, 9, 16, 23, 2026 26-00016L	<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Tax Deed #:2025002332 NOTICE IS HEREBY GIVEN that Buffalo 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: 23-16941 Year of Issuance 2023 Description of Property LOT 2, BLOCK 10, UNIT 3, SECTION 25, 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 36, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 25-44-27-03-00010.0020 Names in which assessed: URISHA ALI 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 02/24/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. January 2, 9, 16, 23, 2026 26-00021L

SECOND INSERTION	SECOND INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Tax Deed #:2025002270 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: 20-004993 Year of Issuance 2020 Description of Property LOT 5, BLOCK 51, UNIT 6, LEHIGH ACRES, SECTION 11, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 60, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 11-44-26-06-00051.0050 Names in which assessed: HIGHTOWER PROPERTIES LLC, HIGHTOWER PROPERTIES, 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 02/24/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. January 2, 9, 16, 23, 2026 26-00002L	<b>NOTICE OF APPLICATION FOR TAX DEED</b> <b>Section 197.512 F.S.</b> Tax Deed #:2025002275 NOTICE IS HEREBY GIVEN that Buffalo 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: 23-16770 Year of Issuance 2023 Description of Property LOT 2, BLOCK 4, UNIT 1, SECTION 24, 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 35, PUBLIC RECORDS, LEE COUNTY, FLORIDA Strap Number 24-44-27-01-00004.0020 Names in which assessed: 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 02/24/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. January 2, 9, 16, 23, 2026 26-00011L

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SECOND INSERTION	SECOND INSERTION
<b>NOTICE OF FORECLOSURE SALE</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA <b>CASE NO.: 25-CA-001812</b> <b>U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, FOR LHOME MORTGAGE TRUST 2024-RTL1, MORTGAGE-BACKED NOTES, SERIES 2024-RTL1, Plaintiff, v.</b> <b>PROP 3 LLC, a Wyoming Limited Liability Company; MICHAEL AMMANN, an Individual; STEVEN AMMANN, an Individual; MATERA II AT VASARI CONDOMINIUM ASSOCIATION, INC.; UNKNOWN TENANT #1; UNKNOWN TENANT #2.</b> <b>Defendant.</b> NOTICE IS HEREBY GIVEN pursuant to Final Judgment dated December 3, 2025 entered in Civil Case No. 25-CA-001812 in Circuit Court of the 20th Judicial Circuit in and for County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, FOR LHOME MORTGAGE TRUST 2024-RTL1, MORTGAGE-BACKED NOTES, SERIES 2024-RTL1, Plaintiff and PROP 3 LLC, a Wyoming Limited Liability Company; MATERA II AT VASARI CONDOMINIUM ASSOCIATION, INC. are Defendant(s), Kevin C. Karnes, Clerk of Court, will sell to the highest and best bidder for cash beginning at 9:00 AM at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on January 22, 2026 the following described property as set forth in said Final Judgment, to-wit: UNIT 10-104 OF MATERA II AT	VASARI, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 4445, PAGE(S) 3847, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ANY AMENDMENTS THERE-TO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS. Property Address: 12015 Matera Lane, Unit 104, Bonita Springs, FL 34135 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. 12/24/2025 Kevin C. Karnes CLERK OF THE CIRCUIT COURT Lee County, Florida (SEAL) N Wright-Angad DEPUTY CLERK OF COURT Submitted By: Jordan Wainstein, Esq. Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Service Email: flrealprop@kelleykronenberg.com File No.: 3843.000155 January 2, 9, 2026 26-00101L
SECOND INSERTION	SECOND INSERTION
<b>NOTICE TO CREDITORS</b> IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 2025-CP-003936</b> <b>IN RE: ESTATE OF DAVID S. CHENEY</b> <b>Deceased.</b> The administration of the estate of DAVID S. CHENEY (the “Decedent”), whose date of death was December 11, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Clerk of the Circuit Court, Lee County Courthouse, Probate Division, 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 the Decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 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 the 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. 732.2211, 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 January 2, 2026. <b>Personal Representative:</b> <b>JUDITH G. CHENEY</b> 9311 Indigo Isles St, Unit 101 Estero, Florida 34135 Attorney for Personal Representative: DEAN, MEAD, EGERTON, BLOODWORTH, CAPOUANO & BOZARTH, P.A. Miranda M. Weiss, Esq. Florida Bar Number: 0125080 4501 Tamiami Trail N., Ste. 220 Naples, Florida 34013 Telephone: (239) 544-4490 E-Mail: mweiss@deanmead.com Secondary: mtravis@deanmead.com Attorneys for Personal Representative 6092942.v1 January 2, 9, 2026 26-00096L

SECOND INSERTION	SECOND INSERTION
<b>NOTICE TO CREDITORS (Summary Administration)</b> IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 25-CP-003813</b> <b>Division: Probate</b> <b>IN RE: ESTATE OF DAISY IRENE RAMADON, a/k/a DAISY I. RAMADON, Deceased.</b> 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 Daisy Irene Ramadan, a/k/a Daisy I. Ramadan, deceased, File Number 25-CP-003813, 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 November 8, 2024; that the total value of the estate is \$0.00, and that the names and addresses of those to whom it has been assigned by such order are: Name Address Daisy I. Ramadan 2002 Revocable Family Trust dated October 8, 2002 c/o Richard D. Ramadan, Jr., Trustee 2738 Crag St. Fort Myers, FL 33901 c/o Gary A. Ramadan, Trustee 5260 S. Landings Dr., Unit 1309 Fort Myers, FL 33919 ALL INTERESTED PERSONS ARE NOTIFIED THAT: All creditors of the estate of the	<b>GENERAL JURISDICTION DIVISION</b> <b>CASE NO. 25-CA-004301</b> <b>PLANET HOME LENDING, LLC, Plaintiff, vs.</b> <b>ANABEL BENYARD, et al. Defendant(s).</b> NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 11, 2025, and entered in 25-CA-004301 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein PLANET HOME LENDING, LLC is the Plaintiff and ANABEL BENYARD; UNKNOWN SPOUSE OF ANABEL BENYARD 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 January 22, 2026, the following described property as set forth in said Final Judgment, to wit: LOTS 47 AND 48, BLOCK 3197, UNIT 66, CAPE CORAL SUB-DIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 23, PAGES 98 AND 99, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property Address: 3102 SW 15TH AVE, CAPE CORAL, FL 33914 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 12/24/2025 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 25-298226 - MaM January 2, 9, 2026 26-00102L

SECOND INSERTION	SECOND INSERTION
<b>NOTICE TO CREDITORS (Summary Administration)</b> IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 25-CP-3529</b> <b>Division Probate</b> <b>IN RE: ESTATE OF KARYN J. WITTE</b> <b>Deceased.</b> 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 KARYN J. WITTE, deceased, File Number 25-CP-3529, 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 December 8, 2024; that the total value of the estate is \$8,183.53 and that the names and addresses of those to whom it has been assigned by such order are: Name Address William S. Witte, III 1658 E. Triangle Porter, IN 46304 Abigail N. Doig 1066 N. 250 E. La Porte, IN 46350 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 January 2, 2026. <b>Persons Giving Notice:</b> <b>William S. Witte, III</b> <b>Abigail N. Doig</b> 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 January 2, 9, 2026 26-00109L	<b>SECOND INSERTION</b> <b>NOTICE TO CREDITORS (Summary Administration)</b> IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION <b>File No. 25-CP-3692</b> <b>Division Probate</b> <b>IN RE: ESTATE OF MARJORIE E. LEID A/K/A MARJORIE ELAINE LEID</b> <b>Deceased.</b> 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 Marjorie E. Leid a/k/a Marjorie Elaine Leid, deceased, File Number 25-CP-003692 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 February 7, 2025; that the total value of the non-exempt assets in the estate is \$0.00 and that the names and addresses of those to whom it has been assigned by such order are: Name Address Mark Leid 309 Lincoln Ave, Lehigh Acres, FL 33936 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 January 02, 2026. <b>Person Giving Notice:</b> <b>Mark Leid</b> 309 Lincoln Ave Lehigh Acres, Florida 33936 Attorney for Person Giving Notice /s/Lance M. McKinney Lance M. McKinney, Attorney Florida Bar Number: 882992 Osterhout & McKinney, P.A. 3783 Seago Lane, Fort Myers, FL 33901 Telephone: (239) 939-4888 Fax: (239) 277-0601 E-Mail: lancem@omplaw.com Secondary E-Mail: elizabethw@omplaw.com January 2, 9, 2026 26-00093L



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TAX DEEDS / ACTIONS ---

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SECOND INSERTION	SECOND INSERTION	SECOND INSERTION	SECOND INSERTION	SECOND INSERTION	SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2023002540 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: 21-002571 Year of Issuance 2021 Description of Property LOTS 26, 27, 28, 29 AND THE NORTH 5 FEET OF LOT 25, BLOCK 1, BALTIMORE PLACE SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 7, PAGE 37, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 04-44-25-20-00001.0260 Names in which assessed: SHOBE JUMAN 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 02/24/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. January 2, 9, 16, 23, 2026	Tax Deed #:2025002272 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: 21-009835 Year of Issuance 2021 Description of Property THE WEST 1/2 OF LOT 12, BLOCK 9, UNIT 3, SECTION 24, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 35, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 24-44-27-03-00009.012A Names in which assessed: JAVIER CIELO, SHOARA YO-ALEXYK CIELO DANIELS 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 02/24/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. January 2, 9, 16, 23, 2026	Tax Deed #:2025002273 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: 23-05048 Year of Issuance 2023 Description of Property WEST 1/2 OF LOT 9 AND EAST 1/2 OF LOT 10, BLOCK 33, PALMONA PARK, UNIT 1, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 7, PAGES 54 AND 55, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 34-43-24-01-00033.0090 Names in which assessed: MALBEC II LLC, MALBEC II, 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.real-taxdeed.com on 02/24/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. January 2, 9, 16, 23, 2026	Tax Deed #:2025002313 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: 23-21767 Year of Issuance 2023 Description of Property LOT 15, BLOCK 50, UNIT 10, SECTION 27, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 18, PAGE 133, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, Strap Number 27-45-27-10-00050.0150 Names in which assessed: INDILAGUS USA 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.real-taxdeed.com on 02/24/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. January 2, 9, 16, 23, 2026	Tax Deed #:2025002223 NOTICE IS HEREBY GIVEN that FLAVORED NEUTRINOS 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: 23-22608 Year of Issuance 2023 Description of Property LOT 3, BLOCK 438, ST. JAMES CITY, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGE 36, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 02-46-22-05-00438.0030 Names in which assessed: BLAKE DESANTIS 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 02/24/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. January 2, 9, 16, 23, 2026	Tax Deed #:2025002225 NOTICE IS HEREBY GIVEN that FLAVORED NEUTRINOS 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: 23-22336 Year of Issuance 2023 Description of Property PARL LOC IN S 1/2 OF SECT DESC IN OR 4228 PG 2759 Strap Number 22-45-21-00-00005.0030 Names in which assessed: PLANTATION DEVELOPMENT LTD, PLANTATION DEVELOPMENT, LTD. 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 02/24/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. January 2, 9, 16, 23, 2026
26-00003L	26-00004L	26-00005L	26-00079L	26-00085L	26-00083L

SECOND INSERTION	FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	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-5085 CHRISTIAN BAUER, Plaintiff, vs. CHARLES BAUER, Defendant. TO: CHARLES BAUER COMES NOW, the Plaintiff, CHRISTIAN BAUER, by and through the undersigned attorney, and hereby gives notice that a civil action has been instituted on the above action, and is now pending in the Circuit Court of the State of Florida, County of Lee, on September 17, 2025. Case No: 2025-CA-5085: 1. Lots 212 & 213, Unit 2, Section 2 of that certain subdivision known as WATERWAY ESTATES OF FORT MYERS according to a map or plat thereof on file and recorded in the office of the Clerk of Circuit Court in and for Lee County, FL in Plat Book 17 at Pages 132 and 133. Parcel ID: 16-44-24-04-00000.2120 Commonly Known as: 1687 Lakeview Terrace, North Fort Myers, FL 33903 You are required to serve an Answer to
Tax Deed #:2025002279 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: 23-16903 Year of Issuance 2023 Description of Property LOT 11, BLOCK 46, UNIT 12, LEHIGH ACRES, SECTION 24, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 35 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, LESS SUBSURFACE RIGHTS. Strap Number 24-44-27-12-00046.0110 Names in which assessed: 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.real-taxdeed.com on 02/24/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. January 2, 9, 16, 23, 2026	this action upon: RICHARD M. RICCIARDI, JR., ESQUIRE of YOUR ADVOCATES, P.A., Plaintiff's attorney, who address is 2050 McGregor Blvd., Fort Myers, FL 33901, on or before January 26, 2026, and file the original with the clerk of this court at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, either before service on Plaintiff's attorney 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 15th DAY OF December, 2025. <div>Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: K Shoap Deputy Clerk</div> <div>/s/ Richard M. Ricciardi Jr., Esq. Richard M. Ricciardi, Jr., Esq. Florida Bar No. 90567 Your Advocates, PA Attorney for Plaintiff 2050 McGregor Blvd. Fort Myers, FL 33901 (239) 689-1096 (Telephone) (239) 791-8132 (Facsimile) astevens@your-advocates.org Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05152L</div>
26-00017L	

FOURTH INSERTION	FOURTH INSERTION
AMENDED NOTICE OF ACTION FOR PUBLICATION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION Case No: 25-DR-5786 IN RE: THE MATTER OF ERICK FLORES, Petition/Father, and MADISON SAEMAN, Respondent/Mother. TO: Madison Saeman Last known Address 4331 Glenwood Ave, Apt 7 Fort Myers, FL 33905 YOU ARE NOTIFIED that an action for Paternity and for related relief has been filed against you. You are required to serve a copy of your written defenses, if any, to this action on Men's Rights Law Firm, 2799 Del Prado Blvd. S., Cape Coral, Florida 33904, on or before January 21, 2026, and file the original with the clerk of this court at Lee County Courthouse, 1700 Monroe Street, Fort Myers, Florida 33901, either before service on Petitioner's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the petition. 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 this 12th day of December, 2025. <div>Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) By: J Collins Deputy Clerk Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05145L</div>	NOTICE OF ACTION IN THE COUNTY COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION CASE NO. 25-CA-005421 JRRL INVESTMENTS LLC, a Florida limited liability company Plaintiff, v. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY AND THROUGH, UNDER, OR AGAINST, SHAO QUAN XIE, AND SHAO QUAN XIE, INDIVIDUALLY AND THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY AND THROUGH, UNDER, OR AGAINST, DONG HONG XIE, AND DONG HONG XIE, INDIVIDUALLY Defendant TO: THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY AND THROUGH, UNDER, OR AGAINST, DONG HONG XIE AND DONG HONG XIE, INDIVIDUALLY Defendant, and to all parties claiming interest by, through, under or against Defendant, and all parties having or claiming to have any right, title or interest in the property herein described, address: 810 Mckinley Ave, Lehigh Acres, Florida 33972. YOU ARE NOTIFIED that you have been designated as defendant in a legal proceeding filed against you for QUIET TITLE ACTION. The action involves real property in LEE County, Florida, more fully described as follows: Lot 7, Block 2, Unit 1, Section 21, Township 44 South, Range 27 East, Lehigh Acres, according to the map or plat thereof as recorded in Plat Book 15, Page 30 and Deed Book 254, Page 65, Public Records of Lee County, Florida. FOLIO: 21-44-27-01-00002.0070 The action was instituted in the Twentieth Judicial Circuit Court, Lee County, Florida, and is styled JRRL INVESTMENT LLC, a Florida limited liability company vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY AND THROUGH, UNDER, OR AGAINST SHAO QUAN XIE AND DONG HONG XIE. You are required to serve a copy of your written defenses, if any, to the action on DAYREN L. SUAREZ, ESQ., MIAMI LAW GROUP, Plaintiff's attorney, whose address is 680 East 49th Street, Hialeah Florida 33013, on or before January 20, 2026, and file the original with the clerk of this court either before service on DAYREN L. SUAREZ or immediately after service; otherwise, a default will be entered against you for the relief demanded in the complaint or petition. The Court has authority in this suit to enter a judgment or decree in the Plaintiff's interest which will be binding upon you. DATED: 12/10/2025 <div>KEVIN C. KARNES Clerk of the Twentieth Judicial Circuit Court LEE County, Florida (SEAL) By K. Harris Deputy Clerk</div> <div>DAYREN L. SUAREZ, ESQ MIAMI LAW GROUP Plaintiff's attorney 680 East 49th Street Hialeah Florida 33013 Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05125L</div>



















--- TAX DEEDS ---

FOURTH INSERTION

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

Tax Deed #:2025002186  
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: 23-15515  
Year of Issuance 2023  
Description of Property LOT 8, BLOCK 3, UNIT 1, SECTION 13, LEHIGH ACRES, TOWNSHIP 44 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 15, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. LESS SUBSURFACE RIGHTS  
Strap Number 13-44-27-01-00003.0080  
Names in which assessed: 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](http://www.lee.realtaxdeed.com) on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.  
Dec. 19, 26, 2025; Jan. 2, 9, 2026

FOURTH INSERTION

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

Tax Deed #:2025002187  
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: 23-15516  
Year of Issuance 2023  
Description of Property LOT 14 BLOCK 3 UNIT 1 SECTION 13, LEHIGH ACRES, TOWNSHIP 44 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 15, PUBLIC RECORDS, LEE COUNTY, FLORIDA. LESS SUBSURFACE RIGHTS  
Strap Number 13-44-27-01-00003.0140  
Names in which assessed: 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](http://www.lee.realtaxdeed.com) on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.  
Dec. 19, 26, 2025; Jan. 2, 9, 2026

FOURTH INSERTION

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

Tax Deed #:2025002147  
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: 18-576  
Year of Issuance 2022  
Description of Property LOT 8, BLOCK 67, 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 01-45-27-12-00067.0080  
Names in which assessed: 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](http://www.lee.realtaxdeed.com) on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.  
Dec. 19, 26, 2025; Jan. 2, 9, 2026

25-05013L

FOURTH INSERTION

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

Tax Deed #:2025002146  
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: 21-015817  
Year of Issuance 2021  
Description of Property LOT 3, BLOCK 37, UNIT 7, SECTION 14, 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 137, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 14-45-27-07-00037.0030  
Names in which assessed: ALFONSO COMPEAN, VERONICA COMPEAN

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](http://www.lee.realtaxdeed.com) on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.  
Dec. 19, 26, 2025; Jan. 2, 9, 2026

25-05026L

FOURTH INSERTION

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

Tax Deed #:2025002176  
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: 23-10654  
Year of Issuance 2023  
Description of Property LOT 24, BLOCK 1, UNIT 1, LEHIGH PARK, SECTION 23, 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 64, PUBLIC RECORDS OF LEE COUNTY, FLORIDA  
Strap Number 23-44-26-08-00001.0240  
Names in which assessed: DAVID CHUANG

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](http://www.lee.realtaxdeed.com) on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.  
Dec. 19, 26, 2025; Jan. 2, 9, 2026

25-05042L

FOURTH INSERTION

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

Tax Deed #:2025002199  
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: 23-13587  
Year of Issuance 2023  
Description of Property LOT 4, BLOCK 7, SE1/4 OF SECTION 36, TOWNSHIP 43 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, 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 101, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.  
Strap Number 36-43-27-01-00007.0040  
Names in which assessed: 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](http://www.lee.realtaxdeed.com) on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.  
Dec. 19, 26, 2025; Jan. 2, 9, 2026

25-05050L

FOURTH INSERTION

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

Tax Deed #:2025002231  
NOTICE IS HEREBY GIVEN that Buffalo 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: 23-18258  
Year of Issuance 2023  
Description of Property LOT 14, BLOCK 47, UNIT 11 TWIN LAKE ESTATES, SECTION 3, TOWNSHIP 45 SOUTH, RANGE 27 EAST, A SUBDIVISION OF LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE(S) 217, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA4  
Strap Number 03-45-27-11-00047.0140  
Names in which assessed: ALIX ANTOINE TORCHON

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](http://www.lee.realtaxdeed.com) on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.  
Dec. 19, 26, 2025; Jan. 2, 9, 2026

25-05083L

FOURTH INSERTION

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

Tax Deed #:2025002218  
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: 23-17581  
Year of Issuance 2023  
Description of Property WEST HALF OF LOT 1, BLOCK 22 UNIT 6 SECTION 35 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 52, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 35-44-27-06-00022.001A  
Names in which assessed: MARGARET OPAL EICHLER

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](http://www.lee.realtaxdeed.com) on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.  
Dec. 19, 26, 2025; Jan. 2, 9, 2026

25-05080L

FOURTH INSERTION

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

Tax Deed #:2025002226  
NOTICE IS HEREBY GIVEN that FLAVORED NEUTRINOS 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: 23-22415  
Year of Issuance 2023  
Description of Property LOT 322 OF SUNDIET VILLAGE SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 9, PAGE 55, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA  
Strap Number 07-44-22-03-00000.3220  
Names in which assessed: MD ENAYET H GAZI, MOST TAHAMINA BEGUM

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](http://www.lee.realtaxdeed.com) on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.  
Dec. 19, 26, 2025; Jan. 2, 9, 2026

25-05089L

FOURTH INSERTION

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

Tax Deed #:2025002194  
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: 23-15571  
Year of Issuance 2023  
Description of Property THE WEST 1/2 OF LOT 13, BLOCK 15, LEHIGH ACRES, UNIT 6, SECTION 13, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 15, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-44-27-06-00015.013A  
Names in which assessed: BIG FLOOR, 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](http://www.lee.realtaxdeed.com) on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.  
Dec. 19, 26, 2025; Jan. 2, 9, 2026

25-05066L

FOURTH INSERTION

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

Tax Deed #:2025002190  
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: 23-15557  
Year of Issuance 2023  
Description of Property LOT 6, BLOCK 20, UNIT NO. 5, LEHIGH ACRES, SECTION 13, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 15, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-44-27-05-00020.0060  
Names in which assessed: 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](http://www.lee.realtaxdeed.com) on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.  
Dec. 19, 26, 2025; Jan. 2, 9, 2026

25-05065L

FOURTH INSERTION

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

Tax Deed #:2025002153  
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: 10-689  
Year of Issuance 2022  
Description of Property LOT 12, BLOCK 11, UNIT 1, LEHIGH ACRES, SECTION 1, TOWNSHIP 44 SOUTH, RANGE 26 EAST, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 58, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 01-44-26-01-00011.0120  
Names in which assessed: MATHEW WATSON

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](http://www.lee.realtaxdeed.com) on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.  
Dec. 19, 26, 2025; Jan. 2, 9, 2026

25-05010L

FOURTH INSERTION

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

Tax Deed #:2025002152  
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: 22-204  
Year of Issuance 2022  
Description of Property LOT 7, BLOCK 72, UNIT 14, SECTION 27, 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 137, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 27-45-27-14-00072.0070  
Names in which assessed: ARTHUR F. CLARKE, ESTATE OF CATHERINE H CLARKE, FRANK L. CLARKE JR., JAMES J. CLARKE, JOHN C. CLARKE, JOSEPH E. CLARKE

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](http://www.lee.realtaxdeed.com) on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.  
Dec. 19, 26, 2025; Jan. 2, 9, 2026

25-05029L

FOURTH INSERTION

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

Tax Deed #:2025002164  
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: 23-11987  
Year of Issuance 2023  
Description of Property LOT 19, BLOCK 32, UNIT 5, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 26 EAST OF LEHIGH ACRES ACCORDING TO THE PLAT THEREOF ON FILE RECORDED IN PLAT BOOK 15, PAGE 92, PUBLIC RECORDS, LEE COUNTY, FLORIDA. LESS SUBSURFACE RIGHTS ASSESSED UNDER 36-44-26-99-05032.0190 AS DESC IN OR 4516 PG 2118  
Strap Number 36-44-26-05-00032.0190  
Names in which assessed: CHARLES FREDRICK MARSDEN, MATT MATTINGLY, MATTHEW MATTINGLY, NORMA MARSDEN

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](http://www.lee.realtaxdeed.com) on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.  
Dec. 19, 26, 2025; Jan. 2, 9, 2026

25-05044L

FOURTH INSERTION

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

Tax Deed #:2025002212  
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: 23-16530  
Year of Issuance 2023  
Description of Property EAST 1/2 OF LOT 13, BLOCK 35, UNIT 7, SECTION 21, LEHIGH ACRES, TOWNSHIP 44 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 30, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 21-44-27-L2-09035.013B  
Names in which assessed: JOHN L EICHSTADT SR, THOMAS A EICHSTADT, THOMAS A EICHSTADT ES-TATE

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](http://www.lee.realtaxdeed.com) on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.  
Dec. 19, 26, 2025; Jan. 2, 9, 2026

25-05071L

FOURTH INSERTION

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

Tax Deed #:2025002198  
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: 23-16702  
Year of Issuance 2023  
Description of Property EAST 1/2 OF LOT 1, BLOCK 28, UNIT 7, SECTION 23, 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 34, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 23-44-27-07-00028.001B  
Names in which assessed: ANN HAYES-MORRISON REVOCABLE LIVING TRUST AGREEMENT DTD JANUARY 28, 2003

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](http://www.lee.realtaxdeed.com) on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.  
Dec. 19, 26, 2025; Jan. 2, 9, 2026

25-05074L

FOURTH INSERTION

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

Tax Deed #:2025002316  
NOTICE IS HEREBY GIVEN that Buffalo 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: 23-22168  
Year of Issuance 2023  
Description of Property LOT 4, BLOCK 75, UNIT 13, SECTION 36, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, 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 71, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 36-45-27-13-00075.0040  
Names in which assessed: JOSEPH J WITHERSPOON, JOSEPH J WITHERSPOON, MYRNA C WITHERSPOON, MYRNA C WITHERSPOON

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](http://www.lee.realtaxdeed.com) on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.  
Dec. 19, 26, 2025; Jan. 2, 9, 2026

25-05088L

FOURTH INSERTION

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

Tax Deed #:2025002133  
NOTICE IS HEREBY GIVEN that FIG 20, LLC FIG 20, LLC FBO SEC PTY 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: 23-22998  
Year of Issuance 2023  
Description of Property CONDOMINIUM UNIT 509, SANIBEL HARBOUR YACHT CLUB, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN INSTRUMENT NO 2006000142556, AS AMENDED FROM TIME TO TIME, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 09-46-23-07-00000.0509  
Names in which assessed: ANGELA MCGILVREY, JOSEPH MCGILVREY

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](http://www.lee.realtaxdeed.com) on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.  
Dec. 19, 26, 2025; Jan. 2, 9, 2026

25-05092L







--- TAX DEEDS ---

FOURTH INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b>
Tax Deed #:2025002215 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: 23-16835 Year of Issuance 2023 Description of Property EAST HALF OF LOT 24, BLOCK 21, UNIT 6, SECTION 24, LEHIGH ACRES, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 35, PUBLIC RECORDS, LEE COUNTY, FLORIDA. LESS SUBSURFACE RIGHTS. Strap Number 24-44-27-L4-06021.024B Names in which assessed: JOHN M WORD 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 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05077L

FOURTH INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b>
Tax Deed #:2025002213 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: 23-16570 Year of Issuance 2023 Description of Property LOTS 7, BLOCK 9, UNIT 3, LEHIGH ACRES, SECTION 22, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 32, IN THE PUBLIC RECORD OF LEE COUNTY, FLORIDA. Strap Number 22-44-27-L3-03009.0070 Names in which assessed: GCG GROUP LLC, GCG GROUP, 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 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05072L

FOURTH INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b>
Tax Deed #:2025002204 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: 23-14607 Year of Issuance 2023 Description of Property LOT 5, BLOCK 260, UNIT 40, GREENBRIAR, SECTION 7, TOWNSHIP 44 SOUTH, RANGE 27, EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 27, PAGE 63 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 07-44-27-09-00260.0050 Names in which assessed: LUDOVIC HELFER 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 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05056L

FOURTH INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b>
Tax Deed #:2025002193 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: 23-13970 Year of Issuance 2023 Description of Property LOT 9, BLOCK 3, UNIT 1, GREENBRIAR, SECTION 3, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 27, PAGES 1 THROUGH 82, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 03-44-27-03-00003.0090 Names in which assessed: 95 PARTNERSHIP, 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 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05055L

FOURTH INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b>
Tax Deed #:2025002192 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: 23-13968 Year of Issuance 2023 Description of Property LOT 1, BLOCK 2, UNIT 1, GREENBRIAR, SECTION 3, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 27, PAGES 1 THROUGH 82, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 03-44-27-L3-01002.0010 Names in which assessed: 95 PARTNERSHIP, 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 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05054L

FOURTH INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b>
Tax Deed #:2025002183 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: 23-13584 Year of Issuance 2023 Description of Property LOT 5, BLOCK 6 OF SECTION 36, TOWNSHIP 43 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 101, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-43-27-01-00006.0050 Names in which assessed: RICHARD A. PATYK REVOCABLE LIVING TRUST, DATED APRIL 7, 2008 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 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05049L

FOURTH INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b>
Tax Deed #:2025002188 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: 23-15545 Year of Issuance 2023 Description of Property LOT 23, BLOCK 22, UNIT 4, SECTION 13, 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 15, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-44-27-04-00022.0230 Names in which assessed: 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 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05063L

FOURTH INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b>
Tax Deed #:2025002214 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: 23-16736 Year of Issuance 2023 Description of Property THE EAST HALF (E 1/2) LOT 13, BLOCK 39, UNIT 10, LEHIGH ACRES, SECTION 23, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 34, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 23-44-27-10-00039.013B Names in which assessed: NICOLE L JEAN, NICOLE LOUIS JEAN 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 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05075L

FOURTH INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b>
Tax Deed #:2025002197 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: 23-16654 Year of Issuance 2023 Description of Property THE EAST 1/2 OF LOT 12, BLOCK 2, UNIT 1, PLAT OF SECTION 23, TOWNSHIP 44, SOUTH RANGE 27 EAST, A SUBDIVISION OF LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 34, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 23-44-27-01-00002.012B Names in which assessed: CHERYL PAOLA DA COSTA VARGAS 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 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05073L

FOURTH INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b>
Tax Deed #:2025002211 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: 23-16487 Year of Issuance 2023 Description of Property WEST 1/2 OF LOT 1, BLOCK 11, UNIT 3, LEHIGH ACRES, SECTION 21, TOWNSHIP 44 SOUTH, RANGE 27 EAST, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 30, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 21-44-27-L3-03011.001A Names in which assessed: AMERICAN ESTATE & TRUST FBO DEXTER SOLOMON ROTH 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 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05070L

FOURTH INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b>
Tax Deed #:2025002195 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: 23-15572 Year of Issuance 2023 Description of Property LOT 5, BLOCK 16, UNIT 6, SECTION 13, 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 15, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-44-27-06-00016.0050 Names in which assessed: DALIP SINGH 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 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05067L

FOURTH INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b>
Tax Deed #:2025002144 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: 21-008126 Year of Issuance 2021 Description of Property WEST HALF OF LOT 1, BLOCK 35, UNIT 9, SECTION 12, TOWNSHIP 44 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 14 PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 12-44-27-09-00035.001A Names in which assessed: ESTATE OF JAMES A BROWN, JAMES A BROWN, MACK A BROWN, RUTH CATOLA 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 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05023L

FOURTH INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b>
Tax Deed #:2025002134 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: 21-007213 Year of Issuance 2021 Description of Property LOT 17, BLOCK 245, UNIT 38, GREENBRIAR, SECTION 5, 6, 7 & 8, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 27, PAGE 60, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 06-44-27-06-00245.0170 Names in which assessed: CAMILLE A SMALL LENNARD, CAMILLE SMALL-LENNARD, JOHN EVREL LENNARD 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 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05018L

FOURTH INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b>
Tax Deed #:2025002139 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: 21-008235 Year of Issuance 2021 Description of Property EAST 1/2 OF LOT 1, BLOCK 18, UNIT 5, SECTION 13, 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 DEED BOOK 254, PAGE 85 AND PLAT BOOK 15, PAGE 15, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-44-27-L1-05018.001B Names in which assessed: TIMIOS LIMITED REFERENCE 24 26 27 28 29 30 32 34 35, TIMIOS LIMITED: REFERENCE 24, 26, 27, 28, 29, 30, 32, 34, AND 35 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 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05025L

FOURTH INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b>
Tax Deed #:2025002154 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: 22-205 Year of Issuance 2022 Description of Property LOT 8, BLOCK 72, UNIT 14, SECTION 27, 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 FOR LEE COUNTY, FLORIDA, RECORDED IN PLAT BOOK 18 PAGE 137 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 27-45-27-14-00072.0080 Names in which assessed: ARTHUR F. CLARKE, ESTATE OF CATHERINE H CLARKE, FRANK L. CLARKE JR., JAMES J. CLARKE, JOHN C. CLARKE, JOSEPH E. CLARKE 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 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05030L

FOURTH INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b>
Tax Deed #:2025002145 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: 21-008231 Year of Issuance 2021 Description of Property EAST ONE-HALF OF LOT 13, BLOCK 17, UNIT 5, SECTION 13, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, 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 15, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-44-27-05-00017.013B Names in which assessed: AGATHA LAMBRO, ANNA SHIRLEY, DEVI MANIS, GREG WITTER, JAN MANIS, JOHN DULAVERIS, KAREN WITTER, NATALIE BERNASCONI, VASILIKI WITTER, VASO MILLER 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 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05024L

FOURTH INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b>
Tax Deed #:2025002191 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: 23-17310 Year of Issuance 2023 Description of Property LOT 19, BLOCK 22, UNIT 6, SECTION 29, 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 44, PUBLIC RECORDS, LEE COUNTY, FLORIDA, LESS SUBSURFACE RIGHTS. Strap Number 29-44-27-L4-06022.0190 Names in which assessed: ELEANOR HAMRICK, ESTATE OF ELEANOR EPPERSON HAMRICK, OSSIE DANIEL HAMRICK JR, SARAH E HARRIS, SARAH EPPERSON TREADWELL 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 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05079L

FOURTH INSERTION
<b>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</b>
Tax Deed #:2025002227 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: 20-010419 Year of Issuance 2020 Description of Property LOT 13, BLOCK 107, SOUTH PART OF UNIT 19, GREENBRIAR, SECTION 9, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 27, PAGE 31, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 09-44-27-08-00107.0130 Names in which assessed: JILL A TADROWSKI, JILL J. TADROWSKI 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 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05016L







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ACTIONS / TAX DEEDS ---

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<div><div>FOURTH INSERTION</div><div><div>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</div><div>Tax Deed #:2025002149 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: 16-837 Year of Issuance 2022 Description of Property LOT 5, BLOCK 19, UNIT 5, 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 THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 20, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 17-44-27-05-00019.0050 Names in which assessed: LESTER S FULLER, LESTER S. FULLER</div><div>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 <a href="#">www.lee.real-taxdeed.com</a> on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court &amp; Comptrol-ler. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05012L</div></div></div>	<div><div>FOURTH INSERTION</div><div><div>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</div><div>Tax Deed #:2025000889 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: 23-20137 Year of Issuance 2023 Description of Property LOT 16, BLOCK 66, UNIT 10, SECTION 15, 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 46, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 15-45-27-10-00066.0160 Names in which assessed: ONE RDDS DEVELOPERS LLC</div><div>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 <a href="#">www.lee.real-taxdeed.com</a> on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court &amp; Comptrol-ler. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05087L</div></div></div>	<div><div>THIRD INSERTION</div><div><div>NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO: 25-CA-003849 FIFTH THIRD BANK, N.A., Plaintiff, vs. BRANDON CHARLES PRICE, Defendant. TO: BRANDON CHARLES PRICE 10320 STRIKE LANE BONITA SPRINGS, FL 34135 YOU ARE NOTIFIED that an action for Replevin of the following properties in Lee County, Florida: 2024 SEA HUNT 28GFCB28 SERIAL NO./VIN: SXSU0025C424 and 2024 YAMAHA 300HP OUT-BOARD SERIAL NO./VIN: 6KAX-1021407 and 2024 YAMAHA 300HP OUT-BOARD SERIAL NO./VIN: 6KAX-1004063</div><div>has been filed against you and you are required to serve a copy of your written defenses, if any, to it on BRUCE E. BLOCH, ESQ., Bruce E. Bloch, P.A., Plaintiff's attorney, whose address is 9700 South Dixie Highway, Suite 1000, Miami, Florida 33156, on or before January 27, 2026 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 four (4) consecutive weeks in the Business Observer. WITNESS my hand and seal of this Court on this day of 12/18/2025, KEVIN C. KARNES, Clerk of the Court (SEAL) By: N Wright-Angad As Deputy Clerk Attorney for Plaintiff: BRUCE E. BLOCH, P.A. 9700 South Dixie Highway, Suite 1000 Miami, FL 33156 (305) 670-9500 bbloch@bruceeblochpa.com and general@bruceeblochpa.com Dec. 26, 2025; Jan 2, 9, 16, 2026 25-05230L</div></div></div>	<div><div>FOURTH INSERTION</div><div><div>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</div><div>Tax Deed #:2025002222 NOTICE IS HEREBY GIVEN that FLAVORED NEUTRINOS 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: 23-22580 Year of Issuance 2023 Description of Property LOT 32, PINE TREE HAVEN SUBDIVISION, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTH QUARTER CORNER OF SECTION 23, TOWNSHIP 45 SOUTH RANGE 22 EAST, LEE COUNTY, FLORIDA, RUN NORTH 0 DEGREES 33' 35" WEST, ALONG THE EAST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 23 FOR 1329.80 FEET; THENCE RUN SOUTH 89 DEGREES 10' 38" WEST FOR 1056.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 89 DEGREES 10' 38" WEST FOR 90.0 FEET; THENCE RUN NORTH 0 DEGREES 49' 22" WEST FOR 132.95 FEET; THENCE NORTH 89 DEGREES 10' 38" EAST FOR 90.0 FEET; THENCE SOUTH 0 DEGREES 49' 22" EAST FOR 132.95 FEET TO THE PLACE OF BEGINNING. Strap Number 23-45-22-07-00000.0320 Names in which assessed: Thitair Thonubol, THONUBOL &amp; PHANITDASACK JOINT REVOCABLE TRUST DATED THE 1ST DAY OF APRIL, 2023</div><div>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 <a href="#">www.lee.real-taxdeed.com</a> on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court &amp; Comptrol-ler. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05090L</div></div></div>	<div><div>FOURTH INSERTION</div><div><div>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</div><div>Tax Deed #:2025002233 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 prop-erty and the name(s) in which it was assessed are as follows: Certificate Number: 23-13861 Year of Issuance 2023 Description of Property LOT 6, BLOCK H, DESCRIBED AS FOLLOWS: FROM THE NORTHWEST CORNER OF LOT 13, BLOCK B, UNIT 1, SUNNY PALM ES-TATES, SECTION 3, TOWN-SHIP 44 SOUTH, RANGE 27 EAST, AS RECORDED IN PLAT BOOK 14, PAGE 82, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, RUN SOUTH 89-023'21" WEST 385 FEET; THENCE NORTH 0-036'39" WEST 73.10 FEET; THENCE NORTH 40-036'39" WEST 347.73 FEET TO THE POINT OF BEGINNING; THENCE NORTH 40-036'39" WEST 31.50 FEET; THENCE NORTH 33-024'53" WEST 48.89 FEET; THENCE NORTH 49-023'21" EAST 117.93 FEET; THENCE SOUTHEASTERLY BY A CURVE TO THE LEFT WITH A RADIUS OF 292.55 FEET, AN ARC DISTANCE OF 48.72 FEET TO A POINT OF TANGENCY; THENCE SOUTH 40-036'39" EAST 31.50 FEET; THENCE SOUTH 49-023'21 WEST 120 FEET TO THE POINT OF BEGINNING. Strap Number 03-44-27-00-00002.0560 Names in which assessed: PETER FOREMAN</div><div>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 <a href="#">www.lee.real-taxdeed.com</a> on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court &amp; Comptrol-ler. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05053L</div></div></div>	
<div><div>FOURTH INSERTION</div><div><div>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</div><div>Tax Deed #:2025002135 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: 21-004107 Year of Issuance 2019 Description of Property LOT 9, BLOCK 67, UNIT 8, LEHIGH ACRES, SECTION 11, 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 60, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 11-44-26-08-00067.0090 Names in which assessed: GEMMA G RYAN, GEMMA GALGANI RYAN</div><div>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 <a href="#">www.lee.real-taxdeed.com</a> on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court &amp; Comptrol-ler. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05014L</div></div></div>	<div><div>FOURTH INSERTION</div><div><div>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</div><div>Tax Deed #:2025002171 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: 23-12838 Year of Issuance 2023 Description of Property LOT 5, BLOCK 51 UNIT 4, SECTION 10, TOWNSHIP 45 SOUTH, RANGE 26 EAST, OF THAT CERTAIN SUBDIVISION KNOWN AS LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF LEE COUNTY, FLORIDA IN PLAT BOOK 15, PAGE 96. Strap Number 10-45-26-04-00051.0050 Names in which assessed: PATRICIA V MONTAUDON, PATRICIA VALERO MONTAUDON</div><div>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 <a href="#">www.lee.real-taxdeed.com</a> on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court &amp; Comptrol-ler. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05045L</div></div></div>	<div><div>THIRD INSERTION</div><div><div>NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION Case No: 25-CC-006606 FAMINE'S END ENTERPRISES, LLC, JOHN W. ESKEW Plaintiffs, vs. JULIETTE E. MEYERS, UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEE LIENORS, CREDITORS, TRUSTEES Defendant. YOU ARE NOTIFIED that an action has been filed against you, JULIETTE E. MEYERS, along with any unknown heirs, beneficiaries, devisees, assignees lienors, creditors, and trustees. Youa re required to serve a copy of your written defenses, if any, to Thomas M. Dryden, Esq., Attorney for Plaintiffs, at 1705 Colonial Blvd., Suite B-3, Fort Myers, Florida 33907, on or before January 27, 2026 and file the original with the Lee County Clerk of Circuit Court either before service on Plaintiff's Attorney or immediately thereafter. If you fail to do so, a default will be entered against you, for the relief demanded in the Complaint. Dated: 12/18/2025 KEVIN C. KARNES, CLERK OF COURT (SEAL) By: K Shoap Deputy Clerk Thomas M. Dryden, Esq., Attorney for Plaintiffs, 1705 Colonial Blvd., Suite B-3, Fort Myers, Florida 33907 Dec. 26, 2025; Jan. 2, 9, 16, 2026 25-05232L</div></div></div>	<div><div>FOURTH INSERTION</div><div><div>NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.</div><div>Tax Deed #:2025002148 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: 15-966 Year of Issuance 2022 Description of Property WEST HALF OF LOT 20, BLOCK 18, UNIT 5, SOUTH HALF OF SECTION 8, TOWN-SHIP 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 9, PUBLIC RECORDS, LEE COUNTY, FLORIDA Strap Number 08-44-27-05-00018.020A Names in which assessed: ROBERT R ACIERNO</div><div>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 <a href="#">www.lee.real-taxdeed.com</a> on 02/10/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court &amp; Comptrol-ler. Dec. 19, 26, 2025; Jan. 2, 9, 2026 25-05011L</div></div></div>	<div><div>THIRD INSERTION</div><div><div>NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 2025-CA-006749 DOUBLE Z INVESTMENTS, LLC, Plaintiff, v. CHRISTIAN BIBAS and DANA BIBAS, Defendants. TO: CHRISTIAN BIBAS 28 AVENUE MASSENET 1 BRUXELLES, BELGIQUE 1190 DANA BIBAS 28 AVENUE MASSENET 1 BRUXELLES, BELGIQUE 1190 YOU ARE NOTIFIED that an action to quiet title on the following property in Lee County, Florida: THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN LEE COUNTY, FLORIDA, TO WIT: Legal Description: LOTS 17 AND 18, BLOCK 4380, UNIT 63, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 21, PAGES 48 TO 81, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, on or before January 28, 2026, and file the original with the Clerk of this Court, at 2075 Dr. Martin Luther King Blvd., Fort Myers, Florida 33901 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint. DATED this 19th day of December, 2025. Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: K Harris As Deputy Clerk The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202 Dec. 26, 2025; Jan 2, 9, 16, 2026 25-05225L</div></div></div>	<div><div>THIRD INSERTION</div><div><div>NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 2025-CA-005945 DO IT ALL MOBILE MAINTENANCE, LLC, Plaintiff, v. LYNN GREGORIO, ESTATE OF LYNN GREGORIO, UNKNOWN HEIRS OF LYNN GREGORIO, UNKNOWN SPOUSE OF LYNN GREGORIO and ADK SOHO FUND LP, Defendants. TO: LYNN GREGORIO 94 SOUTHFIELD AVE., #403 STAMFORD, CT 06902 ESTATE OF LYNN GREGORIO 94 SOUTHFIELD AVE., #403 STAMFORD, CT 06902 UNKNOWN HEIRS OF LYNN GREGORIO 94 SOUTHFIELD AVE., #403 STAMFORD, CT 06902 UNKNOWN SPOUSE OF LYNN GREGORIO 94 SOUTHFIELD AVE., #403 STAMFORD, CT 06902 YOU ARE NOTIFIED that an action to quiet title on the following property in Lee County, Florida: THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN LEE COUNTY, FLORIDA, TO WIT: LOT 2, BLOCK 18, UNIT 5, SECTION 15, TOWNSHIP 44</div></div></div>