

PUBLIC NOTICES

SECTION

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THURSDAY, FEBRUARY 19, 2026

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ORANGE COUNTY LEGAL NOTICES

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--- PUBLIC NOTICES ---

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 The Serranos Photo Films located at 3200 Nona West Boulevard Apt 101 in the City of Orlando, Orange, FL 32824 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated this 12th day of February, 2026.
Heather & Ricardo Serrano
February 19, 2026 26-00613W

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 J & J Mobile Detailing located at 9879 N US HWY 1 in the City of SEBASTIAN, Orange, FL 32958 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated this 16th day of February, 2026.
April Wolfe
February 19, 2026 26-00659W

FIRST INSERTION
Notice is hereby given that on dates below these vehicles will be sold at public sale on the date listed below at 10AM for money owed for vehicle repair and storage cost pursuant to Florida Statutes 713.585 or Florida Statutes 713.78. Please note, parties claiming interest have right to a hearing prior to the date of sale with the Clerk of Courts as reflected in the notice. The owner has the right to recover possession of the vehicle without judicial proceedings as pursuant to Florida Statute 559.917. Any proceeds recovered from the sale of the vehicle over the amount of the lien will be deposited with the clerk of the court for disposition upon court order. SALE DATE: MARCH 30 2026: AIRPORT CHRYSLER DODGE JEEP LLC 5751 EAGLE VAIL DR ORLANDO FL 32822 (407) 541-6200 MV6395 2014 JEEP IC4PLDSEW158357 \$3132.18, DYNASTY AUTOMOTIVE 5901 EAST COLONIAL DR ORLANDO FL 32807 (407)896-8700 MV59824 2011 LNDR SALMF1E44BA341652 \$16581.81, HFWP INC DBA: HOLLER FORD 1875 S ORLANDO AVE MAITLAND FL 32751 (407)644-6111 MV115276 2018 FORD F1ADP3F26JL207697 \$764.40, 2008 FORD 1FTWW31R28EB24051 \$846.40, 2014 FORD 1FMCU9JX7EUC56763 \$664.82, MJG MOBILE SERVICES LLC 350 SOUTH MCKINLEY AVE ORLANDO FL 32811 (407)558-5064 MV112828: 2020 HONDA 1HGCV2F30LA031809 \$8482.08, ORLANDOS BEST CARS INC DBA KINGS AUTO 102 S KIRKMAN ROAD ORLANDO FL 32811 (407)532- 8088 MV91044 2016 JEEP IC4AJWAG7GL2200996 \$9707.25, REAL AUTO SALES LLC 5293 S ORANGE BLOSSOM TRL STE 100 ORLANDO FL 32839 (407)683-2161 MV108572 2015 RAM 3C6TRVDG8FE513415 \$4858.79, SUN STATE FORD INC 3535 WEST COLONIAL DR ORLANDO FL 32808 (407)299-5900 MV8700 2023 MERZ 4JGFD6B8PA882423 \$28,502.44, 2020 DODGE 2C3CDZAG4LH105422 \$2517.80, 2013 FORD 1FBNE3BL1DDA56404 \$800.00
February 19, 2026 26-00658W

FIRST INSERTION
NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY
Please take notice SmartStop Self Storage located at 1650 Avalon Rd, Winter Garden, FL 34787, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 3/12/2026 at 2:30PM. Contents include personal property belonging to those individuals listed below.
Unit #108 Eros Guimaraes
Boxes Bags Totes
Unit #136 Jose Herrera
Boxes Bags Totes
Unit #206 Dargenis Cruz-Rincon
Boxes Bags Totes
Unit #225 Kristi Human
Boxes Bags Totes
Unit #231 Ruben Gonzalez
Boxes Bags Totes
Unit #244 Ryan Cason
Boxes Bags Totes
Unit #516 Daniel Jackson
Boxes Bags Totes
Unit #811 Johnny Goodwin
Boxes Bags Totes
Unit #829 William Lafavor
Boxes Bags Totes
Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase until the winning bidder takes possession of the personal property.
Please contact the property with any questions (689)465-9544
February 19, 26, 2026 26-00651W

FIRST INSERTION
NOTICE UNDER FICTITIOUS NAME LAW
Pursuant to F.S. §865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Everything Bouquet, located at 6439 John Alden Way, in the City of Orlando, County of Orange, State of FL, 32818, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated this 12 of February, 2026.
LaVisha LaDonna Culbreth
6439 John Alden Way
Orlando, FL 32818
February 19, 2026 26-00612W

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 Ideal Eye & More located at 7633 Conroy Windermere Rd in the City of Orlando, Orange, FL 32835 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated this 23rd day of February, 2026.
LD Trading Inc
February 19, 2026 26-00660W

FIRST INSERTION
NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY
Please take notice SmartStop Self Storage located at 2200 Coral Hills Rd Apopka, FL 32703 intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 03/12/2026 at 2:30PM. Contents include personal property belonging to those individuals listed below.
#D172 Japheth Merae
Boxes bags totes furniture
#1285 Widline Joseph
boxes totes bikes
#1201 Widline Joseph
Boxes totes
#D311 Jacqueline Bridges
Appliances boxes totes furniture tools
#1112 Mark Thorpe
furniture boxes bags totes outdoors
#1224 Carmyn Mullins-Edwards
boxes bags totes outdoors
#A104 Ashleigh Schulz
clothes
#A108 Robert Nevins
Outdoors tools appliances boxes bags totes
#3338 Jimmy Harris
tools furniture boxes bags totes
Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase until the winning bidder takes possession of the personal property.
Please contact the property with any questions (407)902-3258
February 19, 26, 2026 26-00652W

FIRST INSERTION
NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY
Please take notice SmartStop Self Storage located at 1071 Marshall Farms Rd, Ocoee, FL 34761, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 03/12/2026 at 2:30PM. Contents include personal property belonging to those individuals listed below.
Unit #1125 Lydia Crayton
Boxes Totes Furniture
Unit #2017 Felicia Parris
Boxes Bags Totes
Unit #2020 Lakesha Jones
Boxes Bags Totes Furniture
Unit #2083 Roseann Proy
Boxes Bags Totes
Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase until the winning bidder takes possession of the personal property.
Please contact the property with any questions (407)955-0609
February 19, 26, 2026 26-00655W

FICTITIOUS NAME NOTICE
NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES
NOTICE IS HEREBY GIVEN that Aracelis Almonte will engage in business under the fictitious name S & A LED PANELS, with a physical address 9604 lupine Avenue Orlando, FL 32824, with a mailing address 9604 lupine Avenue Orlando, FL 32824, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.
February 19, 2026 26-00623W

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 AiReceptionist24.com located at 1317 Edgewater Drive, # 6065 in the City of Orlando, Orange, FL 32804 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated this 16th day of February, 2026.
Apexxo llc
February 19, 2026 26-00661W

FIRST INSERTION
NOTICE OF PUBLIC HEARING CITY OF WINTER GARDEN, FLORIDA
Pursuant to the Florida Statutes, notice is hereby given that the City of Winter Garden proposes to adopt the following Ordinance:
ORDINANCE 26-08
AN ORDINANCE BY THE CITY WINTER GARDEN, FLORIDA, AMENDING CHAPTER 18, ARTICLE II, DIVISIONS 1, 2 AND 3 OF THE CITY OF WINTER GARDEN CODE OF ORDINANCES CONCERNING THE FLORIDA BUILDING CODE, PROVIDING FOR CODIFICATION, SEVERABILITY, CONFLICTS, AND AN EFFECTIVE DATE.
The City Commission of the City of Winter Garden will hold the 1st reading and public hearing on the aforesaid Ordinance in the City Commission Chambers located at 300 W. Plant Street, Winter Garden, FL on February 26, 2026 at 6:30 p.m., or as soon after as possible, to also consider the adoption of the ordinance(s).
The City Commission will hold the 2nd reading and public hearing on the aforesaid Ordinance in the City Commission Chambers located at 300 W. Plant Street, Winter Garden, FL on March 12, 2026 at 6:30 p.m., or as soon after as possible, to also consider the adoption of the ordinance(s).
Copies of the proposed ordinance(s) (which includes the legal description in metes and bounds of the proposed site) may be inspected by the public between the hours of 8:00 a.m. and 5:00 p.m. Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida. For more information, please call Steve Pash at 407-656-4111 ext. 2263.
Interested parties may appear at the meetings and be heard with respect to the proposed ordinance(s). Written comments will be accepted before or at the public hearings. Persons wishing to appeal any decision made by the Planning and Zoning Board at such hearing will need a record of the proceedings and for such purpose you may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City does not provide this verbatim record. Persons with disabilities needing special accommodations to participate in this public hearing should contact the City Clerk's Office at (407) 656-4111 at least 48 hours prior to the meeting, Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida.
February 19, 2026 26-00662W

FIRST INSERTION
NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY
Please take notice SmartStop Self Storage located at 6707 Narcoossee Rd Orlando FL 32822, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 03/12/2026 at 2:30PM. Contents include personal property belonging to those individuals listed below.
#1155 Hubner Desrosiers
boxes bags totes
#1014 Carlos Alberto Matos Mojica
boxes bags totes
#3012 Wilmar Alejandra Hincapie
Rumbos boxes bags totes
#1018 Danelle Stokes
bags
Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase until the winning bidder takes possession of the personal property.
Please contact the property with any questions 689-327-0753
February 19, 26, 2026 26-00654W

FIRST INSERTION
NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY
Please take notice SmartStop Self Storage located at 460 Florida Central Pkwy, Longwood, FL 32750, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 03/12/2026 at 2:30PM. Contents include personal property belonging to those individuals listed below.
Unit 500 Robert Wayne Eidemiller
Boxes Totes Tools
Unit 669 Teresa Mehaffey
Outdoor
Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase until the winning bidder takes possession of the personal property.
Please contact the property with any questions 689-800-7494
February 19, 26, 2026 26-00653W

FICTITIOUS NAME NOTICE
Notice is hereby given that JACQUELINE NGUYEN, OWNER, desiring to engage in business under the fictitious name of KAPPA PSI ORLANDO GRAD CHAPTER located at 4012 MANGUIRE BLVD APT 4215, ORLANDO, FLORIDA 32803 intends to register the said name in ORANGE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
February 19, 2026 26-00622W

FIRST INSERTION
Notice of Sale
Pursuant to Florida Statute 713.585 F.S. United American Lien & Recovery as agent w/ power of attorney will sell the following vehicle(s) to the highest bidder; net proceeds deposited with the clerk of court; owner/lienholder has right to hearing and post bond; owner may redeem vehicle for cash sum of lien; inspect 1 week prior @ the lienor facility; cash or cashier check; any person interested ph (954) 563-1999
Sale Date March 13th, 2026 @ 10:00 AM at each individual repair facility.
41460 2012 Lincoln VIN#: 5LMJJ3J5XCEL04403 Repair Facility: Central Florida Lincoln 2055 W Colonial Dr Orlando 407-841-4550 Lien Amt \$1,373.52
February 19, 2026 26-00611W

FIRST INSERTION
NOTICE OF PUBLIC HEARING CITY OF WINTER GARDEN, FLORIDA
Pursuant to the Florida Statutes, notice is hereby given that the City of Winter Garden proposes to adopt the following Ordinance:
ORDINANCE 26-08
AN ORDINANCE BY THE CITY WINTER GARDEN, FLORIDA, AMENDING CHAPTER 18, ARTICLE II, DIVISIONS 1, 2 AND 3 OF THE CITY OF WINTER GARDEN CODE OF ORDINANCES CONCERNING THE FLORIDA BUILDING CODE, PROVIDING FOR CODIFICATION, SEVERABILITY, CONFLICTS, AND AN EFFECTIVE DATE.
The City Commission of the City of Winter Garden will hold the 1st reading and public hearing on the aforesaid Ordinance in the City Commission Chambers located at 300 W. Plant Street, Winter Garden, FL on February 26, 2026 at 6:30 p.m., or as soon after as possible, to also consider the adoption of the ordinance(s).
The City Commission will hold the 2nd reading and public hearing on the aforesaid Ordinance in the City Commission Chambers located at 300 W. Plant Street, Winter Garden, FL on March 12, 2026 at 6:30 p.m., or as soon after as possible, to also consider the adoption of the ordinance(s).
Copies of the proposed ordinance(s) (which includes the legal description in metes and bounds of the proposed site) may be inspected by the public between the hours of 8:00 a.m. and 5:00 p.m. Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida. For more information, please call Steve Pash at 407-656-4111 ext. 2263.
Interested parties may appear at the meetings and be heard with respect to the proposed ordinance(s). Written comments will be accepted before or at the public hearings. Persons wishing to appeal any decision made by the Planning and Zoning Board at such hearing will need a record of the proceedings and for such purpose you may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City does not provide this verbatim record. Persons with disabilities needing special accommodations to participate in this public hearing should contact the City Clerk's Office at (407) 656-4111 at least 48 hours prior to the meeting, Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida.
February 19, 2026 26-00662W

FIRST INSERTION
NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY
Please take notice SmartStop Self Storage located at 6707 Narcoossee Rd Orlando FL 32822, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 03/12/2026 at 2:30PM. Contents include personal property belonging to those individuals listed below.
#1155 Hubner Desrosiers
boxes bags totes
#1014 Carlos Alberto Matos Mojica
boxes bags totes
#3012 Wilmar Alejandra Hincapie
Rumbos boxes bags totes
#1018 Danelle Stokes
bags
Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase until the winning bidder takes possession of the personal property.
Please contact the property with any questions 689-327-0753
February 19, 26, 2026 26-00654W

FIRST INSERTION
NOTICE OF SERVICE BY PUBLICATION STATE OF NORTH CAROLINA COUNTY OF HOKE
File No.: 25CV001142-460
Adrian O. Vaughn, Plaintiff v. Sandra J. Strigglers-Vaughn, Defendant
TAKE NOTICE that an action seeking Absolute Divorce has been commenced against Sandra J. Strigglers-Vaughn, Defendant, in the Superior Court of Hoke County, North Carolina.
The Defendant is required to file a written answer or other response to the Complaint no later than forty (40) days after the first publication of this Notice. Failure to respond may result in judgment being entered against the Defendant.
This Notice is published pursuant to an Order of the Superior Court of Hoke County.
This the 9 day of February, 2026.
Adrian O. Vaughn Plaintiff, Pro Se
140 Sycamore Ln.
Raeford, NC 28376
254-290-2685
Feb. 19, 26; Mar. 5, 12, 2026 26-00610W

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 TeachReach located at 10226 Curry Ford Rd #107 - 594 in the City of Orlando, Orange, FL 32825 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated this 16th day of February, 2026.
GRACELYN JAMES
February 19, 2026 26-00633W

FIRST INSERTION
PUBLIC NOTICE TOWN OF OAKLAND GENERAL ELECTION
The tabulator equipment to be used in the March 10, 2026 Town of Oakland General Election will be tested on Thursday, February 26, 2026, at 10:00 a.m. in the voting equipment warehouse at 119 West Kaley Street, Orlando, Florida. This test is open to the public.
AVISO PÚBLICO ELECCIÓN GENERAL DEL PUEBLO DE OAKLAND
El equipo de tabulación que se utilizará en la Elección General del Pueblo de Oakland del 10 de marzo de 2026 será sometido a prueba el jueves 26 de febrero de 2026 a las 10:00 a. m. en el almacén de equipo de votación ubicado en 119 West Kaley Street, Orlando, Florida. Esta prueba está abierta al público.
February 19, 2026 26-00626W

FIRST INSERTION
NOTICE OF PUBLIC HEARING CITY OF WINTER GARDEN, FLORIDA
Pursuant to the Florida Statutes, notice is hereby given that the City of Winter Garden proposes to adopt the following Ordinance:
ORDINANCE 26-08
AN ORDINANCE BY THE CITY WINTER GARDEN, FLORIDA, AMENDING CHAPTER 18, ARTICLE II, DIVISIONS 1, 2 AND 3 OF THE CITY OF WINTER GARDEN CODE OF ORDINANCES CONCERNING THE FLORIDA BUILDING CODE, PROVIDING FOR CODIFICATION, SEVERABILITY, CONFLICTS, AND AN EFFECTIVE DATE.
The City Commission of the City of Winter Garden will hold the 1st reading and public hearing on the aforesaid Ordinance in the City Commission Chambers located at 300 W. Plant Street, Winter Garden, FL on February 26, 2026 at 6:30 p.m., or as soon after as possible, to also consider the adoption of the ordinance(s).
The City Commission will hold the 2nd reading and public hearing on the aforesaid Ordinance in the City Commission Chambers located at 300 W. Plant Street, Winter Garden, FL on March 12, 2026 at 6:30 p.m., or as soon after as possible, to also consider the adoption of the ordinance(s).
Copies of the proposed ordinance(s) (which includes the legal description in metes and bounds of the proposed site) may be inspected by the public between the hours of 8:00 a.m. and 5:00 p.m. Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida. For more information, please call Steve Pash at 407-656-4111 ext. 2263.
Interested parties may appear at the meetings and be heard with respect to the proposed ordinance(s). Written comments will be accepted before or at the public hearings. Persons wishing to appeal any decision made by the Planning and Zoning Board at such hearing will need a record of the proceedings and for such purpose you may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City does not provide this verbatim record. Persons with disabilities needing special accommodations to participate in this public hearing should contact the City Clerk's Office at (407) 656-4111 at least 48 hours prior to the meeting, Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida.
February 19, 2026 26-00662W

FIRST INSERTION
NOTICE OF PUBLIC SALE
Notice is hereby given that on various dates in March, 2026 at 8:00 am the following vehicles will be sold at public auction for monies owed on vehicle repairs and for storage costs pursuant to Florida Statutes, Section 713.585.
Locations of vehicles and The lienor's name, address and telephone number are: Alpha Omega Car Service LLC, 1335 W. Washington St. Cl, Orlando, FL 32805. Phone 407-285-6009
Please note, parties claiming interest have a right to a hearing prior to the date of sale with the Clerk of the Court as reflected in the notice. Terms of bids are cash only.
The owner has the right to recover possession of the vehicle without judicial proceedings as pursuant to Florida Statute Section 559.917. Any proceeds recovered from the sale of the vehicle over the amount of the lien will be deposited with the Clerk of the Court for disposition upon court order.
2020 TOYOTA
VIN# JTDEPRAE2LJ058979
\$6837.30
SALE DAY 03/10/2026
2015 TOYOTA
VIN# 5TFDDW5F15FX439627
\$3301.50
SALE DAY 03/09/2026
2016 TOYOTA
VIN# 2T1BURHEXGC625748
\$3525.15
SALE DAY 03/10/2026
2022 FORD
VIN# 1FMCU0G69NB32522
\$5857.50
SALE DAY 03/16/2026
2017 PORS
VIN# WPIAB2A53HLB12658
\$6102.45
SALE DAY 03/20/2026
February 19, 2026 26-00656W

FIRST INSERTION
NOTICE OF ADMINISTRATIVE COMPLAINT
To: STANLEY E. CHANOINE
Case: CD202508785/D
34435348/3503426
An Administrative Complaint to impose an administrative fine has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708 Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law.
Feb. 19, 26; Mar. 5, 12, 2026 26-00606W

FIRST INSERTION
NOTICE OF ADMINISTRATIVE COMPLAINT
To: AMY A. MATHIS
Case: CD202511333/D 3506978
An Administrative Complaint to revoke your license(s) and eligibility for licensure has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708 Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law.
Feb. 19, 26; Mar. 5, 12, 2026 26-00605W

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 Christian Youth Theater located at 2429 Volunteer Ave. in the City of Kissimmee, Orange, FL 34744 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated this 13th day of February, 2026.
CYT Orlando INC
February 19, 2026 26-00632W

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 Doughamine Bread located at 9412 Ascend Falls Drive, Apt. 110 in the City of Winter Garden, Orange, FL 34787 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated this 17th day of February, 2026.
Lyndsay Szerletich
February 19, 2026 26-00664W

FIRST INSERTION
NOTICE OF PUBLIC HEARING CITY OF WINTER GARDEN, FLORIDA
Pursuant to the Florida Statutes, notice is hereby given that the City of Winter Garden proposes to adopt the following Ordinance:
ORDINANCE 26-08
AN ORDINANCE BY THE CITY WINTER GARDEN, FLORIDA, AMENDING CHAPTER 18, ARTICLE II, DIVISIONS 1, 2 AND 3 OF THE CITY OF WINTER GARDEN CODE OF ORDINANCES CONCERNING THE FLORIDA BUILDING CODE, PROVIDING FOR CODIFICATION, SEVERABILITY, CONFLICTS, AND AN EFFECTIVE DATE.
The City Commission of the City of Winter Garden will hold the 1st reading and public hearing on the aforesaid Ordinance in the City Commission Chambers located at 300 W. Plant Street, Winter Garden, FL on February 26, 2026 at 6:30 p.m., or as soon after as possible, to also consider the adoption of the ordinance(s).
The City Commission will hold the 2nd reading and public hearing on the aforesaid Ordinance in the City Commission Chambers located at 300 W. Plant Street, Winter Garden, FL on March 12, 2026 at 6:30 p.m., or as soon after as possible, to also consider the adoption of the ordinance(s).
Copies of the proposed ordinance(s) (which includes the legal description in metes and bounds of the proposed site) may be inspected by the public between the hours of 8:00 a.m. and 5:00 p.m. Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida. For more information, please call Steve Pash at 407-656-4111 ext. 2263.
Interested parties may appear at the meetings and be heard with respect to the proposed ordinance(s). Written comments will be accepted before or at the public hearings. Persons wishing to appeal any decision made by the Planning and Zoning Board at such hearing will need a record of the proceedings and for such purpose you may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City does not provide this verbatim record. Persons with disabilities needing special accommodations to participate in this public hearing should contact the City Clerk's Office at (407) 656-4111 at least 48 hours prior to the meeting, Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida.
February 19, 2026 26-00662W

FIRST INSERTION
NOTICE OF PUBLIC SALE
Notice is hereby given that on various dates, 2026 at 8:00 am the following vehicles will be sold at public auction for monies owed on vehicle repairs and for storage costs pursuant to Florida Statutes, Section 713.585.
Locations of vehicles and The lienor's name, address and telephone number are: Cisco Auto Body and Mechanic Repair LLC, 525 North Mission Rd, Orlando, FL 32808. Phone 754-368-0267 or 407-730-5523. Florida Registration: MV-108709
Please note, parties claiming interest have a right to a hearing prior to the date of sale with the Clerk of the Court as reflected in the notice. Terms of bids are cash only.
The owner has the right to recover possession of the vehicle without judicial proceedings as pursuant to Florida Statute Section 559.917. Any proceeds recovered from the sale of the vehicle over the amount of the lien will be deposited with the Clerk of the Court for disposition upon court order.
2015 INFI
VIN# JN1BV7AP2FM334372
\$7833.08
SALE DAY 03/16/2026
2019 CAD1
VIN# 2G61U5S37K9137011
\$12929.10
SALE DAY 03/16/2026
2017 BMW
VIN# 5UXKU2C31H0X47227
\$12,689.48
SALE DAY 03/16/2016
2015 INFI
VIN# JN1BV7AP2FM334372
\$12,929.10
SALE DAY 03/16/2026
2008 JEEP
VIN# 1J4GA59108L608013
\$4070.95
SALE DAY 02/06/2026
February 19, 2026 26-00657W

FIRST INSERTION
NOTICE OF SERVICE BY PUBLICATION STATE OF NORTH CAROLINA COUNTY OF HOKE
File No.: 25CV001142-460
Adrian O. Vaughn, Plaintiff v. Sandra J. Strigglers-Vaughn, Defendant
TAKE NOTICE that an action seeking Absolute Divorce has been commenced against Sandra J. Strigglers-Vaughn, Defendant, in the Superior Court of Hoke County, North Carolina.
The Defendant is required to file a written answer or other response to the Complaint no later than forty (40) days after the first publication of this Notice. Failure to respond may result in judgment being entered against the Defendant.
This Notice is published pursuant to an Order of the Superior Court of Hoke County.
This the 9 day of February, 2026.
Adrian O. Vaughn Plaintiff, Pro Se
140 Sycamore Ln.
Raeford, NC 28376
254-290-2685
Feb. 19, 26; Mar. 5, 12, 2026 26-00610W

FIRST INSERTION
NOTICE OF ADMINISTRATIVE COMPLAINT
To: JOHN LIGHT
Case: CD202505175/D
9814484/3502444
An Administrative Complaint to impose an administrative fine has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708 Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law.
Feb. 19, 26; Mar. 5, 12, 2026 26-00607W

PUBLISH YOUR LEGAL NOTICE
Email legal@businessobserverfl.com
Business Observer

Q&A
What is a public notice?
A public notice is information intended to inform citizens of government activities. The notice should be published in a forum independent of the government, readily available to the public, capable of being securely archived and verified by authenticity.
The West Orange Times carries public notices in Orange County, Florida.
To publish your legal notice Email: legal@businessobserverfl.com

FIRST INSERTION
NOTICE OF PUBLIC SALE
The following personal property of JONATHAN P. SIMEK, SR., JOYCE RUTH SIMEK, JAMES FRANCIS AYRES and BARBARA JEAN MUNN, will, on March 3, 2026, at 10:00 a.m., at 14551 Firestone Street, Lot #405, Orlando, Orange County, Florida 32826; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:
1981 TWIN MOBILE HOME, VIN: T249P10749A, TITLE NO.: 0019828770, and VIN: T249P10749B, TITLE NO.: 0019828773 and all other personal property located therein
PREPARED BY: J. Matthew Bobo Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236 (PO#4080-72072)
February 19, 26, 2026 26-00621W

ORANGE COUNTY

FIRST INSERTION

NOTICE OF PUBLIC HEARING
CITY OF WINTER GARDEN, FLORIDA

Notice is hereby given that the City of Winter Garden Planning and Zoning Board will, on March 2, 2026, at 6:30 p.m. or as soon after as possible, hold a public hearing in the City Commission Chambers located at 300 West Plant Street, Winter Garden, Florida in order to review the variance request to the Winter Garden Code of Ordinances Section 118-308(c) for the property located at 711 Valencia Court. If approved, this variance will allow a rear yard setback of 19.5 feet, in lieu of the required 22 feet, in order to build a 256 square foot addition to a single-family home.

Copies of the proposed request may be inspected by the public between the hours of 8:00 a.m. and 5:00 p.m. Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida.

Any and all support or objections will be heard at this time. If no valid objections are presented to the contrary, consideration will be given for granting this request. Persons wishing to appeal any decision made by the Planning and Zoning Board at such hearing will need a record of the proceedings and for such purpose you may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City does not provide this verbatim record. Persons with disabilities needing special accommodations to participate in this public hearing should contact the City Clerk's Office at (407) 656-4111 at least 48 hours prior to the meeting. For more information, please call Shane Friedman at (407) 656-4111 ext. 2026.

Location Map



February 19, 2026 26-00627W

FIRST INSERTION

NOTICE OF PUBLIC HEARING
CITY OF WINTER GARDEN, FLORIDA

Pursuant to the Florida Statutes, notice is hereby given that the City of Winter Garden Planning and Zoning Board will, on Monday, March 2, 2026, at 6:30 p.m. or as soon after as possible, hold a public hearing in the City Commission Chambers located at 300 West Plant Street, Winter Garden, Florida to consider the adoption of the following ordinance(s):

ORDINANCE 26-01

AN ORDINANCE OF THE CITY OF WINTER GARDEN, FLORIDA PROVIDING FOR THE ANNEXATION OF CERTAIN ADDITIONAL LANDS GENERALLY DESCRIBED AS APPROXIMATELY 1.50 ± ACRES LOCATED AT 1414 EAST CROWN POINT ROAD, AND APPROXIMATELY 2.02 ± ACRES LOCATED AT 1325 EAST FULLERS CROSS ROAD, NORTH OF EAST FULLERS CROSS ROAD, SOUTH OF OCOEE CROWN POINT PKWY, EAST OF FULLERS OAK LOOP AND WEST OF EAST CROWN POINT ROAD, INTO THE CITY OF WINTER GARDEN, FLORIDA; REDEFINING THE CITY BOUNDARIES TO GIVE THE CITY JURISDICTION OVER SAID PROPERTY; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE.

ORDINANCE 26-02

AN ORDINANCE OF THE CITY OF WINTER GARDEN, FLORIDA AMENDING THE FUTURE LAND USE MAP OF THE WINTER GARDEN COMPREHENSIVE PLAN BY CHANGING THE LAND USE DESIGNATION OF REAL PROPERTY GENERALLY DESCRIBED AS APPROXIMATELY 1.50 ± ACRES LOCATED AT 1414 EAST CROWN POINT ROAD AND APPROXIMATELY 2.02 ± ACRES LOCATED AT 1325 EAST FULLERS CROSS ROAD, NORTH OF EAST FULLERS CROSS ROAD, SOUTH OF OCOEE CROWN POINT PKWY, EAST OF FULLERS OAK LOOP AND WEST OF EAST CROWN POINT ROAD, FROM ORANGE COUNTY LOW DENSITY RESIDENTIAL TO CITY LOW DENSITY RESIDENTIAL; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE.

ORDINANCE 26-03

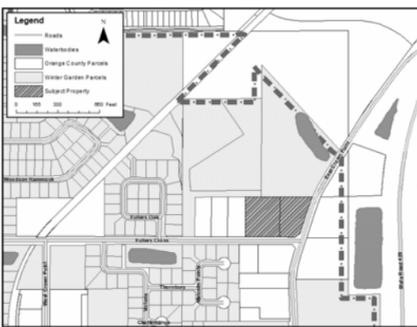
AN ORDINANCE OF THE CITY OF WINTER GARDEN, FLORIDA REZONING CERTAIN REAL PROPERTY GENERALLY DESCRIBED AS APPROXIMATELY 1.50 ± ACRES LOCATED AT 1414 EAST CROWN POINT ROAD AND APPROXIMATELY 2.02 ± ACRES LOCATED AT 1325 EAST FULLERS CROSS ROAD, NORTH OF EAST FULLERS CROSS ROAD, SOUTH OF OCOEE CROWN POINT PKWY, EAST OF FULLERS OAK LOOP AND WEST OF EAST CROWN POINT ROAD, FROM ORANGE COUNTY A-1 (CITRUS RURAL DISTRICT) TO CITY PUD (PLANNED UNIT DEVELOPMENT) AS SET FORTH IN THIS ORDINANCE; PROVIDING FOR CERTAIN PUD REQUIREMENTS AND DESCRIBING THE DEVELOPMENT AS THE NEW LIFE SLAVIC CHURCH PUD; AND PROVIDING FOR SEVERABILITY; CONFLICTS AND AN EFFECTIVE DATE.

Following the Planning & Zoning Board meeting, the City Commission of the City of Winter Garden will hold a public hearing in the City Commission Chambers located at 300 W. Plant Street, Winter Garden, FL on Thursday, March 12, 2026, at 6:30 p.m., or as soon after as possible, to also consider the adoption of the ordinance(s).

Copies of the proposed ordinance(s) (which includes the legal description in metes and bounds of the proposed site) may be inspected by the public between the hours of 8:00 a.m. and 5:00 p.m. Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida. For more information, please call Yvonne Conatser at 407-656-4111 ext. 2227.

Interested parties may appear at the meetings and be heard with respect to the proposed ordinance(s). Written comments will be accepted before or at the public hearings. Persons wishing to appeal any decision made by the Planning and Zoning Board at such hearing will need a record of the proceedings and for such purpose you may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City does not provide this verbatim record. Persons with disabilities needing special accommodations to participate in this public hearing should contact the City Clerk's Office at (407) 656-4111 at least 48 hours prior to the meeting, Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida.

LOCATION MAP



February 19, 2026 26-00630W

FIRST INSERTION

NOTICE OF ACTION FOR FORFEITURE

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
Case No.: 2025-CA-011131-O
IN RE: FORFEITURE OF:
4 RYL CLASSIC-WHITE YUMMY ICE,
ET AL.
NICOTINE DISPENSING DEVICES,
TO: ALL PERSONS, FIRMS AND CORPORATIONS OWNING, HAVING OR CLAIMING AN INTEREST IN OR LIEN ON THE ABOVE-DESCRIBED PROPERTY.

Notice is given pursuant to § 932.701 to § 932.704, Florida Statutes, the Florida Contraband Forfeiture Act, that the State of Florida, Office of the Attorney General, Department of Legal

Affairs ("SOF, OAG, DLA") and Ocoee Police Department (OPD) seized the above-described property. The Court has issued an Order Finding Probable Cause. All persons or entities who have a legal interest in the subject property are required to serve a copy of your answer, asserting any affirmative defenses with the Clerk of the Court and the undersigned counsel no later than March 18, 2026. Failure to file your defenses will result in a default being entered against you.
Chris Phillips
Senior Assistant Attorney General
Florida Bar No. 89662
Office of the Attorney General
3507 E. Frontage Road,
Suite 150
Tampa, Florida 33607
(813) 233-4532
February 19, 26, 2026 26-00601W

FIRST INSERTION

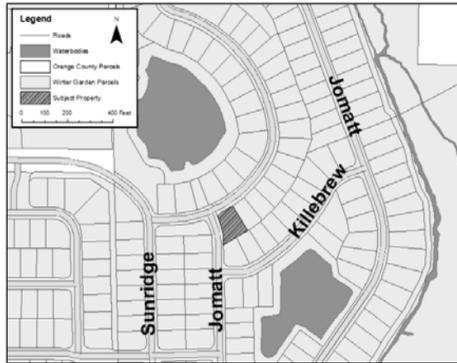
NOTICE OF PUBLIC HEARING
CITY OF WINTER GARDEN, FLORIDA

Notice is hereby given that the City of Winter Garden Planning and Zoning Board will, on Monday March 2, 2026, at 6:30 p.m. or as soon after as possible, hold a public hearing in the City Commission Chambers located at 300 West Plant Street, Winter Garden, Florida in order to review the variance request to Winter Garden Code of Ordinance 14-06 for the property located at 14190 Jomatt Loop. If approved, this variance will allow a rear yard setback of 5 feet - 9 inches, in lieu of the required 20 feet to allow the construction of a covered patio area with outdoor kitchen.

Copies of the proposed request may be inspected by the public between the hours of 8:00 a.m. and 5:00 p.m. Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida.

Any and all support or objections will be heard at this time. If no valid objections are presented to the contrary, consideration will be given for granting this request. Persons wishing to appeal any decision made by the Planning and Zoning Board at such hearing will need a record of the proceedings and for such purpose you may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City does not provide this verbatim record. Persons with disabilities needing special accommodations to participate in this public hearing should contact the City Clerk's Office at (407) 656-4111 at least 48 hours prior to the meeting. For more information, please call Yvonne Conatser at (407) 656-4111 ext. 2227.

LOCATION MAP



February 19, 2026 26-00628W

FIRST INSERTION

NOTICE OF PUBLIC HEARING
CITY OF WINTER GARDEN, FLORIDA

Pursuant to the Florida Statutes, notice is hereby given that the City of Winter Garden Planning and Zoning Board will, on Monday, March 2, 2026, at 6:30 p.m. or as soon after as possible, hold a public hearing in the City Commission Chambers located at 300 West Plant Street, Winter Garden, Florida to consider the adoption of the following ordinance(s):

ORDINANCE 26-06

AN ORDINANCE OF THE CITY OF WINTER GARDEN, FLORIDA AMENDING THE FUTURE LAND USE MAP OF THE WINTER GARDEN COMPREHENSIVE PLAN BY CHANGING THE LAND USE DESIGNATION OF REAL PROPERTY GENERALLY DESCRIBED AS APPROXIMATELY 2.88 ± ACRES LOCATED AT 761, 765, 771, AND 775 GARDEN COMMERCE PARKWAY, GENERALLY LOCATED NORTH OF WEST COLONIAL DRIVE, EAST OF GARDEN COMMERCE PARKWAY, WEST OF CARTER ROAD AND SOUTH OF EAST STORY ROAD, FROM MULTI OFFICE INDUSTRIAL TO COMMERCIAL; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE.

ORDINANCE 26-07

AN ORDINANCE OF THE CITY OF WINTER GARDEN, FLORIDA, AMENDING ORDINANCE 13-42, BY REZONING CERTAIN REAL PROPERTY GENERALLY DESCRIBED AS APPROXIMATELY 2.88 ± ACRES LOCATED AT 761, 765, 771 AND 775 GARDEN COMMERCE PARKWAY GENERALLY LOCATED NORTH OF WEST COLONIAL DRIVE, EAST OF GARDEN COMMERCE PARKWAY, WEST OF CARTER ROAD AND SOUTH OF EAST STORY ROAD FROM PID (PLANNED INDUSTRIAL DEVELOPMENT), TO PCD (PLANNED COMMERCIAL DEVELOPMENT); PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE.

Following the Planning & Zoning Board meeting, the City Commission of the City of Winter Garden will hold a public hearing in the City Commission Chambers located at 300 W. Plant Street, Winter Garden, FL on Thursday, March 12, 2026, at 6:30 p.m., or as soon after as possible, to also consider the adoption of the ordinance(s).

Copies of the proposed ordinance(s) (which includes the legal description in metes and bounds of the proposed site) may be inspected by the public between the hours of 8:00 a.m. and 5:00 p.m. Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida. For more information, please call Yvonne Conatser at 407-656-4111 ext. 2227.

Interested parties may appear at the meetings and be heard with respect to the proposed ordinance(s). Written comments will be accepted before or at the public hearings. Persons wishing to appeal any decision made by the Planning and Zoning Board at such hearing will need a record of the proceedings and for such purpose you may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City does not provide this verbatim record. Persons with disabilities needing special accommodations to participate in this public hearing should contact the City Clerk's Office at (407) 656-4111 at least 48 hours prior to the meeting, Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida.

LOCATION MAP



February 19, 2026 26-00631W

FIRST INSERTION

NOTICE OF ACTION FOR FORFEITURE

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
Case No.: 2025-CA-011137-O
IN RE: FORFEITURE OF:
2 RYL CLASSIC TRIPLE BERRY, ET AL.
NICOTINE DISPENSING DEVICES,
TO: ALL PERSONS, FIRMS AND CORPORATIONS OWNING, HAVING OR CLAIMING AN INTEREST IN OR LIEN ON THE ABOVE-DESCRIBED PROPERTY.

Notice is given pursuant to § 932.701 to § 932.704, Florida Statutes, the Florida Contraband Forfeiture Act, that the State of Florida, Office of the Attorney General, Department of Legal

Affairs ("SOF, OAG, DLA") and Ocoee Police Department (OPD) seized the above-described property. The Court has issued an Order Finding Probable Cause. All persons or entities who have a legal interest in the subject property are required to serve a copy of your answer, asserting any affirmative defenses with the Clerk of the Court and the undersigned counsel no later than March 18, 2026. Failure to file your defenses will result in a default being entered against you.
Chris Phillips
Senior Assistant Attorney General
Florida Bar No. 89662
Office of the Attorney General
3507 E. Frontage Road, Suite 150
Tampa, Florida 33607
(813) 233-4532
February 19, 26, 2026 26-00604W

FIRST INSERTION

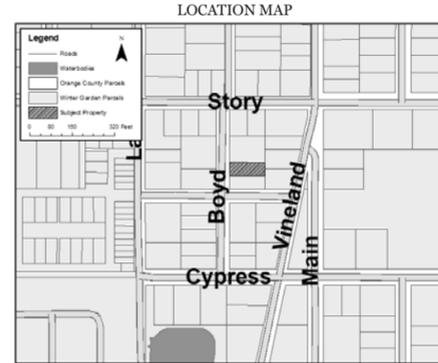
NOTICE OF PUBLIC HEARING
CITY OF WINTER GARDEN, FLORIDA

Notice is hereby given that the City of Winter Garden Planning and Zoning Board will, on Monday March 2, 2026, at 6:30 p.m. or as soon after as possible, hold a public hearing in the City Commission Chambers located at 300 West Plant Street, Winter Garden, Florida in order to review the variance request to Winter Garden Code of Ordinances for the property located at 617 S Boyd Street. If approved, this variance will allow a front yard setback of 20 feet, in lieu of the required 30 feet and a side yard setback of 5 feet in lieu of the required 10 feet, to allow the construction of a new single family residential structure.

Copies of the proposed request may be inspected by the public between the hours of 8:00 a.m. and 5:00 p.m. Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida.

Any and all support or objections will be heard at this time. If no valid objections are presented to the contrary, consideration will be given for granting this request. Persons wishing to appeal any decision made by the Planning and Zoning Board at such hearing will need a record of the proceedings and for such purpose you may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City does not provide this verbatim record. Persons with disabilities needing special accommodations to participate in this public hearing should contact the City Clerk's Office at (407) 656-4111 at least 48 hours prior to the meeting. For more information, please call Yvonne Conatser at (407) 656-4111 ext. 2227.

LOCATION MAP



February 19, 2026 26-00629W

FIRST INSERTION

NOTICE OF PUBLIC HEARING
CITY OF WINTER GARDEN, FLORIDA

Pursuant to the Florida Statutes, notice is hereby given that the City of Winter Garden Planning and Zoning Board will, on March 2, 2026 at 6:30 p.m. or as soon after as possible, hold a public hearing in the City Commission Chambers located at 300 West Plant Street, Winter Garden, Florida in order to consider the adoption of the following ordinance(s):

ORDINANCE 26-09

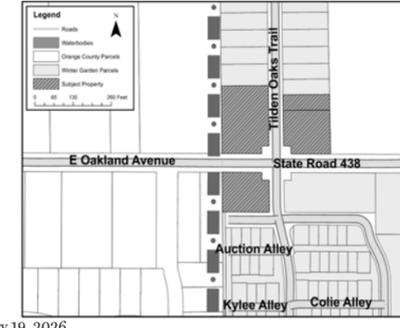
AN ORDINANCE OF THE CITY OF WINTER GARDEN, FLORIDA, AMENDING THE OAKLAND PARK PUD APPROVED BY ORDINANCE 05-26 AS PREVIOUSLY AMENDED BY ORDINANCE 12-08, BY REZONING CERTAIN REAL PROPERTY GENERALLY DESCRIBED AS APPROXIMATELY 1.93 +/- ACRES LOCATED AT 15411, 15540 AND 15541 EAST OAKLAND AVENUE AND 841 TILDEN OAKS TRAIL; FROM PUD (PLANNED UNIT DEVELOPMENT) TO PCD (PLANNED COMMERCIAL DEVELOPMENT) PROVIDING FOR CERTAIN PCD REQUIREMENTS AND DESCRIBING THE DEVELOPMENT AS MCKINNON SQUARE; AND PROVIDING FOR SEVERABILITY, CONFLICTS AND AN EFFECTIVE DATE.

Following the Planning & Zoning Board meeting, the City Commission of the City of Winter Garden will hold a public hearing in the City Commission Chambers located at 300 W. Plant Street, Winter Garden, FL on March 12, 2026 at 6:30 p.m., or as soon after as possible, to also consider the adoption of the ordinance(s).

Copies of the proposed ordinance(s) (which includes the legal description in metes and bounds of the proposed site) may be inspected by the public between the hours of 8:00 a.m. and 5:00 p.m. Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida. For more information, please call Amber McDonald at (407) 656-4111 ext. 5427.

Interested parties may appear at the meetings and be heard with respect to the proposed ordinance(s). Written comments will be accepted before or at the public hearings. Persons wishing to appeal any decision made by the Planning and Zoning Board at such hearing will need a record of the proceedings and for such purpose you may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City does not provide this verbatim record. Persons with disabilities needing special accommodations to participate in this public hearing should contact the City Clerk's Office at (407) 656-4111 at least 48 hours prior to the meeting, Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida.

LOCATION MAP



February 19, 2026 26-00663W

FIRST INSERTION

NOTICE OF ACTION FOR FORFEITURE

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
Case No.: 2025-CA-011135-O
IN RE: FORFEITURE OF:
2 GEEK BAR PULSE FCUKING FAB,
ET AL,
NICOTINE DISPENSING DEVICES,
TO: ALL PERSONS, FIRMS AND CORPORATIONS OWNING, HAVING OR CLAIMING AN INTEREST IN OR LIEN ON THE ABOVE-DESCRIBED PROPERTY.

Notice is given pursuant to § 932.701 to § 932.704, Florida Statutes, the Florida Contraband Forfeiture Act, that the State of Florida, Office of the Attorney General, Department of Legal Affairs ("SOF, OAG, DLA") and Ocoee Police Department (OPD) seized the above-described property. The Court has issued an Order Finding Probable Cause. All persons or entities who have a legal interest in the subject property are required to serve a copy of your answer, asserting any affirmative defenses with the Clerk of the Court and the undersigned counsel no later than March 18, 2026. Failure to file your defenses will result in a default being entered against you.
Chris Phillips
Senior Assistant Attorney General
Florida Bar No. 89662
Office of the Attorney General
3507 E. Frontage Road, Suite 150
Tampa, Florida 33607
(813) 233-4532
February 19, 26, 2026 26-00603W

FIRST INSERTION

NOTICE OF ACTION FOR FORFEITURE

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
Case No.: 2025-CA-011134-O
IN RE: FORFEITURE OF:
3 LOSGAL MC25000 BLUE RAZZ ICE,
ET AL,
NICOTINE DISPENSING DEVICES,
TO: ALL PERSONS, FIRMS AND CORPORATIONS OWNING, HAVING OR CLAIMING AN INTEREST IN OR LIEN ON THE ABOVE-DESCRIBED PROPERTY.

Notice is given pursuant to § 932.701 to § 932.704, Florida Statutes, the Florida Contraband Forfeiture Act, that the State of Florida, Office of the Attorney General, Department of Legal Affairs ("SOF, OAG, DLA") and Ocoee Police Department (OPD) seized the above-described property. The Court has issued an Order Finding Probable Cause. All persons or entities who have a legal interest in the subject property are required to serve a copy of your answer, asserting any affirmative defenses with the Clerk of the Court and the undersigned counsel no later than March 18, 2026. Failure to file your defenses will result in a default being entered against you.
Chris Phillips
Senior Assistant Attorney General
Florida Bar No. 89662
Office of the Attorney General
3507 E. Frontage Road, Suite 150
Tampa, Florida 33607
(813) 233-4532
February 19, 26, 2026 26-00602W

ORANGE COUNTY

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN THAT ELEVENTH TALENT LLC has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2023-6539
 YEAR OF ISSUANCE: 2023
 DESCRIPTION OF PROPERTY: E 51.8 FT OF W 502.2 FT OF S 100 FT OF NW1/4 OF NE1/4 (LESS S 5 FT THEREOF) OF SEC 35-21-29
 PARCEL ID # 35-21-29-0000-00-103
 Name in which assessed: LEGACY INVESTMENT AND DEVELOPMENT GROUP LLC
 ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in this certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Apr 02, 2026.
 Dated: Feb 12, 2026
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: K Noble
 Deputy Comptroller
 Feb. 19, 26; Mar. 5, 12, 2026
 26-00624W

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN THAT KEYS FUNDING LLC - 2023 the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2023-6569_2
 YEAR OF ISSUANCE: 2023
 DESCRIPTION OF PROPERTY: FIRST ADD TO CATALINA PARK SUB Y/127 LOT 55
 PARCEL ID # 35-21-29-1228-00-550
 Name in which assessed: MARILYN MCNEAL ESTATE
 ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Apr 02, 2026.
 Dated: Feb 12, 2026
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: K Noble
 Deputy Comptroller
 Feb. 19, 26; Mar. 5, 12, 2026
 26-00625W

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2026-CP-003422
Division 02
IN RE: ESTATE OF NATALIE ANGELICA ALEXANDER, Deceased.
 The administration of the estate of NATALIE ANGELICA ALEXANDER, Deceased, whose date of death was August 3, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division; the address of which is 425 N. Orange Avenue, Suite 340, Orlando, Florida 32801. 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 February 19, 2026.
Personal Representative:
Theodore Wood,
 4921 S. US Highway 17-92,
 Casselberry, Florida 32707.
 Attorney for Personal Representative:
 P. Scott Miller, Esq.
 Email Address:
 smiller@gibbsfirm.com,
 Florida Bar No. 0093792,
 Gibbs Law Firm, P.A.,
 1843 Foreman Dr.,
 Suite 210, Cookeville, TN 38501.
 February 19, 26, 2026 26-00609W

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2026-CP-000336-O
Division 2
IN RE: ESTATE OF PEDRO MARTINEZ Deceased.
 The administration of the estate of PEDRO MARTINEZ, a/k/a PEDRO MARTINEZ SALMON, deceased, whose date of death was November 28, 2025, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, FL 32801. 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.
Personal Representative:
MARISELA MARTINEZ
 2301 Turpin Drive
 Orlando, FL 32837
 Attorney for Personal Representative:
 THOMAS R. WALSER, ESQ.
 Attorney for Personal Representative
 E-mail Address:
 trwalser@floridaprobatefirm.com
 Florida Bar No. 116596
 Florida Probate Law Firm, PLLC
 6751 N. Federal Highway, Ste. 101,
 Boca Raton, FL 33487
 Telephone: (561) 210-5500
 February 19, 26, 2026 26-00645W

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2025-CP-003491-O
IN RE: ESTATE OF LILA O STEWART REESE, Deceased.
 The administration of the estate of LILA O STEWART REESE, Deceased, whose date of death was October 17, 2024, is pending in the Circuit Court for ORANGE County, Florida, Probate Division, the address of which is 425 N Orange Ave #340, Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
 ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.
 NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
 A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in 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. 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 February 19, 2026.
RONALD STEWART,
Personal Representative
 Attorney for Personal Representative:
 Scott R. Bugay, Esquire
 Florida Bar No. 5207
 2501 Hollywood Blvd.
 Suite 206
 Hollywood, Florida 33020
 Telephone: (954)767-3399
 Fax: (305) 945-2905
 Primary Email:
 Scott@srblawyers.com
 February 19, 26, 2026 26-00608W

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2026 CP 000410 O
Division: 01
IN RE: ESTATE OF RONALD JORDAN MCDANIEL a/k/a RONALD J. MCDANIEL Deceased.
 The administration of the estate of Ronald Jordan McDaniel, deceased, whose date of death was November 17, 2025, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, Florida 32801. 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. 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 February 19, 2026.
Personal Representative:
Megan Depta
 655 Dylan Trail
 Ormond Beach, Florida 32174
 Attorney for Personal Representative:
 Thomas J. Upchurch, Esquire
 Florida Bar No. 0015821
 Upchurch Law
 1616 Concierge Blvd., Suite 101
 Daytona Beach, Florida 32117
 Telephone: (386) 492-3871
 Email: service@upchurchlaw.com
 2nd Email: clutes@upchurchlaw.com
 February 19, 26, 2026 26-00647W

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2026-CP-000390-O
IN RE: ESTATE OF JOHN FREDERICK GODDARD, Deceased.
 The administration of the estate of JOHN FREDERICK GODDARD, deceased, whose date of death was January 1, 2025, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N Orange Avenue, #340, Orlando, Florida 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
 All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmaturred, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
 All other creditors of the decedent and other persons having claims or demands against decedent's estate, including unmaturred, contingent or unliquidated claims, must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
 A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under Section 732.221.
 ALL CLAIMS NOT SO FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.
 NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
 The date of first publication of this notice is February 19, 2026.
 Signed on this 5th day of February, 2026.
LOIS GODDARD
Personal Representative
 1833 Wind Willow Road
 Orlando, Florida 32809
 /s/ Julia L. Frey
JULIA L. FREY
 Attorney for Personal Representative
 Florida Bar No. 350486
 Lowndes Drosdick Doster Kantor & Reed, P.A.
 215 N. Eola Drive
 Orlando, FL 32801
 Telephone: 407-843-4600
 Email: julia.frey@lowndes-law.com
 Secondary Email:
 probate@lowndes-law.com
 February 19, 26, 2026 26-00646W

FIRST INSERTION
NOTICE OF ACTION SERVICE BY PUBLICATION
 IN THE COUNTY COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO.: 2025-CA-016385-O
DOCKSIDE AT VENTURA CONDOMINIUM ASSOCIATION, INC., a Florida Not-for-profit corporation, Plaintiff, vs.
YLONKA DEMITROS; UNKNOWN SPOUSE OF YLONKA DEMITROS; SFR SERVICES, LLC; SOUTH FLORIDA REAL ESTATE, LLC; TENANT #1; and TENANT #2, fictitious names, representing unknown tenants in possession Defendants.
 TO: YLONKA DEMITROS
 YOU ARE HEREBY NOTIFIED that an action to foreclose a lien on the following property in Orange County, Florida:
 Condominium Unit No. 101, Building 13, of Dockside, a Condominium, according to the Declaration of Condominium thereof, as recorded in Official Records Book 4208, at Page(s) 249, and any amendments thereto, if any, of the Public Records of Orange County, Florida, together with an undivided interest in the common elements, if any.
 A/K/A: 2524 Woodgate Blvd., Unit 101, Orlando, FL 32822
 has been filed against you and you are required to serve a copy of your written defenses, if any, to Jessica L. Drenkhahn, Esq., attorney for the Plaintiff, whose address is c/o Glazer & Sachs, P.A., One Emerald Place, 3113 Stirling Road, Suite 201, Ft. Lauderdale, Florida 33312 and file the original with the Clerk of the above styled Court on or before 30 days from the first date of publication; otherwise a default will be entered against you for the relief prayed for in the complaint or petition
 Tiffany Moore Russell,
 Clerk of Courts
 /s/ Nalaine Bahadur
 Civil Division
 425 N Orange Ave
 Room 350
 Orlando, FL 32801
 GLAZER & SACHS, P.A.
 Attorneys for Plaintiff
 One Emerald Place
 3113 Stirling Road, Suite 201
 Fort Lauderdale, Florida 33312
 (954) 983-1112 (phone)
 (954) 333-3983 (fax)
 jessica@glazersachs.com
 Courtupdates@glazersachs.com
 By: /s/ Jessica L. Drenkhahn
 Jessica L. Drenkhahn, Esq.
 Feb. 19, 26; Mar. 5, 12, 2026
 26-00642W

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2026-CP-000179-O
IN RE: ESTATE OF WILLIE EDWARD SHIPP, JR., Deceased.
 The administration of the estate of WILLIE EDWARD SHIPP, JR., deceased, whose date of death was November 28, 2025, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, FL 32801. 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 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 February 19, 2026.
TAYLOR SHIPP
Personal Representative
 2804 Third Street
 Beaufort, SC 29902
 Robert D. Hines, Esq.
 Attorney for Personal Representatives
 Florida Bar No. 0413550
 Hines Norman Hines, P.L.L.C.
 1312 W. Fletcher Avenue,
 Suite B
 Tampa, FL 33612
 Telephone: 813-265-0100
 Email: rhines@hnh-law.com
 Secondary Email:
 ntsservice@hnh-law.com
 February 19, 26, 2026 26-00643W

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CIVIL ACTION
CASE NO: 48-2023-CA-014557-O
WELLS FARGO BANK, N.A., Plaintiff, vs.
THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST DEBORAH HUDSON AKA DEBORAH A. HUDSON AKA DEBORAH ANN HUDSON , DECEASED, et al, Defendant(s).
 To: THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST DEBORAH HUDSON AKA DEBORAH A. HUDSON AKA DEBORAH ANN HUDSON, DECEASED
 Last Known Address: Unknown
 Current Address: Unknown
 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Orange County, Florida:
 LOT 2, LAKE OPAL ESTATES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 13, PAGES 34 AND 35, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
 A/K/A 311 W 17TH ST APOPKA FL 32703
 has been filed against you and you are required to file written defenses with the clerk of court and to serve a copy within 30 days after the first publication of the Notice of Action, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623; otherwise, a default will be entered against you for the relief demanded in the Complaint or petition.
 WITNESS my hand and the seal of this court on this 17 day of February, 2026.
 Tiffany Moore Russell
 Clerk of the Circuit Court
 By /s/ Takianna Didier
 Deputy Clerk
 Civil Division
 425 N. Orange Ave.
 Room 350
 Orlando, FL 32801

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT, NINTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, COUNTY OF ORANGE
PROBATE DIVISION
CASE NUMBER: 2026-CP-000465-O
IN RE: ESTATE OF GIRISHCHANDRA T. SHAH Deceased.
 The administration of the estate of GIRISHCHANDRA T. SHAH, deceased, whose date of death was September 30, 2025, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N Orange Ave, Orlando, FL 32801. The names and addresses of the Petitioner and his 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 THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 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 SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.
 NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
 The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes.
Keyur G. Shah, Petitioner,
Personal Representative
 610 Lake Hancock Blvd.,
 Winter Garden, Florida 34787.
 SUSHRUT K. PANDYA, ESQUIRE OF PANDYA LAW, P.A.
 Attorneys for Personal Representative
 Florida Bar No.: 125724
 5401 S. Kirkman Road, Suite 310,
 Orlando, FL 32819
 Phone: (407) 926-0345
 Fax: (888) 254-1078
 E-mail: sushrut@skplaws.com
 February 19, 26, 2026 26-00644W

FIRST INSERTION
NOTICE OF ACTION
 IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA.
CASE NO.: 2025-CA-011632-O
NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING Plaintiff, v.
OMAR QUINTANA; et al,
 To the following Defendant(s):
MERY HELEN QUINTANA
 (Last Known Address: 11783 Founders St, Orlando, FL 32832)
UNKNOWN SPOUSE OF MERY HELEN QUINTANA (Last Known Address: 11783 Founders St, Orlando, FL 32832
 YOU ARE NOTIFIED that an action to foreclose based on boundaries established by acquiescence, on the following described property:
 LOT 252 OF STARWOOD PHASE N-1B NORTH, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 105, PAGES 124-134, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
 PROPERTY ADDRESS: 11783 FOUNDERS ST, ORLANDO, FL 32832
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Ghidotti | Bergerer LLP, Attorney for Plaintiff, whose address is 10800 Biscayne Blvd., Suite 201, Miami, FL 33161, a date which is within thirty (30) days after the first publication of this Notice in the Business Observer and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.
 This notice if provided pursuant to Administrative Order No. 2010-08.
 WITNESS my hand and the seal of this Court this 3rd day of February, 2026.
 Tiffany Moore Russell,
 As Clerk of the Court
 By: /s/ Gre
 As Deputy Clerk
 Civil Division
 425 N Orange Ave
 Room 310
 Orlando, FL 32801
 February 19, 26, 2026 26-00575W

FIRST INSERTION
NOTICE OF ACTION
 IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA.
CASE NO.: 2026-CA-000133-O
MIDFIRST BANK Plaintiff, v.
REYNOLD OBAS JR, ET AL. Defendants.
 TO: SHAMBREA HOLLOMAN,
 Current residence unknown, but whose last known address was:
 1711 LAKE SIMS PKWY,
 OCOEE, FL 34761-8511
 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Orange County, Florida, to-wit:
 LOT 23, ARDEN PARK NORTH PHASE 3, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 97, PAGE 39, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on EXL LEGAL, PLLC, Plaintiff's attorney, whose address is 12425 28th Street North, Suite 200, St. Petersburg, FL 33716, within thirty (30) days after the first publication of this Notice of Action, and file the original with the Clerk of this Court at 425 N Orange Ave, Orlando, FL 32801, 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 petition.
 WITNESS my hand and seal of the Court on this 12 day of FEBRUARY, 2026.
 Tiffany Moore Russell
 Clerk of the Circuit Court
 By: /s/ Rosa Aviles, Deputy Clerk
 Civil Court Seal
 2019-12-23 15:52:18
 Deputy Clerk
 425 North Orange Ave.
 Suite 350
 Orlando, Florida 32801
 1000011482
 February 19, 26, 2026 26-00640W

FIRST INSERTION
NOTICE OF ACTION
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 2026-CA-000133-O
MIDFIRST BANK Plaintiff, v.
REYNOLD OBAS JR, ET AL. Defendants.
 TO: SHAMBREA HOLLOMAN,
 Current residence unknown, but whose last known address was:
 1711 LAKE SIMS PKWY,
 OCOEE, FL 34761-8511
 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Orange County, Florida, to-wit:
 LOT 23, ARDEN PARK NORTH PHASE 3, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 97, PAGE 39, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on EXL LEGAL, PLLC, Plaintiff's attorney, whose address is 12425 28th Street North, Suite 200, St. Petersburg, FL 33716, within thirty (30) days after the first publication of this Notice of Action, and file the original with the Clerk of this Court at 425 N Orange Ave, Orlando, FL 32801, 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 petition.
 WITNESS my hand and seal of the Court on this 12 day of FEBRUARY, 2026.
 Tiffany Moore Russell
 Clerk of the Circuit Court
 By: /s/ Rosa Aviles, Deputy Clerk
 Civil Court Seal
 2019-12-23 15:52:18
 Deputy Clerk
 425 North Orange Ave.
 Suite 350
 Orlando, Florida 32801
 1000011482
 February 19, 26, 2026 26-00640W

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2026-CP-000336-O
Division 2
IN RE: ESTATE OF PEDRO MARTINEZ Deceased.
 The administration of the estate of PEDRO MARTINEZ, a/k/a PEDRO MARTINEZ SALMON, deceased, whose date of death was November 28, 2025, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, FL 32801. 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.
Personal Representative:
MARISELA MARTINEZ
 2301 Turpin Drive
 Orlando, FL 32837
 Attorney for Personal Representative:
 THOMAS R. WALSER, ESQ.
 Attorney for Personal Representative
 E-mail Address:
 trwalser@floridaprobatefirm.com
 Florida Bar No. 116596
 Florida Probate Law Firm, PLLC
 6751 N. Federal Highway, Ste. 101,
 Boca Raton, FL 33487
 Telephone: (561) 210-5500
 February 19, 26, 2026 26-00645W

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2026-CP-000179-O
IN RE: ESTATE OF WILLIE EDWARD SHIPP, JR., Deceased.
 The administration of the estate of WILLIE EDWARD SHIPP, JR., deceased, whose date of death was November 28, 2025, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, FL 32801. 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 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 February 19, 2026.
TAYLOR SHIPP
Personal Representative
 2804 Third Street
 Beaufort, SC 29902
 Robert D. Hines, Esq.
 Attorney for Personal Representatives
 Florida Bar No. 0413550
 Hines Norman Hines, P.L.L.C.
 1312 W. Fletcher Avenue,
 Suite B
 Tampa, FL 33612
 Telephone: 813-265-0100
 Email: rhines@hnh-law.com
 Secondary Email:
 ntsservice@hnh-law.com
 February 19, 26, 2026 26-00643W

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2026-CP-000390-O
IN RE: ESTATE OF JOHN FREDERICK GODDARD, Deceased.
 The administration of the estate of JOHN FREDERICK GODDARD, deceased, whose date of death was January 1, 2025, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N Orange Avenue, #340, Orlando, Florida 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
 All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmaturred, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE 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 must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
 The date of first publication of this notice is February 19, 2026.
LOIS GODDARD
Personal Representative
 1833 Wind Willow Road
 Orlando, Florida 32809
 /s/ Julia L. Frey
JULIA L. FREY
 Attorney for Personal Representative
 Florida Bar No. 350486
 Lowndes Drosdick Doster Kantor & Reed, P.A.
 215 N. Eola Drive
 Orlando, FL 32801
 Telephone: 407-843-4600
 Email: julia.frey@lowndes-law.com
 Secondary Email:
 probate@lowndes-law.com
 February 19, 26, 2026 26-00646W

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2026 CP 000410 O
Division: 01
IN RE: ESTATE OF RONALD JORDAN MCDANIEL a/k/a RONALD J. MCDANIEL Deceased.
 The administration of the estate of Ronald Jordan McDaniel, deceased, whose date of death was November 17, 2025, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, Florida 32801. 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

ORANGE COUNTY

--- SALES / ACTIONS ---

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2025-CA-004159-O BANK OF AMERICA, N.A., Plaintiff, vs. RAMESH K. GAGNEJA AKA RAMESH GAGNEJA, et al, Defendant(s).
 NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated January 15, 2026, and entered in Case No. 2025-CA-004159-O of the Circuit Court of the Ninth Judicial Circuit in and for Orange County, Florida in which Bank of America, N.A., is the Plaintiff and Ramesh K. Gagneja aka Ramesh Gagneja, Monica Gagneja, Wachovia Bank, National Association nka Wells Fargo Bank, N.A, Emerald Forest Orange County Homeowners Association, Inc., Buonavista Woods Homeowners Association, Inc, are defendants, the Orange County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.myorangeclerk.realforeclose.com, Orange County, Florida at 11:00am on the March 10, 2026 the following described property as set forth in said Final Judgment of Foreclosure:
 LOT 104, EMERALD FOREST

UNIT 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 35, PAGES 119-123 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
 A/K/A 10231 EMERALD WOODS AVE ORLANDO FL 32836
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim before the Clerk reports the surplus as unclaimed.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
 Dated this 03 day of February, 2026.
 ALBERTELLI LAW
 P. O. Box 23028
 Tampa, FL 33623
 Tel: (813) 221-4743
 Fax: (813) 221-9171
 eService: servealaw@albertellilaw.com
 IN/25-002326
 February 19, 26, 2026 26-00573W

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR ORANGE COUNTY GENERAL JURISDICTION DIVISION CASE NO. 48-2024-CA-002293-O UNITED WHOLESAL MORTGAGE, LLC, Plaintiff, vs. ZULKEIRA STEFCHAK A/K/A ZULKEIRA RODRIGUEZ, et al., Defendant.
 NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered December 18, 2024 in Civil Case No. 48-2024-CA-002293-O of the Circuit Court of the NINTH JUDICIAL CIRCUIT in and for Orange County, Orlando, Florida, wherein UNITED WHOLESAL MORTGAGE, LLC is Plaintiff and Zulkeira Stefchak a/k/a Zulkeira Rodriguez, et al., are Defendants, the Clerk of Court, TIFFANY MOORE RUSSELL, ESQ., will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 17th day of March, 2026 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:
 Condominium Unit 40706, Phase 6, Stonebridge Reserve, a condominium, together with an undivided interest in the com-

mon elements, according to the Declaration of Condominium thereof recorded in Official Records Book 8928, Page 1428, as amended from time to time, of the Public Records of Orange 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.
 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 Court Administration at 425 N. Orange Avenue, Room 2130, Orlando, Florida 32801, Telephone: (407) 836-2303 within two (2) working days of your receipt of this (describe notice); If you are hearing or voice impaired, call 1-800-955-8771.
 By: /s/Robyn Katz
 Robyn Katz, Esq.
 Fla. Bar No.: 146803
 McCalla Raymer Leibert Pierce, LLC
 Attorney for Plaintiff
 225 East Robinson Street,
 Suite 155
 Orlando, FL 32801
 Phone: (407) 674-1850
 Fax: (321) 248-0420
 Email: MRService@mccalla.com
 24-09444FL
 February 19, 26, 2026 26-00614W

FIRST INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2025-CA-005349-O U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEWISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MANUEL A. VIRUET A/K/A MANUEL VIRUET, DECEASED, et al. Defendant(s).
 TO: THERESA VIRUET, VIRGINIA VIRUET,
 whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.
 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:
 LOT 4, BLOCK 101, MEADOW WOODS VILLAGE 1, ACCORDING

TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 11, PAGE 132, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.
 WITNESS my hand and the seal of this Court at County, Florida, this 17 day of FEBRUARY, 2026.
 Tiffany Moore Russell, Clerk of Courts
 /s/ Naline Bahadur
 Deputy Clerk
 Civil Division
 425 N. Orange Avenue
 Room 350
 Orlando, Florida 32801
 Robertson, Anschutz, Schneid, Crane & Partners, PLLC
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 PRIMARY EMAIL: flmail@raslg.com
 25-310592
 February 19, 26, 2026 26-00650W

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR ORANGE COUNTY GENERAL JURISDICTION DIVISION CASE NO. 2025-CA-005915-O LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. NELSON ANTHONY SEDA, et al., Defendant.
 NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered December 29, 2025 in Civil Case No. 2025-CA-005915-O of the Circuit Court of the NINTH JUDICIAL CIRCUIT in and for Orange County, Orlando, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and Nelson Anthony Seda, et al., are Defendants, the Clerk of Court, TIFFANY MOORE RUSSELL, ESQ., will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 17th day of March, 2026 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:
 Lot 5, Block C, Pine Hills Subdi-

vision No.3, according to the plat thereof, recorded in Plat Book S, Page 6, of the Public Records of Orange 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.
 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 Court Administration at 425 N. Orange Avenue, Room 2130, Orlando, Florida 32801, Telephone: (407) 836-2303 within two (2) working days of your receipt of this (describe notice); If you are hearing or voice impaired, call 1-800-955-8771.
 By: /s/Robyn Katz
 Robyn Katz, Esq.
 Fla. Bar No.: 146803
 McCalla Raymer Leibert Pierce, LLC
 Attorney for Plaintiff
 225 East Robinson Street, Suite 155
 Orlando, FL 32801
 Phone: (407) 674-1850
 Fax: (321) 248-0420
 Email: MRService@mccalla.com
 25-12378FL
 February 19, 26, 2026 26-00641W

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR ORANGE COUNTY GENERAL JURISDICTION DIVISION CASE NO. 2024-CA-001280-O MIDFIRST BANK, Plaintiff, vs. OLIVE BARNETT, et al., Defendant.
 NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered December 11, 2025 in Civil Case No. 2024-CA-001280-O of the Circuit Court of the NINTH JUDICIAL CIRCUIT in and for Orange County, Orlando, Florida, wherein MIDFIRST BANK is Plaintiff and Olive Barnett, et al., are Defendants, the Clerk of Court, TIFFANY MOORE RUSSELL, ESQ., will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 10th day of March, 2026 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:
 LOT 14 AND THE SOUTH 2.5 FEET OF LOT 13, BLOCK F, ROBINSWOOD SECTION TWO, ACCORDING TO THE

PLAT THEREOF AS RECORDED IN PLAT BOOK V, PAGE 1, PUBLIC RECORDS OF ORANGE 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.
 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 Court Administration at 425 N. Orange Avenue, Room 2130, Orlando, Florida 32801, Telephone: (407) 836-2303 within two (2) working days of your receipt of this (describe notice); If you are hearing or voice impaired, call 1-800-955-8771.
 By: /s/Robyn Katz
 Robyn Katz, Esq.
 Fla. Bar No.: 146803
 McCalla Raymer Leibert Pierce, LLC
 Attorney for Plaintiff
 225 East Robinson Street,
 Suite 155
 Orlando, FL 32801
 Phone: (407) 674-1850
 Fax: (321) 248-0420
 Email: MRService@mccalla.com
 24-09043FL
 February 19, 26, 2026 26-00649W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. CASE NO.: 2025-CA-012075 #36 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. DANIELS ET.AL., Defendant(s).
NOTICE OF ACTION Court V
 To: ANDREW ROOKYARD and NEFLIDA ROOKYARD
 And all parties claiming interest by, though, under or against Defendant(s) ANDREW ROOKYARD and NEFLIDA ROOKYARD and all parties having or claiming to have any right, title or interest in the property herein described:
 YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:
 WEEK/UNIT:
 35/003825
 of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described

Condominium in the percentage interest established in the Declaration of Condominium.
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.
 If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
 TIFFANY MOORE RUSSELL
 CLERK OF THE CIRCUIT COURT
 ORANGE COUNTY, FLORIDA
 Dated on February 10, 2026
 /s/ Rasheda Thomas
 Deputy Clerk
 Civil Division
 425 N. Orange Avenue
 Room 350
 Orlando, Florida 32801
 February 19, 26, 2026 26-00616W

Q&A

Are there different types of legal notices?

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

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

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

Are internet-only legal notices sufficient?

No. While the internet is clearly a useful resource, websites should not be used as the sole source of a legal notice.

Websites, whether controlled by a government body or a private firm, are not independent, archived, readily available or independently verified.

Newspaper legal notices fulfills all of those standards.

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

VIEW NOTICES ONLINE AT Legals.BusinessObserverFL.com

OFFICIAL COURTHOUSE WEBSITES

MANATEE COUNTY manateeclerk.com	HILLSBOROUGH COUNTY hillsclerk.com
SARASOTA COUNTY sarasotaclerk.com	PASCO COUNTY pascoclerk.com
CHARLOTTE COUNTY charlotteclerk.com	PINELLAS COUNTY pinellasclerk.org
LEE COUNTY leeclerk.org	POLK COUNTY polkcountyclerk.net
COLLIER COUNTY collierclerk.com	ORANGE COUNTY myorangeclerk.com

CHECK OUT YOUR LEGAL NOTICES
 floridapublicnotices.com

PUBLISH YOUR LEGAL NOTICE

We publish all Public sale, Estate & Court-related notices

- We offer an online payment portal for easy credit card payment
- Service includes us e-filing your affidavit to the Clerk's office on your behalf

Call 941-906-9386 and select the appropriate County name from the menu option or email legal@businessobserverfl.com



ORANGE COUNTY

--- SALES / ACTIONS ---

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012075 #36 HOLIDAY INN CLUB VACATIONS INCORPORATED** Plaintiff, vs. DANIELS ET.AL., Defendant(s).

NOTICE OF ACTION
Count II

To: BRYAN DALE DODSON and DEBRA J. DODSON AND ANY AND ALL UNLKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF DEBRA J. DODSON

And all parties claiming interest by, though, under or against Defendant(s) BRYAN DALE DODSON and DEBRA J. DODSON AND ANY AND ALL UNLKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF DEBRA J. DODSON and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT:
19 EVEN/3916

of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple ab-

solute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL
CLERK OF THE CIRCUIT COURT
ORANGE COUNTY, FLORIDA
Dated on February 10, 2026
/s/ Rasheda Thomas
Deputy Clerk
Civil Division
425 N. Orange Avenue
Room 350
Orlando, Florida 32801
February 19, 26, 2026 26-00619W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012075 #36 HOLIDAY INN CLUB VACATIONS INCORPORATED** Plaintiff, vs. DANIELS ET.AL., Defendant(s).

NOTICE OF ACTION
Count VI

To: WILLIAM S. TOZER, III and JOSEPHINE S. TOZER AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF JOSEPHINE S. TOZER

And all parties claiming interest by, though, under or against Defendant(s) WILLIAM S. TOZER, III and JOSEPHINE S. TOZER AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF JOSEPHINE S. TOZER and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT:
21/003427

of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple ab-

solute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL
CLERK OF THE CIRCUIT COURT
ORANGE COUNTY, FLORIDA
Dated on February 10, 2026
/s/ Rasheda Thomas
Deputy Clerk
Civil Division
425 N. Orange Avenue
Room 350
Orlando, Florida 32801
February 19, 26, 2026 26-00615W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012071 #39 "AFTER 24 HOURS NOTICE CONSPICUOUSLY POSTED ON THE PREMISES"** HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. BLISS WYKA ET.AL., Defendant(s).

NOTICE OF ACTION
Count I

To: LAURIE BLISS WYKA and CURTIS V. WYKA AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF

and all parties claiming interest by, though, under or against Defendant(s) LAURIE BLISS WYKA and CURTIS V. WYKA AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT:
22/081208

of Orange Lake Country Club Villas IV, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 9040, Page 662, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 43, page 39 until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a

remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL
CLERK OF THE CIRCUIT COURT
ORANGE COUNTY, FLORIDA
Dated on FEBRUARY 6TH, 2026
/s/Rosa Aviles
Deputy Clerk
Civil Division
425 N. Orange Avenue Room 350
Orlando, Florida 32801
February 19, 26, 2026 26-00595W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012076 #40 HOLIDAY INN CLUB VACATIONS INCORPORATED** Plaintiff, vs. BURGESS et.al., Defendant(s).

NOTICE OF ACTION
Count VI

To: TONIA J. FRIEDRICH and RANDALL G. FRIEDRICH AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF RANDALL G. FRIEDRICH and all parties claiming interest by, though, under or against Defendant(s) TONIA J. FRIEDRICH and RANDALL G. FRIEDRICH AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF RANDALL G. FRIEDRICH and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT:
42/003010

of Orange Lake Country Club Villas I, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 3300, Page 2702, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 7, page 59 until 12:00 noon on the first Saturday 2061, at which date said estate shall terminate; TOGETHER with a

remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

February 11, 2026
TIFFANY MOORE RUSSELL
CLERK OF THE CIRCUIT COURT
ORANGE COUNTY, FLORIDA
/s/ Rasheda Thomas
Deputy Clerk
Civil Division
425 N. Orange Ave
Room 350
Orlando, Florida 32801
February 19, 26, 2026 26-00587W

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CIVIL DIVISION: 35 **CASE NO.: 2025-CA-009534-O LAKEVIEW LOAN SERVICING, LLC, Plaintiff,** vs. **NELSON DERONVIL; LONG LAKE PARK HOMEOWNERS ASSOCIATION INC.; UNKNOWN SPOUSE OF NELSON DERONVIL; UNKNOWN TENANT** Defendants.

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), TIFANY MOORE RUSSELL as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.myorangeclerk.realforeclose.com at 11:00 AM on the 10 day of March, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 83, LONG LAKE PARK REPLAT UNIT 1, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 21, PAGES 3 AND 4, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. PROPERTY ADDRESS: 6017 BROOKHILL CT, ORLANDO, FL 32810

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE

A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

Dated this 04 day of February 2026.
By: /s/ Lindsay Maisonet
Lindsay Maisonet, Esq.
Bar Number: 93156

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
25-03356
February 19, 26, 2026 26-00574W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012075 #36 HOLIDAY INN CLUB VACATIONS INCORPORATED** Plaintiff, vs. DANIELS ET.AL., Defendant(s).

NOTICE OF ACTION
Count I

To: DEBRA W. DANIELS and CECIL J. DANIELS AND ANY AND ALL UNLKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF CECIL J. DANIELS

And all parties claiming interest by, though, under or against Defendant(s) DEBRA W. DANIELS and CECIL J. DANIELS AND ANY AND ALL UNLKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF CECIL J. DANIELS and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT:
46/087855

of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple ab-

solute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL
CLERK OF THE CIRCUIT COURT
ORANGE COUNTY, FLORIDA
Dated on February 10, 2026
/s/ Rasheda Thomas
Deputy Clerk
Civil Division
425 N. Orange Avenue
Room 350
Orlando, Florida 32801
February 19, 26, 2026 26-00620W



What is a public notice?

A public notice is information intended to inform citizens of government activities. The notice should be published in a forum independent of the government, readily available to the public, capable of being securely archived and verified by authenticity.

The West Orange Times carries public notices in Orange County, Florida.

VIEW NOTICES ONLINE AT
Legals.BusinessObserverFL.com

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

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012077 #36 CASCADE FUNDING, LP - SERIES II** Plaintiff, vs. ANCHETA ET.AL., Defendant(s).

NOTICE OF ACTION
Count V

To: JESSICA J. LUCERO PILGRIN and JULIO CESAR LUCER HERAZO A/K/A JULIO CESAR LUCERO HERAZO

And all parties claiming interest by, though, under or against Defendant(s) JESSICA J. LUCERO PILGRIN and JULIO CESAR LUCER HERAZO A/K/A JULIO CESAR LUCERO HERAZO and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property: a STANDARD Interest(s) in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by 60000 points, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Time-share Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as

amended by that certain amendment thereto recorded as Document Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust"). All of the terms, restrictions, covenants, conditions and provisions contained in the Declaration and any amendments thereto, are incorporated herein by reference with the same effect as though fully set forth herein.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL
CLERK OF THE CIRCUIT COURT
ORANGE COUNTY, FLORIDA
Dated on February 5, 2026
/s/Stanley Green
Deputy Clerk
Civil Division
425 N. Orange Avenue Room 350
Orlando, Florida 32801
February 19, 26, 2026 26-00599W

FIRST INSERTION

NOTICE OF SALE AS TO: IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA **CASE NO. 2025-CA-004689 #34 HOLIDAY INN CLUB VACATIONS INCORPORATED** Plaintiff, vs. ANANTO ET.AL., Defendant(s).

COUNT	DEFENDANTS	WEEK/UNIT
II	GRAHAM MARTIN BRIGHTWELL	9/081228
III	GRAHAM MARTIN BRIGHTWELL	10/081228
IV	CHARLES F. CARUTHERS AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF CHARLES F. CARUTHERS	13/081408

Notice is hereby given that on 3/4/26 at 11:00 a.m. Eastern time at www.myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property:

Orange Lake Country Club Villas IV, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 9040, Page 662 in the Public Records of Orange County, Florida, and all amendments thereto, the plat of which is recorded in Condominium Book 43, page 39, until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

TOGETHER with all of the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 2025-CA-004689 #34. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 1 year after the sale.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED this 16th day of February, 2026.
Jerry E. Aron, Esq.
Attorney for Plaintiff
Florida Bar No. 0236101
JERRY E. ARON, P.A.
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407
Telephone (561) 478-0511
jaaron@aronlaw.com
tforeclosures@aronlaw.com
February 19, 26, 2026 26-00637W

ORANGE COUNTY

--- SALES / ACTIONS ---

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012071 #39** "AFTER 24 HOURS NOTICE CONSPICUOUSLY POSTED ON THE PREMISES"

HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. BLISS WYKA ET.AL., Defendant(s).

NOTICE OF ACTION Count V

To: VENCHITO YU LAO and ELENA LAO A/K/A ELENA L. LAO AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF ELENA LAO A/K/A ELENA L. LAO and all parties claiming interest by, though, under or against Defendant(s) VENCHITO YU LAO and ELENA LAO A/K/A ELENA L. LAO AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF ELENA LAO A/K/A ELENA L. LAO and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT: 47/081803 of Orange Lake Country Club Villas IV, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 9040, Page 662, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 43, page 39 until 12:00 noon on the first Saturday 2071, at which date said estate shall

terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA Dated on FEBRUARY 6TH, 2026 /s/Rosa Aviles Deputy Clerk Civil Division 425 N. Orange Avenue Room 350 Orlando, Florida 32801 February 19, 26, 2026 26-00592W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012071 #39** "AFTER 24 HOURS NOTICE CONSPICUOUSLY POSTED ON THE PREMISES"

HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. BLISS WYKA ET.AL., Defendant(s).

NOTICE OF ACTION Count IV

To: Nanci L. Holzner and Herbert Holzner and ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF HERBERT HOLZNER

and all parties claiming interest by, though, under or against Defendant(s) Nanci L. Holzner and Herbert Holzner and ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF HERBERT HOLZNER and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT: 18 EVEN/81404 of Orange Lake Country Club Villas IV, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 9040, Page 662, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 43, page 39 until 12:00 noon on the first Saturday 2071, at which date said estate shall

terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA Dated on FEBRUARY 6TH, 2026 /s/Rosa Aviles Deputy Clerk Civil Division 425 N. Orange Avenue Room 350 Orlando, Florida 32801 February 19, 26, 2026 26-00591W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012071 #39** "AFTER 24 HOURS NOTICE CONSPICUOUSLY POSTED ON THE PREMISES"

HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. BLISS WYKA ET.AL., Defendant(s).

NOTICE OF ACTION Count III

To: SHARON ROSE HART and RONALD HART AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF RONALD HART

and all parties claiming interest by, though, under or against Defendant(s) SHARON ROSE HART and RONALD HART AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF RONALD HART and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT: 26/082423 of Orange Lake Country Club Villas IV, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 9040, Page 662, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 43, page 39 until 12:00 noon on the first Saturday 2071, at which date said estate shall

terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA Dated on FEBRUARY 6TH, 2026 /s/Rosa Aviles Deputy Clerk Civil Division 425 N. Orange Avenue Room 350 Orlando, Florida 32801 February 19, 26, 2026 26-00590W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012075 #36** HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. DANIELS ET.AL., Defendant(s).

NOTICE OF ACTION Count III

To: MARY E. HAYDEN A/K/A MARY E. BETTY HAYDEN and WILLIAM E. HAYDEN, A/K/A WILL ED HAYDEN AND ANY AND ALL UNLKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF WILLIAM E. HAYDEN A/K/A WILL ED HAYDEN

And all parties claiming interest by, though, under or against Defendant(s) MARY E. HAYDEN A/K/A MARY E. BETTY HAYDEN and WILLIAM E. HAYDEN, A/K/A WILL ED HAYDEN AND ANY AND ALL UNLKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF WILLIAM E. HAYDEN A/K/A WILL ED HAYDEN and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT: 41/086853 of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071, at which date said estate shall

terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA Dated on February 10, 2026 /s/ Rasheda Thomas Deputy Clerk Civil Division 425 N. Orange Avenue Room 350 Orlando, Florida 32801 February 19, 26, 2026 26-00618W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012071 #39** "AFTER 24 HOURS NOTICE CONSPICUOUSLY POSTED ON THE PREMISES"

HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. BLISS WYKA ET.AL., Defendant(s).

NOTICE OF ACTION Count VI

To: JAMES HARVEY MORRIS and LINDA MARIE MORRIS AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF LINDA MARIE MORRIS

and all parties claiming interest by, though, under or against Defendant(s) JAMES HARVEY MORRIS and LINDA MARIE MORRIS AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF LINDA MARIE MORRIS and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT: 38 EVEN/82127 of Orange Lake Country Club Villas IV, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 9040, Page 662, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 43, page 39 until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a

remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA Dated on FEBRUARY 6TH, 2026 /s/Rosa Aviles Deputy Clerk Civil Division 425 N. Orange Avenue Room 350 Orlando, Florida 32801 February 19, 26, 2026 26-00593W

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 2025-CA-009582-O LAKEVIEW LOAN SERVICING, LLC,

Plaintiff, vs. MARCO E. THOMAS, SR. AND LATOYA SHANTEL THOMAS A/K/A LATOYIA SHANTEL THOMAS, et.al.

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 11, 2025, and entered in 2025-CA-009582-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is the Plaintiff and MARCO E. THOMAS, SR; LATOYA SHANTEL THOMAS A/K/A LATOYIA SHANTEL THOMAS; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; SUNNOVA SLA MANAGEMENT LLC are the Defendant(s). Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com, at 11:00 AM, on March 10, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 20, BLOCK F, LON-DONDERRY HILLS SECTION TWO, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK W, PAGES 149 AND 150, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. Property Address: 3616 LON-

DONDERRY BLVD, ORLANDO, FL 32808

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.

IMPORTANT AMERICANS WITH DISABILITIES ACT. If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Court-house Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

Dated this 17 day of February, 2026. By: /s/ Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com

ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com 25-344064 - MaM February 19, 26, 2026 26-00670W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012076 #40** HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. BURGESS et.al., Defendant(s).

NOTICE OF ACTION Count III

To: MARQUETTE T. CARMICHAEL and TAMMY LINDA FLEMING and WALTER FLEMING ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF WALTER FLEMING and DENISEFLEMING A/K/A DENISE HOWZE AND ANY UNKNOWN HEIRS OF THE ESTATE OF DENISE FLEMING A/K/A DENISE HOWZE and all parties claiming interest by, though, under or against Defendant(s) MARQUETTE T. CARMICHAEL and TAMMY LINDA FLEMING and WALTER FLEMING ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF WALTER FLEMING and DENISE FLEMING A/K/A DENISE HOWZE AND ANY UNKNOWN HEIRS OF THE ESTATE OF DENISE FLEMING A/K/A DENISE HOWZE and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT: 37/000190 of Orange Lake Country Club Villas I, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 3300, Page 2702, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of

which is recorded in Condominium Book 7, page 59 until 12:00 noon on the first Saturday 2061, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

February 11, 2026 TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA /s/ Rasheda Thomas Deputy Clerk 425 N Orange Ave Room 350 Orlando, Florida 32801 February 19, 26, 2026 26-00584W

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012073 #37** HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff vs. CAMPBELL ET.AL., Defendant(s).

NOTICE OF ACTION Count I

To: KIRPATRICK HEADLEY CAMPBELL and CLAUDETTE S. MOWATT-CAMPBELL

And all parties claiming interest by, though, under or against Defendant(s) KIRPATRICK HEADLEY CAMPBELL and CLAUDETTE S. MOWATT-CAMPBELL and all parties having or claiming to have any right, title or interest in the property herein described.

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property:

a STANDARD Interest(s) in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by 40000 points, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Timeshare Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as

amended by that certain amendment thereto recorded as Document Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust"). All of the terms, restrictions, covenants, conditions and provisions contained in the Declaration and any amendments thereto, are incorporated herein by reference with the same effect as though fully set forth herein.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA Dated on February 10, 2026 /s/ Rasheda Thomas Deputy Clerk Civil Division 425 N. Orange Avenue Room 350 Orlando, Florida 32801 February 19, 26, 2026 26-00582W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012073 #37** HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff vs. CAMPBELL ET.AL., Defendant(s).

NOTICE OF ACTION Count III

To: BOGA JOEL DIDO and FATYMAH TRAORE EPSE DIDO and all parties claiming interest by, though, under or against Defendant(s) BOGA JOEL DIDO and FATYMAH TRAORE EPSE DIDO and all parties having or claiming to have any right, title or interest in the property herein described.

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property: a STANDARD Interest(s) in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by 120000 points, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Timeshare Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amendment thereto recorded as Document

Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust"). All of the terms, restrictions, covenants, conditions and provisions contained in the Declaration and any amendments thereto, are incorporated herein by reference with the same effect as though fully set forth herein.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA Dated on February 10, 2026 /s/ Rasheda Thomas Deputy Clerk Civil Division 425 N. Orange Avenue Room 350 Orlando, Florida 32801 February 19, 26, 2026 26-00578W

ORANGE COUNTY

--- SALES / ACTIONS ---

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012077 #36 CASCADE FUNDING, LP - SERIES II**
Plaintiff, vs.
ANCHETA ET.AL.,
Defendant(s).

NOTICE OF ACTION
Count IV
 To: JONATHAN P. HATFIELD and JOSIANNE PELLETER
 And all parties claiming interest by, though, under or against Defendant(s) JONATHAN P. HATFIELD and JOSIANNE PELLETER and all parties having or claiming to have any right, title or interest in the property herein described.

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property: a STANDARD Interest(s) in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by 60000 points, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Time-share Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amendment thereto recorded as Docu-

ment Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust"). All of the terms, restrictions, covenants, conditions and provisions contained in the Declaration and any amendments thereto, are incorporated herein by reference with the same effect as though fully set forth herein.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL
 CLERK OF THE CIRCUIT COURT
 ORANGE COUNTY, FLORIDA
 Dated on February 5, 2026
 /s/ Stanley Green
 Deputy Clerk
 Civil Division
 425 N. Orange Avenue
 Room 350
 Orlando, Florida 32801
 February 19, 26, 2026 26-00598W

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012077 #36 CASCADE FUNDING, LP - SERIES II**
Plaintiff, vs.
ANCHETA ET.AL.,
Defendant(s).

NOTICE OF ACTION
Count III
 To: JULIA BRADLEY A/K/A JULIA C BRADLEY A/K/A JULIA CECLIA BRADLEY
 And all parties claiming interest by, though, under or against Defendant(s) JULIA BRADLEY A/K/A JULIA C BRADLEY A/K/A JULIA CECLIA BRADLEY and all parties having or claiming to have any right, title or interest in the property herein described.

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property: a STANDARD Interest(s) in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by 500000 points, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Time-share Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amend-

ment thereto recorded as Document Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust"). All of the terms, restrictions, covenants, conditions and provisions contained in the Declaration and any amendments thereto, are incorporated herein by reference with the same effect as though fully set forth herein.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL
 CLERK OF THE CIRCUIT COURT
 ORANGE COUNTY, FLORIDA
 Dated on February 5, 2026
 /s/ Stanley Green
 Deputy Clerk
 Civil Division
 425 N. Orange Avenue Room 350
 Orlando, Florida 32801
 February 19, 26, 2026 26-00597W

FIRST INSERTION

NOTICE OF SALE AS TO:
 IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 2025-CA-004689 #34
HOLIDAY INN CLUB VACATIONS INCORPORATED
Plaintiff, vs.
ANANTO ET AL.,
Defendant(s).

COUNT	DEFENDANTS	WEEK/UNIT
X	KENNETH RYAN HILL AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF KENNETH RYAN HILL	11/081806
XI	THOMAS PATRICK HILLARY AISLING JULIE HILLARY ANGELA MARY HILLARY	51/081604

Notice is hereby given that on 3/4/26 at 11:00 a.m. Eastern time at www.myorangelc.kr.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property: Orange Lake Country Club Villas IV, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 9040, Page 662 in the Public Records of Orange County, Florida, and all amendments thereto, the plat of which is recorded in Condominium Book 43, page 39, until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

TOGETHER with all of the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining. The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 2025-CA-004689 #34. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 1 year after the sale.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED this 16th day of February, 2026.
 Jerry E. Aron, Esq.
 Attorney for Plaintiff
 Florida Bar No. 0236101

JERRY E. ARON, P.A.
 801 Northpoint Parkway, Suite 64
 West Palm Beach, FL 33407
 Telephone (561) 478-0511
 jaron@aronlaw.com
 tsforeclosures@aronlaw.com
 February 19, 26, 2026 26-00639W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012076 #40 HOLIDAY INN CLUB VACATIONS INCORPORATED**
Plaintiff, vs.
BURGESS ET.AL.,
Defendant(s).

NOTICE OF ACTION
Count V
 To: ROBERT D. DAIL, SR. AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF ROBERT D. DAIL, SR. and PATRICIA A. DAIL AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF PATRICIA A. DAIL and all parties claiming interest by, though, under or against Defendant(s) ROBERT D. DAIL, SR. AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF ROBERT D. DAIL, SR. and PATRICIA A. DAIL AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF PATRICIA A. DAIL and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:
 WEEK/UNIT:
 41/003005
 of Orange Lake Country Club Villas I, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 3300, Page 2702, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 7, page 59 until 12:00 noon on the first Saturday 2061,

at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL
 CLERK OF THE CIRCUIT COURT
 ORANGE COUNTY, FLORIDA
 /s/ Rasheda Thomas
 Deputy Clerk
 425 N Orange Ave
 Room 350
 Orlando, Florida 32801
 February 19, 26, 2026 26-00586W

NOTICE OF FORECLOSURE SALE
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
 GENERAL JURISDICTION
 DIVISION
CASE NO. 2023-CA-015554-O NATIONSTAR MORTGAGE LLC,
Plaintiff, vs.
GABRIELA GONZALEZ, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF JOSEPHINE HERNANDEZ, DECEASED, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 25, 2025, and entered in 2023-CA-015554-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein NATIONSTAR MORTGAGE LLC is the Plaintiff and GABRIELA GONZALEZ, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF JOSEPHINE HERNANDEZ, DECEASED; ANGEL VELEZ; GABRIELA GONZALEZ; ASHLEY GONZALEZ; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; SUTTON RIDGE HOMEOWNERS ASSOCIATION, INC. are the Defendant(s). Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.myorangelc.kr.realforeclose.com, at 11:00 AM, on March 10, 2026, the following described property as set forth in said Final Judgment, to wit: LOT 184 OF SUTTON RIDGE PHASE THREE UNIT IV, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 29, PAGES 126 AND 127, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
 Property Address: 9511

BRACKIN STREET, ORLANDO, FL 32825
 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.

IMPORTANT AMERICANS WITH DISABILITIES ACT. If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Court-house Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

Dated this 17 day of February, 2026.
 By: /s/ Danielle Salem
 Danielle Salem, Esquire
 Florida Bar No. 0058248
 Communication Email:
 dsalem@raslg.com

ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
 Attorney for Plaintiff
 6409 Congress Ave.,
 Suite 100
 Boca Raton, FL 33487
 Telephone: 561-241-6901
 Facsimile: 561-997-6909
 Service Email: flmail@raslg.com
 23-123446 - MaM
 February 19, 26, 2026 26-00668W

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
 GENERAL JURISDICTION
 DIVISION
CASE NO. 2023-CA-016791-O PHH MORTGAGE CORPORATION,
Plaintiff, vs.
BRIAN B. HEROD A/K/A BRIAN HEROD, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 28, 2026, and entered in 2023-CA-016791-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein PHH MORTGAGE CORPORATION is the Plaintiff and BRIAN B. HEROD A/K/A BRIAN HEROD; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; IZABELLE CUBELO HEROD A/K/A ISABELLE CUBELO HEROD A/K/A IZABELLE CUBELO-HEROD A/K/A IZABELLE A. CUBELO; PIEDMONT LAKES HOMEOWNERS ASSOCIATION, INC.; ISPC; THE INDEPENDENT SAVINGS PLAN COMPANY D/B/A ISPC are the Defendant(s). Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.myorangelc.kr.realforeclose.com, at 11:00 AM, on March 11, 2026, the following described property as set forth in said Final Judgment, to wit:
 LOT 6, BLOCK "B", PINE LOT 277, PIEDMONT LAKES PHASE FOUR, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 20, PAGES 146 THROUGH 148, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
 Property Address: 850 LAKE

JACKSON CIR, APOPKA, FL 32703
 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.

IMPORTANT AMERICANS WITH DISABILITIES ACT. If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Court-house Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

Dated this 17 day of February, 2026.
 By: /s/ Danielle Salem
 Danielle Salem, Esquire
 Florida Bar No. 0058248
 Communication Email:
 dsalem@raslg.com

ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
 Attorney for Plaintiff
 6409 Congress Ave.,
 Suite 100
 Boca Raton, FL 33487
 Telephone: 561-241-6901
 Facsimile: 561-997-6909
 Service Email: flmail@raslg.com
 23-100959 - NaP
 February 19, 26, 2026 26-00667W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012073 #37 HOLIDAY INN CLUB VACATIONS INCORPORATED**
Plaintiff vs.
CAMPBELL ET.AL.,
Defendant(s).

NOTICE OF ACTION
Count VI
 To: CATHERINE J. HODGES AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF CATHERINE J. HODGES and all parties claiming interest by, though, under or against Defendant(s) CATHERINE J. HODGES AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF CATHERINE J. HODGES and all parties having or claiming to have any right, title or interest in the property herein described.

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property: a STANDARD Interest(s) in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by 120000 points, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Time-share Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as

amended by that certain amendment thereto recorded as Document Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust"). All of the terms, restrictions, covenants, conditions and provisions contained in the Declaration and any amendments thereto, are incorporated herein by reference with the same effect as though fully set forth herein.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL
 CLERK OF THE CIRCUIT COURT
 ORANGE COUNTY, FLORIDA
 Dated on February 10, 2026
 /s/ Rasheda Thomas
 Deputy Clerk
 Civil Division
 425 N. Orange Avenue
 Room 350
 Orlando, Florida 32801
 February 19, 26, 2026 26-00581W

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012073 #37 HOLIDAY INN CLUB VACATIONS INCORPORATED**
Plaintiff vs.
CAMPBELL ET.AL.,
Defendant(s).

NOTICE OF ACTION
Count IV
 To: BRYAN RONALD DOYLE AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF BRYAN RONALD DOYLE and all parties claiming interest by, though, under or against Defendant(s) BRYAN RONALD DOYLE AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF BRYAN RONALD DOYLE and all parties having or claiming to have any right, title or interest in the property herein described.

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property: a STANDARD Interest(s) in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by 300000 points, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Time-share Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as

amended by that certain amendment thereto recorded as Document Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust"). All of the terms, restrictions, covenants, conditions and provisions contained in the Declaration and any amendments thereto, are incorporated herein by reference with the same effect as though fully set forth herein.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL
 CLERK OF THE CIRCUIT COURT
 ORANGE COUNTY, FLORIDA
 Dated on February 10, 2026
 /s/ Rasheda Thomas
 Deputy Clerk
 Civil Division
 425 N. Orange Avenue
 Room 350
 Orlando, Florida 32801
 February 19, 26, 2026 26-00579W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012073 #37 HOLIDAY INN CLUB VACATIONS INCORPORATED**
Plaintiff vs.
CAMPBELL ET.AL.,
Defendant(s).

NOTICE OF ACTION
Count II
 To: GREGORY NATHAN CUFFIE AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF GREGORY NATHAN CUFFIE and all parties claiming interest by, though, under or against Defendant(s) GREGORY NATHAN CUFFIE AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF GREGORY NATHAN CUFFIE and all parties having or claiming to have any right, title or interest in the property herein described.

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property: a STANDARD Interest(s) in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by 300000 points, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Time-share Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records

of Orange County, Florida, as amended by that certain amendment thereto recorded as Document Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust"). All of the terms, restrictions, covenants, conditions and provisions contained in the Declaration and any amendments thereto, are incorporated herein by reference with the same effect as though fully set forth herein.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL
 CLERK OF THE CIRCUIT COURT
 ORANGE COUNTY, FLORIDA
 Dated on February 10, 2026
 /s/ Rasheda Thomas
 Deputy Clerk
 Civil Division
 425 N. Orange Avenue Room 350
 Orlando, Florida 32801
 February 19, 26, 2026 26-00577W

ORANGE COUNTY

--- SALES / ACTIONS ---

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012071 #39** "AFTER 24 HOURS NOTICE CONSPICUOUSLY POSTED ON THE PREMISES"

HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. BLISS WYKA ET AL., Defendant(s).

NOTICE OF ACTION

Count II

To: JULIUS E. BOSTIC and FRANCES J. BOSTIC AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF FRANCES J. BOSTIC

And all parties claiming interest by, though, under or against Defendant(s) JULIUS E. BOSTIC and FRANCES J. BOSTIC and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT: 17/081826 of Orange Lake Country Club Villas IV, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 9040, Page 662, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 43, page 39 until 12:00 noon on the first Saturday 2071, at which date said estate shall

terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA Dated on FEBRUARY 6TH, 2026 /s/Rosa Aviles Deputy Clerk Civil Division 425 N. Orange Avenue Room 350 Orlando, Florida 32801 February 19, 26, 2026 26-00589W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012075 #36** HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. DANIELS ET AL., Defendant(s).

NOTICE OF ACTION

Count IV

To: ESTHER D KESSOCK and SHOSHANA KESSOCK and SAUL I KESSOCK AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF SAUL I. KESSOCK

And all parties claiming interest by, though, under or against Defendant(s) ESTHER D KESSOCK and SHOSHANA KESSOCK and SAUL I KESSOCK AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF SAUL I. KESSOCK and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT: 52/53/087853 of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a

remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA Dated on February 10, 2026 /s/Rasheda Thomas Deputy Clerk Civil Division 425 N. Orange Avenue Room 350 Orlando, Florida 32801 February 19, 26, 2026 26-00617W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012071 #39** "AFTER 24 HOURS NOTICE CONSPICUOUSLY POSTED ON THE PREMISES"

HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. BLISS WYKA ET AL., Defendant(s).

NOTICE OF ACTION

Count VII

To: SUSAN BOYLE SNYDER and CARROLL ROY SNYDER AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF CARROLL ROY SNYDER

And all parties claiming interest by, though, under or against Defendant(s) SUSAN BOYLE SNYDER and CARROLL ROY SNYDER AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF CARROLL ROY SNYDER and any and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:

WEEK/UNIT: 15/081404 of Orange Lake Country Club Villas IV, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 9040, Page 662, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 43, page 39 until 12:00 noon on the first Saturday 2071, at which date said estate shall

terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA Dated on FEBRUARY 6TH, 2026 /s/Rosa Aviles Deputy Clerk Civil Division 425 N. Orange Avenue Room 350 Orlando, Florida 32801 February 19, 26, 2026 26-00594W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012077 #37** HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. CAMPBELL ET AL., Defendant(s).

NOTICE OF ACTION

Count V

To: GAIL KATHERINE GRAVETT and all parties claiming interest by, though, under or against Defendant(s) GAIL KATHERINE GRAVETT and all parties having or claiming to have any right, title or interest in the property herein described.

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property:

a STANDARD Interest(s) in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by 35000 points, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Time-share Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amendment thereto recorded as Document Number: 20250269550 in

the Official Records of Orange County, Florida ("Memorandum of Trust"). All of the terms, restrictions, covenants, conditions and provisions contained in the Declaration and any amendments thereto, are incorporated herein by reference with the same effect as though fully set forth herein.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA Dated on February 10, 2026 /s/Rasheda Thomas Deputy Clerk Civil Division 425 N. Orange Avenue Room 350 Orlando, Florida 32801 February 19, 26, 2026 26-00580W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012077 #36** CASCADE FUNDING, LP - SERIES II

Plaintiff, vs. ANCHETA ET AL., Defendant(s).

NOTICE OF ACTION

Count I

To: PRINCESS JESSICA ANCHETA And all parties claiming interest by, though, under or against Defendant(s) PRINCESS JESSICA ANCHETA and all parties having or claiming to have any right, title or interest in the property herein described.

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property:

a STANDARD Interest(s) in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by 40000 points, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Time-share Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amendment thereto recorded as Document Number: 20250269550 in

the Official Records of Orange County, Florida ("Memorandum of Trust"). All of the terms, restrictions, covenants, conditions and provisions contained in the Declaration and any amendments thereto, are incorporated herein by reference with the same effect as though fully set forth herein.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA Dated on February 5, 2026 /s/Stanley Green Deputy Clerk Civil Division 425 N. Orange Avenue Room 350 Orlando, Florida 32801 February 19, 26, 2026 26-00600W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2025-CA-012077 #36** CASCADE FUNDING, LP - SERIES II

Plaintiff, vs. ANCHETA ET AL., Defendant(s).

NOTICE OF ACTION

Count II

To: JULIA BRADLEY A/K/A JULIA C BRADLEY

And all parties claiming interest by, though, under or against Defendant(s) JULIA BRADLEY A/K/A JULIA C BRADLEY and all parties having or claiming to have any right, title or interest in the property herein described.

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property:

a SIGNATURE Interest(s) in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by 130000 points, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Time-share Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amendment thereto recorded as Document

Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust"). All of the terms, restrictions, covenants, conditions and provisions contained in the Declaration and any amendments thereto, are incorporated herein by reference with the same effect as though fully set forth herein.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA Dated on February 5, 2026 /s/Stanley Green Deputy Clerk Civil Division 425 N. Orange Avenue Room 350 Orlando, Florida 32801 February 19, 26, 2026 26-00596W

FIRST INSERTION

NOTICE OF SALE AS TO: IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA **CASE NO. 2025-CA-004689 #34**

HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. ANANTO ET AL., Defendant(s).

COUNT	DEFENDANTS	WEEK/UNIT
V	DAWN A. DUNFORD BENJAMIN J. PRITCHETT	12 ODD/5346
VI	JULIA ELBA GARCIA DE FORNO EDGAR RENATO FORNO PUTZEYS AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF EDGAR RENATO FORNO PUTZEYS	26/081821
IX	KENNETH RYAN HILL AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF KENNETH RYAN HILL	10/081806

Notice is hereby given that on 3/4/26 at 11:00 a.m. Eastern time at www.myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property:

Orange Lake Country Club Villas IV, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 9040, Page 662 in the Public Records of Orange County, Florida, and all amendments thereto, the plat of which is recorded in Condominium Book 43, page 39, until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

TOGETHER with all of the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 2025-CA-004689 #34.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 1 year after the sale.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED this 16th day of February, 2026.

Jerry E. Aron, Esq.
Attorney for Plaintiff
Florida Bar No. 0236101

JERRY E. ARON, P.A.
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407
Telephone (561) 478-0511
jaron@aronlaw.com
tsforeclosures@aronlaw.com
February 19, 26, 2026

26-00638W

FIRST INSERTION

NOTICE OF SALE AS TO: IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA **CASE NO. 2025-CA-006413 #34**

HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. BARTHOLDT ET AL., Defendant(s).

COUNT	DEFENDANTS	WEEK/UNIT
VIII	FOOK MENG LAU A/K/A LAU FOOK MENG CHWI HONG TAN A/K/A TAN CHWI HONG	50 ALL/002612
IX	KATHY L. LUTHER AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF KATHY L. LUTHER JOHN F. LUTHER, JR. AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF JOHN F. LUTHER	9 ALL/002594
X	GILBERTO MANON COSSIO MA. GUADALUPE LOPEZ DE MANON	52/53 ALL/003076

Notice is hereby given that on 3/18/26 at 11:00 a.m. Eastern time at www.myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property:

Orange Lake Country Club Villas II, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 4846, Page 1619 in the Public Records of Orange County, Florida, and all amendments thereto, the plat of which is recorded in Condominium Book 22, page 132-146, until 12:00 noon on the first Saturday 2061, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

TOGETHER with all of the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 2025-CA-006413 #34.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 1 year after the sale.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED this 16th day of February, 2026.

Jerry E. Aron, Esq.
Attorney for Plaintiff
Florida Bar No. 0236101

JERRY E. ARON, P.A.
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407
Telephone (561) 478-0511
jaron@aronlaw.com
tsforeclosures@aronlaw.com
February 19, 26, 2026

26-00636W

FIRST INSERTION

NOTICE OF SALE AS TO: IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA **CASE NO. 2025-CA-006413 #34**

HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. BARTHOLDT ET AL., Defendant(s).

COUNT	DEFENDANTS	WEEK/UNIT
V	KEILA MARTHA HEES	52/53 ALL/004325
VI	DONALD L. HOTTENSTEIN AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF DONALD L. HOTTENSTEIN BETTY A. HOTTENSTEIN AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF BETTY A. HOTTENSTEIN	7 ALL/002601
VII	BASILIO DOMINGO JAUREGUI SALAZAR HERCILIA MIREYA SIGMOMIN GOITIA	50 ALL/004283

Notice is hereby given that on 3/18/26 at 11:00 a.m. Eastern time at www.myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property:

Orange Lake Country Club Villas II, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 4846, Page 1619 in the Public Records of Orange County, Florida, and all amendments thereto, the plat of which is recorded in Condominium Book 22, page 132-146, until 12:00 noon on the first Saturday 2061, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

TOGETHER with all of the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 2025-CA-006413 #34.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 1 year after the sale.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED this 16th day of February, 2026.

Jerry E. Aron, Esq.
Attorney for Plaintiff
Florida Bar No. 0236101

JERRY E. ARON, P.A.
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407
Telephone (561) 478-0511
jaron@aronlaw.com
tsforeclosures@aronlaw.com
February 19, 26, 2026

26-00635W

ORANGE COUNTY
SUBSEQUENT INSERTIONS

--- TAX DEEDS ---

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that MARK H. FINK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2018-6354
YEAR OF ISSUANCE: 2018
DESCRIPTION OF PROPERTY: WILLIS R MUNGERS LAND SUB E/22 THE SW1/4 OF TR 54
PARCEL ID # 24-24-28-5844-00-544
Name in which assessed: RUTH I WILLIAMS ESTATE
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 26, 2026.
Dated: Feb 05, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Feb. 12, 19, 26; Mar. 5, 2026
26-00487W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that LUCA 2 LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-9264
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: WEST ORLANDO SUB J/114 LOT 10 BLK P
PARCEL ID # 34-22-29-9168-16-100
Name in which assessed: MARTHA SONIA SOTO
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 26, 2026.
Dated: Feb 05, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Feb. 12, 19, 26; Mar. 5, 2026
26-00493W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that LUCA 2 LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-13482
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: JAM-AJO J/88 LOTS 8 & 9 BLK E
PARCEL ID # 21-22-30-3932-05-080
Name in which assessed: EXQUISITE SKIN INC
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 26, 2026.
Dated: Feb 05, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Feb. 12, 19, 26; Mar. 5, 2026
26-00499W

OFFICIAL COURTHOUSE WEBSITES

manateeclerk.com
sarasotaclerk.com
charlotteclerk.com
leeclerk.org
collierclerk.com
hillsclerk.com
pascoclerk.com
mypinellasclerk.gov
polkcountyclerk.net
myorangeclerk.com

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that MARK H. FINK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2019-20099
YEAR OF ISSUANCE: 2019
DESCRIPTION OF PROPERTY: {NOTE: ADVERSE POSSESSION}--UNRECORDED PLAT OF ORANGE CO ACRES TRACT 24511 ALSO DESC AS S1/2 OF SW1/4 OF SE1/4 OF SE1/4 OF SEC 24-22-32
PARCEL ID # 24-22-32-6214-05-110
Name in which assessed: DAVID P WARNER 1/3 INT, NANCY J SCHREIBER 1/3 INT, WILLIAM C WARNER 1/3 INT
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 26, 2026.
Dated: Feb 05, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Feb. 12, 19, 26; Mar. 5, 2026
26-00488W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that LUCA 2 LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-9290
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: COLUMBIA TERRACE O/98 LOT 9 & BEG SW COR OF SAID LOT 9 RUN S 25 FT E 50 FT M/L N 25 FT TO SE COR OF LOT 9 W 50 FT TO POB
PARCEL ID # 35-22-29-1568-00-090
Name in which assessed: ORRIN JOSHUA BORDIN
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 26, 2026.
Dated: Feb 05, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Feb. 12, 19, 26; Mar. 5, 2026
26-00494W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that LUCA 2 LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-13653
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: E1/2 OF N 208.71 FT OF S 258.71 FT OF W 208.71 FT OF E 417.42 FT OF SW1/4 OF SEC 25-22-30 SEE 3059/546
PARCEL ID # 25-22-30-0000-00-060
Name in which assessed: FABRHANA INVESTMENTS LLC
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 26, 2026.
Dated: Feb 05, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Feb. 12, 19, 26; Mar. 5, 2026
26-00500W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that LUCA 2 LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-9300
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: W E GORES ADDITION F/6 LOT 14 BLK A
PARCEL ID # 35-22-29-3092-01-140
Name in which assessed: UNITED BRETHERN BUSINESS DEVELOPMENT CORP INC
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 26, 2026.
Dated: Feb 05, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Feb. 12, 19, 26; Mar. 5, 2026
26-00495W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that MARK H. FINK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2019-20125
YEAR OF ISSUANCE: 2019
DESCRIPTION OF PROPERTY: {NOTE: ADVERSE POSSESSION}--UNRECORDED PLAT OF ORANGE CO ACRES TRACT 25210 ALSO DESC AS S1/2 OF NE1/4 OF SW1/4 OF SW1/4 OF NW1/4 SEC 25-22-32
PARCEL ID # 25-22-32-6215-02-100
Name in which assessed: HELEN H CROMWELL
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 26, 2026.
Dated: Feb 05, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Feb. 12, 19, 26; Mar. 5, 2026
26-00489W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that LUCA 2 LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-9633
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: COMM SE COR LOT 4 OF CLEAR LAKE HOMES PER PB T/122 TH N 89 DEG E 197.45 FT S 00 DEG E 348.3 FT N 89 DEG E 310 FT S 00 DEG E 284.8 FT FOR POB TH S 00 DEG E 120 FT S 89 DEG W 75 FT N 00 DEG W 120 N 89 DEG E 75 FT TO POB
PARCEL ID # 03-23-29-0000-00-001
Name in which assessed: MICHAEL C MOUNTFORD
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 26, 2026.
Dated: Feb 05, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Feb. 12, 19, 26; Mar. 5, 2026
26-00496W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that BUFFALO BILL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-15111
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: LOS TERRANOS P/87 THE E 1 ACRE OF S1/4 OF LOT 5 BLK 1 (LESS E1/2 THEREOF) BLK 1
PARCEL ID # 14-23-30-5240-01-057
Name in which assessed: MARCELINA SAUCEDO
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 26, 2026.
Dated: Feb 05, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Feb. 12, 19, 26; Mar. 5, 2026
26-00501W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that LUCA 2 LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-15621
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: WOODLAND PARK PHASE 8 104/107 LOT 595
PARCEL ID # 18-24-30-9486-05-950
Name in which assessed: NASIR UDDIN AHMED, ZAHRA SABOUNI
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 26, 2026.
Dated: Feb 05, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Feb. 12, 19, 26; Mar. 5, 2026
26-00502W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that LUCA 2 LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-837
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: S 47.7 FT OF N 477 FT OF W 170 FT OF SW 1/4 OF NW 1/4 (LESS W 30 FT) OF SEC 27-22-27
PARCEL ID # 27-22-27-0000-00-013
Name in which assessed: DINA JOHN
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 26, 2026.
Dated: Feb 05, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Feb. 12, 19, 26; Mar. 5, 2026
26-00490W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that BUFFALO BILL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-11811
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: ORANGE BLOSSOM PARK S/19 LOTS 9 & 10 BLK A
PARCEL ID # 22-23-29-6204-01-090
Name in which assessed: GUADALUPE RAMIREZ ROMERO
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 26, 2026.
Dated: Feb 05, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Feb. 12, 19, 26; Mar. 5, 2026
26-00497W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RAJESH PATEL the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-17632
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: {NOTE: ADVERSE POSSESSION}--UNRECORDED PLAT OF ORANGE CO ACRES TRACTS 25304 & 25305 ALSO DESC AS SW1/4 OF NW1/4 OF NW1/4 OF SW1/4 SEC 25-22-32
PARCEL ID # 25-22-32-6215-03-040
Name in which assessed: RICKY DARRELL BELCHER JR
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 26, 2026.
Dated: Feb 05, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Feb. 12, 19, 26; Mar. 5, 2026
26-00503W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that LUCA 2 LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-2725
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: CLARKSVILLE F/104 LOTS 55 & 56
PARCEL ID # 15-21-28-1364-00-550
Name in which assessed: GREAT ABACO LLC
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 26, 2026.
Dated: Feb 05, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Feb. 12, 19, 26; Mar. 5, 2026
26-00491W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that LUCA 2 LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-2725
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: EMERSON PARK 68/1 LOT 146
PARCEL ID # 20-21-28-2522-01-460
Name in which assessed: LINDA D KOLLMAN
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 26, 2026.
Dated: Feb 05, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Feb. 12, 19, 26; Mar. 5, 2026
26-00492W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that LUCA 2 LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-12298
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: INST NO 20180669784 INCOMPLETE PROPERTY DESC--SOUTH-CHASE PHASE 1B VILLAGE 11B 37/101 LOT 73
PARCEL ID # 23-24-29-8162-00-730
Name in which assessed: ULKIRA MEDINA
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 26, 2026.
Dated: Feb 05, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Feb. 12, 19, 26; Mar. 5, 2026
26-00498W

SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION FileNo. 2026 CP 290 IN RE: ESTATE OF Dean Jansen Everitt Deceased.
The administration of the estate of Dean Jansen Everitt, deceased, whose date of death was January 5th, 2026, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N Orange Ave, Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is February 12, 2026.
Personal Representative:
Christine E O verstreet
P.O.Address: 85 Sparkeberry Ridge, Waynesville, NC 28785
Personal Representative
ANDREW W. ROSIN, P.A.
Attorneys for Personal Representative
1966 HILLVIEW STREET
SARASOTA, FL 34239
Telephone: (941) 359-2604
Florida Bar No. 0598305
Email Addresses:
arosin@rosinlawfirm.com
February 12, 19, 2026 26-00526W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that LUCA 2 LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-12298
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: INST NO 20180669784 INCOMPLETE PROPERTY DESC--SOUTH-CHASE PHASE 1B VILLAGE 11B 37/101 LOT 73
PARCEL ID # 23-24-29-8162-00-730
Name in which assessed: ULKIRA MEDINA
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 26, 2026.
Dated: Feb 05, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Feb. 12, 19, 26; Mar. 5, 2026
26-00498W



Who benefits from legal notices?

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

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

LV18237_V25

ORANGE COUNTY
SUBSEQUENT INSERTIONS

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-001963-O
Division Probate 02
IN RE: ESTATE OF
DONALD VANCE LINDSEY
Deceased.

The administration of the estate of Donald Vance Lindsey, deceased, whose date of death was November 18, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 North Orange Avenue, Suite 335, Orlando, FL 32801. 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 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

NOTICE.

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

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

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

The date of first publication of this notice is February 12, 2026.

/s/Austin Davis Lindsey
Personal Representative
122 Shepard Way
Newnan, GA 30265
/s/Steven T. Welch
Attorney for Personal Representative
steve@welchcounsel.com
Florida Bar No. 717371
PO Box 400
Interlachen, FL 32148
(404) 647-4476
February 12, 19, 2026 26-00532W

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
NINTH JUDICIAL CIRCUIT IN AND
FOR ORANGE COUNTY, FLORIDA
CASE NO. 2024-CA-9079-O
GILES KEMP,
Plaintiff, v.
BIEN-AIME CONFIANCE, LLC,
and DAVID TOWNSEND,
Defendants.

NOTICE IS GIVEN pursuant to a Final Judgment of Foreclosure dated May 20, 2025, entered in Case No. 2024-CA-9079-O, of the Circuit Court in and for Orange County, Florida, wherein Defendants Bien-Aime Confiance, LLC, and David Townsend, are the Defendants. Tiffany Moore Russell, Orange County Clerk of Courts, will sell to the highest and best bidder for cash, at the Clerk of the Circuit Court, Orange County, at www.orange.realforeclose.com on April 8, 2026, at 11:00 a.m., the following described real property as set forth in the Final Judgment:

All that certain real property located in Orange County, Florida, more particularly as described as follows, to wit:
Lot 232, Isleworth, according to the plat thereof as recorded in Plat Book 16, Page 118, of the Public Records of Orange County, Florida.

NOTICE 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.

NOTICE 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 Court Administration at Orange County Courthouse, 425 N Orange Avenue, Suite 2130, Orlando, Florida 32801, telephone 407-836-2303, within two working days of your receipt of this notice; if you are hearing impaired, call 1-800-955-8771; if you are voice impaired, call 1-800-955-8770.

/s/ Tim W. Sobczak
Tim W. Sobczak
Florida Bar No. 84707
Dean, Mead, Egerton, Bloodworth, Capouano & Bozarth, P.A.
420 S. Orange Avenue, Suite 700
Orlando, FL 32801
Phone: (407) 841-1200
Primary Email:
tsobczak@deanmead.com
Secondary Email:
kgazboda@deanmead.com
Attorneys for Plaintiff
6178677.v1
February 12, 19, 2026 26-00558W

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-004014-O
IN RE: ESTATE OF
BARBARA ANN MARTIN a/k/a
BARBARA A. MARTIN a/k/a
BARBARA WALLACE MARTIN
Deceased.

The administration of the estate of Barbara Ann Martin, a/k/a Barbara A. Martin, a/k/a Barbara Wallace Martin, deceased, whose date of death was August 30, 2025, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 North Orange Avenue, Suite 335, Orlando, Florida 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act

as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is February 12, 2026.

Personal Representative:
Vivian Lynn Wallace
a/k/a Vivian L. Wallace
a/k/a Vivian Wallace
2813 Little John Road
Winter Park, Florida 32792
Attorney for Personal Representative:
FAMILY FIRST FIRM
Counsel for Personal Representative
/s/ Christopher F. Torchia
Ryan J. Saboff, Esquire
Florida Bar Number: 1010852
Christopher F. Torchia, Esquire
Florida Bar Number: 270120
Martha Alexandra Brancato, Esquire
Florida Bar Number: 1069292
1030 W. Canton Ave., Suite 102
Winter Park, FL 32789
Telephone: (407) 574-8125
Fax: (407) 476-1101
E-Mail:
ryan.saboff@familyfirstfirm.com
E-Mail:
chris.torchia@familyfirstfirm.com
E-Mail:
martha.brancato@familyfirstfirm.com
Secondary E-Mail:
probate@familyfirstfirm.com
February 12, 19, 2026 26-00530W

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
NINTH JUDICIAL CIRCUIT IN AND
FOR ORANGE COUNTY, FLORIDA
CASE NO.: 2025-CA-009805-O
ONE THOUSAND OAKS, INC.,
Plaintiff, vs.
ROBERT WOODS, et al.,
Defendant.

TO: Robert Woods
992 E. Michigan St, Unit B
Orlando, FL 32806
Unknown Parties in Possession
992 E. Michigan St, Unit B
Orlando, FL 32806

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

Condominium Unit 992-B, Building 12000, ONE THOUSAND OAKS, a Condominium, together with an undivided interest in the common elements, according to the Declaration of Condominium thereof recorded in Official Record Book 2380, Page 597, as amended from time to time, of the Public Records of Orange County, Florida.

A lawsuit has been filed against you and you are required to serve a copy of your written defenses, if any, to it on JENNIFER SINCLAIR, ESQUIRE, Plaintiffs Attorney, whose address is ARIAS BOSINGER, PLLC, 280 W. CANTON AVENUE, SUITE 330 WINTER PARK, FL 32789, within thirty (30) days after the first publication of this notice and file the original with the Clerk of this Court either before service on Plaintiffs attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Lien Foreclosure Complaint. (2/3/2022).

DATED on 01/29/2026.
Tiffany Moore Russell
Clerk of the Circuit and County Court
By **/s/ Naline Bahadur**
As Deputy Clerk
Civil Division
425 N Orange Ave
Room 350
Orlando, FL 32801
February 12, 19, 2026 26-00504W

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF SALE AS TO:
IN THE CIRCUIT COURT OF THE
9TH JUDICIAL CIRCUIT, IN AND
FOR ORANGE COUNTY, FLORIDA
CASE NO. 2025-CA-005770 #34
HOLIDAY INN CLUB VACATIONS
INCORPORATED
Plaintiff, vs.
GHANDOORA ET AL.,
Defendant(s).

COUNT
DEFENDANTS
WEEK /UNIT
I
MARWAN HM GHANDOORA
1 ALL/004256
II
MARIA E. L. DE FIGUEROA
AND ANY AND ALL UNKNOWN
HEIRS, DEVISEES AND OTHER
CLAIMANTS OF MARIA E. L. DEL
FIGUEROA A/K/A MARIA ENRI-
QUETA LARRAONDO SAMAYOA DE
FIGUEROA A/K/A QUETA LARRA-
ONDO DE FIGUEROA
14 ALL/000503

III
HITESH P KOTHARI
REKHA H KOTHARI
14 ALL/000335
Notice is hereby given that on 3/11/26 at 11:00 a.m. Eastern time at www.myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property:

Orange Lake Country Club Villas I, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 3300, Page 2702 in the Public Records of Orange County, Florida, and all amendments thereto, the plat of which is recorded in Condominium Book 7, page 59, until 12:00 noon on

the first Saturday 2061, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

TOGETHER with all of the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 2025-CA-005770 #34.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 1 year after the sale.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED this 6th day of February, 2026.
JERRY E. ARON, P.A.
Jerry E. Aron, Esq.
Attorney for Plaintiff
Florida Bar No. 0236101
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407
Telephone (561) 478-0511
jaron@aronlaw.com
February 12, 19, 2026 26-00554W

SECOND INSERTION

NOTICE OF SALE AS TO:
IN THE CIRCUIT COURT, OF THE
9TH JUDICIAL CIRCUIT, IN AND
FOR ORANGE COUNTY, FLORIDA
CASE NO. 2025-CA-006395 #33
HOLIDAY INN CLUB VACATIONS
INCORPORATED
Plaintiff, vs.
DARRELL ET AL.,
Defendant(s).

COUNT
DEFENDANT
WEEK /UNIT
I
ELLIOT ALEXANDER DARRELL
ESTELLE ALBERTHA DARRELL
34/082710AB
II
MITCHELL DIAMOND TROTT
DIANA LOUISE TROTT
SHELDON DAVID MAC ANTHONY
WILLIAMS
SHEA K WILLIAMS A/K/A SHEA
KWILLIAMS
31/082822

Notice is hereby given that on 3/4//25 at 11:00 a.m. Eastern time at www.myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property:

Orange Lake Country Club Villas V, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 9984, Page 71 in the Public Records of Orange County, Florida, and all amendments thereto, the plat of which is recorded in Condominium Book 48, page 35, until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with

a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

TOGETHER with all of the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 2025-CA-006395 #33.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 1 year after the sale.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED this 10th day of February, 2026.
JERRY E. ARON, P.A.
Jerry E. Aron, Esq.
Attorney for Plaintiff
Florida Bar No. 0236101
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407
Telephone (561) 478-0511
jaron@aronlaw.com
February 12, 19, 2026 26-00553W

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-003827-O
IN RE: ESTATE OF
GARY HOWARD
Deceased.

The administration of the estate of Gary Howard, deceased, whose date of death was July 13, 2025, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Rm 355, Orlando, Florida 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is February 12, 2026.

Personal Representative:
F. Randall Mearns
118 Gulfwinds Lane
Marathon, Florida 33050
Attorney for Personal Representative:
Kristen M. Jackson, Attorney
Florida Bar Number: 394114
JACKSON LAW PA
5401 S KIRKMAN RD, Ste 310
ORLANDO, FL 32819
Telephone: (407) 363-9020
E-Mail: kjackson@jacksonlawpa.com
2nd: E-Mail:
jackson@jacksonlawpa.com
February 12, 19, 2026 26-00531W

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025-CP-003318-O
Division Probate
IN RE: ESTATE OF
GIOVANNI COLLANA
A/K/A JOHN COLLANA,
Deceased.

The administration of the estate of John Collana, deceased, whose date of death was January 11, 2023, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave., Suite 335 Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

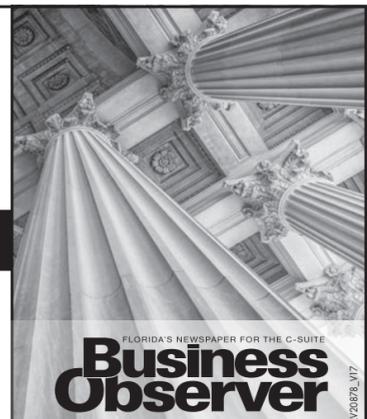
The date of first publication of this notice is February 12, 2026.

Personal Representative:
Emma Calero Collana
6596 Dover Cove Dr.
Orlando, Florida 32822
Attorney for Personal Representative:
MAUREEN A. ARAGO, Attorney
Florida Bar Number: 835821
Arago Law Firm, PLLC
230 E. Monument Ave., Suite A
Kissimmee, FL 34741
Telephone: (407) 344-1185
E-Mail: maureenarago@aragolaw.com
Secondary E-Mail:
colleen@aragolaw.com
February 12, 19, 2026 26-00552W

PUBLISH YOUR LEGAL NOTICE

We publish all Public sale, Estate & Court-related notices

- Simply email your notice to legal@businessobserverfl.com
- We offer an online payment portal for easy credit card payment
- Service includes us e-filing your affidavit to the Clerk's office on your behalf



FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business Observer

1/25/26, 1/17

ORANGE COUNTY
SUBSEQUENT INSERTIONS

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF SALE AS TO:
IN THE CIRCUIT COURT, OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 2025-CA-005771 #35 HOLIDAY INN CLUB VACATIONS INCORPORATED
Plaintiff, vs. RIEKE ET AL., Defendant(s).
COUNT DEFENDANTS
WEEK /UNIT III
HORACIO C RODRIGUEZ A/K/A HORACIO C RODRIGUEZ, JR ELIZABETH W RODRIGUEZ
35 ALL/000482
IV PRAVEEN SHARMA
24 ALL/005208
V FAIQ I SHATA
36 ALL/004306
VI FAIQ I SHATA
35 ALL/004306
VII GREGORY WICHMAN
FRANCES WICHMAN AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF FRANCES WICHMAN
14 ALL/004202
VIII TED YONG A/K/A YONG TED FOH TERESA YONG
35 ALL/000089
Notice is hereby given that on 3/18/26 at 11:00 a.m. Eastern time at www.myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property:
Orange Lake Country Club Villas I, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium there-of recorded in Official Records Book 3300, Page 2702 in the Public Records of Orange County, Florida, and all amendments thereto, the plat of which is recorded in Condominium Book 7, page 59, until 12:00 noon on the first Saturday 2061, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.
TOGETHER with all of the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.
The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 2025-CA-005771 #35.
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 1 year after the sale.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
DATED this 10th day of February, 2026.
JERRY E. ARON, P.A.
Jerry E. Aron, Esq.
Attorney for Plaintiff
Florida Bar No. 0236101
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407
Telephone (561) 478-0511
jaron@aronlaw.com
February 12, 19, 2026 26-00565W

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO.: 2022-CA-002022-O
WELLS FARGO BANK, N.A.,
Plaintiff, VS.
ROGER E. BUTTERLEY; WENDI L. BUTTERLEY A/K/A WENDI BUTTERLEY; UNITED STATES OF AMERICA- DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; GROVE PARK AT STONECREST HOMEOWNERS' ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS
Defendant(s).
NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on April 11, 2024 in Civil Case No. 2022-CA-002022-O, of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein, WELLS FARGO BANK, N.A. is the Plaintiff, and ROGER E. BUTTERLEY; WENDI L. BUTTERLEY A/K/A WENDI BUTTERLEY; UNITED STATES OF AMERICA- DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; GROVE PARK AT STONECREST HOMEOWNERS' ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.
The Clerk of the Court, Tiffany Moore Russell will sell to the highest bidder for cash at www.myorangeclerk.realforeclose.com on March 23, 2026 at 11:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:
LOT 37, GROVE PARK AT STONE CREST, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 66, PAGES 46-49, PUBLIC RECORDS OF ORANGE 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.
IMPORTANT
AMERICANS WITH DISABILITIES ACT: AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
Dated this 5th day of February, 2026.
Digitally Signed by Zachary Ullman
FBN: 106751
Primary E-Mail: ServiceMail@aldridgepите.com
ALDRIDGE | PITE, LLP
Attorney for Plaintiff
401 W. Linton Blvd. Suite 202-B
Delray Beach, FL 33444
Telephone: 561-392-6391
Facsimile: 561-392-6965
1113-14283B
February 12, 19, 2026 26-00521W

NOTICE OF SALE AS TO:
IN THE CIRCUIT COURT, OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 2025-CA-005771 #35 HOLIDAY INN CLUB VACATIONS INCORPORATED
Plaintiff, vs. RIEKE ET AL., Defendant(s).
COUNT DEFENDANTS
WEEK /UNIT III
HORACIO C RODRIGUEZ A/K/A HORACIO C RODRIGUEZ, JR ELIZABETH W RODRIGUEZ
35 ALL/000482
IV PRAVEEN SHARMA
24 ALL/005208
V FAIQ I SHATA
36 ALL/004306
VI FAIQ I SHATA
35 ALL/004306
VII GREGORY WICHMAN
FRANCES WICHMAN AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF FRANCES WICHMAN
14 ALL/004202
VIII TED YONG A/K/A YONG TED FOH TERESA YONG
35 ALL/000089
Notice is hereby given that on 3/18/26 at 11:00 a.m. Eastern time at www.myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property:
Orange Lake Country Club Villas I, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium there-of recorded in Official Records Book 3300, Page 2702 in the Public Records of Orange County, Florida, and all amendments thereto, the plat of which is recorded in Condominium Book 7, page 59, until 12:00 noon on the first Saturday 2061, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.
TOGETHER with all of the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.
The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 2025-CA-005771 #35.
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 1 year after the sale.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
DATED this 10th day of February, 2026.
JERRY E. ARON, P.A.
Jerry E. Aron, Esq.
Attorney for Plaintiff
Florida Bar No. 0236101
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407
Telephone (561) 478-0511
jaron@aronlaw.com
February 12, 19, 2026 26-00565W

NOTICE OF SALE
Jerry E. Aron, P.A., having a street address of 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida 33407, is the foreclosure trustee (the "Trustee") of Holiday Inn Club Vacations Incorporated, having a street address of 9271 S. John Young Pkwy, Orlando, FL 32819 (the "Lienholder"), pursuant to Section 721.855 and 721.856, Florida Statutes and hereby provides this Notice of Sale to the below described timeshare interests:
Whose legal descriptions are (the "Property"): The above-described WEEK(S)/UNIT(S) of the following described real property:
of Orange Lake Country Club. Villas I, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof, as recorded in Official Records Book 3300, Page 2702, of the Public Records of Orange County, Florida, and all amendments thereto.
The above-described Owners have failed to make the payments as required by their promissory note and mortgage recorded in the Official Records Book and Page of the Public Records of Orange County, Florida. The amount secured by the Mortgage and the per diem amount that will accrue on the amount owed are stated below:
Notice is hereby given that on March 9, 2026, at 11:00 a.m. Eastern time, at Westfall Law Firm, P.A., 1060 Woodcock Road, Suite 120, Orlando, FL 32803 the Trustee will offer for sale the above-described Properties.
In order to ascertain the total amount due and to cure the default, please call Holiday Inn Club Vacations Incorporated, at 407-477-7017 or 866-714-8679, before you make any payment.
An Owner may cure the default by paying the total amounts due to Holiday Inn Club Vacations Incorporated by sending payment of the amounts owed by money order, certified check, or cashier's check to Jerry E. Aron, P.A. at 801 Northpoint Parkway, Suite 64, West Palm Beach, fl. 33407, or with your credit card by calling Holiday Inn Club Vacations Incorporated at 407-477-7017 or 866-714-8679. at any time before the property is sold and a certificate of sale is issued.
A Junior Interest Holder may bid at the foreclosure sale and redeem the Property per Section 721.855(7)(f) or 721.856(7)(f), Florida Statutes.
TRUSTEE:
Jerry E. Aron, P.A.
By: _____
Print Name: Dianne Black
Title: Authorized Agent
FURTHER AFFIANT SAITH NAUGHT.
Sworn to and subscribed before me this February 10, 2026, by Dianne Black, as authorized agent of Jerry E. Aron, P.A. who is personally known to me.
(Notarial Seal)
Print Name: Sherry Jones
NOTARY PUBLIC STATE OF FLORIDA
Commission Number: HH 215271
My commission expires: 2/28/26
February 12, 19, 2026 26-00544W

SECOND INSERTION

NOTICE OF SALE AS TO:
IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 2025-CA-005772 #48 HOLIDAY INN CLUB VACATIONS INCORPORATED
Plaintiff, vs. LEATHERWOOD ET AL., Defendant(s).
COUNT DEFENDANTS
I ANGELA DIANE LEATHERWOOD WILLIAM EDGAR LEATHERWOOD AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF WILLIAM EDGAR LEATHERWOOD
STANDARD / 100000 / 6685780
IV ANDREA GABRIELA ROMERO
STANDARD / 90000 / 6574325
Notice is hereby given that on 3/11/26 at 11:00 a.m. Eastern time at www.myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described INTEREST of the following described property:
Interest(s) as described above in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by points, as described above, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Timeshare Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amendment thereto recorded as Document Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust").
The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 2025-CA-005772 #48.
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 1 year after the sale.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
DATED this 4th day of February, 2026.
Jerry E. Aron, Esq.
Attorney for Plaintiff
Florida Bar No. 0236101
JERRY E. ARON, P.A.
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407
Telephone (561) 478-0511
jaron@aronlaw.com
mevans@aronlaw.com
February 12, 19, 2026 26-00505W

SECOND INSERTION

Prepared by and returned to:

Jerry E. Aron, Esq,
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407

NOTICE OF SALE

Jerry E. Aron, P.A., having street address, of 801 Northpoint Parkway, Suite 64, West Palm Beach, FL 33407, is the foreclosure trustee (the "Trustee") of Holiday Inn Club Vacations Incorporated, having a street address of 9271 S. John Young Pkwy, Orlando, FL 32819 (the "Lienholder") pursuant to Section 721.855 and 721.856, Florida Statutes and hereby provides this Notice of Sale to the below described timeshare interests:

Owner Name	Address	Week/Unit/Contract #
JOHN ASHTON and PATRICIA ASHTON A/K/A PATRICIA C. ASHTON	11 COPPERFIELD WAY, CHISLEHURST KENT, UNITED KINGDOM BR7 6RY	1/002550 Contract # M0232397
JULIE ANN BENYON	18 WALDON EAST TILBURY, TILBURY ESSEX, UNITED KINGDOM RM18 8SQ	15/002548 Contract # M6040186
COREY BURROWS and PINA BURROWS	6661 FREDERICA ST, NIAGARA FALLS, ONTARIO CANAD-AL2G 1E1 and 8417 MCGARRY DR, NIAGARA FALLS, ONTARIO L2H 3L5 CANADA	11/002571 Contract # M1007248
HECTOR RODOLFO CASTILLO ROSALES and DORA ESPERANZA BOBADILLA DE CASTILLO	11 CALLE 12-23 - ZONA 11, COLONIA ROOSEVELT, GUATEMALA and 5TA AVENIDA 7-56 ZONA 3, DENISCO COLONIA VILLAVERDE 2, GUATEMALA	48/005717 Contract # M1015572
ROGER W. COOLEN and RAMONA J COOLEN	12 PINE ST, DARTMOUTH, NOVA SCOTIA CANADAB2Y 2W5	45/002541 Contract # M0231335
JAY D. JENNINGS and DIAN E. JENNINGS	58 SKYLARK RD , YORK, ONTARIO CANADAM6S 4M6	24/005652 Contract # M6038941
CHARLES S. LEE A/K/A CHARLES STANLEY LEE and DEBORAH S. LEE	PO BOX WK301, WARWICK, BERMUDA and 2 TURTLE BAY DRIVE, SOUTHAMPTON, BERMUDA	34/003074 Contract # M0233194
CHARLES S. LEE A/K/A CHARLES STANLEY LEE and DEBORAH S. LEE	PO BOX WK301, WARWICK, BERMUDA	35/003074 Contract # M0233195
MANOHAR K. MALLYA and SADHANA MALLYA	PO BOX 50109 25 AL ABBAS BLDG BANK STREET, DUBAI, UNITED ARAB EMIRATES	1/005413 Contract # M1014920
CHARANJIT S. SAINI and SUKHRAJ K. SAINI	6 STRATTON CL, HOUNSLOW, LONDON, UNITED KINGDOM TW3 4JP	44/005511 Contract # M6110966
JASON K. SHOUP	6457 THOROLD STONE RD , NIAGARA FALLS, ONTARIO CANADAL2J 1B2	5/002604 Contract # M1019297
GARY J. WATSON and ANGELA T. WATSON	41 ROBBIESLAND DR., CUMNOCK, AYRSHIRE, UNITED KINGDOM KA18 1UD and 2 BOW STREET MANSFIELD WOODHOUSE, MANSFIELD, NG19 9PJ and, UNITED KINGDOM	18/005723 Contract # M1064121

Whose legal descriptions are (the "Property"): The above described UNIT(S)/WEEK(S) of the following described real property:

of Orange Lake Country Club Villas II, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof, as recorded in Official Records Book 4846, Page 1619, of the Public Records of Orange County, Florida, and all amendments thereto.

The above described Owners have failed to make the required payments of assessments for common expenses as required by the condominium documents. A claim of lien and assignment thereof in the amount stated below, and which will accrue the per diem amount stated below, were recorded in the official book and page of the public records of Orange County, Florida, as stated below:

February 12, 19, 2026

Owner Name	Lien Document #	Assign Lien Doc #	Lien Amount	Per Diem
JOHN ASHTON and PATRICIA ASHTON A/K/A PATRICIA C. ASHTON	20230388736	20230390498	\$11,513.43	\$0.00
JULIE ANN BENYON	20230388736	20230390498	\$10,424.93	\$0.00
COREY BURROWS and PINA BURROWS	20230388736	20230390498	\$11,963.11	\$0.00
HECTOR RODOLFO CASTILLO ROSALES and DORA ESPERANZA BOBADILLA DE CASTILLO	20230388736	20230390498	\$11,533.27	\$0.00
ROGER W. COOLEN and RAMONA J COOLEN	20230388736	20230390498	\$11,727.10	\$0.00
JAY D. JENNINGS and DIAN E. JENNINGS	20240411600	20240412508	\$6,611.48	\$0.00
CHARLES S. LEE A/K/A CHARLES STANLEY LEE and DEBORAH S. LEE	20230388736	20230390490	\$11,734.61	\$0.00
CHARLES S. LEE A/K/A CHARLES STANLEY LEE and DEBORAH S. LEE	20230388736	20230390490	\$11,513.43	\$0.00
MANOHAR K. MALLYA and SADHANA MALLYA	20230388736	20230390490	\$11,533.27	\$0.00
CHARANJIT S. SAINI and SUKHRAJ K. SAINI	20230388897	20230390492	\$12,100.68	\$0.00
JASON K. SHOUP	20230388897	20230390492	\$11,734.61	\$0.00
GARY J. WATSON and ANGELA T. WATSON	20230388897	20230390492	\$11,533.27	\$0.00

Notice is hereby given that on March 9, 2026, at 11:00 a.m. Eastern time at Westfall Law Firm, P.A., 1060 Woodcock Road, Suite 120, Orlando, FL 32803 the Trustee will offer for sale the above described Property. If you intend to attend this sale but are unable to travel due to Covid-19 restrictions, please call the office of Jerry E. Aron, P.A. at 561-478-0511.

In order to ascertain the total amount due and to cure the default, please call Holiday Inn Club Vacations Incorporated at 407-477-7017 or 866-714-8679, before you make any payment.

An Owner may cure the default by paying the total amounts due to Holiday Inn Club Vacations Incorporated, by sending payment of the amounts owed by money order, certified check, or cashier's check to Jerry E. Aron, P.A. at 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida 33407, or with your credit card by calling Holiday Inn Club Vacations Incorporated at 407-477-7017 or 866-714-8679. at any time before the property is sold and a certificate of sale is issued.

A Junior Interest Holder may bid at the foreclosure sale and redeem the Property per Section 721.855(7)(f) or 721.856(7)(f), Florida Statutes.

TRUSTEE:
Jerry E. Aron, P.A.

By: _____
Print Name: Dianne Black
Title: Authorized Agent

FURTHER AFFIANT SAITH NAUGHT.

Sworn to and subscribed before me this February 10, 2026, by Dianne Black, as authorized agent of Jerry E. Aron, P.A. who is personally known to me.

(Notarial Seal)

Print Name: Sherry Jones
NOTARY PUBLIC STATE OF FLORIDA
Commission Number: HH 215271
My commission expires: 2/28/26
26-00540W

PUBLISH YOUR LEGAL NOTICE
Email legal@businessobserverfl.com
Business Observer

ORANGE COUNTY
SUBSEQUENT INSERTIONS

--- ACTIONS / SALES ---

SECOND INSERTION

Prepared by and returned to:

Jerry E. Aron, Esq,
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407

NOTICE OF SALE

Jerry E. Aron, P.A., having street address, of 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida 33407, is the foreclosure trustee (the "Trustee") of Holiday Inn Club Vacations Incorporated, having a street address of 9271 S. John Young Pkwy, Orlando, FL 32819 (the "Lienholder") pursuant to Section 721.855 and 721.856, Florida Statutes and hereby provides this Notice of Sale to the below described timeshare interests:

Owner Name	Address	Week/Unit/Contract #
CARMEN ELENA ALVAREZ DE VALIENTE	KM 22.3 PORTAL DEL BOSQUE #21, GUATEMALA01062	44/000305 Contract # M0241727
PEDRO JOSE ASCANIO and MARIA ELENA FLORES	URB. LAS CLAVELLINAS CALLE LAS GARDENIAS CASA NO 93-A-41, VALEN-CIA ESTADO CARABOBO, VENEZUELA	15/000492 Contract # M0243934
HENRIQUE A. BOCCARDO PARIS A/K/A HENRIQUE ALFREDO BOCCARDO PARIS and REYNA RAFAELA SJOSTRAND DE BOCCARDO	CALLE LA BOYERA # 12 LOS GERANIOS EL HATILLO CARACAS, VENEZUELA and 1001 W 46ST APT 31, MIAMI, FL 33140	52/53/003214 Contract # M0237972
LESBIA BOER A/K/A LESBIA LETICIA REYES CAAL DE BOER and MARINUS BOER A/K/A MARINUS ARIE BOER JOHANNESSEN	KM 16.5 A LODEDIEGUEZ COL ANDALUCIA CASA 60, SAN JOSE PINULA, GUATEMALA01052	1/004223 Contract # M0234773
ROBERTO M. CHARBIN and PATRICIA R. RIQUELME	CALLE CAMINO LA VIL-LA 765 LO BARNECHEA, SANTIAGO, METROPOL-ITANA DE SANTIAGO, CHILE	19/000020 Contract # M0246148
GILBERT J. DANIEL and ILONA M. DANIEL	9 VALANNA CT., HAMIL-TON, ONTARIO CANAD-A9C 7A3	27/004016 Contract # M0246554
DON W. DIXSON and NANCY M. DIXSON	570 HEMLOCK RD, KELOWNA, BRITISH COLUMBIA CANADAVIX 5G4 and 2625 RIDGEVIEW RD, WEST KELOWNA, BRITISH COLUMBIA V1Z 1Y6 CANADA	12/003106 Contract # M0248151
MARCOS E. GRINBLAT and CELIA S. DAVID-ZON DE GRINBLAT	73/6 HERTZEL STREET, SHARON, Kfar, SABA, ISRAEL 44377 and 19 NOF HARIM ST, TZUR YIGAL, KOHAV YA'IR, 44862 ISRAEL	34/004263 Contract # M0242946
WAI LEONG HOEY and NANCY HOEY	EUREKA TOWER 7 RIVERSIDE QUAY, UNIT 1210, SOUTHBANK VIC, AUSTRALIA3006 and 25 CONSTANCE ST EAST HAWTHORN, MEL-BOURNE, 3123 AUSTRALIA	15/003208 Contract # M0234044
IGNACIO JOSE A ORVANANOS AMARO A/K/A IGNACIO JOSE ANTONIO ORVANANOS AMARO	CARRE MEXICO-TOLUCA #5265 5-A FRACCIONAM ALTA LOMA, MEXI-CO05130	52/53/004059 Contract # M0240481
DAVID GARY PRICE N/K/A GARY PRICE and ELAINE LOUISE PRICE	4 LARKFIELD AVE, CHEPSTOW, GWENT UNITED KINGDOMNP16 5BH and 42 HUNTFIELD RD, CHEPSTOW, GWENT NP16 5SA UNITED KING-DOM	42/000335 Contract # M6044441
JESUS RODRIGUEZ VAZQUEZ and YOLANDA MACIAS DE RODRIGUEZ	APOSTOLES # 5 FRAC RES DEL CRISTO ATLIX-CO PUEBLA, MEXI-CO74293	34/000195 Contract # M0229030
THOMAS STEFOPULOS and CAROL E. STEFOPULOS	3347 KASHAGAW-IGAMOG LAKE RD, HALIBURTON, ONTARIO CANADAKOM 1S0 and 47 SANDY HOOK RD, UX-BRIDGE, ONTARIO L9R 1R8 CANADA	10/000209 Contract # M1032769
SERGIO DAVID STRINGFORS ALTAMIRANO and CORINA DE L. N. STRINGFORS ALTAMIRANO and ALE-JANDRA STRINGFORS ALTAMIRANO and	VASTRA BANVAGEN 22A, 3TR AKERSBERGA, SWEDENS-18450	20/003234 Contract # M6047123
JOSE TASENDE FERRO and BENITA CONDE DE TASENDE	COSTA DEL ESTE, PARTE INDUST. CALLE #2 ED-IFIC. HIDROCA, CIUDAD DE PANAMA, PANAMA	51/004304 Contract # M0240966A

Whose legal descriptions are (the "Property"): The above described UNIT(S)/ WEEK(S) of the following described real property:

of Orange Lake Country Club Villas I, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof, as recorded in Official Records Book 3300, Page 2702, of the Public Records of Orange County, Florida, and all amendments thereto.

The above described Owners have failed to make the required payments of assessments for common expenses as required by the condominium documents. A claim of lien and assignment thereof in the amount stated below, and which will accrue the per diem amount stated below, were recorded in the official book and page of the public records of Orange County, Florida, as stated below:

February 12, 19, 2026

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT FOR THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CIRCUIT CIVIL DIVISION
CASE NO.: 2025-CA-003995-O
ALLIANT CREDIT UNION
Plaintiff(s),
vs.
GONZALO RAUL BARRIOS CASTRO AKA GONZALO RAUL BARRIOS; UNITED STATES OF AMERICA; VANESSA TIRADO; THE UNKNOWN TENANT IN POSSESSION,
Defendant(s),

TO: GONZALO RAUL BARRIOS CASTRO AKA GONZALO RAUL BARRIOS
LAST KNOWN ADDRESS: 1214 FOUNTAIN COIN LOOP, ORLANDO, FL 32828
CURRENT ADDRESS: UNKNOWN
YOU ARE HEREBY NOTIFIED that a civil action has been filed against you in the Circuit Court of Orange County, Florida, to foreclose certain real property described as follows:
LOT 37, RESERVE AT GOLDEN ISLE, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 79, PAGE(S) 16

THROUGH 20, INCLUSIVE, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
Property address: 1214 Fountain Coin Loop, Orlando, FL 32828
You are required to file a written response with the Court and serve a copy of your written defenses, if any, to it on Padgett Law Group, whose address is 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312, at least thirty (30) days from the date of first 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.
DATED this the 3RD day of February, 2026.
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
BY: /s/ Rosa Aviles
Deputy Clerk
Civil Division
425 N Orange Ave
Room 350
Orlando, Florida 32801
February 12, 19, 2026 26-00507W

PUBLISH YOUR LEGAL NOTICE
We publish all Public sale, Estate & Court-related notices
• We offer an online payment portal for easy credit card payment
• Service includes us e-filing your affidavit to the Clerk's office on your behalf
Call 941-906-9386
or email legal@businessobserverfl.com

SECOND INSERTION

Prepared by and returned to:

Jerry E. Aron, Esq,
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407

NOTICE OF SALE

Jerry E. Aron, P.A., having a street address of 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida 33407, is the foreclosure trustee (the "Trustee") of Holiday Inn Club Vacations Incorporated, having a street address of 9271 S. John Young Pkwy, Orlando, FL 32819 (the "Lienholder"), pursuant to Section 721.855 and 721.856, Florida Statutes and hereby provides this Notice of Sale to the below described timeshare interests:

Owner Name	Address	Week/Unit/Contract #
PETER M. BROWN and JESSICA L. BROWN A/K/A JESSICA L. TREPERSONS	1145 STASIA ST, TE-ANECK, NJ 07666	22/002616/6589969
JAIME GAZOLA FILHO and HELEN QUEITE GUTERRES BARROS GAZOLA	AV AMAZONAS 6030 COND VILLAS DE BELO HORIZONTE CASA 251 BAIRRO TIRADENTES, PORTO VELHO, BRAZIL 76-824-536	4/005441/6509787
TOM GRILLEY and KELLY HOPE GRILLEY	14705 LAKESHORE DR, GRAND HAVEN, MI 49417 and 515 OHIO AVE, GRAND HAVEN, MI 49417	6/002553/6354169

Whose legal descriptions are (the "Property"): The above-described WEEK(S)/ UNIT(S) of the following described real property:

of Orange Lake Country Club Villas II, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof, as recorded in Official Records Book 4846, Page 1619, of the Public Records of Orange County, Florida, and all amendments thereto.

The above-described Owners have failed to make the payments as required by their promissory note and mortgage recorded in the Official Records Book and Page of the Public Records of Orange County, Florida. The amount secured by the Mortgage and the per diem amount that will accrue on the amount owed are stated below:

Owner Name	Mtg.-Orange County Clerk of Court Book/ Page/Document #	Amount Secured by Mortgage	Per Diem
PETER M. BROWN and JESSICA L. BROWN A/K/A JESSICA L. TREPERSONS	20190084692	\$4,895.14	\$1.90
JAIME GAZOLA FILHO and HELEN QUEITE GUTERRES BARROS GAZOLA	20170461832	\$9,924.72	\$3.72
TOM GRILLEY and KELLY HOPE GRILLEY	20170557185	\$5,879.97	\$2.24

Notice is hereby given that on March 9, 2026, at 11:00 a.m. Eastern time, at Westfall Law Firm, P.A., 1060 Woodcock Road, Suite 120, Orlando, FL 32803 the Trustee will offer for sale the above-described Properties.

In order to ascertain the total amount due and to cure the default, please call Holiday Inn Club Vacations Incorporated, at 407-477-7017 or 866-714-8679, before you make any payment.

An Owner may cure the default by paying the total amounts due to Holiday Inn Club Vacations Incorporated by sending payment of the amounts owed by money order, certified check, or cashier's check to Jerry E. Aron, P.A. at 801 Northpoint Parkway, Suite 64, West Palm Beach, fl. 33407, or with your credit card by calling Holiday Inn Club Vacations Incorporated at 407-477-7017 or 866-714-8679. at any time before the property is sold and a certificate of sale is issued.

A Junior Interest Holder may bid at the foreclosure sale and redeem the Property per Section 721.855(7)(f) or 721.856(7)(f), Florida Statutes.

TRUSTEE:
Jerry E. Aron, P.A.

By: _____
Print Name: Dianne Black
Title: Authorized Agent

FURTHER AFFIANT SAITH NAUGHT.

Sworn to and subscribed before me this February 10, 2026, by Dianne Black, as authorized agent of Jerry E. Aron, P.A. who is personally known to me .

(Notarial Seal)

Print Name: Sherry Jones
NOTARY PUBLIC STATE OF FLORIDA
Commission Number: HH 215271
My commission expires: 2/28/26

February 12, 19, 2026

26-00543W

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 2021-CA-003686-O
WEST COAST CAPITAL GROUP, INC.,
Plaintiff, vs.
AHMAD A. MUBARAK, et al.,
Defendants.

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.
See Americans with Disabilities Act

If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Court-house Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079 at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
/s/ Damian G. Waldman
Damian G. Waldman, Esq.
Attorney for Plaintiff

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated September 30, 2025 and entered in Case No. 2021-CA-003686-O of the Circuit Court of the Ninth Judicial Circuit in and for Orange County, Florida in which WEST COAST CAPITAL GROUP, INC., is the Plaintiff and AHMAD A. MUBARAK; NIHAD A. MUBARAK; TOREY PINES HOMEOWNERS ASSOCIATION are defendants, Tiffany Moore Russell, Clerk of the Court, will sell to the highest and best bidder for cash in/ on www.myorangeclerk.realforeclose.com in accordance with chapter 45 Florida Statutes, Orange County, Florida on March 10, 2026 at 11:00 am the following described property as set forth in said Final Judgment of Foreclosure:
LOT 95, TOREY PINES UNIT TWO, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 23, PAGES 27 AND 28, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
PARCEL IDENTIFICATION NUMBER:
15-23-28-8698-00950
PROPERTY ADDRESS: 5219 TIM-BERVIEW TERRACE, ORLANDO FL 32819
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

February 12, 19, 2026 26-00525W

ORANGE COUNTY
SUBSEQUENT INSERTIONS

--- ACTIONS / SALES ---

SECOND INSERTION

Prepared by and returned to:

Jerry E. Aron, Esq.
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407

NOTICE OF SALE

Jerry E. Aron, P.A., having street address, of 801 Northpoint Parkway, Suite 64, West Palm Beach, FL 33407, is the foreclosure trustee (the "Trustee") of Holiday Inn Club Vacations Incorporated, having a street address of 9271 S. John Young Pkwy, Orlando, FL 32819 (the "Lienholder") pursuant to Section 721.855 and 721.856, Florida Statutes and hereby provides this Notice of Sale to the below described timeshare interests:

Owner Name	Address	Week/Unit/Contract #
PHILIP C. BRENNEN and DAPHNE R BRENNEN	PO BOX 6150 SS, NAS-SAU, BAHAMAS	31/087711 Contract # M1060983
IVAN J. ENRIQUEZ and CORINNE KENNEDY ENRIQUEZ	776 ANGLER WAY, WATERLOO, ONTARIO CANADAN2K 4L7 and 3 ASPEN VALLEY CRES., GUELPH, ON, ONTARIO NIG 3Z7 CANADA	29/086327 Contract # M1013017
MARIA BEGONA ESCOURIDO VELASCO and MIGUEL ANGEL ARENAS PEREZ	PARQUE DE VANESSA 25-1, PARQUES DE LA HERRADURA, MEXICO 52786 HUIXPULUCAN	51/003726 Contract # M0203092
ALAN ROBERT FERGUSON and YVONNE CAROLINE FERGUSON	27 CAMPDEN ROAD, SHIPSTON-ON-STOUR, UNITED KINGDOMCV36 and 19 LYNNON FIELD, WARWICK, WARWICKSHIRE, CV34 6DH UNITED KINGDOM	31/086668 Contract # M1030221
CATHERINE NERISSA GREGORY and BRIDGETTE LORRAINE EVADNEY LAWRENCE	16 LIGUNEA WAY, KINGSTON, AMAICAJMAKN06 and 6 ROEHAMPTON MEWS, KINGSTON 19, JAMAICA	41 EVEN/87546 Contract # M6050916
JOHN IWANIEWICZ and BEVERLEY GAIL ANDREW	64 TOWNCROFT AVE. MIDDLETON, MANCHESTER, UNITED KINGDOMM24 5DB and 64 TOWNCROFT AVE. MIDDLETON, MANCHESTER, M24 5DB UNITED KINGDOM	38/086114 Contract # M1015218
GEMERLINDA S JUNTA and MARILYN ABBY-GAIL PASCUAL and MORENO WILLIAM PASCUAL	12 LAVAN LANE, AJAX, ONTARIO CANADAL1T 0H1	20/087916 Contract # M6043812
WAI H LAU A/K/A WAI HUNG LAU and CHOI CHING LAU	359 WILLIAM BERCZY BLVD, MARKHAM, ONTARIO CANADA L6C 2M2	2/086213 Contract # M1014050
MARIA DOLORES VAZQUEZ MELLADO NEMER	FERNANDO ZARRAGA #5, SATELITE NAUCALPAN, ESTADO DE MEXICO, MEXICO 53100	26 EVEN/87552 Contract # M6047780
SHMUEL ORENBUCH and ESTHER ORENBUCH A/K/A ORENBUCH ETY	2 ARIEL ST., NOF AYALON, ISRAEL99785	33/086264 Contract # M1014522

Whose legal descriptions are (the "Property"): The above described UNIT(S)/WEEK(S) of the following described real property:

of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof, as recorded in Official Records, Book 5914, Page 1965, of the Public Records of Orange County, Florida, and all amendments thereto.

The above described Owners have failed to make the required payments of assessments for common expenses as required by the condominium documents. A claim February 12, 19, 2026

of lien and assignment thereof in the amount stated below, and which will accrue the per diem amount stated below, were recorded in the official book and page of the public records of Orange County, Florida, as stated below:

Owner Name	Lien Document #	Assign Lien Doc #	Lien Amount	Per Diem
PHILIP C. BRENNEN and DAPHNE R BRENNEN	20240486830	20240487963	\$6,742.95	\$0.00
IVAN J. ENRIQUEZ and CORINNE KENNEDY ENRIQUEZ	20240486831	20240487964	\$11,399.86	\$0.00
MARIA BEGONA ESCOURIDO VELASCO and MIGUEL ANGEL ARENAS PEREZ	20240486832	20240487965	\$6,126.06	\$0.00
ALAN ROBERT FERGUSON and YVONNE CAROLINE FERGUSON	20240486832	20240487965	\$11,199.64	\$0.00
CATHERINE NERISSA GREGORY and BRIDGETTE LORRAINE EVADNEY LAWRENCE	20240486832	20240487965	\$4,923.93	\$0.00
JOHN IWANIEWICZ and BEVERLEY GAIL ANDREW	20240486833	20240487966	\$10,352.06	\$0.00
GEMERLINDA S JUNTA and MARILYN ABBY-GAIL PASCUAL and MORENO WILLIAM PASCUAL	20240486833	20240487966	\$5,547.57	\$0.00
WAI H LAU A/K/A WAI HUNG LAU and CHOI CHING LAU	20240486834	20240487967	\$10,352.06	\$0.00
MARIA DOLORES VAZQUEZ MELLADO NEMER	20240486834	20240487967	\$5,059.18	\$0.00
SHMUEL ORENBUCH and ESTHER ORENBUCH A/K/A ORENBUCH ETY	20240486835	20240487968	\$6,504.66	\$0.00

Notice is hereby given that on March 9, 2026, at 11:00 a.m. Eastern time at Westfall Law Firm, P.A., 1060 Woodcock Road, Suite 120, Orlando, FL 32803 the Trustee will offer for sale the above described Property.

In order to ascertain the total amount due and to cure the default, please call Holiday Inn Club Vacations Incorporated at 407-477-7017 or 866-714-8679, before you make any payment.

An Owner may cure the default by paying the total amounts due to Holiday Inn Club Vacations Incorporated, by sending payment of the amounts owed by money order, certified check, or cashier's check to Jerry E. Aron, P.A. at 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida 33407, or with your credit card by calling Holiday Inn Club Vacations Incorporated at 407-477-7017 or 866-714-8679. at any time before the property is sold and a certificate of sale is issued.

A Junior Interest Holder may bid at the foreclosure sale and redeem the Property per Section 721.855(7)(f) or 721.856(7)(f), Florida Statutes.

By: _____
Print Name: Dianne Black
Title: Authorized Agent

FURTHER AFFIANT SAITH NAUGHT.

Sworn to and subscribed before me this February 10, 2026, by Dianne Black, as authorized agent of Jerry E. Aron, P.A. who is personally known to me.

(Notarial Seal)

Print Name: Sherry Jones
NOTARY PUBLIC STATE OF FLORIDA
Commission Number: HH 215271
My commission expires: 2/28/26
26-00541W

SECOND INSERTION

Prepared by and returned to:

Jerry E. Aron, Esq.
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407

NOTICE OF SALE

Jerry E. Aron, P.A., having street address of 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida 33407, is the foreclosure trustee (the "Trustee") of CASCADE FUNDING, LP -SERIES 11, having a street address of 1251 AVENUE OF THE AMERICAS, 50TH FLOOR, NEW YORK, NY 10020 (the "Lienholder"), pursuant to Section 721.855 and 721.856, Florida Statutes and hereby provides this Notice of Sale to the below described timeshare interests:

Owner Name	Address	Interest/Points/Contract #
HIPOLITO GONZALEZ	1095 CAMPOBELLA LN, KINGSBURY, TX 78638	STANDARD Interest(s) / 30000 Points, contract # 6926207

Property Description: Type of Interest(s), as described above, in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by Number of Points, as described above, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Timeshare Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amendment thereto recorded as Document Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust")

The above-described Owners have failed to make the payments as required by their promissory note and mortgage recorded in the Official Records Book and Page of the Public Records of Orange County, Florida. The amount secured by the Mortgage and the per diem amount that will accrue on the amount owed are stated below:

Owner Name	Mtg.-Orange County Clerk of Court Book/ Page/ Document #	Amount Secured by Mortgage	Per Diem
HIPOLITO GONZALEZ	20220762753	\$6,763.18	\$2.44

Notice is hereby given that on March 9, 2026 at 11:00 a.m. Eastern time, at Westfall Law Firm, P.A., 1060 Woodcock Road, Suite 120, Orlando, FL 32803 the Trustee will offer for sale the above-described Properties.

In order to ascertain the total amount due and to cure the default, please call Holiday Inn Club Vacations Incorporated, at 407-477-7017 or 866-714-8679, before you make any payment.

An Owner may cure the default by paying the total amounts due to Holiday Inn Club Vacations Incorporated, by sending payment of the amounts owed by money order, certified check, or cashier's check to Jerry E. Aron, P.A. at 801 Northpoint Parkway, Suite #64, West Palm Beach, FL 33407, or with your credit card by calling Holiday Inn Club Vacations Incorporated at 407-477-7017 or 866-714-8679. at any time before the property is sold and a certificate of sale is issued.

A Junior Interest Holder may bid at the foreclosure sale and redeem the Property per Section 721.855(7)(f) or 721.856(7)(f), Florida Statutes.

By: _____
Print Name: Dianne Black
Title: Authorized Agent

FURTHER AFFIANT SAITH NAUGHT.

Sworn to and subscribed before me this February 10, 2026, by Dianne Black, as authorized agent of Jerry E. Aron, P.A. who is personally known to me.

Print Name: Sherry Jones
NOTARY PUBLIC STATE OF FLORIDA
Commission #HH 215271
Expiration: February 28, 2026
February 12, 19, 2026 26-00549W

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 2025-CA-003507-O WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VERUS SECURITIZATION TRUST 2021-8, Plaintiff, v. BLUEGROVE HOLDINGS CORP, et al. Defendant(s). NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment in Foreclosure entered on January 22, 2026 and entered in Case No. 2025-CA-003507-O in the Circuit Court of the 9th Judicial Circuit in and for Orange County, Florida, wherein BLUEGROVE HOLDINGS CORP, is the Defendant. The Clerk of the Court, TIFFANY MOORE RUSSELL, will sell to the highest bidder for cash at https://myorangeclerk.realforeclose.com on March 31, 2026 at 11:00am, the following described real property as set forth in said Final Judgment, to wit: UNIT 3438 OF THE GROVE RESORT AND SPA HOTEL CONDOMINIUM III, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN INSTRUMENT NO. 20180109061, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

and commonly known as: 14501 GROVE RESORT AVENUE, UNIT 3438, WINTER GARDEN, FL 34787 (the "Property"). 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 WITHIN 60 DAYS AFTER THE SALE. IMPORTANT

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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. GHIDOTTI | BERGER LLP Attorneys for Plaintiff 10800 Biscayne Blvd., Suite 201 Miami, FL 33161 Telephone: (305) 501-2808 Facsimile: (954) 780-5578 By: /s/ Rebecca E. Smith Jason Duggar, Esq. FL Bar No.: 83813 Christopher Hellewell, Esq. FL Bar No.: 114230 Anya E. Macias, Esq. FL Bar No.: 0458600 Tara Rosenfeld, Esq. FL Bar No.: 59454 Johanni Fernandez-Marmol, Esq. FL Bar No.: 1055042 Jimmy Edwards, Esq. FL Bar No.: 81855 Rebecca E. Smith, Esq. FL Bar No.: 1069865 Spencer Gollahon, Esq. FL Bar No.: 647799 fpleadings@ghidottiberger.com February 12, 19, 2026 26-00529W

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CASE NO. 2024-CA-8051-O CCWOPI, LLC, Plaintiff, v. WORLD WIDE INVESTMENT SERVICES, LLC, and DAVID TOWNSEND, Defendants.

NOTICE IS GIVEN pursuant to a Final Judgment of Foreclosure dated April 15, 2025, entered in Case No. 2024-CA-8051-O, of the Circuit Court in and for Orange County, Florida, wherein Defendants World Wide Investment Services, LLC, and David Townsend, are the Defendants. Tiffany Moore Russell, Orange County Clerk of Courts, will sell to the highest and best bidder for cash, at the Clerk of the Circuit Court, Orange County, at www.orange-realforeclose.com on April 14, 2026, at 11:00 a.m., the following described real property as set forth in the Final Judgment:

Parcel 1: The North 311.14 feet of the East 140 feet of the North 1/2 of the Southeast 1/4 of the Southwest 1/4 of Section 20, Township 22 South, Range 28 East. Parcel 2: Commencing at an iron post situated 2451-1/2 feet West of the East line of Section 20, Township 22 South, Range 28 East, and also 1138 feet North of the South line of said Section; run thence North 30 minutes East, to a stake 215 feet to the forty acre line; thence N. 89°20' W. 208-3/4 feet, more or less, to the forty acre line; thence South 176 feet to a stake; thence S. 68° E. 90-1/2 feet to a stake; thence S. 88°15'E. 122 feet to the place

of beginning, together with all improvements and fixtures attached thereto.

NOTICE 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.

NOTICE 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 Court Administration at Orange County Courthouse, 425 N Orange Avenue, Suite 2130, Orlando, Florida 32801, telephone 407-836-2303, within two working days of your receipt of this notice; if you are hearing impaired, call 1-800-955-8771; if you are voice impaired, call 1-800-955-8770.

/s/ Tim W. Sobczak Tim W. Sobczak Florida Bar No. 84707 Dean, Mead, Egerton, Bloodworth, Capouano & Bozarth, P.A. 420 S. Orange Avenue, Suite 700 Orlando, FL 32801 Phone: (407) 841-1200 Fax: (407) 423-1831 Primary Email: tsobczak@deanmead.com Secondary Email: kgabhoda@deanmead.com Attorneys for Plaintiff 6178322.v1 February 12, 19, 2026 26-00557W

SECOND INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA. CIVIL DIVISION CASE NO. 2023-CA-017352-O NEWREZ LLC, DBA SHELLPOINT MORTGAGE SERVICING, FKA SPECIALIZED LOAN SERVICING LLC, Plaintiff, vs. THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF MARGOT P. DULZAIDES A/K/A MARGOT MONIKA PICK-DULZAIDES, DECEASED; ORESTES E. DULZAIDES; HUNTER'S CREEK COMMUNITY ASSOCIATION, INC.; JPMORGAN CHASE BANK, N.A.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated September 10, 2025 and an Order Resetting Sale dated January 06, 2026 and entered in Case No. 2023-CA-017352-O of the Circuit Court in and for Orange County, Florida, wherein NEWREZ LLC, DBA SHELLPOINT MORTGAGE SERVICING, FKA SPECIALIZED LOAN SERVICING LLC is Plaintiff and THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF MARGOT P. DULZAIDES A/K/A MARGOT MONIKA PICK-DULZAIDES, DECEASED; ORESTES E. DULZAIDES; HUNTER'S CREEK COMMUNITY ASSOCIATION, INC.; JPMORGAN CHASE BANK, N.A.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS

ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, TIFFANY MOORE RUSSELL, Clerk of the Circuit Court, will sell to the highest and best bidder for cash www.myorangeclerk.realforeclose.com, 11:00 A.M., on March 11, 2026, the following described property as set forth in said Order or Final Judgment, to-wit: LOT 3, HUNTER'S CREEK TRACT 545, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 38, PAGE 56, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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 February 10, 2026. By: /s/ Ian Dolan Ian C. Dolan Florida Bar No.: 757071 Roy Diaz, Attorney of Record Florida Bar No. 767700 Diaz Anselmo & Associates, P.A. Attorneys for Plaintiff 499 NW 70th Ave., Suite 309 Fort Lauderdale, FL 33317 Telephone: (954) 564-0071 Facsimile: (954) 564-9252 Service E-mail: ans@dallegal.com 1496-192046 / TMS1 February 12, 19, 2026 26-00562W



Who benefits from legal notices?

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

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

10/2025/26

ORANGE COUNTY
SUBSEQUENT INSERTIONS

--- ACTIONS / SALES ---

SECOND INSERTION

Prepared by and returned to:

Jerry E. Aron, Esq.
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407

NOTICE OF SALE

Jerry E. Aron, P.A., having a street address of 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida 33407, is the foreclosure trustee (the "Trustee") of Holiday Inn Club Vacations Incorporated, having a street address of 9271 S. John Young Pkwy, Orlando, FL 32819 (the "Lienholder"), pursuant to Section 721.855 and 721.856, Florida Statutes and hereby provides this Notice of Sale to the below described timeshare interests:

Owner Name	Address	Week/Unit/Contract #
STEPHEN D. BOOTHE and RHONDA LYNN BOOTHE	4121 PRICE PL, MILTON, FL 32583 and 7970 BURSTAFF RD, PENSACOLA, FL 32514	36 ODD/86144/6197035
RITA ANN BORTON and ROBERT JOSEPH BORTON	2818 BELLVIEW DR, BENSALEM, PA 19020 and 4793 OAK AVE, TREVSE, PA 19053	33 EVEN/88115/6214468
STAFANE DIAN CRAWFORD	1001 HENRY ST, MARSHALL, TX 75670	3 ODD/003426/6500492
WALTER LINVILLE MUNDAY, III and LINDA HERNDON MUNDAY	1010 EMERALD COMMON DR APT 101, KNIGHTDALE, NC 27545	15/003836/6284104
JOVETTE PINET and STEPHANE BOUCHARD	24 DANIELLE CRES, BARRIE, ONTARIO CANADA L4N 0Y6	15/088032/7020167
REINALDO VELEZ VELEZ and MARISOL PADILLA RIVERA	20516 NW 13TH CT, MIAMI, FL 33169	37 EVEN/88063/6536704

Whose legal descriptions are (the "Property"): The above-described WEEK(S)/UNIT(S) of the following described real property:

of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof, as recorded in Official Records Book 5914, Page 1965, of the Public Records of Orange County, Florida, and all amendments thereto.

The above-described Owners have failed to make the payments as required by their promissory note and mortgage recorded in the Official Records Book and Page of the Public Records of Orange County, Florida. The amount secured by the Mortgage and the per diem amount that will accrue on the amount owed are stated below:

Owner Name	Mtg.-Orange County Clerk of Court Book/Page/Document #	Amount Secured by Mortgage	Per Diem
STEPHEN D. BOOTHE and RHONDA LYNN BOOTHE	10641, 452, 20130515458	\$10,198.85	\$2.64

February 12, 19, 2026

TRUSTEE:
Jerry E. Aron, P.A.

By: _____
Print Name: Dianne Black
Title: Authorized Agent

RITA ANN BORTON and ROBERT JOSEPH BORTON	10665, 1289, 20130607764	\$31,551.77	\$6.82
STAFANE DIAN CRAWFORD	20180098208	\$3,274.91	\$1.25
WALTER LINVILLE MUNDAY, III and LINDA HERNDON MUNDAY	10986, 5995, 20150495779	\$30,960.63	\$8.24
JOVETTE PINET and STEPHANE BOUCHARD	20240131418	\$9,125.98	\$1.81
REINALDO VELEZ VELEZ and MARISOL PADILLA RIVERA	20180106650	\$4,590.60	\$1.68

Notice is hereby given that on March 9, 2026, at 11:00 a.m. Eastern time, at Westfall Law Firm, P.A., 1060 Woodcock Road, Suite 120, Orlando, FL 32803 the Trustee will offer for sale the above-described Properties.

In order to ascertain the total amount due and to cure the default, please call Holiday Inn Club Vacations Incorporated, at 407-477-7017 or 866-714-8679, before you make any payment.

An Owner may cure the default by paying the total amounts due to Holiday Inn Club Vacations Incorporated by sending payment of the amounts owed by money order, certified check, or cashier's check to Jerry E. Aron, P.A. at 801 Northpoint Parkway, Suite 64, West Palm Beach, fl. 33407, or with your credit card by calling Holiday Inn Club Vacations Incorporated at 407-477-7017 or 866-714-8679. at any time before the property is sold and a certificate of sale is issued.

A Junior Interest Holder may bid at the foreclosure sale and redeem the Property per Section 721.855(7)(f) or 721.856(7)(f), Florida Statutes.

FURTHER AFFIANT SAITH NAUGHT.

Sworn to and subscribed before me this February 6, 2026, by Dianne Black, as authorized agent of Jerry E. Aron, P.A. who is personally known to me .

(Notarial Seal)

Print Name: Sherry Jones
NOTARY PUBLIC STATE OF FLORIDA
Commission Number: HH 215271
My commission expires: 2/28/26

26-00542W

SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CIRCUIT CIVIL DIVISION

CASE NO.: 2024-CA-006090-O WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN IT'S INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR CHNGE MORTGAGE TRUST 2023-1 Plaintiff(s), vs. OLGA ELIZABETH CHAVEZ CEPEDA; FERNANDO DEWITT SMITH; LAKE PRESERVE HOMEOWNERS' ASSOCIATION, INC.; THE UNKNOWN SPOUSE OF OLGA ELIZABETH CHAVEZ CEPEDA Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to the Order Granting Motion to Reschedule Foreclosure Sale entered on February 7, 2026 in the above-captioned action, the Clerk of Court, Tiffany Moore Russel, will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 11th day of March, 2026 at 11:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

LOT 150, LAKE PRESERVE - PHASE 1, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 82, PAGE(S) 139 THROUGH 145, INCLUSIVE, OF THE PUBLIC RECORDS OF ORANGE. Property address: 14247 Ward

Road, Orlando, FL 32824 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.

AMERICANS WITH DISABILITIES ACT. IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN A COURT PROCEEDING OR EVENT, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT: ADA COORDINATOR, HUMAN RESOURCES, ORANGE COUNTY COURTHOUSE, 425 N. ORANGE AVENUE, SUITE 510, ORLANDO, FLORIDA, (407) 836-2303, FAX: 407-836-2204; AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING NOTIFICATION IF THE TIME BEFORE THE SCHEDULED COURT APPEARANCE IS LESS THAN 7 DAYS. IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711 TO REACH THE TELECOMMUNICATIONS RELAY SERVICE.

Respectfully submitted, PADGETT LAW GROUP STEVEN G. HURLEY, ESQ. Florida Bar # 99802 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 (850) 422-2520 (telephone) (850) 422-2567 (facsimile) attorney@padgettlawgroup.com Attorney for Plaintiff TDP File No. 24-005486-1 February 12, 19, 2026 26-00551W

SECOND INSERTION

NOTICE OF SALE AS TO: IN THE CIRCUIT COURT, OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CASE NO. 2025-CA-005770 #34 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. GHANDOORA ET AL., Defendant(s).

COUNT DEFENDANTS WEEK /UNIT VII DAVID A OSORIO RIVAS ANA Y LEMUS DE OSORIO 49 ALL/004022 VIII JOSE ANGEL A PAREJO RIVERO SANDRA HEURTEMATTE BUXBAUM 36 ALL/000019

Notice is hereby given that on 3/11/26 at 11:00 a.m. Eastern time at www.myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described UNIT/ WEEKS of the following described real property:

Orange Lake Country Club Villas I, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 3300, Page 2702 in the Public Records of Orange County, Florida, and all amendments thereto, the plat of which is recorded in Condominium Book 7, page 59, until 12:00 noon on the first Saturday 2061, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as

tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

TOGETHER with all of the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining. The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 2025-CA-005770 #34.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 1 year after the sale.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED This 6th day of February, 2026. JERRY E. ARON, P.A. Jerry E. Aron, Esq. Attorney for Plaintiff Florida Bar No. 0236101 801 Northpoint Parkway, Suite 64 West Palm Beach, FL 33407 Telephone (561) 478-0511 jaron@aronlaw.com February 12, 19, 2026 26-00556W

SECOND INSERTION

Prepared by and returned to:

Jerry E. Aron, Esq.
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407

NOTICE OF SALE

Jerry E. Aron, P.A., having a street address of 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida 33407, is the foreclosure trustee (the "Trustee") of Holiday Inn Club Vacations Incorporated, having a street address of 9271 S. John Young Pkwy, Orlando, FL 32819 (the "Lienholder"), pursuant to Section 721.855 and 721.856, Florida Statutes and hereby provides this Notice of Sale to the below described timeshare interests:

Owner Name	Address	Week/Unit/Contract #
SUSAN MARIE CARAWAY A/K/A SUE CARAWAY	800 MICRO CT APT 1301, ROSEVILLE, CA 95678	3/082421/6504730
WANDA J ECKHARDT and JOHN J ECKHARDT and SHALONDA L JACKSON	1740 PRINCETON RD, FLOSSMOOR, IL 60422 and 3204 KNOLLWOOD LN, HOMEWOOD, IL 60430	28/081406, 47/081605/6351844
MILTON CESAR FERLIN MOURA and KEILA CRISTINA DIAS SOUTO MOURA	MARECHAL DE-ODORO QD 38 LT 01 20 CS 12, GOIANIA, BRAZIL 74340065	4 ODD/82407/6345208
EMILY MELISSA KOCH and ERIC J. KOCH	100 W HOLMES AVE, ALTOONA, PA 16602	35 ODD/82205/6590610
VINCENZO MANICONE and GRAZIELLA MANICONE	1469 SAFEWAY CRES, MISSISSAUGA, ONTARIO CANADA L4X 1H8	44/082203/6484330
ROY EDWARD MCRAE, JR. and MONICA ANNETTE MCRAE	3154 BRADY RD, FAYETTEVILLE, NC 28306	29 EVEN/5331/6578359
WESCINA NYOKA ANN THOMPSON and ELLIOTT JERMAINE THOMPSON	829 INDIAN TRAIL RUN, INMAN, SC 29349	19 ODD/82207/6354252
MARY ANN VISITACION BRILLANTES and ELMER GALAGARRAN BRILLANTES	7412 COLUMBUS, AMARILLO, TX 79118	7 ODD/82304/6507593

Whose legal descriptions are (the "Property"): The above-described WEEK(S)/UNIT(S) of the following described real property:

of Orange Lake Country Club Villas IV, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof, as recorded in Official Records Book 9040, Page 662, of the Public Records of Orange County, Florida, and all amendments thereto.

The above-described Owners have failed to make the payments as required by their promissory note and mortgage recorded in the Official Records Book and Page of the Public Records of Orange County, Florida. The amount secured by the Mortgage and the per diem amount that will accrue on the amount owed are stated below:

February 12, 19, 2026

Owner Name	Mtg.-Orange County Clerk of Court Book/Page/Document #	Amount Secured by Mortgage	Per Diem
SUSAN MARIE CARAWAY A/K/A SUE CARAWAY	20170237531	\$7,419.10	\$2.81
WANDA J ECKHARDT and JOHN J ECKHARDT and SHALONDA L JACKSON	20170461430	\$12,493.11	\$4.36
MILTON CESAR FERLIN MOURA and KEILA CRISTINA DIAS SOUTO MOURA	20160370680	\$3,745.51	\$1.39
EMILY MELISSA KOCH and ERIC J. KOCH	20190235515	\$10,436.53	\$3.61
VINCENZO MANICONE and GRAZIELLA MANICONE	20160547782	\$4,853.08	\$1.59
ROY EDWARD MCRAE, JR. and MONICA ANNETTE MCRAE	20190138707	\$8,287.19	\$2.82
WESCINA NYOKA ANN THOMPSON and ELLIOTT JERMAINE THOMPSON	20170480977	\$1,374.66	\$0.53
MARY ANN VISITACION BRILLANTES and ELMER GALAGARRAN BRILLANTES	20170566019	\$6,902.23	\$2.60

Notice is hereby given that on March 9, 2026, at 11:00 a.m. Eastern time, at Westfall Law Firm, P.A., 1060 Woodcock Road, Suite 120, Orlando, FL 32803 the Trustee will offer for sale the above-described Properties.

In order to ascertain the total amount due and to cure the default, please call Holiday Inn Club Vacations Incorporated, at 407-477-7017 or 866-714-8679, before you make any payment.

An Owner may cure the default by paying the total amounts due to Holiday Inn Club Vacations Incorporated by sending payment of the amounts owed by money order, certified check, or cashier's check to Jerry E. Aron, P.A. at 801 Northpoint Parkway, Suite 64, West Palm Beach, fl. 33407, or with your credit card by calling Holiday Inn Club Vacations Incorporated at 407-477-7017 or 866-714-8679. at any time before the property is sold and a certificate of sale is issued.

A Junior Interest Holder may bid at the foreclosure sale and redeem the Property per Section 721.855(7)(f) or 721.856(7)(f), Florida Statutes.

TRUSTEE:
Jerry E. Aron, P.A.

By: _____
Print Name: Dianne Black
Title: Authorized Agent

FURTHER AFFIANT SAITH NAUGHT.

Sworn to and subscribed before me this February 10, 2026, by Dianne Black, as authorized agent of Jerry E. Aron, P.A. who is personally known to me.

Print Name: Sherry Jones
NOTARY PUBLIC STATE OF FLORIDA
Commission Number: HH 215271
My commission expires: 2/28/26

26-00546W

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA

CASE NO. 2025-CA-011691-O DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2006-4 NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-4, Plaintiff, vs. CHARLES JOSHUA; PAT SULLIVAN, ET AL. Defendants

To the following Defendant(s): CHARLES JOSHUA (UNABLE TO SERVE AT ADDRESS) Last Known Address: 6105 AMBASSADOR DRIVE, ORLANDO, FL 32808

YOU ARE HEREBY NOTIFIED that an action for Foreclosure of Mortgage on the following described property: LOT 3, BLOCK F, OF LONESOME PINES, UNIT NUMBER THREE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 105, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. Z/K/A 6105 AMBASSADOR DRIVE, ORLANDO FLORIDA 32808

has been filed against you and you are required to serve a copy of your written defenses, if any, to J. Anthony Van Ness, Esq., at VAN NESS LAW FIRM, P.L.C., Attorney for the Plaintiff, whose address is 1239 E. NEWPORT CENTER

DRIVE, SUITE #110, DEERFIELD BEACH, FL 33442 on or before 30 days from the first date of publication a date which is within thirty (30) days after the first publication of this Notice and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint. This notice is provided to Administrative Order No. 2065.

If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

WITNESS my hand and the seal of this Court this 5th day of February, 2026.

TIFFANY M. RUSSELL ORANGE COUNTY, FLORIDA CLERK OF COURT By: /s/ Rasheda Thomas 425 North Orange Avenue Room 350 Orlando, Florida 32801 PHH21357-25/cam February 12, 19, 2026 26-00524W

PUBLISH YOUR LEGAL NOTICE

We publish all Public sale, Estate & Court-related notices

- We offer an online payment portal for easy credit card payment
- Service includes us e-filing your affidavit to the Clerk's office on your behalf

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

or email legal@businessobserverfl.com



ORANGE COUNTY
SUBSEQUENT INSERTIONS

--- ACTIONS / SALES ---

SECOND INSERTION

Prepared by and returned to:

Jerry E. Aron, Esq.
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407

NOTICE OF SALE

Jerry E. Aron, P.A., having street address, of 801 Northpoint Parkway, Suite 64, West Palm Beach, FL 33407, is the foreclosure trustee (the "Trustee") of Holiday Inn Club Vacations Incorporated, having a street address of 9271 S. John Young Pkwy, Orlando, FL 32819 (the "Lienholder") pursuant to Section 721.855 and 721.856, Florida Statutes and hereby provides this Notice of Sale to the below described timeshare interests:

Owner Name	Address	Week/Unit/Contract #
RICHARD JOHN AULSEBROOK and DIANE HAZEL AULSEBROOK	106 ST. JULIANS ROAD, NEWPORT, UNITED KINGDOM NP19 7RY	39/081125 Contract # M6054455
NG LAP-FAN CHAN and ILLANA GARCIA BARCO and LAURA ISABEL CHAN GARCIA	CALLE 47D 72- 115 EDIFICIO MARIA PAULINA APT # 802, MEDELLIN, COLOMBIA	46/081329AB Contract # M6234256
PETER DAVID COSGROVE and GRAEME LESLIE TARRAN	9 LEIGHFIELD DRIVE, SUNDERLAND, UNITED KINGDOM SR3 2DD	6/081725 Contract # M6031907
CAROLINE ANN DONOGHUE and DAMIEN PAUL DONOGHUE	19 SHELLEY DRIVE, CHEADLE, STOKE-ON-TRENT, STAFFORDSHIRE, UNITED KINGDOM ST10 1XR	16/081430AB Contract # M6020657
OLIVER ROBERT FISHER and MARILYN LOUISE FISHER	4871 TOWNLINE RD RR 21, CAMBRIDGE, ONTARIO CANADA N3C 2V3	7 EVEN/5238 Contract # M6173883
RICHARD D. GUTHRO and ADAM L. R. GUTHRO	PO BOX 102, INGLESIDE, ONTARIO CANADA K0C 1M0	23/081304 Contract # M6735083
BRIAN STANLEY HARRISON and TRUDIE ANNE HARRISON	1 CAMLO CLOSE, GWYSTRE, LLAN-DRINDOD WELLS UNITED KINGDOM LD1 6RQ and 127 HAREWOOD GARDENS-SANDERSTEAD, SOUTH CROYDON, SURREY CR2 9BW UNITED KINGDOM	5/081230AB Contract # M6029036
DUANE ANTHONY HINKSON and JILLIAN HINKSON	39 POU AVENUE PAX VALE, SANTA CRUZ, TRINIDAD AND TOBAGO	48/081810AB Contract # M6051319
ZYGMONT KNAPIK and JEANNETTE E. DYKENS	20 MACEWAN MEADOW RISE NW, CALGARY, ALBERTA CANADA T3K 3J9	49/081124 Contract # M6033028
DAWN MARGARET LAWTON	30 PEVERIL AVE SCUNTHORPE, SOUTH HUMBERSIDE, UNITED KINGDOM DN17 1BE	36/081505 Contract # M6030130
JORGE MARTINEZ BIBIAN and ELIA GONZALEZ DE MARTINEZ and CLAUDIA EDITH MARTINEZ GONZALEZ	ALDAMA JUAN 119, COL. COLONIA MORELOS, TAMPICO, MEXICO 89290	5/081227 Contract # M6087953
MANUEL ENRIQUE MENDEZ MURILLO	OFFICINA ARANJUEZ CONTIGUO IGLESIA CATOLICA 2ND FL, BANCO, COSTA RICA	42/081402 Contract # M6100361
KALVIN MORTIMER and SHARON MORTIMER	864 HALIFAX RD, YORKSHIRE, UNITED KINGDOM B019 6LL and 862 HALIFAX ROAD, CLECKHEATON, BD19 6LL UNITED KINGDOM	42/081630AB Contract # M6043704
LIAM O'BRIEN and LORNA S. CLARKE	15 ST. JOHNS LAWN, CLONDALKIN, DUBLIN, IRELAND	2/081521 Contract # M6068315
JAMES IAN O'REILLY	ROCKAWAY GALWAY'S LN DOUGLAS WEST, COUNTY CORK, IRELAND T12 C5K8	36/081206 Contract # M6031645
JASON K. SHOUP	6457 THOROLD STONE RD, NIAGARA FALLS, ONTARIO CANADA L2J 1B2	6/081230AB Contract # M6015586

Whose legal descriptions are (the "Property"): The above described UNIT(S)/WEEK(S) of the following described real property:

Orange Lake Country Club Villas IV, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof, as recorded in Official Records Book 9040, Page 662, of the Public Records of Orange County, Florida, and all amendments thereto.

The above described Owners have failed to make the required payments of assessments for common expenses as required by the condominium documents. A claim

February 12, 19, 2026

SECOND INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 2025-CA-011227-O
ROCKET MORTGAGE, LLC F/K/A
QUICKEN LOANS, LLC,
Plaintiff, vs.
JOANNE BAYER, et al.
Defendant(s).
TO: JOANNE BAYER, UNKNOWN SPOUSE OF JOANNE BAYER, whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:
UNIT 302, BUILDING 3, OF LYME BAY COLONY, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 2579, PAGE(S) 1029, AND ALL SUBSEQUENT AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS,

IN THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.
WITNESS my hand and the seal of this Court at Orange County, Florida, this 3 day of February, 2026.
Tiffany Moore Russell
CLERK OF COURTS
BY: /s/ Rosa Aviles
Deputy Clerk
425 N Orange Ave
Room 350
Orlando, Florida 32801
Robertson, Anschutz, Schneid, Crane & Partners, PLLC
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
25-358570
February 12, 19, 2026 26-00509W

of lien and assignment thereof in the amount stated below, and which will accrue the per diem amount stated below, were recorded in the official book and page of the public records of Orange County, Florida, as stated below:

Owner Name	Lien Document #	Assign Lien Doc #	Lien Amount	Per Diem
RICHARD JOHN AULSEBROOK and DIANE HAZEL AULSEBROOK	20230361182	20230362718	\$13,165.96	\$0.00
NG LAP-FAN CHAN and ILLANA GARCIA BARCO and LAURA ISABEL CHAN GARCIA	20230361182	20230362718	\$16,732.54	\$0.00
PETER DAVID COSGROVE and GRAEME LESLIE TARRAN	20230361192	20230362638	\$13,508.52	\$0.00
CAROLINE ANN DONOGHUE and DAMIEN PAUL DONOGHUE	20230361192	20230362638	\$17,236.20	\$0.00
OLIVER ROBERT FISHER and MARILYN LOUISE FISHER	20240367676	20240373594	\$5,368.08	\$0.00
RICHARD D. GUTHRO and ADAM L. R. GUTHRO	20230361187	20230362664	\$13,705.62	\$0.00
BRIAN STANLEY HARRISON and TRUDIE ANNE HARRISON	20230361192	20230362638	\$15,871.54	\$0.00
DUANE ANTHONY HINKSON and JILLIAN HINKSON	20230361182	20230362718	\$16,236.71	\$0.00
ZYGMONT KNAPIK and JEANNETTE E. DYKENS	20230361182	20230362718	\$13,165.96	\$0.00
DAWN MARGARET LAWTON	20230361182	20230362718	\$13,165.96	\$0.00
JORGE MARTINEZ BIBIAN and ELIA GONZALEZ DE MARTINEZ and CLAUDIA EDITH MARTINEZ GONZALEZ	20230361192	20230362638	\$13,508.52	\$0.00
MANUEL ENRIQUE MENDEZ MURILLO	20230361182	20230362718	\$13,508.52	\$0.00
KALVIN MORTIMER and SHARON MORTIMER	20240367677	20240373595	\$3,016.05	\$0.00
LIAM O'BRIEN and LORNA S. CLARKE	20240367677	20240373595	\$5,152.61	\$0.00
JAMES IAN O'REILLY	20230361182	20230362718	\$13,165.96	\$0.00
JASON K. SHOUP	20230361192	20230362638	\$16,732.54	\$0.00

Notice is hereby given that on March 9, 2026, at 11:00 a.m. Eastern time at Westfall Law Firm, P.A., 1060 Woodcock Road, Suite 120, Orlando, FL 32803 the Trustee will offer for sale the above described Property.

In order to ascertain the total amount due and to cure the default, please call Holiday Inn Club Vacations Incorporated at 407-477-7017 or 866-714-8679, before you make any payment.

An Owner may cure the default by paying the total amounts due to Holiday Inn Club Vacations Incorporated, by sending payment of the amounts owed by money order, certified check, or cashier's check to Jerry E. Aron, P.A. at 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida 33407, or with your credit card by calling Holiday Inn Club Vacations Incorporated at 407-477-7017 or 866-714-8679. at any time before the property is sold and a certificate of sale is issued.

A Junior Interest Holder may bid at the foreclosure sale and redeem the Property per Section 721.855(7)(f) or 721.856(7)(f), Florida Statutes.

TRUSTEE:
Jerry E. Aron, P.A.

By: _____
Print Name: Dianne Black
Title: Authorized Agent

FURTHER AFFIANT SAITH NAUGHT.

Sworn to and subscribed before me this February 10, 2026, by Dianne Black, as authorized agent of Jerry E. Aron, P.A. who is personally known to me.

(Notarial Seal)

Print Name: Sherry Jones
NOTARY PUBLIC STATE OF FLORIDA
Commission Number: HH 215271
My commission expires: 2/28/26
26-00545W

SECOND INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 2025-CA-011553-O
U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR-IN-INTEREST TO U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR J.P. MORGAN MORTGAGE ACQUISITION TRUST 2006-CW1, Plaintiff, vs.
CRYSTAL CHILDS, et al. Defendant(s).
TO: CRYSTAL CHILDS, UNKNOWN SPOUSE OF CRYSTAL CHILDS, whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:
LOT 15, BLOCK C, SIGNAL HILL, UNIT TWO, ACCORDING TO THE PLAT THEREOF AS RECORD-

ED IN PLAT BOOK 4, PAGE 136, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.
WITNESS my hand and the seal of this Court at Orange County, Florida, this 3 day of February, 2026.
Tiffany Moore Russell
CLERK OF COURTS
BY: /s/ Michelle COUTS
Deputy Clerk
425 N Orange Ave
Room 350
Orlando, Florida 32801
Robertson, Anschutz, Schneid, Crane & Partners, PLLC
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
24-251369
February 12, 19, 2026 26-00508W

SECOND INSERTION

NOTICE OF SALE AS TO:
IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 2025-CA-006809 #39
HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs.
CHINN ET AL.,
Defendant(s).

COUNT	DEFENDANTS	Type/Points/Contract#
III	DONNA MARIE ISAACS KEFIRA CHRISTINE ISAACS AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF KEFIRA CHRISTINE ISAACS	STANDARD / 100000/ 6813511
IV	MARY MICHELLE MANCHA EDDIE MANCHA AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF EDDIE MANCHA	STANDARD / 150000/ 6832094
V	PAULINE MANGINSAY JUAN BALTAZAR GONZALEZ, JR. AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF JUAN BALTAZAR GONZALEZ, JR.	STANDARD / 100000/ 6928755
VI	EDWARD MUHAJI ONDATTO SCHOLASTICA ADHIAMBO OKOTH AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF SCHOLASTICA ADHIAMBO OKOTH	STANDARD / 300000/ 6875964
VII	MICHAEL URIAH PORTER RENETTA DENISE MASON AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF RENETTA DENISE MASON	STANDARD / 50000/ 6815606
VIII	MYRA LEA PRESNELL SAMUEL ROBERT PRESNELL AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF SAMUEL ROBERT PRESNELL	STANDARD / 35000/ 6856812
IX	EBONY NICOLE SMITH JARVIS MARTEZ SMITH	STANDARD / 150000/ 6955234

Notice is hereby given that on 3/11/26 at 11:00 a.m. Eastern time at www.myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described INTEREST of the following described property:

Interest(s) as described above in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by points, as described above, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Timeshare Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amendment thereto recorded as Document Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust").

The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 2025-CA-006809 #39.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 1 year after the sale.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED this 10th day of February, 2026.

JERRY E. ARON, P.A.
Jerry E. Aron, Esq.
Attorney for Plaintiff
Florida Bar No. 0236101
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407
Telephone (561) 478-0511
jaron@aronlaw.com
February 12, 19, 2026

26-00566W

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO.: 2025-CA-007805-O
PHH MORTGAGE CORPORATION, Plaintiff, vs.
UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF RAMON R. QUINONES A/K/A RAMON R. QUINONEZ A/K/A RAMON QUINONES, DECEASED; et al., Defendant(s).

TO: Unknown Heirs, Beneficiaries, Devisees, Surviving Spouse, Grantees, Assignee, Lienors, Creditors, Trustees, and All Other Parties Claiming an Interest By, Through, Under, or Against The Estate of Ramon R. Quinones a/k/a Ramon R. Quinonez a/k/a Ramon Quinones, deceased
Last Known Residence: Unknown
YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in ORANGE COUNTY, Florida: LOT(S) 79, WINTER RUN - UNIT 3C, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 12, PAGE(S) 95, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 401 W. Linton Blvd. Suite 202-B Delray Beach, FL 33444, on or before 30 days from the first date of publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.
Dated on February 6, 2026.

As Clerk of the Court (SEAL) By: /s/ Rasheda Thomas
As Deputy Clerk
Tiffany Moore Russell,
Clerk of Courts
Civil Division
425 N Orange Ave, Room 350
Orlando, Florida 32801

ALDRIDGE PITE, LLP,
Plaintiff's attorney,
401 W. Linton Blvd. Suite 202-B
Delray Beach, FL 33444
1395-1179B
Ref# 15114
February 12, 19, 2026 26-00560W

OFFICIAL COURTHOUSE WEBSITES

MANATEE COUNTY
manateeclerk.com

SARASOTA COUNTY
sarasotaclerk.com

CHARLOTTE COUNTY
charlotteclerk.com

LEE COUNTY
leeclerk.org

COLLIER COUNTY
collierclerk.com

HILLSBOROUGH COUNTY
hillsclerk.com

PASCO COUNTY
pascoclerk.com

PINELLAS COUNTY
mypinellasclerk.gov

POLK COUNTY
polkcountyclerk.net

ORANGE COUNTY
myorangeclerk.com

ORANGE COUNTY
SUBSEQUENT INSERTIONS

--- ACTIONS / SALES ---

SECOND INSERTION

Prepared by and returned to:

Jerry E. Aron, Esq,
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407

NOTICE OF SALE

Jerry E. Aron, P.A., having street address of 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida 33407, is the foreclosure trustee (the "Trustee") of OLLAF 2020-1, LLC, having a street address of 255 E. Brown St., Suite 300, Birmingham, MI 48009 (the "Lienholder"), pursuant to Section 721.855 and 721.856, Florida Statutes and hereby provides this Notice of Sale to the below described timeshare interests:

Owner Name	Address	Interest/Points/Contract #
JARVIS WELLINGTON DIGGS and JACKIE YOAUM	9322 ZAMORA AVE, LOS ANGELES, CA 90002	STANDARD Interest(s) / 100000 Points, contract # 6805593
CRYSTAL CHERRELL GASTON	841 TERRY PKWY, TERRYTOWN, LA 70056	STANDARD Interest(s) / 50000 Points, contract # 6736992
ANDRESE LYNNETTE JOHNSON	331 GYPSUM LN, GLENN HEIGHTS, TX 75154	STANDARD Interest(s) / 45000 Points, contract # 6834470
JOHN ROLAND KNOTT, IV	29280 PINEY NECK RD, DAGSBORO, DE 19939	SIGNATURE Interest(s) / 100000 Points, contract # 6817289
LELAND DEWAYNE KNOX and SUSAN RENA BOUTWELL-CULVER	207 W AVENUE G, PORT ARANSAS, TX 78373 and 14211 COUNTY ROAD 1468, ODEM, TX 78387	STANDARD Interest(s) / 50000 Points, contract # 6833152
DERON ALEX MALONE and TANIA KENDRA ORNETTE PETER	315 SANDY RUN RD, BONAIRE, GA 31005 and 2151 CUMBERLAND PKWY SE APT 422, ATLANTA, GA 30339	STANDARD Interest(s) / 150000 Points, contract # 6833649
EDGAR ABRAHAM MANZANARES SUIRA	2464 NW HOLLY RD, DUNNELLON, FL 34431	STANDARD Interest(s) / 50000 Points, contract # 6801226
DAILEY STAMPER, JR. and ANNA G. STAMPER	913 BOONE ST, NEWPORT, KY 41071	SIGNATURE Interest(s) / 100000 Points, contract # 6834239

Property Description: Type of Interest(s), as described above, in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by Number of Points, as described above, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Timeshare Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amend-

February 12, 19, 2026

ment thereto recorded as Document Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust").

The above-described Owners have failed to make the payments as required by their promissory note and mortgage recorded in the Official Records Book and Page of the Public Records of Orange County, Florida. The amount secured by the Mortgage and the per diem amount that will accrue on the amount owed are stated below:

Owner Name	Mtg.-Orange County Clerk of Court Book/Page/Document #	Amount Secured by Mortgage	Per Diem
JARVIS WELLINGTON DIGGS and JACKIE YOAUM	20200589007	\$24,987.14	\$7.45
CRYSTAL CHERRELL GASTON	20200336746	\$9,782.31	\$2.95
ANDRESE LYNNETTE JOHNSON	20210519310	\$11,344.37	\$4.13
JOHN ROLAND KNOTT, IV	20210258397	\$18,470.01	\$6.43
LELAND DEWAYNE KNOX and SUSAN RENA BOUTWELL-CULVER	20210506279	\$12,433.99	\$4.51
DERON ALEX MALONE and TANIA KENDRA ORNETTE PETER	20210507498	\$25,272.19	\$9.19
EDGAR ABRAHAM MANZANARES SUIRA	20200554277	\$10,946.43	\$4.00
DAILEY STAMPER, JR. and ANNA G. STAMPER	20210503967	\$24,183.40	\$8.81

Notice is hereby given that on March 9, 2026, at 11:00 a.m. Eastern time, at Westfall Law Firm, P.A., Woodcock Road, Suite 120, Orlando, FL 32803 the Trustee will offer for sale the above-described Properties.

In order to ascertain the total amount due and to cure the default, please call Holiday Inn Club Vacations Incorporated, at 407-477-7017 or 866-714-8679, before you make any payment.

An Owner may cure the default by paying the total amounts due to Holiday Inn Club Vacations Incorporated, by sending payment of the amounts owed by money order, certified check, or cashier's check to Jerry E. Aron, P.A. at 801 Northpoint Parkway, Suite #64, West Palm Beach, FL 33407, or with your credit card by calling Holiday Inn Club Vacations Incorporated at 407-477-7017 or 866-714-8679. at any time before the property is sold and a certificate of sale is issued.

A Junior Interest Holder may bid at the foreclosure sale and redeem the Property per Section 721.855(7)(f) or 721.856(7)(f), Florida Statutes.

TRUSTEE:

Jerry E. Aron, P.A.

By: _____
Print Name: Dianne Black
Title: Authorized Agent

FURTHER AFFIANT SAITH NAUGHT.

Sworn to and subscribed before me this February 10, 2026, by Dianne Black, as authorized agent of Jerry E. Aron, P.A. who is personally known to me.

Print Name: Sherry Jones
NOTARY PUBLIC STATE OF FLORIDA
Commission #HH 215271
26-00547W

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
Case No.: 2025-CA-011710-O

NEUREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING,
Plaintiff, v.
LULA DODSON A/K/A LULA M. DODSON; UNKNOWN SPOUSE OF LULA DODSON A/K/A LULA M. DODSON; WINFIELD HOMEOWNERS ASSOCIATION, INC.; 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; UNKNOWN TENANT #1; UNKNOWN TENANT #2,
Defendants.

To the following Defendant(s):
LULA DODSON A/K/A LULA M. DODSON
7909 CHARTREUX LANE
MAITLAND, FL 32751
UNKNOWN SPOUSE OF LULA DODSON A/K/A LULA M. DODSON
7909 CHARTREUX LANE
MAITLAND, FL 32751

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:
LOT 180, WINFIELD UNIT 2, ACCORDING TO THE PLAT THERE-

OF, RECORDED IN PLAT BOOK 36, PAGES 114-116, INCLUSIVE, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
a/k/a 7909 Chartreux Lane, Maitland, FL 32751

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Kelley Kronenberg, Attorney for Plaintiff, whose address is 10360 West State Road 84, Fort Lauderdale, FL 33324 on or before 30 days, a date which is within thirty (30) days after the first publication of this Notice in Business Observer and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

This notice is provided pursuant to Administrative Order No. 2.065.

REQUESTS FOR ACCOMMODATIONS BY PERSONS WITH DISABILITIES:

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN A COURT PROCEEDING OR EVENT, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT: ADA COORDINATOR, HUMAN RESOURCES, ORANGE COUNTY COURTHOUSE, 425 N. ORANGE AVENUE, SUITE 510, ORLANDO, FLORIDA, (407) 836-2303, FAX:

407-836-2204; AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING NOIFICATION IF THE TIME BEFORE YOUR SCHEDULED COURT APPEARANCE IS LESS THAN 7 DAYS. IF YOU ARE HEARING IMPAIRED OR VOICE IMPAIRED, CALL 711 TO REACH THE TELECOMMUNICATIONS RELAY SERVICE.

DE ACUERDO CAN EL ACTA DE LOS AMERICANOS CON IMPEDIMENTOS, AQUELLAS PERSONAS QUE NECESITEN DE ALGUN SERVICIO ESPECIAL PARA PARTICIPAR EN ESTE PROCESO A TENER ACCESO A SERVICIOS, PROGRAMAS O ACTIVIDADES DE LA CORTE DEBERAN, DENTRO DE UN PERIODO REASONABLE ANTES DE CUALQUIER PROCESO O DE TENER NECESIDAD DE ACCESO A SERVICIOS, PROGRAMAS O ACTIVIDADES, PONERSE EN CONTACTO CON LA OFICINA ADMINISTRATIVA DE LA CORTE, QUE ESTI SITUADA EN EL, O A LOS TELEFONOS, O 1-800-955-8771 (TDD) Y SI USA EL SERVICIO FLORIDA RELAY SERVICE AL 1-800-955-8770 (V).

D'APRE' AKO KI TE FET AVEK AKT POU AMERIKIN KI INFIM, TOUT MOUN KI GENYEN YON BEZYON ESPESAL POU AKOMODASYON POU YO PATISIPE NAN PWOSE OBYEN POU GIN AKS. SEVIS, PWOGRAM AK AKTIVITE TIBINAL-LA, DWE NAN YON TAN

REZONAB ANVAN OKIN PWOSE OBYEN BEZVEN AKSE SEVIS, PWOGRAM OBYEN AKTIVITE RET, YO DWE KONTA OFIS TRIBINAL-LA KI NAN LAKE, NIMERO TELEFONN-NAN SE, OU BYEN 1-800-955-8771 (TDD) OU BYEN 1-800-955-8770 (V) AN PASAN PA FLORIDA RELAY SERVICE.

EN ACCORDANCE AVEC LACTE POUR LES AMERICAINS INCAPACITES, LES PERSONNES EN BESOIN D'UNE ACCOMMODATION SPECIALE POUR PARTICIPER A CES PROCEDURES, OU BIEN POUR AVOIR ACCES AU SERVICE, PROGRAMME, OU ACTIVITE DE LA COURTE DOIVENT, DANS UN TEMPS RAISONABLE, AVANT AUCUNE PROCEDURES OU BESOIN D'ACCES DE SERVICE, PROGRAMME OU ACTIVITE, CONTACTER L'OFFICE ADMINISTRATIVE DE LA COURT, SITU AU NUMERO, LE NUMERO DE TELEPHONE, OU 1-800-955-8771 (TDD), OU 1-800-955-8770 (V) OU PAR FLORIDA RELAY SERVICE.

WITNESS my hand and the seal of this Court this 4th day of February, 2026

Tiffany Moore Russell
As Clerk of the Court
By: /s/ Rashida Thomas
Civil Court Seal
As Deputy Clerk
Civil Division
425 N. Orange Avenue Room 350
Orlando, Florida 32801
February 12, 19, 2026 26-00522W

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
Case No.: 2025CA007417

U-HAUL CO. OF FLORIDA AND U-HAUL CO. OF ARIZONA,
Plaintiff, v.
YAHOSHUA VILLARREAL; LENNARD JONES; and MAGDIEL ECHEVARRIA MARTINEZ,
Defendants.

To the following Defendant(s):
LENNARD JONES
Last Known Address: 520 Pomelo Avenue, Tavares, FL 32778

YOU ARE NOTIFIED that an action for declaratory relief has been filed against you regarding a motor vehicle accident occurring on March 25, 2025, on State Road 551 (Goldenrod Road), 600 feet north of Sun Vista Way in Orlando, Florida, and you are required to serve a copy of your written defenses, if any, upon Kelley Kronenberg, Attorney for Petitioners, whose address is 1511 N. Westshore Blvd., Tampa, FL 33607 or via email at klkeservice@kelleykronenberg.com, on or before _____ a date which is within thirty (30) days after the first publication of this Notice in The Business Observer Newspaper and file the original with the Clerk of this Court either before service on Petitioners' attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Petition.

REQUESTS FOR ACCOMMODATIONS BY PERSONS WITH DISABILITIES:
In accordance with the Americans with Disabilities Act:

Plaintiff, v.
Tiffany Moore Russell
As Clerk of the Court
By: /s/ S Gre
Civil Court Seal
As Deputy Clerk
Civil Division
425 N. Orange Avenue Room 350
Orlando, Florida 32801
February 12, 19, 2026 26-00523W

SECOND INSERTION

The Ninth Judicial Circuit is committed to full compliance with the Americans with Disabilities Act (ADA). Reasonable accommodations are provided for qualified court participants with disabilities, in accordance with the law. As required by the ADA, the determination of an individual's disability and the option for a reasonable accommodation for a disability is made on a case-by-case basis. If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance.

Please contact us at least 7 days before your scheduled court appearance, or immediately if you receive less than a 7-day notice to appear: Orange County ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, 407.836.2303, fax: 407.836.2204

If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

Please Note: Some requests for accommodations in court proceedings cannot be supported by the ADA Coordinator, but instead, require a court motion. The ADA Coordinator will inform you if this applies to your request.

WITNESS my hand and the seal of this Court this January 29, 2026.

Tiffany Moore Russell
As Clerk of the Court
By: /s/ S Gre
Civil Court Seal
As Deputy Clerk
Civil Division
425 N. Orange Avenue Room 350
Orlando, Florida 32801
February 12, 19, 2026 26-00523W

SECOND INSERTION

NOTICE OF ACTION AS TO EMANUEL HERNANDEZ
IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 53-2025-CA-004136

IN RE: FORFEITURE OF: 2023 JEEP GLADIATOR FRAUDULENT VIN IC6HJTAG7L502372 ONLY AS TO MARTHA MARIA GONZALEZ VAZQUEZ 2022 FORD BRONCO SPORT FRAUDULENT VIN 3FMC9C67NRE29307 ONLY AS TO MARTHA MARIA GONZALEZ VAZQUEZ 2023 JEEP GLADIATOR MOJAVE FRAUDULENT VIN IC6JJTEG4PL519223 ONLY AS TO BLENCY MORALES 2023 GMC YUKON SLT FRAUDULENT VIN IGS2BKD9PR313489 ONLY AS TO YANERYS MARIE MOULIERT VIERA 2025 TOYOTA LAND CRUISER FRAUDULENT VIN JTEABFAJIS5023023 ONLY AS TO JUAN STANLEY POLO 2023 GMC SIERRA DENALI 3500HD FRAUDULENT VIN IGT49WE79PF254491 ONLY AS TO ORLANDO JAVIER ROSADO PADILLA 2021 RAM 3500 RAM 3500 FRAUDULENT VIN 3C63RRJLIMG521950 ONLY AS TO JOHN SEBASTIAN VASQUEZ 2025 INFINITI QX80 FRAUDULENT VIN JN8A23BB6S9401792 ONLY AS TO EMANUEL

SECOND INSERTION

HERNANDEZ 2024 CHEVROLET SUBURBAN FRAUDULENT VIN IGNSKCKD3RR189568 ONLY AS TO ELI VALENTINE CALERO LACKAWANNA COUNTY PRISON 2021 GMC YUKON XL DENALI FRAUDULENT VIN IGS2JKL7MR355818 ONLY AS TO LEAH G GOULET MS 2024 FORD F-150 RAPTOR FRAUDULENT VIN 1FTFWIRG8RFA43820 ONLY AS TO RAFFY EMMANUEL VARGAS GARCIA
TO: Emanuel Hernandez
203 Horstfield Drive
Winter Garden, Florida, 34787
YOU ARE NOTIFIED that a civil forfeiture action to forfeit the above listed property has been filed against you and you are required to serve a copy of your written defenses, if any, on the Plaintiff's attorney whose address is:
MARIO J. CABRERA
Florida Bar Number 0001163
Polk County Sheriff's Office
1891 Jim Keene Blvd.
Winter Haven, Florida 33880
(863) 298 - 6600
Primary Email:
mcabrera@polksheriff.org
on or before March 16, 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 or petition.
Dated: February 6, 2026.
STACY M. BUTTERFIELD
CLERK OF THE COURT
By: /s/ Tamika Joiner
AS DEPUTY CLERK
Feb. 12, 19, 26; Mar. 5, 2026
26-00520W

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
Case No.: 2025-CA-01222-O

PNC BANK, NATIONAL ASSOCIATION,
Plaintiff, vs.
AIMEE ROBERTSON; et al.,
Defendant(s).

TO: Robert James Lloyd
Last Known Residence: 3305 Lake Jean Dr Orlando, FL 32817

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in ORANGE County, Florida: LOT 78, ENCLAVE AT LAKE JEAN, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 67, PAGE(S) 13 THROUGH 20, INCLUSIVE, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 401 W. Linton Blvd. Suite 202-B Delray Beach, FL 33444, on or before 30 days from the first date of publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

Dated on February 6, 2026.
As Clerk of the Court (SEAL) By: /s/ Rasheda Thomas
As Deputy Clerk
Tiffany Moore Russell,
Clerk of Courts
Civil Division
425 N Orange Ave, Room 350
Orlando, Florida 32801

ALDRIDGE PITE, LLP,
Plaintiff's attorney,
401 W. Linton Blvd. Suite 202-B
Delray Beach, FL 33444
1457-1177B
Ref# 15125
February 12, 19, 2026 26-00559W

SECOND INSERTION

NOTICE OF ACTION
IN THE COUNTY COURT OF THE 9TH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
Case No.: 2025-CA-012758-O

JAN A. DUTTWEILER,
Plaintiff, v.
DAVID KINLAW,
Defendant.

TO: David Kinlaw, if alive, and if deceased, all known and unknown heirs, spouses, grantees, creditors, and anyone claiming by, through, under, or against him.

YOU ARE NOTIFIED that I, Jan A. Duttweiler, filed a case against you in Orange County Court related to a request for a court order concerning the ownership and title of a motor vehicle. I believe you may have an interest in the vehicle, and I am asking the Court to resolve the matter. You are required to respond to the Complaint by sending a written response to me at: JAN A. DUTTWEILER 1020 Wilfred Dr., Orlando, FL 32803 on or before March 16, 2026 and file a copy with the Clerk of Court either before sending it to me or immediately thereafter. If you fail to respond, a default may be entered against you, and the Court may grant the relief I am requesting.

DESCRIPTION OF VEHICLE (for reference):
This case is about the ownership and title of the following motor vehicle:
Year: 1967
Make/Model: Plymouth
Vehicle Identification Number
BH23H72332061

This case does not involve real estate.
DATED this _____ day of _____, 2026.

Tiffany Moore Russell
Plaintiff's attorney,
Clerk of the Circuit and County Courts
Orange County, Florida
By: _____
Deputy Clerk
Feb. 12, 19, 26; Mar. 5, 2026
26-00567W

SAVE TIME

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FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer
1/26/2026, 12:25

ORANGE COUNTY
SUBSEQUENT INSERTIONS

--- ACTIONS / SALES ---

SECOND INSERTION

Prepared by and returned to:

Jerry E. Aron, Esq.
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407

NOTICE OF SALE

Jerry E. Aron, P.A., having street address of 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida 33407, is the foreclosure trustee (the "Trustee") of MYRTLE HOLIDAY 1, LLC having a street address of C/O WILSON TITLE SERVICES, 9271 S. JOHN YOUNG PARKWAY, ORLANDO, FL 32819 (the "Lienholder"), pursuant to Section 721.855 and 721.856, Florida Statutes and hereby provides this Notice of Sale to the below described timeshare interests:

Owner Name	Address	Interest/Points/Contract #
CINDY ALONSO and STEVEN MICHAEL RODRIGUEZ	421 ALLEN ST APT A4, NEW BRITAIN, CT 06053	STANDARD Interest(s) / 50000 Points, contract # 7070510
TANYA R. AVERY	1515 ROUTE 660 APT A, MANSFIELD, PA 16933	STANDARD Interest(s) / 75000 Points, contract # 7077457
LAKEVIA SHANTRELL BELL	20611 NW 12TH PL, MIAMI, FL 33169	STANDARD Interest(s) / 50000 Points, contract # 7068280
NINOSKA VISETH BRATHWAITE and YOLANDA BEATRICE GAINES	724 MAINSAIL DR, NEWPORT NEWS, VA 23608 and 1603 E OCEAN VIEW AVE, NORFOLK, VA 23503,	STANDARD Interest(s) / 150000 Points, contract # 7073995
AMBER MICHELLE BRYANT	2305 S HARRISON ST, LITTLE ROCK, AR 72204	STANDARD Interest(s) / 45000 Points, contract # 7074660
CHRISTOPHER ADAM EDWARDS and HEATHER NICOLE EDWARDS	219 W LAWSON DR, AUBURNDALE, FL 33823	STANDARD Interest(s) / 40000 Points, contract # 7064654
MADELENA ARGENTINA FORTUNA and DAVE RODRIGUEZ	2078 HONEYWELL AVE, BRONX, NY 10460 and 1531 TAYLOR AVE APT 20, BRONX, NY 10460	STANDARD Interest(s) / 60000 Points, contract # 7074961
SADE RAE GARCIA	552 FIRETHORNE DR, MONROEVILLE, PA 15146	STANDARD Interest(s) / 30000 Points, contract # 7069832
SEAN MATTHEW GIBBS and RIO MARIA GIBBS	15550 SHELLCRACKER RD, JACKSONVILLE, FL 32226	STANDARD Interest(s) / 65000 Points, contract # 7080380
DEMETRIUS ANDRAE HARPER and LATRACY DESHONÉ HARPER	272 FISH RD UNIT A, DE SOTO, GA 31743	STANDARD Interest(s) / 30000 Points, contract # 7064709
LUIS MANUEL HERNANDEZ and KENDDY SUAREZ DE ARISPE	119 MERRYMAN CT, ANNAPOLIS, MD 21401 and 1502 WILMINGTON AVE, BALTIMORE, MD 21230	STANDARD Interest(s) / 100000 Points, contract # 7071172
IRADELIA HERNANDEZ VIDAL	7534 MEADOW DR, TAMPA, FL 33634	STANDARD Interest(s) / 150000 Points, contract # 7072783
KELSIE MARIHA HORTON and KRISTINA ANN FRANCE	354 STEGALL PL, DAWSONVILLE, GA 30534	STANDARD Interest(s) / 60000 Points, contract # 7044003
CRYSTAL CHYVONNE JACKSON	3207 EASTOVER RIDGE DR, UNIT #523, CHARLOTTE, NC 28211	STANDARD Interest(s) / 50000 Points, contract # 7063695
DENISE MICHELLE JOHNSON and ROBERT THOMAS BOOKER JOHNSON	110 SPRINGHOUSE DR, ENGLEWOOD, OH 45322 and 245 GLENSIDE CT APT D, DAYTON, OH 45426	STANDARD Interest(s) / 100000 Points, contract # 7051313
CHANDRA D. JONES and DAMION M. LIPSCOMB	610 W MULBERRY ST, BLOOMINGTON, IL 61701	STANDARD Interest(s) / 30000 Points, contract # 7073629
APRIL DELOIS POWELL and CALVIN CLAY POWELL, III	8470 US HIGHWAY 158, LITTLETON, NC 27850	STANDARD Interest(s) / 50000 Points, contract # 7064491
JENNIFER LEE RUEST	20 LILY POND CIR, RICHMOND, VT 05477	STANDARD Interest(s) / 30000 Points, contract # 7072353
TYQUEST WAYNISHA MONIQUE SMITH	819 SUFFOLK BLVD APT D, RALEIGH, NC 27603	STANDARD Interest(s) / 30000 Points, contract # 7065198
TORRENCE JORDANN TEMPLE and GENICIA SHUNTAE HAIRSTON	9527 LINA ARDREY LN, CHARLOTTE, NC 28277	STANDARD Interest(s) / 50000 Points, contract # 7062033
OSANA DE LA CARIDAD TORRES ALVAREZ and VICTOR ULLAN VELAZQUEZ	8397 SANDSTONE LAKE DR UNIT 102, TAMPA, FL 33615 and 4293 W HUMPHREY ST, TAMPA, FL 33614	STANDARD Interest(s) / 50000 Points, contract # 7071969

Property Description: Type of Interest(s), as described above, in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by Number of Points, as described above, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Timeshare Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida

February 12, 19, 2026

not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amendment thereto recorded as Document Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust")

The above-described Owners have failed to make the payments as required by their promissory note and mortgage recorded in the Official Records Book and Page of the Public Records of Orange County, Florida. The amount secured by the Mortgage and the per diem amount that will accrue on the amount owed are stated below:

Owner Name	Mtg.-Orange County Clerk of Court Book/ Page/Document #	Amount Secured by Mortgage	Per Diem
CINDY ALONSO and STEVEN MICHAEL RODRIGUEZ	20250028872	\$15,408.79	\$6.04
TANYA R. AVERY	20240715165	\$20,770.02	\$8.08
LAKEVIA SHANTRELL BELL	20240589236	\$14,436.54	\$5.63
NINOSKA VISETH BRATHWAITE and YOLANDA BEATRICE GAINES	20240655113	\$31,350.49	\$12.38
AMBER MICHELLE BRYANT	20240709530	\$13,573.04	\$5.37
CHRISTOPHER ADAM EDWARDS and HEATHER NICOLE EDWARDS	20240654623	\$12,007.55	\$4.71
MADELENA ARGENTINA FORTUNA and DAVE RODRIGUEZ	20250150073	\$17,275.32	\$6.88
SADE RAE GARCIA	20240709441	\$9,339.37	\$3.66
SEAN MATTHEW GIBBS and RIO MARIA GIBBS	20240712678	\$18,641.55	\$7.39
DEMETRIUS ANDRAE HARPER and LATRACY DESHONÉ HARPER	20250029384	\$9,112.65	\$3.58
LUIS MANUEL HERNANDEZ and KENDDY SUAREZ DE ARISPE	20240589635	\$23,451.66	\$9.20
IRADELIA HERNANDEZ VIDAL	20240654294	\$31,980.56	\$12.43
KELSIE MARIHA HORTON and KRISTINA ANN FRANCE	20240412586	\$17,353.51	\$6.78
CRYSTAL CHYVONNE JACKSON	20240672927	\$15,608.27	\$6.09
DENISE MICHELLE JOHNSON and ROBERT THOMAS BOOKER JOHNSON	20240486118	\$22,638.38	\$8.93
CHANDRA D. JONES and DAMION M. LIPSCOMB	20250029469	\$7,834.53	\$2.95
APRIL DELOIS POWELL and CALVIN CLAY POWELL, III	20240654636	\$15,494.56	\$6.00
JENNIFER LEE RUEST	20250150194	\$8,551.60	\$3.37
TYQUEST WAYNISHA MONIQUE SMITH	20240619863	\$8,720.25	\$3.40
TORRENCE JORDANN TEMPLE and GENICIA SHUNTAE HAIRSTON	20250034780	\$14,118.81	\$5.58
OSANA DE LA CARIDAD TORRES ALVAREZ and VICTOR ULLAN VELAZQUEZ	20240654691	\$15,442.85	\$6.02

Notice is hereby given that on March 9, 2026 at 11:00 a.m. Eastern time, at Westfall Law Firm, P.A., 1060 Woodcock Road, Suite 120, Orlando, FL 32803 the Trustee will offer for sale the above-described Properties.

In order to ascertain the total amount due and to cure the default, please call Holiday Inn Club Vacations Incorporated, at 407-477-7017 or 866-714-8679, before you make any payment.

An Owner may cure the default by paying the total amounts due to Holiday Inn Club Vacations Incorporated, by sending payment of the amounts owed by money order, certified check, or cashier's check to Jerry E. Aron, P.A. at 801 Northpoint Parkway, Suite #64, West Palm Beach, FL 33407, or with your credit card by calling Holiday Inn Club Vacations Incorporated at 407-477-7017 or 866-714-8679. at any time before the property is sold and a certificate of sale is issued.

A Junior Interest Holder may bid at the foreclosure sale and redeem the Property per Section 721.855(7)(f) or 721.856(7)(f), Florida Statutes.

TRUSTEE:
Jerry E. Aron, P.A.
By: _____
Print Name: Dianne Black
Title: Authorized Agent

FURTHER AFFIANT SAITH NAUGHT.

Sworn to and subscribed before me this February 10, 2026, by Dianne Black, as authorized agent of Jerry E. Aron, P.A. who is personally known to me.

Print Name: Sherry Jones
NOTARY PUBLIC STATE OF FLORIDA
Commission #HH 215271
Expiration: February 28, 2026.

26-00548W

SECOND INSERTION

NOTICE OF ACTION FOR PUBLICATION IN THE CIRCUIT COURT FOR THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA

Case No. 2023-DR-008593

ELIZABETH PEREZ RIVERA Petitioner, vs. MICHELIN VILLALOBOS MARCANO Respondent.
TO: MICHELIN VILLALOBOS MARCANO

YOU ARE HEREBY 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 IRENE PONS, Esquire, attorney for Plaintiff, whose address is 1738 Salem Drive, Orlando Florida 32807 on or before 3/26/2026, and file the original with ORANGE COUNTY CLERK OF COURT, 425 N. Orange Street, Orlando Florida 32801, before service on Petitioner or immediately thereafter.

If you fail to do so, a default may be entered against you for the relief demanded in the petition. Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request.

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Notice of Current Address, Florida Supreme Court Approved Form 12.915.) Future papers in this lawsuit will be mailed to the address on record at the clerk's office.

DATED: FEBRUARY 4TH, 2026
TIFFANY MOORE RUSSELL
CLERK OF THE CIRCUIT COURT
By: /S/ ROBERT HINGSTON
DEPUTY CLERK
425 North Orange Ave.
Suite 320
Orlando, Florida 32801
Feb. 12, 19, 26; Mar. 5, 2026
26-00527W

SECOND INSERTION

NOTICE OF ACTION FOR MODIFICATION IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA

CASE NO.: 2014-DR-007952-O

JEAN RICOT EDOUARD, Petitioner, vs. JENNY D. DESRAVINES F/K/A JENNY D. EDOUARD Respondent.
TO: JEAN RICOT EDOUARD
Address: Unknown

YOU ARE NOTIFIED that an action for a modification has been filed against you and that you are required to serve a copy of your written defenses, if any, to JENNY DESRAVINES through counsel, Melissa Gabriela Morales, Esq. at 390 N. Orange Avenue Suite 2300 Orlando, Florida 32801 and Melissa@MGMLawGroup.com, on or before 3/26/2026 and file the original with the clerk of Orange County at 425 N. Orange Ave. Orlando, FL 32801 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.

The minor child(ren) are identified as follows:
Minor Child: C.N.E.
Date of Birth: 2009
Gender: Male
Physical Description of Petitioner:
Approximate Age: 44
Race: Black
Ethnicity: African American
Hair Color: Brown
Eye Color: Brown
Approximate Height: 5'8"
Approximate Weight: Unknown
Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request.

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

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.
Date: 2/24/2026

CLERK OF THE CIRCUIT COURT
By: /S/ ROBERT HINGSTON
DEPUTY CLERK, Tiffany Moore
Russell
425 North Orange Ave.
Suite 320
Orlando, Florida 32801
Feb. 12, 19, 26; Mar. 5, 2026
26-00528W



Are there different types of legal notices?

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

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

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

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How much do legal notices cost?

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

The public is well-served by notices published in a community newspaper.

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PUBLISH YOUR LEGAL NOTICE

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

or email legal@businessobserverfl.com

Business Observer

ORANGE COUNTY
SUBSEQUENT INSERTIONS

--- ACTIONS / SALES ---

SECOND INSERTION

Prepared by and returned to:

Jerry E. Aron, Esq,
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407

NOTICE OF SALE

Jerry E. Aron, P.A., having street address of 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida 33407, is the foreclosure trustee (the "Trustee") of CASCADE FUNDING, LP -SERIES 14, having a street address of 1251 AVENUE OF THE AMERICAS, 50TH FLOOR, NEW YORK, NY 10020 (the "Lienholder"), pursuant to Section 721.855 and 721.856, Florida Statutes and hereby provides this Notice of Sale to the below described timeshare interests:

Owner Name	Address	Interest/Points/Contract #
JERRY LEON ADDISON and SUSAN LYNN MILLION	3966 SCHILLER PL, ST LOUIS, MO 63116	STANDARD Interest(s) / 30000 Points, contract # 6951735
SUZANNA SHERIKA ANDERSON	3856 BRONX BLVD APT 1A, BRONX, NY 10467	STANDARD Interest(s) / 40000 Points, contract # 6954080
KIM YVONNE BILLUPS	43 LANFORD RD, NEW CASTLE, DE 19720	STANDARD Interest(s) / 115000 Points, contract # 6973057
BRENDA SUE BINDER	14712 PALAMOS CIR, FORT MYERS, FL 33905	STANDARD Interest(s) / 150000 Points, contract # 6989969
MONIQUE RENEE BROWN	4535 16TH AVE S, SAINT PETERSBURG, FL 33711	STANDARD Interest(s) / 100000 Points, contract # 6993288
SHANQUITA MONEE BRYAN and KEIWANNA TASHANDA SHANEE STAMFARD-NANCE	454 CRESCENT ST # 2, BROCKTON, MA 02302 and 194 LONGMEADOW DRIVE, HOLBROOK, MA 02343	STANDARD Interest(s) / 200000 Points, contract # 6964682
VENUS CALDERON	5725 S CALIFORNIA AVE, CHICAGO, IL 60629	STANDARD Interest(s) / 50000 Points, contract # 6964660
STEVEN W DELIA	3276 CRAWFORD RD, EVERTON, AR 72633,	STANDARD Interest(s) / 200000 Points, contract # 6962849
KENNETH LEE FINCH and ELOISA GONZALES FINCH	PO BOX 1515, GRANBURY, TX 76048 and 4303 E US HIGHWAY 377 STE 101, GRANBURY, TX 76049	STANDARD Interest(s) / 30000 Points, contract # 6969365
KENNETH LEE FINCH and ELOISA GONZALES FINCH	PO BOX 1515, GRANBURY, TX 76048 and 4303 E US HIGHWAY 377 STE 101, GRANBURY, TX 76049	STANDARD Interest(s) / 35000 Points, contract # 6955494
DEVON ALLEN HARVEY and ANGELA MARIE HARVEY	2577 S CUSTER RD, CUSTER, MI 49405	STANDARD Interest(s) / 50000 Points, contract # 6957942
SANDRA EADS MALONE	4425 SULLIVAN ST APT 120, MADISON, AL 35758	STANDARD Interest(s) / 50000 Points, contract # 6961568
DUSTIN MICHAEL MARTIN and JACLYN RENEE MARTIN	1056 THE LONG RUN, COLUMBIA, TN 38401 and 1056 THE LONG RUN, COLUMBIA, TN 38401	STANDARD Interest(s) / 40000 Points, contract # 6975486
FLAVIA CHRISTES MEREDITH	2932 HARPER ST, SAINT LOUIS, MO 63107	STANDARD Interest(s) / 30000 Points, contract # 6969975
WILLIAM CHESTER MYERS	2302 41ST ST NW, CANTON, OH 44709	SIGNATURE Interest(s) / 200000 Points, contract # 6968078
JOSHUA ROY PHENIX and ALEXANDRIA MARIE FOCHTMAN A/K/A ALEX FOCHTMAN	5232 E BROADWAY RD LOT 325, MOUNT PLEASANT, MI 48858 and 4075 S ISABELLA RD APT C010, MOUNT PLEASANT, MI 48858	STANDARD Interest(s) / 50000 Points, contract # 6958584

SARITA EVETT PHILLIPS and VINCENT MAURICE PHILLIPS	11161 BUNCHBERRY CT, WALDORF, MD 20601	STANDARD Interest(s) / 30000 Points, contract # 6975756
SHARON WINSOME LENORE RICHARDS	1500 JESSAMINE RD, LEXINGTON, SC 29073	STANDARD Interest(s) / 150000 Points, contract # 6974722
ELIAS EDUARDO RIVERA-SANTIAGO and KASSANDRA YVETTE RIVERA	111 MONTGOMERY ST, MILFORD, DE 19963 and 111 MONTGOMERY ST, MILFORD, DE 19963	STANDARD Interest(s) / 150000 Points, contract # 6986161
GRISELL SUSANA RIVERO POZO	3342 S SEMORAN BLVD APT 2, ORLANDO, FL 32822	STANDARD Interest(s) / 100000 Points, contract # 6967288
JAMES WILSON ROBINSON, JR. and JUDITH MARIE WILLIAMS	1745 GROUSE ST, FOLEY, AL 36535	STANDARD Interest(s) / 50000 Points, contract # 6949262
CAREEN M. SMITH	50 MERIDIAN ST UNIT 52, EAST BOSTON, MA 02128	STANDARD Interest(s) / 65000 Points, contract # 6955891
KIAIRA ALEXUS TURNER-JOHNSON	22602 WOOLSEY, NOVI, MI 48375	STANDARD Interest(s) / 300000 Points, contract # 6965004
JESSICA MARIE VELA and ARMANDO VELA, JR.	7327 LYIA BR, SAN ANTONIO, TX 78252	STANDARD Interest(s) / 50000 Points, contract # 6968336
CARLOS G. VELASQUEZ and CHARITY E. VELASQUEZ	16036 ARBORVITAE CIR, CREST HILL, IL 60403 and 25348 MAXWELL ST, MANHATTAN, IL 60442	STANDARD Interest(s) / 585000 Points, contract # 6959013
DEBORAH WATSON and FLOYD FITZGERALD SMITH	4105 72ND AVE, LANDOVER HILLS, MD 20784	STANDARD Interest(s) / 115000 Points, contract # 6965001
MARCHELL WATSON	45 CARRUTH ST, DORCHESTER, MA 02124	STANDARD Interest(s) / 200000 Points, contract # 6973384
ANDREA DAWN WILLIAMS	186 FAIRCHILD RD, SALYERSVILLE, KY 41465	STANDARD Interest(s) / 40000 Points, contract # 6969057

Property Description: Type of Interest(s), as described above, in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by Number of Points, as described above, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Timeshare Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amendment thereto recorded as Document Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust")

The above-described Owners have failed to make the payments as required by their promissory note and mortgage recorded in the Official Records Book and Page of the Public Records of Orange County, Florida. The amount secured by the Mortgage and the per diem amount that will accrue on the amount owed are stated below:

Owner Name	Mtg.-Orange County Clerk of Court Book/Page/Document #	Amount Secured by Mortgage	Per Diem
JERRY LEON ADDISON and SUSAN LYNN MILLION	20230180340	\$7,281.15	\$2.67
SUZANNA SHERIKA ANDERSON	20230212539	\$11,783.00	\$4.51
KIM YVONNE BILLUPS	20230532334	\$26,116.20	\$10.12
BRENDA SUE BINDER	20230600763	\$30,137.04	\$11.61
MONIQUE RENEE BROWN	20230685173	\$21,372.74	\$8.29
SHANQUITA MONEE BRYAN and KEIWANNA TASHANDA SHANEE STAMFARD-NANCE	20230405814	\$37,576.31	\$14.38

VENUS CALDERON	20230526326	\$13,531.27	\$5.20
STEVEN W DELIA	20230382045	\$36,814.59	\$14.25
KENNETH LEE FINCH and ELOISA GONZALES FINCH	20230460700	\$8,705.16	\$3.35
KENNETH LEE FINCH and ELOISA GONZALES FINCH	20230247178	\$9,286.09	\$3.57
DEVON ALLEN HARVEY and ANGELA MARIE HARVEY	20230331523	\$11,328.21	\$4.03
SANDRA EADS MALONE	20230399641	\$12,885.13	\$4.97
DUSTIN MICHAEL MARTIN and JACLYN RENEE MARTIN	20230536273	\$12,004.39	\$4.62
FLAVIA CHRISTES MEREDITH	20230607320	\$8,331.87	\$3.21
WILLIAM CHESTER MYERS	20230499078	\$62,022.28	\$24.01
JOSHUA ROY PHENIX and ALEXANDRIA MARIE FOCHTMAN A/K/A ALEX FOCHTMAN	20230335709	\$12,776.27	\$4.97
SARITA EVETT PHILLIPS and VINCENT MAURICE PHILLIPS	20230551988	\$6,676.75	\$2.60
SHARON WINSOME LENORE RICHARDS	20230633394	\$30,396.23	\$11.66
ELIAS EDUARDO RIVERA-SANTIAGO and KASSANDRA YVETTE RIVERA	20230604943	\$29,212.88	\$11.27
GRISELL SUSANA RIVERO POZO	20230458527	\$20,624.97	\$7.99
JAMES WILSON ROBINSON, JR. and JUDITH MARIE WILLIAMS	20230167884	\$12,938.34	\$4.97
CAREEN M. SMITH	20230315856	\$16,952.28	\$6.60
KIAIRA ALEXUS TURNER-JOHNSON	20230435883	\$53,016.27	\$20.58
JESSICA MARIE VELA and ARMANDO VELA, JR.	20230452487	\$13,474.40	\$5.16
CARLOS G. VELASQUEZ and CHARITY E. VELASQUEZ	20230363569	\$115,310.70	\$42.28
DEBORAH WATSON and FLOYD FITZGERALD SMITH	20230435894	\$25,397.25	\$9.88
MARCHELL WATSON	20230589989	\$54,247.49	\$19.70
ANDREA DAWN WILLIAMS	20230598644	\$13,927.80	\$4.82

Notice is hereby given that on March 9, 2026 at 11:00 a.m. Eastern time, at Westfall Law Firm, P.A., 1060 Woodcock Road, Suite 120, Orlando, FL 32803 the Trustee will offer for sale the above-described Properties.

In order to ascertain the total amount due and to cure the default, please call Holiday Inn Club Vacations Incorporated, at 407-477-7017 or 866-714-8679, before you make any payment.

An Owner may cure the default by paying the total amounts due to Holiday Inn Club Vacations Incorporated, by sending payment of the amounts owed by money order, certified check, or cashier's check to Jerry E. Aron, P.A. at 801 Northpoint Parkway, Suite #64, West Palm Beach, FL 33407, or with your credit card by calling Holiday Inn Club Vacations Incorporated at 407-477-7017 or 866-714-8679. At any time before the property is sold and a certificate of sale is issued.

A Junior Interest Holder may bid at the foreclosure sale and redeem the Property per Section 721.855(7)(f) or 721.856(7)(f), Florida Statutes.

TRUSTEE:
Jerry E. Aron, P.A.

By: _____
Print Name: Dianne Black
Title: Authorized Agent

FURTHER AFFIANT SAITH NAUGHT.

Sworn to and subscribed before me this February 10, 2026, by Dianne Black, as authorized agent of Jerry E. Aron, P.A. who is personally known to me.

Print Name: Sherry Jones
NOTARY PUBLIC STATE OF FLORIDA
Commission #HH 215271
Expiration: February 28, 2026.
26-00550W

February 12, 19, 2026



Are there different types of legal notices?

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

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

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

Are internet-only legal notices sufficient?

No. While the internet is clearly a useful resource, websites should not be used as the sole source of a legal notice.

Websites, whether controlled by a government body or a private firm, are not independent, archived, readily available or independently verified.

Newspaper legal notices fulfills all of those standards.

How much do legal notices cost?

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

The public is well-served by notices published in a community newspaper.

ORANGE COUNTY
SUBSEQUENT INSERTIONS

--- SALES / ACTIONS TAX DEEDS ---

THIRD INSERTION
NOTICE OF ACTION (CONSTRUCTIVE SERVICE BY PUBLICATION)
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
Case No.: **2025-CA-008014-O**
DARRELL L. EICHHORN AND KEVIN L. EICHHORN, AS TRUSTEES OF THE DARRELL L. EICHHORN REVOCABLE TRUST UNDER AGREEMENT DATED OCTOBER 4, 2024 (A/K/A THE DARRELL L. EICHHORN FAMILY TRUST UNDER AGREEMENT DATED OCTOBER 4, 2024), Plaintiff, v. KRISTIN DENISE SLACK, Defendant.
TO: KRISTIN DENISE SLACK, 526 Westcliffe Drive, Winter Garden, FL 34787
YOU ARE HEREBY NOTIFIED that an action has been filed against you in the above-styled Court and cause by the Plaintiff named above, and you are required to serve a copy of your written defenses, if any, upon Gavin Tudor Elliot, Plaintiffs attorney, whose address is 2300 NW Corporate Blvd, Ste 215, Boca Raton, Florida 33134, within 30

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that DANA H COOK REVOCABLE TRUST the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-1022
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: STONEYBROOK WEST UNIT 3 47/78 LOT 44 BLK 11
PARCEL ID # 03-23-27-8233-11-440
Name in which assessed: MIKE M YOUNG, YUAN MA
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 19, 2026.
Dated: Jan 29, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
February 5, 12, 19, 26, 2026
26-00401W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that STACY READE the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-1862
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: (NOTE: AGRICULTURAL PORTION OF FOLLOWING DESCRIBED PROPERTY) BUTLER MANOR 14/56 LOT 7
PARCEL ID # 34-20-28-1110-00-071
Name in which assessed: REYMUNDO RODRIGUEZ MARQUEZ, MARIA IRMA NOLASCO PENA
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 19, 2026.
Dated: Jan 29, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
February 5, 12, 19, 26, 2026
26-00402W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that TIFANY MOORE RUSSELL As Clerk of the Court By /s/ Nancy Garcia As Deputy Clerk [COURT SEAL]
February 5, 12, 19, 26, 2026
26-00471W
wages, money, and property may thereafter be taken without further warning from the court. There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may call an attorney referral service or a legal aid office.
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 Ninth Circuit Court Administration ADA Coordinator, at Orange County Courthouse 425 N. Orange Avenue, Suite 510, Orlando, Florida, 32801, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
WITNESS my hand and the seal of said Court on this 23rd day of January, 2026.
Tiffany Moore Russell
As Clerk of the Court
By /s/ Nancy Garcia
As Deputy Clerk
[COURT SEAL]
February 5, 12, 19, 26, 2026
26-00471W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that YSRTEL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-612
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: REGAL POINTE PHASE 1 43/129 LOT 66
PARCEL ID # 23-22-27-6800-00-660
Name in which assessed: RUPERTO ROMAN RIVERA, BIENVENIDA ALVAREZ
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 19, 2026.
Dated: Jan 29, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
February 5, 12, 19, 26, 2026
26-00399W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that ELEVANT TALENT LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-288
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: ZELLWOOD STATION CO-OP M/H PARK 4644/1380 UNIT 500
PARCEL ID # 25-20-27-9825-00-500
Name in which assessed: BRIAN K HOLLING
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 19, 2026.
Dated: Jan 29, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
February 5, 12, 19, 26, 2026
26-00400W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that DANA H COOK REVOCABLE TRUST the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-1022
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: STONEYBROOK WEST UNIT 3 47/78 LOT 44 BLK 11
PARCEL ID # 03-23-27-8233-11-440
Name in which assessed: MIKE M YOUNG, YUAN MA
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 19, 2026.
Dated: Jan 29, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
February 5, 12, 19, 26, 2026
26-00401W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that EREBUS HOLDINGS LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-1862
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: (NOTE: AGRICULTURAL PORTION OF FOLLOWING DESCRIBED PROPERTY) BUTLER MANOR 14/56 LOT 7
PARCEL ID # 34-20-28-1110-00-071
Name in which assessed: REYMUNDO RODRIGUEZ MARQUEZ, MARIA IRMA NOLASCO PENA
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 19, 2026.
Dated: Jan 29, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
February 5, 12, 19, 26, 2026
26-00402W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that STACY READE the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-6451
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: COMM SW COR OF SE1/4 OF SE1/4 OF SEC 33-21-29 TH E 330 FT N 264 FT E 77.97 FT FOR POB TH RUN N 25.44 FT W 348.97 FT TO ELY R/W FORREST CITY RD TH S TO A PT E OF POB TH W TO POB
PARCEL ID # 33-21-29-0000-00-131
Name in which assessed: CLARENCE JOHN BOWLES, JUDY W BOWLES, WILLIAM KENNETH LUCAS
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 19, 2026.
Dated: Jan 29, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
February 5, 12, 19, 26, 2026
26-00403W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that FHB AS COLLATERAL ASSIGNEE FOR SAVVY FL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-7187
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: ASHLEY COURT CONDO OR 3638/2053 UNIT 3707-7 BLDG 7
PARCEL ID # 09-22-29-0310-07-070
Name in which assessed: JAMES F BROWN
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 19, 2026.
Dated: Jan 29, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
February 5, 12, 19, 26, 2026
26-00404W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that ELEVANT TALENT LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-7792
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: PINE HILLS SUB NO 10 T/84 LOT 10 BLK A
PARCEL ID # 19-22-29-6958-01-100
Name in which assessed: JOSE GUADALUPE SANCHEZ GALVAN, MARIA GABRIELA RODRIGUEZ HERNANDEZ
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 19, 2026.
Dated: Jan 29, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
February 5, 12, 19, 26, 2026
26-00405W

FOURTH INSERTION
NOTICE OF ADMINISTRATIVE COMPLAINT
To: STEVENIA LOUIS
Case: CD202501901/D 3301147
An Administrative Complaint to impose an administrative fine has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708 Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law.
Jan. 29; Feb. 5, 12, 19, 2026
26-00389W
FOURTH INSERTION
NOTICE OF ADMINISTRATIVE COMPLAINT
To: CHARLES ADA-DESERT
Case: CD202506024/
D 3224801/3402264
An Administrative Complaint to suspend your license(s) and eligibility for licensure has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708 Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law.
Jan. 29; Feb. 5, 12, 19, 2026
26-00390W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that SIR PALADIN LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-10978
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: CYPRESS CREEK VILLAGE UNIT 2 CB 3/68 KELLY BLDG UNIT 106
PARCEL ID # 18-23-29-1897-11-106
Name in which assessed: JUAN CARLOS REYES, NANCY Y MOJICA
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 19, 2026.
Dated: Jan 29, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
February 5, 12, 19, 26, 2026
26-00406W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that FIG 20 LLC FBO SEC PTY the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-11845
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: TAFT E/4 LOTS 9 & 10 BLK K TIER 5 SEE 2796/638
PARCEL ID # 01-24-29-8516-51-609
Name in which assessed: PATRICIA LE DOUX
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 19, 2026.
Dated: Jan 29, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
February 5, 12, 19, 26, 2026
26-00407W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that ALBERTO ESTEVEZ the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-16960
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: COMM AT NE COR OF SEC 6-22-32 THN RUN W 1125.57 FT S 432.97 FT TO POB S 100 FT W 100 FT N 100 FT E 100 FT TO POB
PARCEL ID # 06-22-32-0000-00-002
Name in which assessed: MARY R LAMAR
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 19, 2026.
Dated: Jan 29, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
February 5, 12, 19, 26, 2026
26-00408W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RAJESH PATEL the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-17059
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: EAST ORLANDO ESTATES SECTION B X/122 THE S 1/2 OF LOT 305
PARCEL ID # 15-22-32-2331-03-051
Name in which assessed: LATINO LEADERSHIP INC
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 19, 2026.
Dated: Jan 29, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
February 5, 12, 19, 26, 2026
26-00409W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RAJESH PATEL the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-17608
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: UNRECORDED PLAT OF ORANGE CO ACRES TRACT 25146 ALSO DESCR AS S1/2 OF NE1/4 OF NW1/4 OF SW1/4 OF NW1/4 OF SEC 25 22 32
PARCEL ID # 25-22-32-6215-01-460
Name in which assessed: NOORI ASHFAQ
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 19, 2026.
Dated: Jan 29, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
February 5, 12, 19, 26, 2026
26-00410W

FOURTH INSERTION
NOTICE OF ADMINISTRATIVE COMPLAINT
To: Jacob Lorenzo Mathis
Orlando, Orange County, Florida
Case Number: 350448-25-AG
An ADMINISTRATIVE COMPLAINT to (suspend or revoke your license(s) and eligibility for licensure) has been filed against you. You have the right to request a hearing pursuant to sections 120.569 and 120.57 (1) and (2), Florida Statutes, by mailing a request for same to the Agency Clerk. Filing with the Agency Clerk may be accomplished via U.S. Mail, express delivery overnight, hand delivery, facsimile transmission, or electronic mail. The address for delivery is DFS Agency Clerk, Department of Financial Services, 612 Larson Building, 200 East Gaines Street, Tallahassee, Florida, 32399-0390. The fax number is (850) 488-0697. The email address is DFSAgencyClerk@myfloridacfo.com. The address for delivery is the Department of Financial Services, Office of the General Counsel, 200 East Gaines Street, Tallahassee, Florida 32399-0333. A copy of the Administrative Complaint and Election of Proceeding can be requested by submitting a request via email at Hannah.Brackett@MyFloridaCFO.com or via telephone at (850) 413-4241. If a request for a hearing is not received by March 12, 2026, the right to a hearing in this matter will be waived and the Chief Financial Officer will dispose of this cause in accordance with law.
Jan. 29; Feb. 5, 12, 19, 2026
26-00336W

THIRD INSERTION
NOTICE OF FINAL ACCOUNTING AND PETITION FOR DISCHARGE
IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File No. **2023-CP-003112-O**
Division 02
IN RE: ESTATE OF
DONALD HENRY REED
Deceased.
To: Shanto Breaun Jones
2409 Taylor Street
Mascotte, FL 34753
(service by publication pursuant to Order Granting Service of Notice by Publication dated 03/10/2025)

THIRD INSERTION
Kunshana Daniels
8543 Herlong Road
Jacksonville, FL 32210
(service by publication pursuant to Order Granting Service of Notice by Publication dated 07/11/2025)
YOU ARE NOTIFIED that a Final Accounting and a Petition for Discharge have been filed in this court by MAZIE LEWIS-REED, the personal representative of the estate of DONALD HENRY REED, deceased, true copies of which accompany this notice. You are required to file with the clerk of the above court not later than 30 days after the date of service of this notice upon you any objections to the Petition for Discharge, and judgment may be entered in due course upon the petition.
/s/ Christian T. Fahrig
CHRISTIAN T. FAHRIG, Esq.
Florida Bar Number: 0095570
Attorney for Personal Representative
The Elder Law Center of Kirson & Fuller
1407 E. Robinson Street
Orlando, Florida 32801
Telephone: (407) 422-3017 /
Fax: (407) 730-7101
E-Mail: cfahrig@kirsonfuller.com
Secondary E-Mail: nsefulveda@kirsonfuller.com
Service E-Mail: service@kirsonfuller.com
Feb. 5, 12, 19, 26, 2026
26-00449W

THIRD INSERTION
charge, and judgment may be entered in due course upon the petition.
/s/ Christian T. Fahrig
CHRISTIAN T. FAHRIG, Esq.
Florida Bar Number: 0095570
Attorney for Personal Representative
The Elder Law Center of Kirson & Fuller
1407 E. Robinson Street
Orlando, Florida 32801
Telephone: (407) 422-3017 /
Fax: (407) 730-7101
E-Mail: cfahrig@kirsonfuller.com
Secondary E-Mail: nsefulveda@kirsonfuller.com
Service E-Mail: service@kirsonfuller.com
Feb. 5, 12, 19, 26, 2026
26-00449W

THIRD INSERTION
charge, and judgment may be entered in due course upon the petition.
/s/ Christian T. Fahrig
CHRISTIAN T. FAHRIG, Esq.
Florida Bar Number: 0095570
Attorney for Personal Representative
The Elder Law Center of Kirson & Fuller
1407 E. Robinson Street
Orlando, Florida 32801
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E-Mail: cfahrig@kirsonfuller.com
Secondary E-Mail: nsefulveda@kirsonfuller.com
Service E-Mail: service@kirsonfuller.com
Feb. 5, 12, 19, 26, 2026
26-00449W

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ORANGE COUNTY
SUBSEQUENT INSERTIONS

--- TAX DEEDS ---

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that BEAMIF A LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2019-15418
YEAR OF ISSUANCE: 2019
DESCRIPTION OF PROPERTY: SAMS AT GOLDENROD 40/103 INGRESS/EGRESS TRACT
PARCEL ID # 14-22-30-8647-00-002
Name in which assessed: MALBEC II LLC
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 12, 2026.
Dated: Jan 22, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Jan. 29; Feb. 5, 12, 19, 2026
26-00321W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT DAY INVESTMENT AND CONSULTING LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-17102
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: ROCKET CITY UNIT 2A Z/82 A/K/A CAPE ORLANDO ESTATES UNIT 2A 1855/292 THE E 75 FT OF W 180 FT OF TR 67
PARCEL ID # 13-23-32-7600-00-672
Name in which assessed: DALE ALEXANDER
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 12, 2026.
Dated: Jan 22, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Jan. 29; Feb. 5, 12, 19, 2026
26-00322W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that HMF FL E LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-3921
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: BEL AIRE WOODS SIXTH ADDITION 4/30 LOT 33
PARCEL ID # 23-22-28-7975-00-330
Name in which assessed: DASMINE MERCEDEZ FAGAN, ANNE MARIE FAGAN-CODNER, SANDRA MAUREEN ALLEN
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 12, 2026.
Dated: Jan 22, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Jan. 29; Feb. 5, 12, 19, 2026
26-00323W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that HMF FL E LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-6709
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: CYPRESS POINTE AT LAKE ORLANDO CONDOMINIUM 8825/0505 UNIT 4103H
PARCEL ID # 05-22-29-1876-04-103
Name in which assessed: 4103 DIJON DR LAND TRUST, AIG RENTALS LLC TRUSTEE
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 12, 2026.
Dated: Jan 22, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Jan. 29; Feb. 5, 12, 19, 2026
26-00324W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that HMF FL E LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-10910
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: WEATHERLY CONDO AT CENTRAL PARK CB 22/10 UNIT 1667D BLDG 5
PARCEL ID # 22-23-29-9105-66-704
Name in which assessed: VEERA RAGAVAN DAYALAN, KALAISEL DAYALAN VI
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 12, 2026.
Dated: Jan 22, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Jan. 29; Feb. 5, 12, 19, 2026
26-00325W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT PRO CAP 8 FBO FIRSTRUST BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-14321
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: VENETIAN PLACE CONDOMINIUM 8755/1712 UNIT 1614 BLDG 16
PARCEL ID # 10-23-30-8908-01-614
Name in which assessed: SAMUEL NWANOSIKE
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 12, 2026.
Dated: Jan 22, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Jan. 29; Feb. 5, 12, 19, 2026
26-00326W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that BLUE SPRINGS INC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-539
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: STANTON ESTATES 92/17 LOT 19
PARCEL ID # 15-22-27-8241-00-190
Name in which assessed: LEGENDS REVOCABLE TRUST, KATHY THABET TRUSTEE
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 12, 2026.
Dated: Jan 22, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Jan. 29; Feb. 5, 12, 19, 2026
26-00327W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT AVK REAL ESTATE LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-2128
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: TOWN OF APOPKA A/109 BEG AT SW COR OF LOT 34 BLK D RUN N 130 FT E 127 FT FOR POB S 130 FT E 23 FT N 130 FT W 23 FT TO POB
PARCEL ID # 09-21-28-0196-40-341
Name in which assessed: LAFAYETTE DOWDELL, MARTHA DOWDELL
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 12, 2026.
Dated: Jan 22, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Jan. 29; Feb. 5, 12, 19, 2026
26-00328W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT MUNICIPAL POINT CAPITAL LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-5032
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: STONEBRIDGE RESERVE CONDOMINIUM PHASE 8 9281/0342 UNIT 3080S
PARCEL ID # 12-23-28-8182-30-808
Name in which assessed: SABAH KHOUJA
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 12, 2026.
Dated: Jan 22, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Jan. 29; Feb. 5, 12, 19, 2026
26-00329W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT GS-RAN-Z LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-6048
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: LAKE BUENA VISTA RESORT VILLAGE 4 CONDOMINIUM 9453/0112 UNIT 5130Z
PARCEL ID # 35-24-28-4360-51-302
Name in which assessed: FREEDOM INVESTMENTS
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 12, 2026.
Dated: Jan 22, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Jan. 29; Feb. 5, 12, 19, 2026
26-00330W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT ELEVENTH TALENT LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-6051
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: LAKE BUENA VISTA RESORT VILLAGE 4 CONDOMINIUM 9453/0112 UNIT 51310
PARCEL ID # 35-24-28-4360-51-310
Name in which assessed: GIGICO USA GROUP LLC
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 12, 2026.
Dated: Jan 22, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Jan. 29; Feb. 5, 12, 19, 2026
26-00331W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT GS-RAN-Z LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-8871
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: MALIBU GROVES ELEVENTH ADDITION 4/87 LOT 12
PARCEL ID # 32-22-29-1828-00-120
Name in which assessed: LOIS A MCWHORTER ESTATE, SHARON M WILLIAMS
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 12, 2026.
Dated: Jan 22, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Jan. 29; Feb. 5, 12, 19, 2026
26-00332W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that AVK REAL ESTATE LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-16973
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: LAKE DRAWDY TERRACE V/65 LOT 12 (LESS N1/2 THEREOF)
PARCEL ID # 09-22-32-4416-00-120
Name in which assessed: MARY R LAMAR, JOHN A LAMAR JR
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 12, 2026.
Dated: Jan 22, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Jan. 29; Feb. 5, 12, 19, 2026
26-00333W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT RAJESH PATEL the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-17668
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: 4776/3831 ERROR IN LEGAL DESCRIPTION -- CHRISTMAS GARDENS NO 1 P/54 LOTS 8 9 & 10 BLK 3 (LESS ST RD 50 R/W) 3899/3096
PARCEL ID # 26-22-32-1312-03-080
Name in which assessed: LILLIAN B METZ REVOCABLE TRUST, LILLIAN B METZ TRUSTEE
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 12, 2026.
Dated: Jan 22, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Jan. 29; Feb. 5, 12, 19, 2026
26-00334W

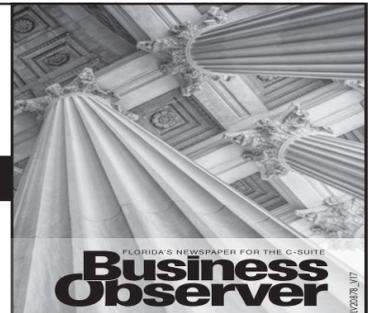
FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT RAJESH PATEL the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2023-17830
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: ROCKET CITY UNIT 1A Z/71 A/K/A CAPE ORLANDO ESTATES UNIT 1A 1855/292 THE N 75 FT OF S 180 FT OF TR 11
PARCEL ID # 01-23-32-7598-00-113
Name in which assessed: UYEN PHUONG NGUYEN, FREDTONG QUOC DOAN
ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 12, 2026.
Dated: Jan 22, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Jan. 29; Feb. 5, 12, 19, 2026
26-00335W

THIRD INSERTION
FINAL JUDGEMENT AGAINST JESSE ZULUAGA
IN THE COUNTY COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 2025-CC-021289-O MOSS PARK RIDGE HOMEOWNERS' ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION, Plaintiff, vs. JESSE ZULUAGA, Defendants,
It is adjudged that the Plaintiff, MOSS PARK RIDGE HOMEOWNERS' ASSOCIATION, INC., a Florida not-for-profit Corporation, recover from the Defendant JESSE ZULUAGA, possession of the real property at 13002 Moss Park Ridge Dr., Orlando, Florida 32828, and more particularly described as follows: LOT 36, MOSS PARK RIDGE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 66, PAGES 83-91 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, FOR WHICH LET WRITS OF POSSESSION AND EXECUTION NOW ISSUE.
Such property shall be sold on the date of March 26, 2026, at 11:00 am at the Orange County Courthouse. From the proceeds of such sale, Plaintiff shall recover:
\$5,173.89 balance owed to Plaintiff on HOA dues and late fees as of the end of 2022,
\$875.00 for 3.5 hours of attorney's fees,
\$495.00 for 6.6 hours of Legal Assistant fees,
\$330.50 cost of the Ninth Circuit filing fee for this lawsuit,
\$79.40 cost of service of process (done by Process Servers of Amer-

ica), \$10.00 fee for filing of a Notice and Claim of Lien with the Orange County Comptroller, for a total of \$6,963.79, in addition to the costs associated with making such sale.
IF THIS PROPERTY IS SOLD AT PUBLIC AUCTION, THERE MAY BE ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PERSONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS PURSUANT TO THIS FINAL WDGMENT.
IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, IF ANY, 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 TIMELY CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS.
IF YOU ARE THE PROPERTY OWNER, YOU MAY CLAIM THESE FUNDS YOURSELF YOU ARE NOT REQUIRED TO HAVE A LAWYER OR ANY OTHER REPRESENTATION, AND YOU DO NOT HAVE TO ASSIGN YOUR RIGHTS TO ANYONE ELSE IN ORDER FOR YOU TO CLAIM ANY MONEY TO WHICH YOU ARE ENTITLED. PLEASE CHECK WITH THE CLERK OF THE COURT, at 425 N Orange Ave, Orlando, FL 32801, 407-836-2000. WITHIN TEN (10) DAYS AFTER THE SALE, TO SEE IF THERE IS ADDITIONAL MONEY FROM THE FORECLOSURE SALE THAT THE CLERK HAS IN THE REGISTRY OF THE COURT.
IF YOU DECIDE TO SELL YOUR HOME OR HIRE SOMEONE TO HELP YOU CLAIM THE ADDITION-

AL MONEY, YOU SHOULD READ VERY CAREFULLY ALL PAPERS YOU ARE REQUIRED TO SIGN, ASK SOMEONE ELSE, PREFERABLY AN ATTORNEY WHO IS NOT RELATED TO THE PERSON OFFERING TO HELP YOU, TO MAKE SURE THAT YOU UNDERSTAND WHAT YOU ARE SIGNING AND THAT YOU ARE NOT TRANSFERRING YOUR PROPERTY OR THE EQUITY IN YOUR PROPERTY WITHOUT THE PROPER INFORMATION. IF YOU CANNOT AFFORD TO PAY AN ATTORNEY, YOU MAY CONTACT Legal Aid Society of the Orange County Bar Association, Inc. at +1 407-841-8310 TO SEE IF YOU QUALIFY FINANCIALLY FOR THEIR SERVICES. IF THEY CANNOT ASSIST YOU, THEY MAY BE ABLE TO REFER YOU TO A LOCAL BAR REFERRAL AGENCY OR SUGGEST OTHER OPTIONS. IF YOU CHOOSE TO CONTACT Legal Aid Society of the Orange County Bar Association, Inc. FOR ASSISTANCE, YOU SHOULD DO SO AS SOON AS POSSIBLE AFTER RECEIPT OF THIS NOTICE.
It is further ORDERED and ADJUDGED that within 5 days from the date of service of the Order, the Plaintiff shall furnish a copy of this Order to each self-represented party by electronic mail, hand delivery, U.S. Mail, first class, postage paid, and file a certificate signed by Plaintiff's counsel that delivery of this Order has been made as set forth herein.
DATED in Chambers, at Orlando, Orange County, Florida, this 3rd day of February 2026.
The Honorable Andrew Bain,
County Judge
Feb. 5, 12, 19; Mar. 5, 2026
26-00485W

PUBLISH YOUR LEGAL NOTICE
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and select the appropriate County name from the menu option or e-mail legal@businessobserverfl.com



WHAT'S UP?



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IT'S YOUR RIGHT TO KNOW

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