

LEE COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION

NOTICE OF PUBLIC SALE

Pursuant to the Florida Self Storage Lien Act, the owner of a self-storage facility has a lien upon all personal property located at the self-service storage facility for rent or other charges incurred for the storage of the personal property. Due to the failure to pay the rent, the owner is enforcing its lien and intends to sell or otherwise dispose of the personal property located in the rented spaces listed in this notice. THIS NOTICE IS BEING PROVIDED PURSUANT TO Florida STATE LAW BEFORE the sale, the tenants listed may pay the amount necessary to satisfy the lien and the reasonable expenses incurred to redeem the personal property. ADVERTISEMENT OF SALE: Notice is hereby given that the personal property located in the following storage units will be sold by competitive bidding. Facility Name: iStorage - 7019 - Cape Coral Facility Address: 1521 Del Prado Blvd., Cape Coral, FL 33909 US Facility Phone: 1+ (239) 217-1081 Description: Entire contents of unit consisting of, but not limited to: TROY WILSON ECKENRODE-shelf, bins, totes, baby stuff, mattress, bed head board, stool, furniture, misc. Joshua Landry-boxes, sneakers, hats, bucket, car jack, totes misc. James Ciunci-boxes, bins, bags, toys, red sox picture puzzle, folding chairs, household misc. David Larson-large office file cabinet, table, desk, furniture, boxes, key board, flat screen, office chair. Misc. FLORENCE GIANFRANCESCO-toaster oven, bins, vase, household, tarp, plastic ware, power washer, small end table, ladder household, pillows, misc. Bidding: All bidding will take place online at StorageTreasures.com on April 10, 2026, at 11:00am. Property will be sold to the highest bidder.

March 20, 27, 2026 26-01011L

FIRST INSERTION

NOTICE OF PUBLIC SALE

Pursuant to the Florida Self Storage Lien Act, the owner of a self-storage facility has a lien upon all personal property located at the self-service storage facility for rent or other charges incurred for the storage of the personal property. Due to the failure to pay the rent, the owner is enforcing its lien and intends to sell or otherwise dispose of the personal property located in the rented spaces listed in this notice. THIS NOTICE IS BEING PROVIDED PURSUANT TO Florida STATE LAW BEFORE the sale, the tenants listed may pay the amount necessary to satisfy the lien and the reasonable expenses incurred to redeem the personal property. ADVERTISEMENT OF SALE: Notice is hereby given that the personal property located in the following storage units will be sold by competitive bidding. Facility Name: iStorage - 8651 - North Fort Myers Facility Address: 14251 N. Cleveland Ave., North Fort Myers, FL 33903 US Facility Phone: 1+ (239) 842-7286 Description: Entire contents of unit consisting of, but not limited to: Heather Jackowicz-Boxes, Pictures, Mary Ellen Daly-Water dispenser, window unit AC, Clothes, Crock pot, Fishing polls. Bidding: All bidding will take place online at StorageTreasures.com on April 10, 2026, at 11:00am. Property will be sold to the highest bidder.

March 20, 27, 2026 26-01014L

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 Naples Swim Week located at 243 Bethany Home Drive in the City of Lehigh Acres, Lee, FL 33936 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 12th day of March, 2026
Multimedia Agency LLC.
Silvana Camargo
March 20, 2026 26-01051L

FIRST INSERTION

NOTICE OF APPLICATION FOR AUTHORITY TO TRANSFER AN EXEMPT ENTITY TO A REGULATED UTILITY AND AMENDMENT OF CERTIFICATE OF AUTHORIZATION TO EXTEND SERVICE AREA

DOCKET NO. 20260033-WS

APPLICATION FOR TRANSFER OF ASSETS OF EXEMPT UTILITY AND AMENDMENT OF CERTIFICATE NO. 347-S BY SUNSHINE WATER SERVICES COMPANY

DATE OF CUSTOMER NOTICE - 03/12/2026

Notice is hereby given that Sunshine Water Services Company ("SWS"), has filed an Application for Approval for the transfer to it of the wastewater system owned by Placid Lakes Utilities, Inc. ("Placid Lakes") and to amend Wastewater Certificate No. 347-S, to add the following land in Highlands County, Florida, pursuant to Sections 367.045 and 367.071, Florida Statutes, and Rules 25-30.030 and 25-30.037, Florida Administrative Code.

SWS is not requesting a change to the current rates and charges that currently apply to Placid Lakes wastewater customers; therefore, your current rates will not be affected by this transfer. Placid Lakes provides service to water and wastewater systems to the Placid Lakes Subdivision in the following described territory in Highlands County, Florida:

The following is a simplified legal description of Placid Lake's service territory. For the full legal description, please contact SWS at the contact information below.

LEGAL DESCRIPTION

Township 37 South, Range 29 East in Sections 9, 10, 11, 14, 22, and 23.
Township 37 South, Range 29 East in Section 2, 11, 13, and 24.

Common street names affected by the transfer: Catfish Creek Road, Christine Street Northwest, Claremont Avenue, Concord Parkway Northwest, Enos Avenue, Lake Groves Road Northeast, Lake Groves Road Northwest, Placid Lakes Boulevard, Placid View Drive, Seneca Drive Northwest, Tobler Boulevard Northwest, Washington Boulevard Northeast, and Washington Boulevard Northwest.

For more information concerning this notice, please contact SWS at the address below:

Sunshine Water Services Company
200 Weathersfield Ave
Altamonte Springs, FL 32714
Office: (866) 842-8432
Fax: (863) 465-1313

Contact us online: <https://account.myutility.us/account/contact-us.aspx>

Any objection to this application must be made in writing and filed with the Office of Commission Clerk, Florida Public Service Commission, 2540 Shumard Oak Boulevard, Tallahassee, Florida 32399-0850, no later than thirty (30) days after the last date that the notice was mailed or published, whichever is later.

March 20, 2026 26-01040L

FIRST INSERTION

WILDBLUE COMMUNITY DEVELOPMENT DISTRICT NOTICE OF MEETING

Notice is hereby given that the Board of Supervisors ("Board") of the WildBlue Community Development District ("District") will hold a Regular Meeting on April 2, 2026 at 10:00 a.m., at the Community Center (Card Room), 18721 WildBlue Boulevard, Fort Myers, Florida 33913 for the purpose of considering any business that may properly come before the Board.

The meeting is open to the public and will be conducted in accordance with the provision of Florida law. The meeting may be continued to a date, time, and place to be specified on the record at the meeting. A copy of the agenda for the meeting may be obtained by contacting the offices of the District Manager, Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (561) 571-0010, during normal business hours or by visiting the District's website, <http://wildbluecd.net/>.

There may be occasions when one or more Supervisors or staff will participate by telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at the meeting because of a disability or physical impairment should contact the District Office at (561) 571-0010 at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

A person who decides to appeal any decision made at the meeting with respect to any matter considered at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

District Manager
March 20, 2026 26-01048L

FIRST INSERTION

Fictitious Name Notice

Notice is hereby given that Ark Marine Construction and Services, INC. (owners Christopher and Natalie Hallmeyer), desiring to engage in business under the fictitious name Ark Marine Construction located at 2025 Fowler Street, Fort Myers, FL 33901, intends to register said name in Lee County with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

March 20, 2026 26-01018L

FIRST INSERTION

Fictitious Name Notice

Notice is hereby given that ZERO POINT GARAGE CONSULTING AND MANAGEMENT LLC, OWNER, desiring to engage in business under the fictitious name of IA NEXUS BUILDS located at 12091 SHAWNEE RD, FORT MYERS, FLORIDA 33913 intends to register the said name in LEE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

March 20, 2026 26-01017L

FIRST INSERTION

Fictitious Name Notice

NOTICE IS HEREBY GIVEN that Equipit, Inc., desiring to engage in business under the fictitious name of Mobile Mission Ministries located at 19601 Ben Hill Griffin Parkway, Fort Myers, FL, 33913 intends to register the said name in Lee County with the Division of Corporations of the Department of State, Tallahassee, Florida, pursuant to section 865.09 of the Florida Statutes.

March 20, 2026 26-01019L

FIRST INSERTION

NOTICE OF APPLICATION FOR AUTHORITY TO TRANSFER WATER AND WASTEWATER CERTIFICATES OF AUTHORIZATION TO ANOTHER REGULATED UTILITY

DOCKET NO. 20260032-WS

APPLICATION FOR TRANSFER OF FACILITIES OF PLACID LAKES UTILITIES, INC. AND WATER CERTIFICATE NO. 401-W TO SUNSHINE WATER SERVICES COMPANY IN HIGHLANDS COUNTY

DATE OF CUSTOMER NOTICE - 03/12/2026

Notice is hereby given that Sunshine Water Services Company ("SWS"), has filed an Application for Approval of Transfer of Water and Wastewater systems of Placid Lakes Utilities, Inc. ("Placid Lakes") in Highlands County, Florida, pursuant to Section 367.071, Florida Statutes, and Rule 25-30.037, Florida Administrative Code.

SWS is not requesting a change to rates, classifications, charges, or rules and regulations; therefore, your current rates will not be affected by this transfer. Placid Lakes provides service to water and wastewater systems to the Placid Lakes Subdivision in the following described territory in Highlands County, Florida:

The following is a simplified legal description of Placid Lake's service territory. For the full legal description, please contact SWS at the contact information below.

LEGAL DESCRIPTION

Township 37 South, Range 29 East in Sections 9, 10, 11, 14, 22, and 23.
Township 37 South, Range 29 East in Section 2, 11, 13, and 24.

Common street names affected by the transfer: Catfish Creek Road, Christine Street Northwest, Claremont Avenue, Concord Parkway Northwest, Enos Avenue, Lake Groves Road Northeast, Lake Groves Road Northwest, Placid Lakes Boulevard, Placid View Drive, Seneca Drive Northwest, Tobler Boulevard Northwest, Washington Boulevard Northeast, and Washington Boulevard Northwest.

For more information concerning this notice, please contact SWS at the address below:

Sunshine Water Services Company
200 Weathersfield Ave
Altamonte Springs, FL 32714
Office: (866) 842-8432
Fax: (863) 465-1313

Contact us online: <https://account.myutility.us/account/contact-us.aspx>

Any objection to this application must be made in writing and filed with the Office of Commission Clerk, Florida Public Service Commission, 2540 Shumard Oak Boulevard, Tallahassee, Florida 32399-0850, no later than thirty (30) days after the last date that the notice was mailed or published, whichever is later.

March 20, 2026 26-01041L

FIRST INSERTION

PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: **12750 Trade Center Dr, Bonita Springs, FL 34135 April 7th 2026, at 11:45am**
Derek Sherrill
Christmas decorations, totes, tools and supplies
The auction will be listed and advertised on www.storageexpress.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

March 20, 27, 2026 26-01016L

FIRST INSERTION

NOTICE OF PUBLIC SALE

Pursuant to the Florida Self Storage Lien Act, the owner of a self-storage facility has a lien upon all personal property located at the self-service storage facility for rent or other charges incurred for the storage of the personal property. Due to the failure to pay the rent, the owner is enforcing its lien and intends to sell or otherwise dispose of the personal property located in the rented spaces listed in this notice. THIS NOTICE IS BEING PROVIDED PURSUANT TO Florida STATE LAW BEFORE the sale, the tenants listed may pay the amount necessary to satisfy the lien and the reasonable expenses incurred to redeem the personal property. ADVERTISEMENT OF SALE: Notice is hereby given that the personal property located in the following storage units will be sold by competitive bidding. Facility Name: iStorage - 8029 - North Fort Myers Facility Address: 14150 N. Cleveland Ave., North Fort Myers, FL 33903 US Facility Phone: 1+ (239) 307-0008 Description: Entire contents of unit consisting of, but not limited to: William Smith-Wicker Bar Stool, Wicker Furniture, Plastic Bins, Tools, Kyle Williams-Plastic Bins, TV, Furniture, Tool Box, Folding Chair, Dresser, Wood Ships Decor, Clothes, Shelley Lynn-Folding Tables, Tools, Plastic Totes, Air Mattress, Ice Chest Cooler, Plastic Bags, Juana Perez Noblet-Box, Clothes, Plastic Containers, Beauty Products. Keith Hutchison-Boxes, Cooler, Bicycles, Suitcase Plastic Bags, Plastic Bins. Bidding: All bidding will take place online at StorageTreasures.com on April 10, 2026, at 11:00am. Property will be sold to the highest bidder.

March 20, 27, 2026 26-01013L

FIRST INSERTION

PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: **11301 Bonita Beach Rd SE, Bonita Springs, FL 34135, April 07, 2026 at 12:30 PM**
Zhane Nash
Household Goods
Household Goods The auction will be listed and advertised on www.storageexpress.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

March 20, 27, 2026 26-01015L

FIRST INSERTION

NOTICE OF PUBLIC SALE

The following personal property of CAMERON COCHRAN aka CARMEN COCHRAN, LESLEY ANNE STAPLES and RAYMOND EARL ASPER, will, on April 1, 2026, at 10:00 a.m., at 283 Blue Beard Drive, Lot #283, North Fort Myers, Lee County, Florida 33917; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:
1979 COMM MOBILE HOME, VIN: CC6697AFLA, TITLE NO.: 0016529136, and VIN: CC6697BFLA, TITLE NO.: 0016529137 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#3251-631)

March 20, 27, 2026 26-01039L

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 FERNANDEZ THE BULL CUBAN CAFE AND BAR located at 8156 ALICO ROAD, UNIT 18-19 in the City of FORT MYERS, Lee, FL 33912 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 13th day of March, 2026
FERNANDEZ THE BULL FT MYERS LLC
March 20, 2026 26-01052L

FIRST INSERTION

NOTICE OF PUBLIC SALE

Pursuant to the Florida Self Storage Lien Act, the owner of a self-storage facility has a lien upon all personal property located at the self-service storage facility for rent or other charges incurred for the storage of the personal property. Due to the failure to pay the rent, the owner is enforcing its lien and intends to sell or otherwise dispose of the personal property located in the rented spaces listed in this notice. THIS NOTICE IS BEING PROVIDED PURSUANT TO Florida STATE LAW BEFORE the sale, the tenants listed may pay the amount necessary to satisfy the lien and the reasonable expenses incurred to redeem the personal property. ADVERTISEMENT OF SALE: Notice is hereby given that the personal property located in the following storage units will be sold by competitive bidding. Facility Name: iStorage - 8055-Ft. Myers Facility Address: 13701 Indian Paint Lane, Ft. Myers, FL 33912 US Facility Phone: 1+ (239) 300-2075 Description: Entire contents of unit consisting of, but not limited to: Linecha Hippolyte- Boxes, pillows, office salon chairs, storage container, stools, shelving, salon desk. Jennifer Simpson-Boxes, totes, tools, pictures, toys, golf clubs, tent, bags, suitcase, toolbox, snow board, fishing poles. Concept Factory, LLC- NICOLEAU, LORENZO-Totes, office divider. Concept Factory, LLC- NICOLEAU, LORENZO-Totes, office furniture, commercial fan barriers, refrigerator, traffic cones, tools, boxes, coolers, folding chairs, dolly, white board, outside shelter. Jeremy Kinsworthy-Plastic sheeting, insulation sheets, dollies, office chairs, cones, boxes, rubber roof roll, garden sprayer. Bidding: All bidding will take place online at StorageTreasures.com on April 10, 2026, at 11:00am. Property will be sold to the highest bidder.

March 20, 27, 2026 26-01009L

FIRST INSERTION

NOTICE OF PUBLIC SALE

Pursuant to the Florida Self Storage Lien Act, the owner of a self-storage facility has a lien upon all personal property located at the self-service storage facility for rent or other charges incurred for the storage of the personal property. Due to the failure to pay the rent, the owner is enforcing its lien and intends to sell or otherwise dispose of the personal property located in the rented spaces listed in this notice. THIS NOTICE IS BEING PROVIDED PURSUANT TO Florida STATE LAW BEFORE the sale, the tenants listed may pay the amount necessary to satisfy the lien and the reasonable expenses incurred to redeem the personal property. ADVERTISEMENT OF SALE: Notice is hereby given that the personal property located in the following storage units will be sold by competitive bidding. Facility Name: iStorage - 8014 - Cape Coral Facility Address: 3300 Chiquita Blvd. S., Cape Coral, FL 33914 US Facility Phone: 1+ (239) 208-0009 Description: Entire contents of unit consisting of, but not limited to: Stephen Hardison-Office chairs, totes, boxes, bins, shelf, folding table, gas can, containers, cooler, holiday decorations, misc. Scott hearyman- Holiday decorations, totes, bins, stuffed animals, pictures, toys, misc. Tyler Weber-Mattress, folding lawn chairs, ladder, totes, shelving, golf clubs, table, gym equipment, small flat screen, boxes, bags. Jay Sindorf-Mattress, box spring, wooden chair/table, lamp, shelving, totes, cooler, buckets, boxes, construction hats, file cabinets. Bidding: All bidding will take place online at StorageTreasures.com on April 10, 2026, at 11:00am. Property will be sold to the highest bidder.

March 20, 27, 2026 26-01012L

FIRST INSERTION

NOTICE OF PUBLIC SALE

The following personal property of John E. Bubernack and Gail Marie Bubernack will on the 6th day of April 2026 at 10:00 a.m., on property at 17021 Upriver Drive, RV Lot #117, North Fort Myers, Lee County, Florida 33957, in Upriver RV Park, be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:
2018 HOME Park Trailer
VIN No: BA610212K
Title No: 0127998551
And All Other Personal Property Therein
PREPARED BY:
Rosia Sterling
Lutz, Bobo & Telfair, P.A.
2155 Delta Blvd, Suite 210-B
Tallahassee, Florida 32303

March 20, 27, 2026 26-01050L

PUBLISH YOUR LEGAL NOTICE

Email legal@businessobserverfl.com

Business Observer

--- PUBLIC SALES ---

FIRST INSERTION

NOTICE OF PUBLIC SALE

Pursuant to the Florida Self Storage Lien Act, the owner of a self-storage facility has a lien upon all personal property located at the self-service storage facility for rent or other charges incurred for the storage of the personal property. Due to the failure to pay the rent, the owner is enforcing its lien and intends to sell or otherwise dispose of the personal property located in the rented spaces listed in this notice. THIS NOTICE IS BEING PROVIDED PURSUANT TO Florida STATE LAW BEFORE the sale, the tenants listed may pay the amount necessary to satisfy the lien and the reasonable expenses incurred to redeem the personal property. ADVERTISEMENT OF SALE: Notice is hereby given that the personal property located in the following storage units will be sold by competitive bidding. Facility Name: iStorage - 7010-Ft. Myers Facility Address: 12859 McGregor Blvd. Ft. Myers, FL 33919 US Facility Phone: 1+ (239) 443-3885 Description: Entire contents of unit consisting of, but not limited to: Claudia Demas-shelving, vacuum, luggage, rugs, boxes, bins, Claudia Demas-shelving, kitchen appliances, batteries, stand up fan, sewing machine case, boxes, Claudia Demas-small radio, lamp, boxes, bins, bags, Ransom Noble-wall art, gun case, helmets, shovel, plastic bins, pillow. Bidding: All bidding will take place online at StorageTreasures.com on April 10, 2026, at 11:00am. Property will be sold to the highest bidder.

March 20, 27, 2026 26-01010L

FIRST INSERTION

NOTICE OF PUBLIC SALE

The following personal property of Barry Ignal and Anna Ignal will on the 6th day of April 2026 at 11:00 a.m., on property at 36 Fletcher Drive, Lot #26, North Ft. Myers, Lee County, Florida 33903, in Southwind Village, be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

Year/Make: 1985 BARR Mobile Home
VIN Nos.: FLFL2AF123308237/
FLFL2BF123308237
Title Nos.: 41976257/41976260
And All Other Personal Property Therein

PREPARED BY:

Rosia Sterling
Lutz, Bobo & Telfair, P.A.
2155 Delta Blvd, Suite 210-B
Tallahassee, Florida 32303

March 20, 27, 2026 26-01049L

FIRST INSERTION

NOTICE TO CREDITORS

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

PROBATE DIVISION

CASE NO: 26-CP-0556

IN RE: ESTATE OF

RICKEY BARRON ROGERS

Deceased.

The administration of the estate of RICKEY BARRON ROGERS deceased, whose date of death was March 26th, 2025, is pending in the Circuit Court for Lee, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmaturing, contingent, or unliquidated claims, 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 must file claims 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 YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is March 20, 2026.

/s/ Teresa Brunson
Teresa Brunson-
Personal Representative

/s/ Donald Isaac
Donald Isaac Attorney at Law
Florida Bar No. 394106
5237 Summerlin Commons Blvd.
Suite 310
Fort Myers, FL 33916
239-275-2200
disaac@donaldisaacclaw.com
March 20, 27, 2026 26-01028L

FIRST INSERTION

NOTICE OF ACTION

IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION

CASE NO: 23-CP-000811

IN RE: ESTATE OF

LOIS V. TROTTER

Deceased.

TO: Sandra Martinez

Last Known Address: Unknown

YOU ARE NOTIFIED that an action has been filed against you in the Circuit Court of Lee County, Florida, Probate Division, regarding the Estate of Lois V. Trotter, deceased.

The action seeks to reopen the estate for subsequent administration and to correct the determination of heirs relating to the real property located at:

1317 NW 9th Terrace
Cape Coral, Florida

The Petition alleges that the Decedent died without descendants and was survived by his spouse, James E. Trotter, who inherited the entire estate under Florida intestacy law.

You are required to serve a copy of your written defenses, if any, to the Petition on:

Donald Isaac, Esq.
5237 Summerlin Commons,
Suite 310

Fort Myers, Florida 33907

disaac@donaldisaacclaw.com

within thirty (30) days after the first date of publication and file the original with the Clerk of this Court either before service on Petitioner's attorney or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the Petition.

March 20, 27, 2026 26-01024L

FIRST INSERTION

RIVER HALL COMMUNITY DEVELOPMENT DISTRICT NOTICE OF MEETING

The Board of Supervisors ("Board") of the River Hall Community Development District ("District") will hold a Regular Meeting on April 2, 2026 at 3:30 p.m., at the River Hall Town Hall Center, Kids Room, 3089 River Hall Parkway, Alva, Florida 33920 for the Board to consider any business which may properly come before it.

The meeting is open to the public and will be conducted in accordance with the provision of Florida Law for Community Development Districts. The meeting may be continued to a date, time, and place to be specified on the record at the meeting. A copy of the agenda for the meeting may be obtained from the office of the District Manager, Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (561) 571-0010, during normal business hours or by visiting the District's website, <http://www.riverhalldd.org/>.

There may be occasions when one or more Supervisors or staff will participate by telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at the meetings because of a disability or physical impairment should contact the District Office at (561) 571-0010 at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

A person who decides to appeal any decision made at the meetings with respect to any matter considered at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

District Manager
March 20, 2026 26-01089L

FIRST INSERTION

NOTICE OF PUBLIC SALE

The following personal property of William Schmitt and Linda Schmitt located at 15766 Breezy Point Dr., lot #127 North Ft. Myers, Florida 34769 will, on April 7, 2026, at 9:00 a.m., be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109: at the Bayshore Village office, 15711 Shoreline Blvd. North Fort Myers, Florida 33917.

YEAR/MODEL 1974/SKYL
VIN# 0165416AH
Title# 0013046088
YEAR/MODEL 1974/SKYL
VIN# 0165416BH
Title# 0013046089

Additional personal property unknown
PREPARED BY:
MARK C. PAYNE, Esq.
Agent for Bayshore Village
P.O. Box 1061
Tampa, Florida 33601-1061
Telephone: 813-223-6882
March 20, 27, 2026 26-01072L

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION

File No.: 26-cp-583

Division PROBATE

IN RE: ESTATE OF

BETH L. DELK

Deceased.

The administration of the estate of BETH L. DELK, deceased, whose date of death was October 2, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is, 1700 Monroe Street Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of the first publication of this notice was March 20, 2026.

Personal Representative:

Susan Knapper

11321 Longwater Chase Ct.

Fort Myers, FL 33908

Attorney for Personal Representative:

Steven Duncan

Florida Bar No. 85850

Duncan Law Firm, P.A.

10600 Chevrolet Way #213

Esteros, FL 33928

239-405-6848

March 20, 27, 2026 26-01033L

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR LEE COUNTY FLORIDA PROBATE DIVISION

File No. 26-CP-000296

PROBATE DIVISION,

JUDGE KYLE S. COHEN

RE: ESTATE OF

RONALD LEMOINE BARNETT, JR

Deceased,

The administration of the estate of RONALD LEMOINE BARNETT, JR, deceased, whose date of death was November 7, 2025, Case number 26-CP-000296, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Probate Division, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of the first publication of this notice is March 20, 2026.

Personal Representative:

LINDA JEANNE BAILLEUL

14380 Riva Del Lago Dr #1703

Fort Myers, FL 33907

Attorney for Personal Representative:

Michael J. Rich, Esquire

Florida Bar No. 998907

2211 Widman Way #250

Fort Myers, Florida 33901

Telephone (239) 333-0192

richlawoffices@gmail.com
March 20, 27, 2026 26-01055L

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR LEE COUNTY FLORIDA PROBATE DIVISION

File No. 26-CP-000723

PROBATE DIVISION,

JUDGE J. FRANK PORTER

RE: ESTATE OF

EDWARD VINCENT KELLY

Deceased.

The administration of the estate of EDWARD VINCENT KELLY, deceased, whose date of death was February 8, 2026, Case number 26-CP-000723, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Probate Division, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of the first publication of this notice is March 20, 2026.

Personal Representative:

Susan Catherine Kelly

3001 Rte 130, Apr 54D

Delran, NJ 08075

Attorney for Personal Representative:

Michael J. Rich, Esquire

Florida Bar No. 998907

2211 Widman Way #250

Fort Myers, Florida 33901

Telephone (239) 333-0192

richlawoffices@gmail.com
March 20, 27, 2026 26-01026L

FIRST INSERTION

NOTICE TO CREDITORS

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

PROBATE DIVISION

CASE NO. 26-CP-803

IN RE: ESTATE OF

RAYMOND KOENIG,

Deceased.

The administration of the Estate of RAYMOND KOENIG, deceased, whose date of death was December 19, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address is 1700 Monroe Street, Fort Myers, Florida 33901. The personal representative's and the personal representative's attorney names and addresses are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate 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 THE FLORIDA STATUTES WILL BE FOREVER BARRED.

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

The first publication of this notice is March 20, 2026.

RICHARD KOENIG

Personal Representative

/S/ RICHARD M. RICCIARDI, JR.

RICHARD M. RICCIARDI, JR., ESQ.

Florida Bar No. 90567

YOUR ADVOCATES, P.A.

2050 McGregor Blvd.

Fort Myers, FL 33901

Phone: (239) 689-1096

Fax: (239) 791-8132

E-mail: rricciardi@your-advocates.org
March 20, 27, 2026 26-01054L

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS

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

FLORIDA

PROBATE DIVISION

CASE NO: 25-CP-2853

IN RE: ESTATE OF

GLORIA ANN FRANCINE RICE

Deceased.

The administration of the estate of GLORIA ANN FRANCINE RICE deceased, whose date of death was March 21st, 2024, is pending in the Circuit Court for Lee, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmaturing, contingent, or unliquidated claims, 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 must file claims 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 YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is March 20, 2026.

/s/ Donita Hall

Donita Hall-

Personal Representative

/s/ Donald Isaac

Donald Isaac Attorney at Law

Florida Bar No. 394106

5237 Summerlin Commons Blvd.

Suite 310

Fort Myers, FL 33916

239-275-2200

disaac@donaldisaacclaw.com

March 20, 27, 2026 26-01027L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA

CIVIL DIVISION: T

CASE NO.: 25-CA-005841

LAKEVIEW LOAN SERVICING,

LLC,

Plaintiff, vs.

JAIME HERMOSO; ISLAND PARK

WOODLANDS HOMEOWNERS

ASSOCIATION, INC.; UNITED

STATES OF AMERICA ACTING

ON BEHALF OF THE SECRETARY

OF HOUSING AND URBAN

DEVELOPMENT; KATHERINE

E. ESTRADA MACHADO;

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), KEVIN C. KARNES as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.Lee.realforeclose.com at, 9:00 AM on the 09 day of April, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 81, UNIT "B" ISLAND PARK WOODLANDS, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 33, PAGE(S) 8 AND 9, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
PROPERTY ADDRESS: 6060 MACBETH LN, FORT MYERS, FL 33908

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-0775
IN RE: ESTATE OF MARY M. OWEN
Deceased.

The administration of the estate of Mary M. Owen, deceased, whose date of death was September 3, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is March 20, 2026.

Personal Representative:
Ronald J. Owen
1824 Butler Pike
Conshohocken, PA 19428
Attorney for Personal Representative:
Melissa D. Stubbs, Esq.
Florida Bar No. 1018975
Wilson and Johnson, P.A.
2425 Tamiami Trail N., Suite 211
Naples, Florida 34103
Telephone: (239) 436-1500
E-mail Addresses:
mdstubs@naplesstatelaw.com
2nd: smhillock@naplesstatelaw.com
Attorney for the Personal Representative
4898-7969-9601, v. 2
March 20, 27, 2026 26-01032L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-000203
Division Probate
IN RE: ESTATE OF DOROTHY C. WOOLLEY
Deceased.

The administration of the estate of Dorothy C. Woolley, deceased, whose date of death was November 9, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, 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 March 20, 2026.

Personal Representative:
David R. Wolley
309 Eagle Landing Drive
Covington, Louisiana 70435
Attorney for Personal Representative:
Abigail M. Lyons
Attorney
Florida Bar Number: 1040206
Lyons & Lyons, PA.
27911 Crown Lake Boulevard Ste 201
Bonita Springs, FL 34135
Telephone: (239) 948-1823
Fax: (239) 948-1826
E-Mail: abby.lyons@lyons-law.com
Secondary E-Mail:
gzamora@lyons-law.com
March 20, 27, 2026 26-01047L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-000598
Division Probate
IN RE: ESTATE OF CHARLES L. ROSS JR.,
A/K/A CHARLES LEE ROSS, JR.,
Deceased.

The administration of the Estate of Charles L. Ross Jr., a/k/a Charles Loren Ross, Jr., deceased, whose date of death was October 9, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the Personal Representatives and the Personal Representatives' attorney are set forth below.

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

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

The Personal Representative 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, Florida Statutes. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is March 20, 2026.

Charles Loren Ross
Carin Ross Johnson
Petitioners
Shumaker, Loop & Kendrick, LLP
Cheryl L. Gordon, Esquire
Attorney for Petitioners
Florida Bar No. 0284483
240 S. Pineapple Avenue, 9th Floor
Sarasota, Florida 34236
Telephone: (941)-364-2706
Email Addresses:
cgordon@shumaker.com
mward@shumaker.com
March 20, 27, 2026 26-01056L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-737
Division Probate
IN RE: ESTATE OF TERRY D. PREKOP
Deceased.

The administration of the estate of Terry D. Prekop, deceased, whose date of death was January 18, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, 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 March 20, 2026.

Personal Representative:
Douglas Swartz
2230 Juanita Place
Cape Coral, Florida 33993
Attorney for Personal Representative:
Douglas A. Dodson, II
Florida Bar Number: 126439
DORCEY LAW FIRM PLC
10181 Six Mile Cypress Parkway, Ste C
Fort Myers, FL 33966
Telephone: (239) 418-0169
Fax: (239) 418-0048
E-Mail: douglas@dorceylaw.com
Secondary E-Mail:
probate@dorceylaw.com
March 20, 27, 2026 26-01025L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-0621
IN RE: ESTATE OF DIANE M. NICHOLAS,
Deceased.

The administration of the Estate of DIANE M. NICHOLAS, deceased, whose date of death was October 8, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO Box 9346, Fort Myers, FL 33902. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is March 20, 2026.

The Personal Representative have no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act (Sections 732.216-732.228 of the Florida Probate Code) applies or may apply, unless a written demand is made by a creditor as specified in Section 732.221 of the Florida Probate Code.

Personal Representative:
CHARLES A. NICHOLAS
c/o Cummings & Lockwood, LLC
8000 Health Center Boulevard,
Suite 300
Bonita Springs, FL 34135
Attorney for Personal Representative:
MARY BETH CRAWFORD, ESQ.
Florida Bar No. 0115754
Cummings & Lockwood LLC
8000 Health Center Boulevard,
Suite 300
Bonita Springs, FL 34135
9471959.1.docx
3/11/2026 CM:000099-4129
March 20, 27, 2026 26-01029L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT LEE COUNTY, FLORIDA
PROBATE DIVISION
FILE NO. 26-CP-000749
IN RE: ESTATE OF JOHN H. TRAVERSE,
Deceased.

The administration of the estate of JOHN H. TRAVERSE, deceased, whose date of death was January 9, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, FL 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA 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 March 20, 2026.

MAUREEN P. TRAVERSE
4620 Torrey Pines Court
Esterio, Florida 33928
DEBORAH A. STEWART, ESQ.
Dstewart@dslaw.org
Florida Bar No. 0015301
400 Fifth Avenue South Suite 200
Naples, Florida 34102
(239) 262-7090
March 20, 27, 2026 26-01084L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-303
Division - Probate
IN RE: ESTATE OF JANICE M. TRIBBLE
Deceased.

The administration of the estate of Janice M. Tribble deceased, whose date of death was November 25, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIOD 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 March 20, 2026

Stephen D. Tribble
Personal Representative
2050 Farmlane Drive
Slinger, Wisconsin 53086
Dawn L. Drellos-Thompson
Attorney for Personal Representative
Stephen D. Tribble
Florida Bar No. 22503
9990 Coconut Road, Suite 308
Bonita Springs, FL 34135
Phone: 239-390-1295
Email: dawn@compass.legal
March 20, 27, 2026 26-01069L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-710
Division Probate
IN RE: ESTATE OF STUART NEIL MITTS A/K/A STUART N. MITTS
Deceased.

The administration of the estate of Stuart Neil Mitts a/k/a Stuart N. Mitts, deceased, whose date of death was December 20, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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

FIRST INSERTION

duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is March 20, 2026.

Personal Representative:
Christine Mitts
8970 Palmas Grandes Blvd. #201
Bonita Springs, Florida 34135
Attorney for Personal Representative:
Douglas A. Dodson, II
Florida Bar Number: 126439
DORCEY LAW FIRM PLC
10181 Six Mile Cypress Parkway, Ste C
Fort Myers, FL 33966
Telephone: (239) 418-0169
Fax: (239) 418-0048
E-Mail: douglas@dorceylaw.com
Secondary E-Mail:
probate@dorceylaw.com
March 20, 27, 2026 26-01038L

FIRST INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE 20th JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO: 2024-CC-009542
RIVER HALL COUNTRY CLUB HOMEOWNERS ASSOCIATION, INC., a not-for-profit Florida corporation,
Plaintiff, vs.
BORIS BURRAGE; UNKNOWN SPOUSE OF BORIS BURRAGE; AND UNKNOWN TENANT(S), Defendants.

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment entered in this cause, in the County Court of Lee County, Florida, I will sell all the property situated in Lee County, Florida described as:

Lot 84, Block K, RIVER HALL COUNTRY CLUB, PHASE TWO, according to the Plat thereof as recorded in Instrument Number 2006000409514, of the Public Records of Lee County, Florida, and any subsequent amendments to the aforesaid.
Property Address: 17393 Walnut Run Drive, Alva, FL 33920 at public sale, to the highest and best bidder, for cash, via the Internet at www.lee.realforeclose.com at 9:00 A.M. on April 9, 2026

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

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

MANKIN LAW GROUP
2535 Landmark Drive, Suite 212
Clearwater, FL 33761
(727) 725-0559
March 20, 27, 2026 26-01021L

FIRST INSERTION

NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case #: 26-CA-000486
DIVISION: I

Selene Finance, LP
Plaintiff, -vs.-

Jon E. Smith; Unknown Spouse of Jon E. Smith; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s)

Defendant(s).
TO: Jon E. Smith: 1038 Ridgeway Drive, North Fort Myers, FL 33903 and Unknown Spouse of Jon E. Smith: 1038 Ridgeway Drive, North Fort Myers, FL 33903

Residence unknown, if living, including any unknown spouse of the said Defendants, if either has remarried and if either or both of said Defendants are dead, their respective unknown heirs, devisees, grantees, assignees, creditors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s); and the aforementioned named Defendant(s) and such of the aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents or otherwise not sui juris.

YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following real property, lying and being and situated in Lee County, Florida, more particularly described as follows:
LOT 22, BLOCK H, RIDGEWAY SUBDIVISION, ACCORDING

FIRST INSERTION

TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 25, PAGE 152-154, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

more commonly known as 1038 Ridgeway Drive, North Fort Myers, FL 33903.
This action has been filed against you and you are required to serve a copy of your written defense, if any, upon LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, whose address is 750 Park of Commerce Blvd., Suite 130, Boca Raton, FL 33487, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before with service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of this Court on the 12th day of March, 2026.
Kevin C. Karnes
Circuit and County Courts
(SEAL) By: K Harris
Deputy Clerk

LOGS LEGAL GROUP LLP,
Attorneys for Plaintiff,
750 Park of Commerce Blvd., Suite 130,
Boca Raton, FL 33487
25-334341 FCO1 SLE
March 20, 27, 2026 26-01020L

What makes public notices in newspapers superior to other forms of notices?
Public notices in newspapers are serendipitous. When readers page through a newspaper, they will find important public notice information they otherwise would not find anywhere else.
Rarely do consumers specifically search online for public notices.

--- ACTIONS / SALES ---

FIRST INSERTION

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

GENERAL JURISDICTION
DIVISION
CASE NO.: 25-CA-004134
NATIONSTAR MORTGAGE LLC,
Plaintiff, vs.
KRYSTAL ARECHIGA A/K/A
KRYSTAL LEIGH ARECHIGA,
et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered January 27, 2026 in Civil Case No. 25-CA-004134 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein NATIONSTAR MORTGAGE LLC is Plaintiff and Krystal Arechiga a/k/a Krystal Leigh Arechiga, et al., are Defendants, the Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the April 9, 2026 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 17 and the East one-half of Lot 15, Block 8, Evans Addition to Fort Myers, according to plat thereof as recorded in Plat Book 1, Page 29, of the Public Records of Lee County, Florida.
Address: 2656 Dr Ella Piper Way, Fort Myers, FL 33916

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

Dated this 03/13/2026
Deputy Clerk
CLERK OF THE CIRCUIT COURT

As Clerk of the Court
(SEAL) By: T Mann
McCalla Raymer Leibert Pierce, LLP
110 SE 6th Street, Suite 2300
Fort Lauderdale, FL 33301
AccountsPayable@mccalla.com
Counsel of Plaintiff
25-12464FL
March 20, 27, 2026 26-01043L

FIRST INSERTION

NOTICE OF SALE
Pursuant to Florida Statute,
Chapter 45

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

DIVISION: Civil Circuit
CASE NO.: 25-CA-002345

DRAKE READY MIX, INC., a
Florida profit corporation
Plaintiff, vs.

DOM -LH, LLC, a Florida limited
liability company, and WHITE CAP,
L.P., a Florida limited partnership,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated February 23, 2026, and entered in Case No. 25-CA-002345 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida wherein DRAKE READY MIX, INC, Plaintiff, and DOM LH L.L.C. and WHITE CAP, L.P, Defendants, the Property as set forth in said Final Judgment of Foreclosure and further described below (herein the "Property") will be auctioned for sale to the highest and best bidder for cash at www.lee.realforeclose.com, the Clerk's website for on-line auctions, at 9:00 o'clock A.M. on the 26th day of March 2026, to wit:

LOT(S) 3 AND 4, BLOCK 2747, CAPE CORAL, UNIT 39, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 16, PAGE(S) 142 THROUGH 154, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA

NOTICE OF COMMENCEMENT recorded 06/27/2023, INSTRUMENT # 2023000222202, of the Public Records of LEE COUNTY, Florida;

PARCEL ID NO.: 35-43-23-C2-02747.0030;
STREET ADDRESS: 2121 NW 3rd Place, Cape Coral, FL 33993

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

03/13/2026
Kevin C. Karnes
Lee County Clerk of Court
by Deputy Clerk
(SEAL) T Mann
Mark R. Komray, Esq. / FBN: 879789
Cyrus S. Vaziri, Esq. / FBN: 1017435
1882 N. Tamiami Trail, #3434
Fort Myers, Florida 33918
mrk@komraylaw.com
csv@komraylaw.com
March 20, 27, 2026 26-01044L

FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE

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

CASE NO.: 25-CA-002775
ROUNDPOINT MORTGAGE
SERVICING LLC,
Plaintiff, vs.
MARK A. ERNST, et al.,
Defendants.

NOTICE OF SALE IS HEREBY GIVEN pursuant to the Order on Plaintiff's Motion to Cancel and Reschedule Foreclosure Sale entered on March 11, 2026, and the Final Judgment of Foreclosure entered on February 4, 2026, in Case No. 25-CA-002775 of the Circuit Court of the Twentieth Judicial Circuit, in and for Lee County, Florida, wherein ROUNDPOINT MORTGAGE SERVICING LLC is Plaintiff, and MARK A. ERNST and LORIE MARIE ERNST are Defendants, the Office of Kevin C. Karnes, Lee County Clerk of the Court, will sell to the highest and best bidder for cash beginning at 9:00 a.m. on-line at www.lee.realforeclose.com on the 23rd day of April, 2026, in accordance with Section 45.031, Florida Statutes, the following described property as set forth in said Final Judgment, to wit:

LOTS 56 AND 57, BLOCK 3646, CAPE CORAL UNIT 48, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 17, PAGE 135, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA
Also known as 900 NW EMBERS TER, CAPE CORAL, FL 33993 (the "Property"), together with all existing or subsequently erected or affixed buildings, improvements and fixtures.

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

Dated: 03/11/2026
Kevin Karnes
Clerk of Court, Lee County
(SEAL) By: T Mann
Deputy Clerk of Court
March 20, 27, 2026 26-01031L

FIRST INSERTION

NOTICE OF ACTION FOR PUBLICATION

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

ADOPTION
CASE NO.: 26-DR-1226

IN RE: THE ADOPTION OF
ZAYVON HAYES NAZARIO,
a child.

TO: David Monroe
5419 Second Avenue, Apt. 3
Fort Myers, Florida 33907

YOU ARE NOTIFIED that an action for Adoption has been filed against you. You are required to serve a copy of your written defenses, if any, to this action on Sarah Fougere, Esquire and Michael Mummert, Esquire, of Mummert Law, PA, attorneys for the Wife, whose address is 1375 Jackson Street, Suite 204, Fort Myers, Florida 33901, on or before April 22, 2026, and file the original with the clerk of this Court at Lee County Courthouse, 1700 Monroe Street, Fort Myers, Florida 33901, either before service on the Petitioner's attorney or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the Petition.

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

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

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

Dated this 13th day of March, 2026.
Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: J. Collins
Deputy Clerk

MICHAEL MUMMERT, ESQUIRE
FBN. 10069
SARAH FOUGERE, ESQUIRE
FBN. 1059501
Attorneys for Petitioner
1375 Jackson Street, Suite 204
Fort Myers, Florida 33901
Phone: 239-597-9999
Fax: 239-597-9974
mmummert@mummertlawfirm.com
service@mummertlawfirm.com
Mar. 20, 27; Apr. 3, 10, 2026
26-01081L

FIRST INSERTION

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

CIVIL DIVISION
CASE NO.: 25-CA-5970
MARTA AFLOAREI AND SANDRA
ALICE AFLOAREI
Plaintiffs, v.
WALTER MONIZ, JENNIFER
MONIZ, AND OASIS ONE
CONDOMINIUM ASSOCIATION,
INC.
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure entered in the above-styled case, the Clerk of Court of LEE COUNTY, Florida will sell the following described real property:

See Exhibit "A" attached hereto and incorporated herein by reference.

EXHIBIT A
Unit No. 2205 of Oasis Tower One, a Condominium, according to The Declaration of Condominium recorded in Instrument Number 2008000287371, and all exhibits and amendments thereof, Public Records of Lee County, Florida.
a/k/a 3000 Oasis Grand Blvd., Unit 2205, Fort Myers, Florida 33916; Lee County Parcel ID No.: 18-44-25-P1-04200.2205 at public sale to the highest bidder for cash, conducted electronically at www.lee.realforeclose.com, in accordance with § 45.031, Florida Statutes, at 9:00 a.m. on April 9, 2026, or as soon thereafter as the sale may proceed.

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

DATED 03/11/2026.
KEVIN C. KARNES
Clerk of Court
(SEAL) By: T Mann
Deputy Clerk

Elias M. Mahshie, Esq.
Mahshie & DeCosta, P.A.
Counsel for Plaintiff
407 E. Marion Avenue, Suite 101
Punta Gorda, FL 33950
941-639-7627
March 20, 27, 2026 26-01022L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
20TH JUDICIAL CIRCUIT, IN AND
FOR LEE COUNTY, FLORIDA
CIVIL DIVISION: T

CASE NO.: 25-CA-005814
CYPRESS LOAN SERVICING LLC,
Plaintiff, vs.

COURTNEY DONNER A/K/A
COURTNEY LARA DONNER;
RALPH NAPOLITANO;
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), KEVIN C. KARNES as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.lee.realforeclose.com at 9:00 AM on the 09 day of April, 2026, the following described property as set forth in said Final Judgment, to wit:

LOTS 1 & 2, BLOCK 2614, CAPE CORAL UNIT 37, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 17, PAGE(S) 15 THROUGH 29, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
PROPERTY ADDRESS: 212 NW 6TH TERRACE, CAPE CORAL, FL 33993

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

Dated this 03/12/2026
KEVIN C. KARNES
Clerk Of The Circuit Court
(SEAL) By: T Mann
Deputy Clerk

Submitted by:
De Cubas & Lewis, P.A.
PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@decubaslewis.com
25-03511
March 20, 27, 2026 26-01037L

FIRST INSERTION

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

CASE NO.: 25-CA-002290
DIVISION: KYLE
MAYFLOWER CAPITAL
COMPANY,
Plaintiff, vs.-
DAVID C. HELM II,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure entered on February 25, 2026, and entered in Case No. 2025 CA 002290, of the Circuit Court of the TWENTIETH Judicial Circuit in and for LEE County, Florida, wherein MAYFLOWER CAPITAL COMPANY is the Plaintiff and DAVID C. HELM II is the defendant. I will sell to the highest and best bidder for cash online at www.lee.realforeclose.com at 9:00 a.m. on the 30th day of April, 2026, the following described property as set forth in said Final Judgment, to wit:

LOTS 27 AND 28, SUNSET COVE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 10, PAGE 107, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Property Address: 650 TRAVERS AVENUE, FORT MYERS, FL 33919

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

Dated at Ft. Myers, LEE COUNTY, Florida, on 03/13/2026.

Submitted this 12th day of March, 2026

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

WRIGHT LAW GROUP, PLLC
382 NE 191st Street
PMB 84356
Miami, FL 33179
Tel: (813) 553-6843
E-mail for service:
FLservice@replevinlawfirm.com
By: /s/ Brian R. Hummel
BRIAN R. HUMMEL, ESQ.
FLORIDA BAR #46162
March 20, 27, 2026 26-01045L

FIRST INSERTION

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

CIVIL DIVISION
CASE NO.: 25-CA-001648

BRIGHTHOUSE LIFE
INSURANCE COMPANY
Plaintiff(s), vs.

SCOTT FRED FETTY; LOVERS
KEY BEACH CLUB & RESORT
CONDOMINIUM ASSOCIATION,
INC.; THE UNKNOWN SPOUSE
OF SCOTT FRED FETTY
Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on March 5, 2026 in the above-captioned action, the Clerk of Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 16th day of April, 2026 at 09:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

PROPERTY: 8771 ESTERO BOULEVARD, 103, FORT MYERS BEACH, FL 33931 UNIT NO. 103 OF LOVERS KEY BEACH CLUB & RESORT, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 3226, PAGE 3797, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS. FOLIO/PARCEL ID: 02-47-24-B4-00300.0103.
Property address: 8771 Estero Boulevard, Unit 103, Fort Myers Beach, FL 33931

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

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

Padgett Law Group,
Attorney for Plaintiff
6267 Old Water Oak Road, Suite 203
Tallahassee, FL 32312
attorney@padgettlawgroup.com
TDP File No. 25-01011-2
March 20, 27, 2026 26-01023L

FIRST INSERTION

NOTICE TO CREDITORS

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

PROBATE DIVISION
CASE NO.: 26-CP-627
IN RE: THE ESTATE OF
JOHN LAWRENCE KAKATSCH,
Deceased.

The administration of the estate of JOHN LAWRENCE KAKATSCH, deceased, whose date of death was November 2, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against 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 March 20, 2026.

Personal Representative:
JOANNE FERGUSON

1 Fox Run Road
Ipswich, MA 01938

HENDERSON, FRANKLIN,
STARNES AND HOLT, P.A.
PATRICK S. HODGES

Attorneys for Personal Representative
Bonita Bay Executive Center I
3451 Bonita Bay Blvd., Suite 206
Bonita Springs, FL 34134

Telephone: (239) 344-1100
Facsimile: (239) 344-1200
Fla. Bar No.: 1071266

Primary email:
patrick.hodges@henlaw.com

Secondary Email:
lisa.goddy@henlaw.com
denise.edwards@henlaw.com
March 20, 27, 2026 26-01083L

FIRST INSERTION

NOTICE OF ACTION

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

CASE NO.: 25-CA-005178
M&T BANK

PLAINTIFF, VS.

KIMBERLY ANNE EGGERS AND
CAMEO NOEL HOLMES A/K/A
CAMEO NOEL HOLMES SR, ET
AL.,
DEFENDANT(S).

TO: Cameo Noel Holmes A/K/A Cameo Noel Holmes Sr
Last Known Address: 679 Mirror Lakes Ct Lehigh Acres FL 33974

Current Residence: UNKNOWN
TO: Kimberly Anne Eggers

Last Known Address: 3419 Santa Barbara Blvd Cape Coral FL 33914
Current Residence: UNKNOWN
TO: Unknown tenant in possession of the subject property

Last Known Address: 2808 30th St SW, Lehigh Acres, FL 33976

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

LOT 15, BLOCK 80, UNIT 8, SECTION 1, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES ACCORDING TO THE PLAT ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 93, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your writ-

ten defenses, if any, to it, on MILLER, GEORGE & SUGGS, PLLC, Attorney for Plaintiff, whose address is 600 West Hillsboro Boulevard, Suite 600, Deerfield Beach, FL 33441, within thirty (30) days after the first publication of this Notice in the The Business Observer, 1970 Main Street, 3rd Floor, Sarasota, FL 34236 and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court this 12 day of March, 2026.

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

MILLER, GEORGE & SUGGS, PLLC,
Attorney for Plaintiff,
600 West Hillsboro Boulevard,
Suite 600,
Deerfield Beach, FL 33441,
25FL801-0092
March 20, 27, 2026 26-01030L

FIRST INSERTION

NOTICE OF DEFAULT AND INTENT TO FORECLOSE

TO: (See Exhibit A - Obligor)

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

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

Exhibit A
OBLIGOR: Thomas Schaffer, 9235 LAGOON PL. #302, Davie, FL 33324 and Daniele Schaffer, 300 South Australian Avenue, Apartment 325, West Palm Beach, FL 33401; WEEK:

18; UNIT: 5262L; TYPE: Even; TOTAL: \$3,654.07; PER DIEM: \$1.13; NOTICE DATE: March 10, 2026
File Numbers: 25-010690

The default giving rise to these proceedings is the failure of the Obligors (See Exhibit A - Obligor) to pay condominium assessments and dues resulting in a Claim of Lien encumbering the Timeshare Ownership Interest as recorded in the Official Records of Lee County, Florida. The Obligor has the right to object to this Trustee proceeding by serving written objection on the Trustee named below. The foreclosure of the Claim of Lien of the Obligor in this notice shall be subject to the judicial foreclosure procedure only upon receipt of an objection form. The Obligor has the right to cure the default any time after the date of this Notice (See Exhibit A-Notice Date)

until the Trustee's sale of the Timeshare Ownership Interest. The Claim of Lien may be cured by sending certified funds to the Trustee payable to the Lienholder in the amount of (See Exhibit A-Total), plus interest (calculated by multiplying (See Exhibit A-Per Diem) times the number of days that have elapsed since the date of this Notice), plus the costs of this proceeding. The Obligor will not be subject to a deficiency judgment even if the proceeds from the Trustee's sale of the Timeshare Ownership Interest are insufficient to offset the amounts secured by the Claim of Lien.

Michael E. Carleton, Esq.
Jordan A Zepetello, Esq.
Jasmin Hernandez, Esq.
as Trustee pursuant to Fla. Stat. §721.82
PO Box 165028
Columbus, OH 43216-5028
Telephone: (407) 404-5266
Telecopier: (614) 220-5613
March 20, 27, 2026 26-01046L

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA PROBATE DIVISION
CASE NO.: 26-CP-735
IN RE: THE ESTATE OF
JOSEPH BRACCIODIETA
Deceased.

The administration of the Estate of JOSEPH BRACCIODIETA, deceased, file no.: 26-CP-735, is pending in the Circuit Court for Lee County, Florida Probated Division, the address of which is Lee County, Courthouse, 1700 Monroe Street, Ft. Myers, Florida 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below:

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All persons on whom this notice is served who have objections that challenge the validity of the Will, the qualifications of the Personal Representative, venue or jurisdiction of this Court are WITHIN THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM, OR THOSE OBJECTIONS ARE FOREVER BARRED.

That any person entitled to exempt property is required to file a petition for determination of exempt property within the time provided by law or the right to exempt property is deemed waived.

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

ALL CLAIMS, DEMANDS, AND OBJECTIONS NOT OS FILED WILL BE FOREVER BARRED.

/s/ Tracy Scott
Personal Representative
Tracy Scott
2122 SW 30th Street
Cape Coral, Florida 33914
/s/ Michael Mummert
Attorney for Estate
Michael Mummert
FBN 10069
1375 Jackson Street, Ste 204
Ft. Myers, Florida 33901
March 20, 27, 2026 26-01071L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 25-CA-004535

U.S. BANK NATIONAL ASSOCIATION,
Plaintiff, vs.
MIKAELA WIELT AND
ANDREW WIELT, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 27, 2026, and entered in 25-CA-004535 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and ANDREW WIELT; MIKAELA WIELT; FLORIDA HOUSING FINANCE CORPORATION; TIME INVESTMENT COMPANY INC are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on April 16, 2026, the following described property as set forth in said Final Judgment, to wit:

LOTS 23 AND 24, BLOCK 2324, CAPE CORAL UNIT 36, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 16, PAGE 112, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 3021 NE 2ND AVE, CAPE CORAL, FL 33909

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

Dated this 03/17/2026
Kevin C. Karnes
As Clerk of the Court
(SEAL) By: T Mann
As Deputy Clerk

Robertson, Anschutz, Schneid,
Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
24-233508 - MaM
March 20, 27, 2026 26-01087L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 25-CA-003807

LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, vs.
MICHAEL W. HASKINS AND
JUDITH E. HASKINS, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 04, 2026, and entered in 25-CA-003807 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is the Plaintiff and MICHAEL W. HASKINS; JUDITH E. HASKINS; FIFTH THIRD BANK, N.A.; UNKNOWN SPOUSE OF RUBEN PITRE are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on April 09, 2026, the following described property as set forth in said Final Judgment, to wit:

LOTS 51, 52, AND 53, BLOCK 4034, UNIT 56, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 19, PAGES 107 THROUGH 116, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 2635 TROPICANA PKWY W, CAPE CORAL, FL 33993

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

Dated this 03/26/2026
Kevin C. Karnes
As Clerk of the Court
(SEAL) By: T Mann
As Deputy Clerk

Robertson, Anschutz, Schneid,
Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
25-291752 - MaM
March 20, 27, 2026 26-01057L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
20TH JUDICIAL CIRCUIT, IN AND
FOR LEE COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 25-CA-006095
ON SLOW BAY FINANCIAL LLC,
Plaintiff, vs.
MARGARITA NEGRON; THE
FORUM AT FORT MYERS
ASSOCIATION, INC.; UNKNOWN
SPOUSE OF MARGARITA
NEGRON; 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), KEVIN C. KARNES as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.lee.realforeclose.com at 9:00 AM on the 16 day of April, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 161, PROMENADE WEST AT THE FORUM, PHASE 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN OFFICIAL RECORDS INSTRUMENT NO. 2012000101717, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
PROPERTY ADDRESS:
9302 VIA SAN GIOVANI ST,
FORT MYERS, FL 33905

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

Dated this 03/16/2026
KEVIN C. KARNES
Clerk Of The Circuit Court
(SEAL) By: T Mann
Deputy Clerk

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
25-03277
March 20, 27, 2026 26-01066L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 25-CA-003248

U.S. BANK TRUST NATIONAL ASSOCIATION NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST,
Plaintiff, vs.
CRISONDAT BHAGWANDIN, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 09, 2026, and entered in 25-CA-003248 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST is the Plaintiff and CRISONDAT BHAGWANDIN; SHADI ENTERPRISES, INC.; LEE COUNTY, FLORIDA; NADIA RAMPHAL-RUPAN are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on April 09, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 20, BLOCK 26, UNIT 7, LEHIGH ACRES, SECTION 27, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE(S) 40, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Property Address:
610 THOMPSON AVE,
LEHIGH ACRES, FL 33972

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

Dated this 03/16/2026
Kevin C. Karnes
As Clerk of the Court
(SEAL) By: T Mann
As Deputy Clerk

Robertson, Anschutz, Schneid,
Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
25-293092 - MaM
March 20, 27, 2026 26-01063L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 25-CA-004324

U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE ON BEHALF OF BREAN ASSET BACKED SECURITIES TRUST 2023-SRM1,
Plaintiff, vs.
BARBARA DEMARCO, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 04, 2026, and entered in 25-CA-004324 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS OWNER TRUSTEE ON BEHALF OF BREAN ASSET BACKED SECURITIES TRUST 2023-SRM1 is the Plaintiff and BARBARA DEMARCO; UNKNOWN SPOUSE OF BARBARA DEMARCO are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on April 09, 2026, the following described property as set forth in said Final Judgment, to wit:

LOTS 13 AND 14, BLOCK 4581, UNIT 69, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 22, PAGES 31 TO 51, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 4845 SW 23RD AVE, CAPE CORAL, FL 33914

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

Dated this 03/16/2026
Kevin C. Karnes
As Clerk of the Court
(SEAL) By: T Mann
As Deputy Clerk

Robertson, Anschutz, Schneid,
Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
24-259859 - MaM
March 20, 27, 2026 26-01059L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 25-CA-005127

ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC,
Plaintiff, vs.
CHASTITY GASKALLA AND
JASON HEADLEY, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 09, 2026, and entered in 25-CA-005127 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC is the Plaintiff and CHASTITY GASKALLA; JASON HEADLEY; PROGRESSIVE SELECT INSURANCE COMPANY, AS SUBROGEE FOR KIMBERLY M. SABATELLO; CORNING CREDIT UNION are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on April 09, 2026, the following described property as set forth in said Final Judgment, to wit:

THE NORTH 5 FEET OF LOTS 16 AND 17 TOGETHER WITH THE SOUTH 65 FEET OF LOTS 14 AND 15, BLOCK 3, GROVE CITY PARK, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLOT-BOOK 5, PAGE 4, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 3657 KELLY ST, FORT MYERS, FL 33901

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

Dated this 03/16/2026
Kevin C. Karnes
As Clerk of the Court
(SEAL) By: T Mann
As Deputy Clerk

Robertson, Anschutz, Schneid,
Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
25-330569 - MaM
March 20, 27, 2026 26-01062L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 25-CA-004023

PHH MORTGAGE CORPORATION SUCCESSOR BY MERGER TO OCWEN LOAN SERVICING, LLC,
Plaintiff, vs.
LEIGH BOUCHER, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 04, 2026, and entered in 25-CA-004023 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein PHH MORTGAGE CORPORATION SUCCESSOR BY MERGER TO OCWEN LOAN SERVICING, LLC is the Plaintiff and LEIGH BOUCHER; UNKNOWN SPOUSE OF LEIGH BOUCHER; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on April 09, 2026, the following described property as set forth in said Final Judgment, to wit:

LOTS 9 AND 10, BLOCK 4972, CAPE CORAL SUBDIVISION, UNIT 73, AS RECORDED IN PLAT BOOK 23, PAGES 27 THROUGH 40, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 4309 SW 26TH AVE, CAPE CORAL, FL 33914

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

Dated this 03/16/2026
Kevin C. Karnes
As Clerk of the Court
(SEAL) By: T Mann
As Deputy Clerk

Robertson, Anschutz, Schneid,
Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
24-244050 - MaM
March 20, 27, 2026 26-01060L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 25-CA-002593

ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC,
Plaintiff, vs.
CORY J. MARAGUGLIO, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 04, 2026, and entered in 25-CA-002593 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC is the Plaintiff and CORY J. MARAGUGLIO; AMANDA MARAGUGLIO; WELLS FARGO BANK, N.A. are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on April 09, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 19, BLOCK 17, CITY VIEW PARK NO 3, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 6, PAGE 32, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 3529 SOUTH ST, FORT MYERS, FL 33916

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

Dated this 03/16/2026
Kevin C. Karnes
As Clerk of the Court
(SEAL) By: T Mann
As Deputy Clerk

Robertson, Anschutz, Schneid,
Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
24-259960 - MaM
March 20, 27, 2026 26-01058L

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE COUNTY COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA CIVIL ACTION
CASE NO.: 24-CC-1736

PROLINE CONSTRUCTION & REMODELING, INC, a Florida Corporation, D/B/A PROLINE POOLS, INC.
Plaintiff, v.
KRISTIN LEIGH ANDERSON and
COURTNEY CASSANDRA REID,
Defendants.

NOTICE IS HEREBY given as required by a Final Judgment for Foreclosure entered in Case No.: 24-CC-1736 of the County Court of the Twentieth Judicial Circuit in and for Lee County, Florida, where PROLINE CONSTRUCTION & REMODELING, INC., is the Plaintiff and KRISTIN LEIGH ANDERSON and COURTNEY CASSANDRA REID are the Defendants. I will sell to the highest bidder for cash beginning at 9:00 a.m. at www.lee.realforeclose.com in accordance with Chapter 45 Florida Statutes on April 30, 2026, the following described property in accordance with the Final Judgment for Foreclosure:

Lots 3 and 4, Block 5104, Unit 80, Cape Coral, according to plat thereof as recorded in Plat Book 22, Pages 140 through 159, of the Public Records of Lee County, Florida.

Address: 2324 Northwest 31st Terrace, Cape Coral, FL 33993

Parcel ID: 28-43-23-C1-05104.0030

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.

03/13/2026
CLERK OF THE CIRCUIT COURT
KEVIN C. KARNES
Lee County Clerk of Court
(SEAL) By: T Mann
as Deputy Clerk

Freidin & Inglis, P.A.
2245 McGregor Boulevard
Fort Myers, FL 33901
March 20, 27, 2026 26-01065L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-261
Division Probate
IN RE: ESTATE OF
RICHARD SIGMUND GRIGG
Deceased.

The administration of the estate of Richard Sigmund Grigg, deceased, who was found on January 4th, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St, Ft Myers, FL 33901. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 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 March 20, 2026.

Personal Representatives:
Ligia Grigg A/K/A
Ligia Suarez Ramirez
Attorney for Personal Representatives:
Douglas L. Rankin, ESQ, Attorney
Florida Bar Number: 365068
2335 Tamiami Trail N STE 308
NAPLES, FL 34103
Telephone: (239) 262-0061
Fax: (239) 262-2092
E-Mail: dlr@drankinlaw.com
Secondary E-Mail:
kj@drankinlaw.com
March 20, 27, 2026 26-01101L

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
CIVIL ACTION
CASE NO. 25CA001225

CORAL LAKES COMMUNITY ASSOCIATION, INC.
Plaintiff, v.
LEOPAUL WILLIAMS, ET AL.
Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered in this cause in the Circuit Court of Lee County, Florida on March 12, 2026, I will sell the property situated in Lee County, Florida, described as:

Lot 54, Block 7046, Coral Lakes Phase D, according to the map or plat thereof, as recorded as Official Record Instrument No. 2005000004208, of the Public Records of Lee County, Florida. TOGETHER, with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining. Parcel ID #30-43-24-C1-00846.0540
a/k/a 2524 keystone Lake Drive, Cape Coral, FL 33909

at public sale, to the highest and best bidder, for cash, on April 16, 2026, beginning at 9:00 a.m. at www.lee.realforeclose.com, in accordance with Chapter 45, Florida Statutes.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS PROCEEDS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM IN ACCORDANCE WITH FLORIDA STATUTES SECTION 45.031.

Dated: 03/13/2026
Kevin C. Karnes,
As Clerk of the Court
(SEAL) By: T Mann
Deputy Clerk

Kristie P. Mace, Esq.,
Goede, DeBoest & Cross, PLLC,
Attorney for Plaintiff,
kmace@gadclaw.com and
kgermanis@gadclaw.com
March 20, 27, 2026 26-01067L

--- PUBLIC SALES ---

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of Access 26 located at 2500 Estero Boulevard, in the County of Lee in the City of Fort Myers Beach, Florida 33931 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lee, Florida, this 16 day of March, 2026.

Christopher J. Hotka
Gulf Legacy Holdings, LLC
March 20, 2026 26-01073L

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 EZLOT located at 1242 Southwest Pine Island Road, Ste. 42-409 in the City of Cape Coral, Lee, FL 33991 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 16th day of March, 2026
Equity Zone Land
Ownership Terms LLC
FAZY Holdings LLC
March 20, 2026 26-01076L

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Sand Surf Life located at 7901 4th St NSte 300, in the County of Lee, in the City of St. Petersburg, Florida 33702 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at St. Petersburg, Florida, this 16th day March, 2026.
INNOVATIVE SPARQ
ENTERPRISES, LLC.
March 20, 2026 26-01078L

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA

CASE NO.: 25-CA-004733
CARRINGTON MORTGAGE SERVICES LLC, Plaintiff, vs. ROBERT K. WILLIS A/K/A ROBERT WILLIS; UNKNOWN SPOUSE OF ROBERT K. WILLIS A/K/A ROBERT WILLIS; BIMINI APARTMENTS CONDOMINIUM ASSOCIATION, INC.; SEATTLE MORTGAGE COMPANY; UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT, Defendant(s).

NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Final Judgment of Foreclosure dated March 2, 2026, and entered in Case No. 25-CA-004733 of the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein Carrington Mortgage Services LLC, is Plaintiff and Robert K. Willis a/k/a Robert Willis; Unknown Spouse of Robert K. Willis a/k/a Robert Willis; Bimini Apartments Condominium Association, Inc.; Seattle Mortgage Company; United States of America on behalf of the Secretary of Housing and Urban Development, are Defendants, the Office of the Clerk, Lee County Clerk of the Court will sell via online auction at www.lee.realforeclose.com at 9:00 a.m. on the 30th day of April, 2026, the following

described property as set forth in said Final Judgment, to wit:

CONDOMINIUM UNIT 203, BUILDING A, THE BIMINI APARTMENTS CONDOMINIUM, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORD BOOK 242, PAGE 682, AS AMENDED FROM TIME TO TIME, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address:
330 Tudor Drive Unit #203,
Cape Coral, Florida 33904
and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mortgage.

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

Dated: 03/16/2026

Kevin Karnes
As Clerk of said Court
(SEAL) By: T Mann
As Deputy Clerk
McCabe, Weisberg & Conway, LLC
3222 Commerce Place, Suite A
West Palm Beach, Florida, 33407
Telephone: (561) 713-1400
Email: FLpleadings@mwc-law.com
File No: 25-400355
March 20, 27, 2026 26-01079L

FIRST INSERTION

NOTICE OF PUBLIC SALE

The following personal property of KENNETH ARTLETT, NADINE ARTLETT and MICHAEL ARTLETT will, on April 1, 2026, at 10:00 a.m., at 46 Rollo Court, Lot #668, Fort Myers, Lee County, Florida 33912; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

1981 SOUT MOBILE HOME,
VIN: 5364A, TITLE NO.:
0019043271, and VIN: 5364B,
TITLE NO.: 0019043272

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#3326-3173)

March 20, 27, 2026 26-01090L

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-00708
Division P(3)
IN RE: ESTATE OF MARY JANE TURNOCK, Deceased.

The administration of the estate of MARY JANE TURNOCK, deceased, whose date of death was January 27, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is: March 20, 2026.

Signed on this day of 3/17/2026.

RICK TURNOCK
Personal Representative
10271 Porto Romano Drive
Miromar Lakes, FL 33913

Jeremy P. Gerch, Esq.
Attorney for Personal Representative
Florida Bar No. 124108
Dentons Bingham Greenebaum LLP
3500 PNC Tower
101 S. Fifth Street
Louisville, KY 40202
Telephone: (502) 587-3533
Email: jeremy.gerch@dentons.com
Secondary Email:
elizabeth.steiner@dentons.com
25491653.v1
March 20, 27, 2026 26-01082L

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 Coastal Toast, located at 3590 Lansing Loop Unit 201, in the City of Estero, County of Lee, State of FL, 33928, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 17th day of March, 2026.
Andrew ODonnell
3590 Lansing Loop Unit 201
Estero, FL 33928
March 20, 2026 26-01092L

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 Island Girl Construction located at 975 Rabbit Road, Suite 8 in the City of Sanibel, Lee, FL 33957 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 17th day of March, 2026
KEVIN MCGOWAN CONSTRUCTION SERVICES, LLC
Kevin McGowan, AMBR
March 20, 2026 26-01093L

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of HomeReady located at 13831 Vector Ave, in the County of Lee, in the City of Fort Myers, Florida 33907 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Fort Myers, Florida, this 17th day of March, 2026.
INTELLIGENT MANAGEMENT SYSTEMS LLC
March 20, 2026 26-01094L

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of Access 26 Family Food Truck Park located at 2500 Estero Boulevard, in the County of Lee in the City of Fort Myers Beach, Florida 33931 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lee, Florida, this 16 day of March, 2026.
Christopher J. Hotka
Gulf Legacy Holdings, LLC
March 20, 2026 26-01074L

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of Manny's Scoops located at 2500 Estero Boulevard, in the County of Lee in the City of Fort Myers Beach, Florida 33931 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lee, Florida, this 16 day of March, 2026.
Christopher J. Hotka
Gulf Legacy Holdings, LLC
March 20, 2026 26-01075L

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 Coral Ridge Memorial Park and Cremation Gardens, located at 1929 Allen Parkway, in the City of Houston, County of Lee, State of TX, 77019, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 17th day of March, 2026.
SCI Funeral Services of Florida, LLC
1929 Allen Parkway
Houston, TX 77019
March 20, 2026 26-01091L

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 MTZ Contracting Services located at 1124 se 17 terrace in the City of Cape Coral, Lee, FL 33990 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 16th day of March, 2026
Felix Perez
March 20, 2026 26-01085L

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 Conduit Facilities located at 13300-56 S. Cleveland Avenue, Suite 146 in the City of Fort Myers, Lee, FL 33907 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 16th day of March, 2026
Generalissimo Invest LLC
Romeo Trujillo
March 20, 2026 26-01086L

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 D.R. Tito's Towing located at 428 NE 16th Place in the City of Cape Coral, Lee, FL 33909 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 14th day of March, 2026
Demetrio Rodriguez
March 20, 2026 26-01077L

FIRST INSERTION

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

GENERAL JURISDICTION DIVISION

CASE NO. 22-CA-002915
AMERICAN FINANCIAL NETWORK, INC., Plaintiff, vs. TIMOTHY C. CLARK, SR, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 04, 2023, and entered in 22-CA-002915 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein AMERICAN FINANCIAL NETWORK, INC. is the Plaintiff and TIMOTHY C. CLARK, SR; UNKNOWN SPOUSE OF TIMOTHY C. CLARK, SR are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell at the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on April 09, 2026, the following described property as set forth in said Final Judgment, to wit:

A PARCEL OF LAND LYING IN SECTION 18, TOWNSHIP 43 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA, SAID PARCEL BEING DESCRIBED IN OFFICIAL RECORD BOOK 3188 AT PAGE 4490 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: CORRECTIVE DESCRIPTION FOR PARCEL "B": COMMENCING AT THE SOUTHEAST CORNER OF

SAID SECTION 18 RUN NORTH 00 DEGREES 05 MINUTES 56 SECONDS WEST ALONG THE EAST LINE OF SAID SECTION 18 FOR 1802.78 FEET TO THE SOUTH-WESTERN RIGHT OF WAY LINE OF S.C.L. RAILROAD; THENCE NORTH 45 DEGREES 46 MINUTES 46 SECONDS WEST ALONG SAID RIGHT OF WAY FOR 1929.63 FEET; THENCE SOUTH 89 DEGREES 33 MINUTES 59 SECONDS WEST FOR 938.28 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 26 MINUTES 01 SECONDS WEST FOR 927.23 FEET TO A POINT ON THE SOUTHWESTERLY RIGHT OF WAY OF AFORESAID S.C.L. RAILROAD; THENCE SOUTH 45 DEGREES 46 MINUTES 03 SECONDS EAST ALONG SAID RIGHT OF WAY FOR 661.00 FEET; THENCE SOUTH 45 DEGREES 01 MINUTES 49 SECONDS WEST FOR 659.52 FEET TO THE POINT OF BEGINNING.

SUBJECT TO: THAT PORTION OF THE INGRESS & EGRESS EASEMENTS AS DESCRIBED IN SAID OFFICIAL RECORD BOOK 3188 AT PAGE 4490 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. BEARINGS MENTIONED HEREIN ARE BASED UPON THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF THE SEABOARD COASTLINE RAILROAD BEING NORTH 45 DEGREES 46 MINUTES 46 SECONDS WEST. TOGETH-

ER WITH THE FOLLOWING DESCRIBED PARCEL FOR AN EGRESS & INGRESS EASEMENT. BEGINNING AT THE AFORESAID POINT "A" THENCE SOUTH 89 DEGREES 33 MINUTES 59 SECONDS WEST 525.18 FEET TO THE EASTERLY RIGHT OF WAY OF SLATER ROAD; THENCE NORTH 0 DEGREES 57 MINUTES 05 SECONDS EAST ALONG SAID RIGHT OF WAY LINE 43.96 FEET; THENCE SOUTH 89 DEGREES 05 MINUTES 33 SECONDS EAST 45.0 FEET; THENCE NORTH 89 DEGREES 31 MINUTES 03 SECONDS EAST 480.18 FEET; THENCE SOUTH 0 DEGREES 26 MINUTES 01 SECONDS EAST 44.0 FEET TO THE POINT OF BEGINNING.

Property Address: 18590 SLATER ROAD, NORTH FORT MYERS, FL 33917
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

Dated this 03/16/2026
Kevin C. Karnes
As Clerk of the Court
(SEAL) By: T Mann
As Deputy Clerk

Robertson, Anschutz, Schneid,
Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
22-033906 - MaM
March 20, 27, 2026 26-01061L

FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE

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

CASE NO.: 24-CA-008102
FEDERAL HOME LOAN MORTGAGE CORPORATION, AS TRUSTEE FOR FREDDIE MAC SEASONED LOANS STRUCTURED TRANSACTION TRUST, SERIES 2021-1, Plaintiff, vs. MUHAMAD BARAZI; UNKNOWN SPOUSE OF MUHAMAD BARAZI; MIROMAR OUTLET WEST, LLC; UNITED STATES OF AMERICA; TRUIST BANK; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, and ALL OTHER UNKNOWN PARTIES, et al., Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Summary Judgment of Foreclosure dated June 20, 2025 and an Order Rescheduling Foreclosure Sale dated March 11, 2026, entered in Civil Case No.: 24-CA-008102 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein FEDERAL HOME LOAN MORTGAGE CORPORATION, AS TRUSTEE FOR FREDDIE MAC SEASONED LOANS STRUCTURED TRANSACTION TRUST, SERIES 2021-1, Plaintiff, and MUHAMAD BARAZI; UNKNOWN SPOUSE OF MUHAMAD BARAZI; MIROMAR OUTLET WEST, LLC; UNITED STATES OF AMERICA; TRUIST BANK; UN-

KNOWN TENANT(S) IN POSSESSION #1 N/K/A JOHN DOE, are Defendants.

I will sell to the highest bidder for cash, at www.lee.realforeclose.com, at 9:00 AM, on April 9, 2026, the following described real property as set forth in said Judgment, to wit:

LOT 16, AND THE SOUTH 30.04 FEET OF LOT 15, BLOCK 1, GLEN EDEN, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 5, PAGE 39, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk before the clerk reports the surplus as unclaimed. If you fail to file a timely claim you will not be entitled to any remaining funds. After the funds are reported as unclaimed, only the owner of record as of the date of the Lis Pendens may claim the surplus.

WITNESS my hand and the seal of the court on 03/16/2026.

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

Attorney for Plaintiff:
Brian L. Rosaler, Esquire
Popkin & Rosaler, P.A.
1701 West Hillsboro Boulevard,
Suite 400
Deerfield Beach, FL 33442
Telephone: (954) 360-9030;
Facsimile: (954) 420-5187
24-51708
March 20, 27, 2026 26-01068L

FIRST INSERTION

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

GENERAL JURISDICTION DIVISION

CASE NO. 25-CA-004484
NATIONSTAR MORTGAGE LLC, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WHITNEY MCDOWELL A/K/A WHITNEY E. MCDOWELL, DECEASED, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 09, 2026, and entered in 25-CA-004484 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein NATIONSTAR MORTGAGE LLC is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WHITNEY MCDOWELL A/K/A WHITNEY E. MCDOWELL, DECEASED; ERIC GIL BOOTHE; BELLAMAR AT BEACHWALK CONDOMINIUM ASSOCIATION, INC. are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash

at www.lee.realforeclose.com, at 09:00 AM, on April 09, 2026, the following described property as set forth in said Final Judgment, to wit:

CONDOMINIUM UNIT 713, BUILDING 7, BELLAMAR AT BEACHWALK VI, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 4187, PAGE 672, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THEREOF, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS.

Property Address:
15409 BELLAMAR CIR,
FORT MYERS, FL 33908
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

Dated this 03/16/2026

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

Robertson, Anschutz, Schneid,
Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
25-292332 - MaM
March 20, 27, 2026 26-01064L

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 PROJECT DEVELOPMENT ASSOCIATES, located at 3635 CROSSWATER DR, in the City of NORTH FORT MYERS, County of Lee, State of FL, 33917, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 18 of March, 2026.
ERIC NIELS FENCHEL
3635 CROSSWATER DR
NORTH FORT MYERS, FL 33917
March 20, 2026 26-01104L

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 CoreConnect Home Tech located at 225 sw 29th st in the City of Cape Coral, Lee, FL 33914 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
 Dated this 17th day of March, 2026
 Aethel Tech LLC
 Kweisi John
 March 20, 2026 26-01098L

FIRST INSERTION
NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
File No. 26-CP-0771
Division: Probate
IN RE: ESTATE OF NAOMI B. UNBEHAUN
Deceased.

The administration of the estate of Naomi B. Unbehaun, deceased, whose date of death was February 16, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is March 20, 2026.

Personal Representative:
Rhonda R. Ladd
 19 Hunters Green Circle
 Little Rock, Arkansas 72211
 Attorney for Personal Representative:
 Hayley E. Donaldson, Attorney
 Florida Bar Number: 1002236
 Sheppard Law Firm
 9100 College Pointe Court
 Fort Myers, FL 33919
 Telephone: (239) 334-1141
 Fax: (239) 334-3965
 E-Mail: donaldson@sbslaw.com
 Secondary E-Mail:
 tcorsini@sbslawfirm.com
 March 20, 27, 2026 26-01088L

FIRST INSERTION
NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
 PROBATE DIVISION
File No. 2026-CP-663
IN RE: ESTATE OF JEWEL S. MILLS,
Deceased.

The administration of the estate of JEWEL S. MILLS, deceased, whose date of death was January 13, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, 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 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 March 20, 2026.

Personal Representative:
/s/ Suzan Humeniuk
SUZAN HUMENIUK
 17516 Boat Club Dr.
 Ft. Myers, FL 33908

Attorney for Personal Representative:
 /s/ Enita Kushi
 Enita Kushi, Esq.
 Florida Bar Number: 76534
 Kushi Law Firm, P.A.
 5687 Naples Blvd.
 Naples, Florida 34109
 Telephone: (239) 529-8731
 Email: enita@kushilawfirm.com
 Secondary: yenifer@kushilawfirm.com
 March 20, 27, 2026 26-01070L

FIRST INSERTION
NOTICE OF PUBLIC SALE
 Notice is hereby given that on 04/03/2026 at 10:30 a.m., the following property will be sold at public auction pursuant to E.S. 715.109: A 2017 SLEM Travel Trailer bearing vehicle identification number 4X4TSMC28H7411946, and all personal items located inside the travel trailer. Last Tenant: Febens Lordeus. Sale to be held at: Woodsmoke Camping Resort, 19551 S. Tamiami Trail, Fort Myers, Florida 33908, 239-267-3456.
 March 20, 27, 2026 26-01103L

FIRST INSERTION
NOTICE OF ACTION
 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY
 GENERAL JURISDICTION DIVISION
CASE NO. 25-CA-006509
PENNYMAC LOAN SERVICES, LLC,
Plaintiff, vs.
ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST ESTATE OF CHRISTOPHER D MAYS A/K/A CHRISTOPHER DAVID MAYS A/K/A CHRISTOPHER MAYS, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS, et al.,
Defendant.

The following Defendant(s): ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST ESTATE OF CHRISTOPHER D MAYS A/K/A CHRISTOPHER DAVID MAYS A/K/A CHRISTOPHER MAYS, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS (RESIDENCE UNKNOWN)
 YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the fol-

lowing described property:
 LOT NO. 20 OF PORTICO PHASE I, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN INSTRUMENT NO. 2006000411756, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on McCalla Raymer Leibert Pierce, LLP, Jacqueline T. Levine, Attorney for Plaintiff, whose address is 225 East Robinson Street, Suite 155, Orlando, FL 32801 within thirty (30) days after the first publication of this Notice in 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 demand in the complaint.
 WITNESS my hand and seal of this Court this 11th day of March, 2026.
 Kevin C. Karnes
 CLERK OF COURT OF LEE COUNTY (SEAL) By: K Harris
 As Deputy Clerk
 Submitted by:
 MCCALLA RAYMER LEIBERT PIERCE, LLP
 225 East Robinson Street, Suite 155, Orlando, FL 32801
 Phone: (407) 674-1850
 Email: AccountsPayable@mccalla.com 25-14503FL
 March 20, 27, 2026 26-01035L

FIRST INSERTION
NOTICE OF ACTION
 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION
CASE NO. 26-CA-001476
SANIBEL CAPTIVA COMMUNITY BANK, a Florida banking corporation,
Plaintiff, vs.
MARK K. FIRING, KENDALL W. FIRING, LINDA M. FIRING, if living, and if deceased, THE UNKNOWN HEIRS, DEVISEES and BENEFICIARIES OF LINDA M. FIRING, UNKNOWN SPOUSE OF MARK K. FIRING, UNKNOWN SPOUSE OF KENDALL M. FIRING, JP MORGAN CHASE BANK, N.A. and UNKNOWN TENANTS IN POSSESSION,
Defendants.

TO: UNKNOWN HEIRS, DEVISEES and BENEFICIARIES OF LINDA M. FIRING
 7350 Green Acre Lane
 Fort Myers, FL 33912
 Residence unknown, if living, including any unknown spouse of the said Defendants, if either has remarried and if either or both of said Defendant(s) are dead, their respective unknown heirs, devisees, grantees, assignees, creditors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s); and the aforementioned named Defendant(s) and such of the aforementioned unknown Defendants and such of the aforementioned unknown Defendant(s) as may be infants, incompetents or otherwise not sui juris.

YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following described property in Lee County, Florida: A tract or parcel of land lying in the South 1/2 of the North 2/3 of the Northwest 1/4 of Section 5, Township 46 South, Range 25 East, Lee County, Florida, and more particularly described as follows:
 Commencing at the Northeast corner of the South 1/2 of the North 2/3 of the Northwest 1/4 of Section 5, Township 46 South, Range 25 East; thence South 89° 07' 20" West, 990.0 feet along the North line of said South 1/2 of the North 2/3 of the Northwest 1/4 of said Section 5; thence South 0° 36' 00" East, 636.61 feet parallel to the East

line of said Northwest 1/4 to the centerline of a 60 foot road easement; thence North 89° 07' 50" East, 660.00 feet to the Point of Beginning; Thence continue North 89° 07' 50" East 330.00 feet to the centerline of Section 5; thence South 0° 36' 00" East 636.76 feet to the South line of the South 1/2 of the North 2/3 of the Northwest 1/4 of Section 5; thence South 89° 08' 20" West 330.00 feet along said South line; thence North 0° 36' 00" West 636.71 feet to the Point of Beginning.
 Also known as Tract 24 of the H-H RANCHETTES, 7350 Green Acre Lane, Fort Myers, FL

This action has been filed against you and you are required to serve a copy of your written defense, if any, such as M. Brian Cheffer, Esquire, Cheffer & Hagan, P.A., Attorneys for Plaintiff, whose address is 2120 McGregor Boulevard, Fort Myers, FL 33901 within 30 days after the first publication date, and file the original with the clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of the Court on the 13th day of March, 2026.

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

FIRST INSERTION
NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)
 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE NO: 26-DR-001744
IN RE: The Marriage of Jaqazius Vonshard Bandy
Petitioner and Nadaija Mattie Welch
Respondent
 TO: Nadaija Mattie Welch
 781 Nola Road, Sontag, Mississippi 39665

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Jaqazius Vonshard Bandy whose address is 4903 Virgin Gordaway, Orlando, Florida 32839 on or before date 4/21/2026, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

The action is asking the court to decide how the following real or personal property should be divided: insert "none" or, if applicable, the legal description of real property, a specific description of personal property, and the name of the county in Florida where the property is located

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

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or 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.
 Dated: 03/12/2026

Kevin C. Karnes
 CLERK OF THE CIRCUIT COURT (SEAL) By: I Cardelle
 Deputy Clerk
 Mar. 20, 27; Apr. 3, 10, 2026 26-01102L

--- ACTIONS / SALES ---

FIRST INSERTION
NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
 PROBATE DIVISION
File No. 26-CP-516
Division Probate
IN RE: ESTATE OF JAMES F. COTTER,
Deceased.

The administration of the estate of James F. Cotter, deceased, whose date of death was July 31, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Circuit Court for Lee County, Florida. 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. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is March 20, 2026.

Personal Representative:
James G. Cotter
 2221 Ramshorn Dr.
 Allenwood, NJ 08720
 Attorney for Personal Representative:
 Blake P. Hampton
 E-Mail Addresses:
 frontdesk@hampton.law
 frontdesk@hampton.law
 Florida Bar No. 99434
 Hampton Law
 8931 Conference Dr Suite 2
 Fort Myers, FL 33919
 Telephone: (239) 309-0090
 March 20, 27, 2026 26-01042L

FIRST INSERTION
NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)
 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE NO: 26-DR-001824
IN RE: The Marriage of Winston Joe Green
Petitioner and La Tia Tenay Green
Respondent
 TO: La Tia Tenay Green
 43060 Yaffa Street,
 Lancaster, California 93535

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Winston Joe Green whose address is 16851 NE 21st Avenue, Apt. 2, North Miami Beach, Florida 33162 on or before date 4/22/2026, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

The action is asking the court to decide how the following real or personal property should be divided: insert "none" or, if applicable, the legal description of real property, a specific description of personal property, and the name of the county in Florida where the property is located

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

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or 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.
 Dated: 03/13/2026

Kevin C. Karnes
 CLERK OF THE CIRCUIT COURT (SEAL) By: I Cardelle
 Deputy Clerk
 Mar. 20, 27; Apr. 3, 10, 2026 26-01106L

FIRST INSERTION
NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
 PROBATE DIVISION
File No. 26-CP-516
Division Probate
IN RE: ESTATE OF JAMES F. COTTER,
Deceased.

The administration of the estate of James F. Cotter, deceased, whose date of death was July 31, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Circuit Court for Lee County, Florida. 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. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is March 20, 2026.

Personal Representative:
James G. Cotter
 2221 Ramshorn Dr.
 Allenwood, NJ 08720
 Attorney for Personal Representative:
 Blake P. Hampton
 E-Mail Addresses:
 frontdesk@hampton.law
 frontdesk@hampton.law
 Florida Bar No. 99434
 Hampton Law
 8931 Conference Dr Suite 2
 Fort Myers, FL 33919
 Telephone: (239) 309-0090
 March 20, 27, 2026 26-01097L

FIRST INSERTION
RE-NOTICE OF FORECLOSURE SALE
 IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIRCUIT CIVIL DIVISION
CASE NO.: 25-CA-001952
JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
Plaintiff(s), vs.
AUSTIN SHAWN WHITE;
ERIKA LYNN FLEMING; THE UNKNOWN SPOUSE OF AUSTIN SHAWN WHITE; THE UNKNOWN TENANT IN POSSESSION
Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to the Order Granting Plaintiff's Emergency Motion to Cancel and Reschedule Foreclosure Sale entered on March 11, 2026 in the above-captioned action, the Clerk of Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 30th day of April, 2026 at 09:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

LOT 19, IN BLOCK 10, OF TIMBER CREEK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN OFFICIAL RECORDS INSTRUMENT NUMBER 2020000059084, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
 Property address: 11575 Canopy Loop, Fort Myers, FL 33913
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.

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

Padgett Law Group,
 Attorney for Plaintiff
 6267 Old Water Oak Road, Suite 203
 Tallahassee, FL 32312
 attorney@padgettlawgroup.com
 TDP File No. 25-003363-1
 March 20, 27, 2026 26-01095L

FIRST INSERTION
NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
 PROBATE DIVISION
FILE NO: 26 CP 000791
DIV: P(7)
IN RE: ESTATE OF DEAN MARCEL HAMEL,
Deceased.

The administration of the Estate of Dean Marcel Hamel, deceased, whose date of death was February 10, 2026; File Number 26 CP 000791 is pending in the Circuit Court for Lee County, Florida, Probate Division, the mailing address of which is Post Office Box 9346, Fort Myers, FL 34902. 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 the 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 Representatives 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 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 or a beneficiary as specified under s. 732.2211. The written demand must be filed with the clerk.

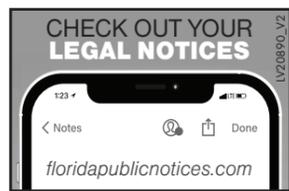
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

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 March 20, 2026.

Dale C. Hamel
Personal Representative
 11195 SW Seahorse Springs Terrace
 Port Saint Lucie, FL 34987
 Robert M. Donlon, Esq.
 Attorney for Personal Representative
 Florida Bar No. 654485
 4440 PGA Boulevard, Suite 600
 Palm Beach Gardens, Florida 33410
 (561) 625-3799- telephone
 donlonlaw@comcast.net e-mail
 March 20, 27, 2026 26-01100L

FIRST INSERTION
NOTICE OF PUBLIC SALE
 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: APRIL 27 2026: CERTIFIED FLEET OF SARASOTA LLC 7501 15TH ST EAST SARASOTA FL 34243 PHONE:(941)531-5151 MV114218 2013 INTL 3HAMMAL6DL162241 \$5592.02, EMMANUEL AUTO REPAIR INC 1919 DANA DR STE A FT MYERS FL 33907 PHONE:(239)878-4516 MV102720 2015 GMC 1GT12YEG1FF581677 \$4724.14, LESTERS AUTO 1591 ORTIZ AVE FT MYERS FL 33905 PHONE:(239)693-8100 1999 DODGE 1B7KC2322XJ590518 \$645, NCL AUTO SOLUTIONS LLC DBA: BIMMERFIX 17031 ALICO COMMERCE COURT UNIT 4 FORT MYERS FL 33967 PHONE:(239)744- 5525 MV113806 2013 BMW WBA3A9G57DNP36147 \$1254.95, 2022 BMW WB30G4309NRA37413 \$3257.61, R.E.A. AUTOMOTIVE & TUNING LLC 9220 BROOKWOOD CT BONITA SPRINGS FL 34135 PHONE:(239)405-7136 MV11419 2017 HYUN KM8J3CA27HU314371 \$680
 March 20, 2026 26-01105L



FIRST INSERTION

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

CIVIL DIVISION
CASE NO.: 24-CC-004249
**FREEDOM MORTGAGE
CORPORATION**
PLAINTIFF, vs.
**SUSAN J. MOORE A/K/A SUSAN
MOORE; UNKNOWN SPOUSE
OF SUSAN J. MOORE A/K/A
SUSAN MOORE; DLJ MORTGAGE
CAPITAL, INC.; PARKWOODS III
HOMEOWNERS ASSOCIATION,
INC.; UNKNOWN PARTIES IN
POSSESSION #1, IF LIVING,
AND ALL UNKNOWN PARTIES
CLAIMING BY, THROUGH,
UNDER AND AGAINST THE
ABOVE NAMED DEFENDANT(S);
UNKNOWN PARTIES IN
POSSESSION #2, IF LIVING,
AND ALL UNKNOWN PARTIES
CLAIMING BY, THROUGH,
UNDER AND AGAINST THE
ABOVE NAME
DEFENDANTS.**

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 13th day of March, 2026, and entered in Case No. 24-CC-004249, of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and SUSAN J. MOORE A/K/A SUSAN MOORE, UNKNOWN SPOUSE OF SUSAN J. MOORE A/K/A SUSAN MOORE, PARKWOODS III HOMEOWNERS ASSOCIATION, INC. AND DLJ MORTGAGE CAPITAL, INC., ITS SUCCESSORS AND ASSIGNS are defendants. Kevin C. Karnes as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at www.lee.realforeclose.com at 9:00 A.M. on the 16th day of April, 2026, the following described property as set forth in said Final Judgment, to wit:
FROM THE NORTHEAST CORNER OF THE NORTHWEST QUARTER (NW 1/4) OF

SECTION 14, TOWNSHIP 45 SOUTH, RANGE 24 EAST, LEE COUNTY, FLORIDA, RUN S 89° 18' 30" W ALONG THE NORTH LINE OF SAID SECTION 14 FOR 133.71 FEET; THENCE RUN S 0° 41' 30" E FOR 152.75 FEET; THENCE RUN S 89° 18' 30" W FOR 70.04 FEET TO THE POINT OF BEGINNING. FROM SAID POINT OF BEGINNING RUN N 89°18'30" E FOR 31.00 FEET; THENCE RUN N 0° 41' 30" W FOR 36.33 FEET; THENCE RUN S 89° 18' 30" W FOR 31.00 FEET; THENCE RUN S 0° 41' 30" E FOR 36.33 FEET TO THE POINT OF BEGINNING.

BEARINGS ARE FROM PLAT OF PINE MANOR, UNIT 6, PLAT BOOK 12, PAGE 82.

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

Dated this 03/16/2026

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

Tromberg, Miller, Morris & Partners, PLLC
ATTORNEY FOR PLAINTIFF
600 West Hillsboro Boulevard,
Suite 600
Deerfield Beach, FL 33441
DESIGNATED PRIMARY E-MAIL
FOR SERVICE PURSUANT TO FLA.
R. JUD. ADMIN 2.516
ESERVICE@MGS-LEGAL.COM
25FL373-0307
March 20, 27, 2026 26-01080L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-712
Division Probate
IN RE: ESTATE OF
ERIC J OLSON
Deceased.

The administration of the estate of Eric J Olson, deceased, whose date of death was October 7, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Boulevard, 2nd Floor, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, 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 March 20, 2026.

Personal Representative:

Zachary Burgess
14 Wanders Drive
Hingham, Massachusetts 02043
Attorney for Personal Representative:
Nancy J. Gibbs
E-mail Addresses:
nancy@sgnapleslaw.com,
heather@sgnapleslaw.com
Florida Bar No. 15547
Skriwan & Gibbs, PLLC
1110 Pine Ridge Road, Suite 300
Naples, Florida 34108
Telephone: (239) 597-4500
March 20, 27, 2026 26-01099L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 26-CP-758
Division: Probate
IN RE: ESTATE OF
BEVERLY J. KEILING,
Deceased.

The administration of the Estate of Beverly J. Keiling, deceased, whose date of death was November 19, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

The Personal Representative or Curator has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Sections 732.216 - 732.228 applies, or may apply, unless a written demand is made by the surviving spouse or a beneficiary as specified under Section 732.2211.

The date of first publication of this Notice is March 20, 2026.

Personal Representative:

Robert A. Keiling
2203 SE 10 th Street
Cape Coral, Florida 33990
Attorney for Personal Representative:
Kevin A. Kyle
Attorney for Personal Representative
Florida Bar Number: 980595
Schoenfeld Kyle & Associates LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: kevinc@trustska.com
hollyk@trustska.com
4939-1156-4948, v. 1
March 20, 27, 2026 26-01096L

SECOND INSERTION

NOTICE OF PUBLIC SALE
at
The Lock Up Self Storage
12700 University Dr
Fort Myers, FL 33907

Will sell the contents of the following units to satisfy a lien to the highest bidder on March, 27th, 2026 by 10:30am at WWW.STORAGETREASURES.COM All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account.
Unit 4408: Demetrick Dickerson, Area Rug, Luggage, Chairs, Boxes, Totes
March 13, 20, 2026 26-00941L

SECOND INSERTION

NOTICE OF PUBLIC SALE:
THE LOCK UP SELF STORAGE
at

27661 S Tamiami Trail
Bonita Springs, FL 34134
will sell the contents of the following unit to satisfy a lien to the highest bidder on March 27, 2026 by 12:30PM at WWW.STORAGETREASURES.COM All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account.
Unit 4107 Edward Machala
March 13, 20, 2026 26-00920L

SECOND INSERTION

NOTICE OF PUBLIC SALE
at
The Lock Up Self Storage
9901 Estero Oaks Drive
Estero FL 33967

Will sell the contents of the following units to satisfy a lien to the highest bidder on March 27th, 2026 by 11:30 am at WWW.STORAGETREASURES.COM All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account.

Unit 1205- Mike Aspinwall
Items: bikes, furniture, couch, vacuums, coolers, misc household items
Unit 2317- Eddie Tovar
Items: suite cases, beach chair, plastic tubs, vacuum
Unit 2065- Isaac Rivera
Items: shoes, clothes, suite case
March 13, 20, 2026 26-00972L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
PROBATE DIVISION
CASE NO: 26-CP-0498
IN RE: ESTATE OF
RICHARD SMITH SR.
Deceased.

The administration of the estate of RICHARD SMITH SR deceased, whose date of death was January 16, 2026, is pending in the Circuit Court for Lee, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmaturred, contingent, or unliquidated claims, 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 must file claims 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 YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is March 13, 2026.

/s/ Donald Isaac
Vienna Omega Smith-
Personal Representative
/s/ Donald Isaac
Donald Isaac Attorney at Law
Florida Bar No. 394106
5237 Summerlin Commons Blvd.
Suite 310
Fort Myers, FL 33916
239-275-2200
disaac@donaldisaaclaw.com
March 13, 20, 2026 26-00958L

SECOND INSERTION

**NOTICE OF ACTION OF
PETITION FOR DISSOLUTION OF
MARRIAGE AND OTHER RELIEF**
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
FAMILY DIVISION
CASE NO.: 25-DR-9187

**IN RE: THE MARRIAGE OF:
EPHRAIM PLUMMER
Petitioner, and
ELMEINA PLUMMER
Respondent.**

TO: ELMEINA PLUMMER
1273 East 85th Street
Brooklyn, NY 11236
Physical Description:
Age: 74; Race: Black; Hair Color:
Black; Height: approximately 5'4"; Date
of Birth: January 8, 1952

YOU ARE NOTIFIED that an action for Petition for Dissolution of Marriage and Other Relief has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on the Petitioner, EPHRAIM PLUMMER, to Jacob Lloyd Barrett, Esquire, c/o Family First Legal Group, 2950 Immokalee Road, Suite 2, Naples, Florida 34110 on or before April 15, 2026 and file the original with the Clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the Petition.

Copies of all court documents in this case, including orders, are available at the Clerk of 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 Family Law Form 12.915.) Future papers in this lawsuit will be mailed to the address on record at the clerk's office.

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.
Dated: 03/06/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: J Collins
Deputy Clerk
Mar. 13, 20, 27; Apr. 3, 2026
26-00975L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE
COUNTY, FLORIDA
PROBATE DIVISION
FILE NO. 26-CP-529
IN RE: ESTATE OF
ZELMA M. LICORISH
a/k/a ZELMA LICORISH,
Deceased.

The administration of the estate of Zelma M. Licorish a/k/a Zelma Licorish, deceased, whose date of death was December 15, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is March 13, 2026.

Nicole R. Springer
1801 NW 23rd Terrace
Cape Coral, FL 33993
Kaylah Mareta Belizaire
1801 NW 23rd Terrace
Cape Coral, FL 33993
Attorney for Personal Representative:
ALVARO C. SANCHEZ
Attorney for Petitioner
1714 Cape Coral Parkway East
Cape Coral, Florida 33904
Tel 239/542-4733
FAX 239/542-9203
FLA BAR NO. 105539
Email: alvaro@capecoralattorney.com
Email:
courtfilings@capecoralattorney.com
March 13, 20, 2026 26-00928L

SECOND INSERTION

NOTICE OF ADMINISTRATIVE COMPLAINT

To: ISABEL CORONEL CAMPO
Case: CD202508921/D 3515239

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.

Mar. 13, 20, 27; Apr. 3, 2026

26-00919L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE
COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-555
IN RE: ESTATE OF
CLARENCE KAVANAUGH FARR,
JR., aka C. KAVANAUGH FARR,
JR.
Deceased.

The administration of the estate of CLARENCE KAVANAUGH FARR, JR., also known as C. KAVANAUGH FARR, JR., deceased, whose date of death was February 1, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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

The date of first publication of this notice is: March 13, 2026.

CHARLES W. FARR
Personal Representative
795 Claire Drive
Mandeville, LA 70471
JAMES R. NICI, ESQ.
Attorney for Personal Representative
Florida Bar No. 0000507
Nici Law Firm, P.L.
1865 Veterans Park Drive, Suite 203
Naples, FL 34109
Telephone: (239) 449-6150
Email: jnici@nicilawfirm.com
March 13, 20, 2026 26-00935L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT,
IN AND FOR LEE COUNTY,
FLORIDA
CIVIL DIVISION
CASE NO.: 25-CA-002549
**LAKEVIEW LOAN SERVICING,
LLC**
PLAINTIFF, vs.
**STEPHANIE VAZQUEZ A/K/A
STEPHANIE C. VAZQUEZ,
CHRISTOPHER VAZQUEZ A/K/A
CHRISTOPHER S. VAZQUEZ ET
AL.,**
DEFENDANTS.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 2nd day of March, 2026, and entered in Case No. 25-CA-002549, of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein Lakeview Loan Servicing, LLC is the Plaintiff and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, STEPHANIE VAZQUEZ A/K/A STEPHANIE C. VAZQUEZ, UNKNOWN SPOUSE OF STEPHANIE VAZQUEZ A/K/A STEPHANIE C. VAZQUEZ CHRISTOPHER GRAMEGNA, CHRISTOPHER VAZQUEZ A/K/A CHRISTOPHER S. VAZQUEZ, UNKNOWN SPOUSE OF CHRISTOPHER VAZQUEZ A/K/A CHRISTOPHER S. VAZQUEZ AND ESPLANADE LAKE CLUB HOMEOWNERS ASSOCIATION, INC. are defendants. Kevin C. Karnes as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at www.lee.realforeclose.com at 9:00 A.M. on the 16th day of April, 2026, the fol-

lowing described property as set forth in said Final Judgment, to wit:
LOT 459, ESPLANADE LAKE CLUB PLAT FOUR, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT INSTRUMENT NUMBER 2021000402902, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.
Dated this 03/04/2026
Kevin C. Karnes
Clerk of The Circuit Court
(SEAL) By: T Mann
Deputy Clerk

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE
COUNTY, FLORIDA
PROBATE DIVISION
File Number: 25-CP-002975
IN RE: ESTATE OF
HEATHER ANN HERBERT
Deceased.

The administration of the estate of Heather Ann Herbert, deceased, whose date of death was September 23, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is March 13, 2026.

Personal Representative:
Allan Macaulay
268 Cottage Street Apt 204
Littleton, New Hampshire 03561
Attorney for Personal Representative:
Andrew Ponnock
Florida Bar Number: 195420
10100 West Sample Road,
3rd Fl
Coral Springs, FL 33065
Telephone: (954) 340-4051
Fax: (954) 340-3411
E-Mail: andy@ponnocklaw.com
March 13, 20, 2026 26-00930L

SAVE TIME
E-mail your Legal Notice
legal@businessobserverfl.com

--- ACTIONS / ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
File No. 26-CP-0661
Division: Probate
IN RE: ESTATE OF JUDITH VAN ARK BABBITT Deceased.

The administration of the estate of Judith Van Ark Babbitt, deceased, whose date of death was February 2, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is March 13, 2026.

Personal Representative:

William Eric Babbitt
503 Raeburn Road
Eaton Rapids, MI 48827
Attorneys for Personal Representative:
Janet M. Strickland, FL Bar No. 137472
Neva K. Torres, FL Bar No. 1049725
Law Office of Strickland & Torres, P.A.
2340 Periwinkle Way, Suite J-1
Sanibel, FL 33957
Telephone: (239) 472-3322
E-Mail: jms@sanibellaw.net
Secondary E-Mail:
neva@sanibellaw.net
Tertiary E-Mail: jms3@sanibellaw.net
March 13, 20, 2026 26-00999L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-000592
Division Probate
IN RE: ESTATE OF DOMINIC A. CASALINA Deceased.

The administration of the estate of Dominic A. Casalina, deceased, whose date of death was November 9, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King, Jr. Blvd., Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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 March 13, 2026.

Personal Representative:

Nancy Laning
4279 Gulf Pines Drive
Sanibel, Florida 33957
Attorney for Personal Representative:
Kelly L. Fayer, Esq.
Attorney for Personal Representative
Florida Bar Number: 0121126
12601 World Plaza Lane, Suite 2
Bldg.52, Florida 33907
Telephone: (239) 415-3434
Fax: (239) 433-3434
E-Mail: notice@fayerlaw.net
Secondary E-Mail:
service@lawsprt.com
March 13, 20, 2026 26-00996L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-581
IN RE: ESTATE OF FRANCES MEREDITH BENNER, a/k/a FRANCES M. BENNER, Deceased.

The administration of the estate of Frances Meredith Benner, also known as Frances M. Benner, deceased, whose date of death was January 28, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is March 13, 2026.

Kevin L. Benner

Personal Representative
649 Stanton Dr.
Weston, Florida 33326
Nicole R. Cook, Esq.
Attorney for Personal Representative
Florida Bar Number: 124945
SIMMONS & COOK, PLLC
2080 McGregor Blvd., Suite 101
Fort Myers, FL 33901
Telephone: (239) 204-9376
Fax: (239) 204-9378
E-Mail: Nicole@lawswfl.com
Secondary E-Mail:
Victoria@lawswfl.com
March 13, 20, 2026 26-01007L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-326
Division Probate
IN RE: ESTATE OF WILLIAM MORRIS GARLICK A/K/A WILLIAM M. GARLICK Deceased.

The administration of the estate of William Morris Garlick a/k/a William M. Garlick, deceased, whose date of death was November 29, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO Box 9346, Fort Myers, FL 33966. 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 March 13, 2026.

Personal Representative:

Lorri M. Garlick
1402 Touchstone Rd.
North Fort Myers, Florida 33903
Attorney for Personal Representative:
Douglas A. Dodson, II, Attorney
Florida Bar Number: 126439
10181 Six Mile Cypress Parkway, Ste C
Fort Myers, FLORIDA (FL) 33966
Telephone: (239) 418-0169
Fax: (239) 418-0048
E-Mail: douglas@dorceylaw.com
Secondary E-Mail:
probate@dorceylaw.com
March 13, 20, 2026 26-00978L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-604
Division Probate
IN RE: ESTATE OF SONJIA ANN ANDERSON a/k/a SONJIA M. ANDERSON Deceased.

The administration of the Estate of Sonjia Ann Anderson a/k/a Sonjia M. Anderson, deceased, whose date of death was December 10, 2025, is pending in the Circuit Court for Lee County, FL, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, FL 33901. The names and addresses of the ancillary personal representative and the ancillary 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 ancillary 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 March 13, 2026.

Ancillary Personal Representative

Constance D. Gash
14625 Summer Rose Way
Fort Myers, FL 33919
Attorney for Ancillary Personal Representative
Tina M. Mays, Esq.
Florida Bar No. 0726044
Mizell & Mays Law Firm, P.A.
331 Sullivan St.,
Punta Gorda, FL 33950
Telephone: (941) 575-9291
E-mail Addresses:
tmays@mizell-law.com,
ndotres@mizell-law.com
March 13, 20, 2026 26-00966L

FOURTH INSERTION

NOTICE OF ACTION FOR PUBLICATION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
DOMESTIC RELATIONS CASE NO.: 25-DR-7881
IN RE: THE MARRIAGE OF ALISHA GOMES, Wife, and JUSTIN GOMES, Husband and GULF COAST PLUMBING SERVICES LLC, Florida Corporation, Third-Party Defendant.

TO: Justin Gomes
394 Palomar Ave.
Lehigh Acres, Florida 33974
YOU ARE NOTIFIED that an action for Dissolution of Marriage with Minor Children and Division of Corporate Entity has been filed against you. You are required to serve a copy of your written defenses, if any, to this action on Sarah Fougere, Esquire and Michael Mummert, Esquire, of Mummert Law, PA, attorneys for the Wife, whose address is 1375 Jackson Street, Suite 204, Fort Myers, Florida 33901, on or before March 30, 2026, and file the original with the clerk of this Court at Lee County Courthouse, 1700 Monroe Street, Fort Myers, Florida 33901, either before service on the Wife's attorney or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the Petition.

Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or emailed to the addresses on record at the clerk's office.

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. Dated this 18th day of February, 2026.

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: E Bakelman
Deputy Clerk

MICHAEL MUMMERT, ESQUIRE
FBN. 10069
SARAH FOUGERE, ESQUIRE
FBN. 1059501
Attorneys for Wife
1375 Jackson Street, Suite 204
Fort Myers, Florida 33901
Phone: 239-597-9999
Fax: 239-597-9974
mmummert@mummertlawfirm.com
service@mummertlawfirm.com
Feb. 27; Mar. 6, 13, 20, 2026
26-00736L

SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration)
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 26-CP-246
Division: Probate
IN RE: ESTATE OF GLORIA M. BURNS, Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the Estate of Gloria M. Burns, deceased, File Number 26-CP-246, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346; that the Decedent's date of death was October 14, 2025; that the total value of the Estate is \$0.00; and that the names and addresses of those to whom it has been assigned by such Order are:

Name Address
Jacquelyn Lukoic,
209 SW 43rd St.,
Cape Coral, Florida 33914
Linda Trezoglou,
7 Rose Hill Ct,
Columbia, SC 29210
Frank Burns,
4671 Forestmanor Dr.,
Winston-Salem, NC 27103

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the Estate of the Decedent and persons having claims or demands against the Estate of the Decedent other than those for whom provision for full payment was made in the Order of Summary Administration

must file their claims with this Court WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE.

ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED.

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

The Personal Representative or Curator has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Sections 732.216 - 732.228 applies, or may apply, unless a written demand is made by the surviving spouse or a beneficiary as specified under Section 732.2211.

The date of first publication of this Notice is March 13, 2026.

Person Giving Notice:

Jacquelyn Lukoic
209 SW 43rd St.
Cape Coral, FL 33914
Attorney for Person Giving Notice:
Kevin A. Kyle
Florida Bar Number: 980595
SCHOENFELD KYLE & ASSOCIATES LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: kevin@trustska.com
hollyk@trustska.com
March 13, 20, 2026 26-00926L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-000334
Division Probate
IN RE: ESTATE OF CAROLE LEE SMITH A/K/A CAROLE L. SMITH Deceased.

The administration of the estate of Carole Lee Smith a/k/a Carole L. Smith, deceased, whose date of death was October 14, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court 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 March 13, 2026.

Personal Representative:

/s/ Daniel Lee Potenta
Daniel Lee Potenta
4023 Cavassa Ct.
N. Fort Myers, Florida 33917
Attorney for Personal Representative:
/s/ Alina Gonzalez-Dockery, Esq.
Alina Gonzalez-Dockery, Esq.
Attorney for Personal Representative
Florida Bar Number: 94099
LIFE LAW PLANNING
5237 Summerlin Commons Blvd.
Ste #109
Fort Myers, Florida 33907
Telephone: (239) 789-2533
Fax: (239) 790-5088
E-Mail: alina@lifelawplanning.com
Secondary E-Mail:
service@lawsprt.com
March 13, 20, 2026 26-00997L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-694
Division Probate
IN RE: ESTATE OF AUGUST RUDOLF BAUER Deceased.

The administration of the estate of August Rudolf Bauer, deceased, whose date of death was February 17, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other 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 March 13, 2026.

Personal Representative:

/s/ Thomas Bauer
Thomas Bauer
Erzgebirgstrasse 5
93057
Regensburg, Germany
Attorney for Personal Representative:
s/ Amanda M. Dorio
Amanda M. Dorio, Attorney
Florida Bar Number: 77411
Henderson, Franklin, Starnes & Holt, P.A.
8889 Pelican Bay Blvd., Suite 400
Naples, Florida 34108
Telephone: (239) 344-1100
Fax: (239) 344-1200
E-Mail:
amanda.dorio@henlaw.com
Secondary E-Mail:
barbra.asselta@henlaw.com
March 13, 20, 2026 26-01008L

HOW TO PUBLISH YOUR

LEGAL NOTICE IN THE BUSINESS OBSERVER

CALL 941-906-9386 and select the appropriate County name from the menu option or e-mail legal@businessobserverfl.com

Business Observer

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF SALE AS TO COUNT(S) VII

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

Case No.: 25-CA-002455

Division: Civil

Judge Rachael Spring Loukonen Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida Plaintiff, vs. Any and All Unknown Parties who claim an interest as spouse, heirs, devisees, grantees, assignees, lienors, creditors, trustees, personal representatives, administrators or as other claimants, by, through, under or against Norman Francis Wiktor, deceased, et al.

Defendants.

Notice is hereby given that on April 9, 2026 at 9:00 AM, offer by electronic sale at www.lee.realforeclose.com the following described Timeshare Ownership Interest:

Unit 5168L, Week 8, Annual Coconut Plantation, a Condominium (the "Condominium"), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof (the "Declaration").

Any person claiming an interest in the surplus from this 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 sale is being held pursuant to the Final Judgment of Foreclosure, entered on March 4, 2026, in Civil Case No. 25-CA-002455, pending in the Circuit Court in Lee County, Florida.

DATED this 03/06/2026

KEVIN C. KARNES
CLERK OF THE CIRCUIT
COURT AND COMPTROLLER
LEE COUNTY, FLORIDA
(SEAL) By: T Mann
Deputy Clerk

THE MANLEY LAW FIRM LLC

P. O. Box 165028

Columbus, OH 43216-5028

AMPS@manleydeas.com

25-005979_MM2

RNOS

March 13, 20, 2026

26-00964L

SECOND INSERTION

NOTICE OF SALE AS TO COUNT(S) I

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

Case No.: 25-CA-002455

Division: Civil

Judge Rachael Spring Loukonen Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida Plaintiff, vs. Any and All Unknown Parties who claim an interest as spouse, heirs, devisees, grantees, assignees, lienors, creditors, trustees, personal representatives, administrators or as other claimants, by, through, under or against Norman Francis Wiktor, deceased, et al.

Defendants.

Notice is hereby given that on April 9, 2026 at 9:00 AM, offer by electronic sale at www.lee.realforeclose.com the following described Timeshare Ownership Interest:

Unit 5247, Week 5, Coconut Plantation, a Condominium (the "Condominium"), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof (the "Declaration").

Any person claiming an interest in the surplus from this 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 sale is being held pursuant to the Final Judgment of Foreclosure, entered on March 4, 2026, in Civil Case No. 25-CA-002455, pending in the Circuit Court in Lee County, Florida.

DATED this 03/06/2026

KEVIN C. KARNES
CLERK OF THE CIRCUIT
COURT AND COMPTROLLER
LEE COUNTY, FLORIDA
(SEAL) By: T Mann
Deputy Clerk

THE MANLEY LAW FIRM LLC

P. O. Box 165028

Columbus, OH 43216-5028

AMPS@manleydeas.com

25-005779_MM2

RNOS

March 13, 20, 2026

26-00962L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE

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

DIVISION: CIVIL

CASE NO. 25-CC-005114

THE SOUTH SEAS CLUB CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. SAMUEL DAVID BISHOP, II, ANNE MARIE NEWMAN AND DAVID OTTO FEILEN, Defendants.

NOTICE is hereby given that the undersigned, Clerk of Circuit and County Courts of Lee County, Florida, will on April 9, 2026, at 9:00 A.M. via electronic sale at www.lee.realforeclose.com, in accordance with Section 45.031, Florida Statutes, offer for sale and sell to the highest bidder for cash, the following described property situated in Lee County, Florida:

Unit Week No. 50 in Condominium Parcel Number M (A/K/A UNIT 1310) OF THE SOUTH SEAS CLUB, a Condominium according to the declaration of Condominium thereof, recorded in Official Records Book 1480 at Page 970, of the Public Records of Lee County, Florida, and all amendment thereto, if any.

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

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

WITNESS my hand and official seal of said Court this 03/06/2026

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

Michael J. Belle, Esquire

Attorney for Plaintiff

service@michaelbelle.com

49230 / 3-82945

March 13, 20, 2026

26-00953L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE

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

DIVISION: CIVIL

CASE NO. 25-CC-005115

THE SOUTH SEAS CLUB CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs. ANNE MARIE NEWMAN AND GLENN T. BERBAUM, Defendants.

NOTICE is hereby given that the undersigned, Clerk of Circuit and County Courts of Lee County, Florida, will on April 9, 2026, at 9:00 A.M. via electronic sale at www.lee.realforeclose.com, in accordance with Section 45.031, Florida Statutes, offer for sale and sell to the highest bidder for cash, the following described property situated in Lee County, Florida:

Unit Week No. 50 in Condominium Parcel Number J (A/K/A UNIT 1311) OF THE SOUTH SEAS CLUB, a Condominium according to the declaration of Condominium thereof, recorded in Official Records Book 1480 at Page 970, of the Public Records of Lee County, Florida, and all amendment thereto, if any.

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

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

WITNESS my hand and official seal of said Court this 03/05/2026

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

Michael J. Belle, Esquire

Attorney for Plaintiff

service@michaelbelle.com

49231 / 3-83026

March 13, 20, 2026

26-00925L

SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE

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

CIRCUIT CIVIL DIVISION

CASE NO.: 25-CA-001392

SELENE FINANCE, LP

Plaintiff(s), vs. ELIZABETH A POTTER; SOLAR MOSAIC LLC

Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to the Order Granting Plaintiff's Emergency Motion to Cancel and Reschedule Foreclosure Sale entered on March 5, 2026 in the above-captioned action, the Clerk of Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 9th day of April, 2026 at 09:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

LOTS 23 AND 24, BLOCK 986, CAPE CORAL, UNIT 26, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGES 117-144, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property address: 202 Southeast 19th Street, Cape Coral, FL 33990

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

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

Padgett Law Group,

Attorney for Plaintiff

6267 Old Water Oak Road, Suite 203

Tallahassee, FL 32312

attorney@padgettlawgroup.com

TDP File No. 25-013344-1

March 13, 20, 2026

26-00948L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE #20286

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

CASE NO. 25-CA-003711

BANK OF AMERICA, N.A.,

PLAINTIFF, VS.

MICHAEL KOZAK, ET AL.

DEFENDANT(S).

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated March 5, 2026, in the above action, I will sell to the highest bidder for cash at Lee County, Florida, on April 9, 2026, at 09:00 AM, at www.lee.realforeclose.com for the following described property:

LOTS 14 AND 15, BLOCK 964, UNIT 25, CAPE CORAL SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGE (S) 90 THROUGH 100 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

Date: 03/06/2026

Kevin C. Karnes

Clerk of the Circuit Court

(SEAL) By: T Mann

Deputy Clerk of the Court

Prepared by:

Tromberg, Miller, Morris &

Partners, PLLC

600 West Hillsboro Boulevard

Suite 600

Deerfield Beach, FL 33441

Our Case #:

25-001479/25-CA-003711/BOA

March 13, 20, 2026

26-00952L

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA

File No. 26-CP-0482

Division: Probate

IN RE: ESTATE OF

DOMINICK M. ANGRISANO

Deceased.

The administration of the estate of Dominick M. Angrisano, deceased, whose date of death was December 31, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is March 13, 2026.

Personal Representative:

Linda M. Boos

P.O. Box 301

Walker Valley, NY 12588

Attorney for Personal Representative:

Hayley E. Donaldson

Attorney

Florida Bar Number: 1002236

Sheppard Law Firm

9100 College Pointe Court

Fort Myers, FL 33919

Telephone: (239) 334-1141

Fax: (239) 334-3965

E-Mail: donaldson@sbslaw.com

Secondary E-Mail:

tcorsini@sbslawfirm.com

March 13, 20, 2026

26-00993L

SECOND INSERTION

NOTICE OF SALE AS TO COUNT(S) VI

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

Case No.: 25-CA-002455

Division: Civil

Judge Rachael Spring Loukonen Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida Plaintiff, vs. Any and All Unknown Parties who claim an interest as spouse, heirs, devisees, grantees, assignees, lienors, creditors, trustees, personal representatives, administrators or as other claimants, by, through, under or against Norman Francis Wiktor, deceased, et al.

Defendants.

Notice is hereby given that on April 9, 2026 at 9:00 AM, offer by electronic sale at www.lee.realforeclose.com the following described Timeshare Ownership Interest:

Unit 5148L, Week 24, Coconut Plantation, a Condominium (the "Condominium"), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof (the "Declaration").

Any person claiming an interest in the surplus from this 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 sale is being held pursuant to the Final Judgment of Foreclosure, entered on March 4, 2026, in Civil Case No. 25-CA-002455, pending in the Circuit Court in Lee County, Florida.

DATED this 03/06/2026

KEVIN C. KARNES
CLERK OF THE CIRCUIT
COURT AND COMPTROLLER
LEE COUNTY, FLORIDA
(SEAL) By: T Mann
Deputy Clerk

THE MANLEY LAW FIRM LLC

P. O. Box 165028

Columbus, OH 43216-5028

AMPS@manleydeas.com

25-005889_MM2

RNOS

March 13, 20, 2026

26-00963L

SECOND INSERTION

NOTICE OF SALE AS TO COUNT(S) III

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

Case No.: 25-CA-002455

Division: Civil

Judge Rachael Spring Loukonen Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida Plaintiff, vs. Any and All Unknown Parties who claim an interest as spouse, heirs, devisees, grantees, assignees, lienors, creditors, trustees, personal representatives, administrators or as other claimants, by, through, under or against Norman Francis Wiktor, deceased, et al.

Defendants.

Notice is hereby given that on April 9, 2026 at 9:00 AM, offer by electronic sale at www.lee.realforeclose.com the following described Timeshare Ownership Interest:

Unit 5390L, Week 49, Annual Coconut Plantation, a Condominium (the "Condominium"), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof (the "Declaration").

Any person claiming an interest in the surplus from this 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 sale is being held pursuant to the Final Judgment of Foreclosure, entered on March 4, 2026, in Civil Case No. 25-CA-002455, pending in the Circuit Court in Lee County, Florida.

DATED this 03/06/2026

KEVIN C. KARNES
CLERK OF THE CIRCUIT
COURT AND COMPTROLLER
LEE COUNTY, FLORIDA
(SEAL) By: T Mann
Deputy Clerk

THE MANLEY LAW FIRM LLC

P. O. Box 165028

Columbus, OH 43216-5028

AMPS@manleydeas.com

25-005782_MM2

RNOS

March 13, 20, 2026

26-00965L

SECOND INSERTION

NOTICE TO CREDITORS

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

PROBATE DIVISION

CASE NO.: 2026-CP-000139

IN RE: THE ESTATE OF

ELEANOR DRAYTON A/K/A

ELEAN

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-271
Division Probate
IN RE: ESTATE OF
JOHN MICHAEL HUTCHISON
Deceased.

The administration of the estate of John Michael Hutchison, deceased, whose date of death was September 29, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is March 13, 2026.

Personal Representative:
Amanda Hutchison
711 SW 21st Ter
Cape Coral, Florida 33991
Attorney for Personal Representative:
/s/Wess M. Jacobs
Wess M. Jacobs, Attorney
Florida Bar Number: 932655
Osterhout & McKinney, P.A.
3783 Seago Lane, Fort Myers, FL 33901
Telephone: (239) 939-4888
Fax: (239) 277-0601
E-Mail: wessj@omplaw.com
Secondary E-Mail:
elizabethw@omplaw.com
March 13, 20, 2026 26-00939L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-690
Division Probate
IN RE: ESTATE OF
WILLIAM J. HOLLING
Deceased.

The administration of the estate of William J. Holling, deceased, whose date of death was November 7, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, 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 March 13, 2026.

Personal Representative:
Christopher A. Holling
13444 Onion Creek Ct.
Fort Myers, FL 33912
Attorney for Personal Representative:
Douglas A. Dodson, II
Florida Bar Number: 126439
DORCEY LAW FIRM PLC
10181 Six Mile Cypress Parkway, Ste C
Fort Myers, FL 33966
Telephone: (239) 418-0169
Fax: (239) 418-0048
E-Mail: douglas@dorceylaw.com
Secondary E-Mail:
probate@dorceylaw.com
March 13, 20, 2026 26-00937L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
File No. 26-CP-0682
Division: Probate
IN RE: ESTATE OF
DATIVA D. LABRADO
Deceased.

The administration of the estate of Dativa D. Labrado, deceased, whose date of death was February 1, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, 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 March 13, 2026.

Personal Representative:
Melissa Alvarez
2637 Manzilla Lane
Cape Coral, Florida 33909
Attorney for Personal Representative:
Janet M. Strickland, FL Bar No. 137472
Neva K. Torres, FL Bar No. 1049725
Attorneys for Personal Representative
Law Office of Strickland & Torres, P.A.
2340 Periwinkle Way, Suite J-1
Sanibel, FL 33957
Telephone: (239) 472-3322
E-Mail: jms@sanibellaw.net
Secondary E-Mail:
neva@sanibellaw.net
Tertiary E-Mail: jms3@sanibellaw.net
March 13, 20, 2026 26-00927L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-0695
Division Probate
IN RE: ESTATE OF
JOHN MICHAEL JOHNSON
Deceased.

The administration of the estate of John Michael Johnson, deceased, whose date of death was September 16, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Ft. Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is March 13, 2026.

Personal Representative:
Martin L. Johnson
3215 Beaver Road
Bay City, Michigan 48706
Attorney for Personal Representative:
Jeffrey R. Grant, Attorney
Florida Bar Number: 63918
von Briesen & Roper, s.c.
3555 Kraft Road, Ste. 402
Naples, Florida 34105
Telephone: (239) 414-3010
Fax: (239) 414-3301
E-Mail: jeffrey.grant@vonbriesen.com
Secondary E-Mail:
jennifer.stoneburner@vonbriesen.com
March 13, 20, 2026 26-00933L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 26-CP-678
Division: Probate
IN RE: ESTATE OF
JAMES B. FALINI,
Deceased.

The administration of the Estate of James B. Falini, deceased, whose date of death was August 17, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is March 13, 2026.

Personal Representative:
Jay Falini
P.O. Box 2143
Haddonfield, NJ 08033
Attorney for Personal Representative:
Lowell S. Schoenfeld
Florida Bar Number: 980099
SCHOENFELD KYLE & ASSOCIATES LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: lowells@trustska.com
4899-0686-8112, v. 3
March 13, 20, 2026 26-00934L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-000689
Division Probate
IN RE: ESTATE OF
JONATHAN R. CLOUD
Deceased.

The administration of the estate of Jonathan R. Cloud, deceased, whose date of death was December 21, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St, Ft. Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is March 13, 2026.

Personal Representative:
Terry E. Miller
863 8th Road
Bourbon, IN 46504
Attorney for Personal Representative:
Evianna J. Martin, Attorney
Florida Bar Number: 36198
Martin Law Firm, PL
3701 Del Prado Blvd S.
Cape Coral, Florida 33904
Telephone: (239) 443-1094
Fax: (941) 213-1231
E-Mail:
eviana.martin@martinlawfirm.com
March 13, 20, 2026 26-00957L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
25-CA-004467

CROSSCOUNTRY MORTGAGE, LLC,
Plaintiff, VS.
GERMAN R ROJAS FUNDORA;
UNKNOWN SPOUSE OF GERMAN R. ROJAS FUNDORA; CHERRY ESTATES PROPERTY OWNERS ASSOCIATION, INC.; GMAX LENDING GROUP LLC; UNKNOWN TENANT #1; UNKNOWN TENANT #2;

Defendant(s).
NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on March 2, 2026 in Civil Case No. 25-CA-004467, of the Circuit Court of the Judicial Circuit in and for Lee County, Florida, wherein, CROSSCOUNTRY MORTGAGE, LLC is the Plaintiff, and GERMAN R ROJAS FUNDORA; UNKNOWN SPOUSE OF GERMAN R. ROJAS FUNDORA; CHERRY ESTATES PROPERTY OWNERS ASSOCIATION, INC.; GMAX LENDING GROUP LLC; UNKNOWN TENANT #1; UNKNOWN TENANT #2; are Defendants.

The Clerk of the Court, Kevin C. Karnes will sell to the highest bidder for cash at www.lee.realforeclose.com on April 9, 2026 at 09:00:00 AM EST the following described real property as

set forth in said Final Judgment, to wit: LOT 123, ISLAND 1, CHERRY ESTATES SECTION 1 THROUGH 9, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 29, PAGE(S) 54 THROUGH 64, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN 1980 MANA HS MOBILE HOME WITH IDENTIFICATION NUMBERS F0601304717A & F0601304717B, TITLE #16907763 & 16907764, RPH #12675621 & 12675624

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.

WITNESS my hand and the seal of the court on 03/06/2026

CLERK OF THE COURT
Kevin C. Karnes
(SEAL) T Mann
Deputy Clerk

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
Primary E-Mail:
ServiceMail@aldridgepite.com
1190-1710B
March 13, 20, 2026 26-00947L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-000134
IN RE: ESTATE OF
LAURENE K. SHANNON a/k/a LAURIE KAY SHANNON
Deceased.

The administration of the estate of Laurene K. Shannon a/k/a Laurie Kay Shannon, deceased, whose date of death was December 15, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-

TION 733.702 WILL BE FOREVER BARRED.

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

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

The date of first publication of this notice is March 13, 2026.

Personal Representative:
Virginia S. Cameron
507 State St.
Grinnell, IA 50112
Attorney for Personal Representative:
Tasha A. Warnock, Esq.
Attorney for Personal Representative
Florida Bar Number: 116474
The Warnock Law Group
6843 Porto Fino Circle
Fort Myers, FL 33912
Telephone: (239) 437-1197
Fax: (239) 437-1196
E-Mail:
service@warnocklawgroup.com
Secondary E-Mail:
twarnock@warnocklawgroup.com
March 13, 20, 2026 26-00977L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-000355
Division Probate
IN RE: ESTATE OF
DONALD J. DECAREAU
a/k/a DONALD DECAREAU
Deceased.

The administration of the estate of DONALD J. DECAREAU a/k/a DONALD DECAREAU, deceased, whose date of death was October 26, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death

by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is March 13, 2026.

Personal Representative:
DocuSigned by: Matthew Decareau
MATTHEW DECAREAU
3104 Maywood Avenue
Austin, Texas 78703
Attorney for Personal Representative:
Signed by: Christina Davidow
Christina B. Davidow, Esq.
Attorney for Personal Representative
Florida Bar Number: 66356
Willis & Davidow, Attorneys at Law, LLC
9015 Strada Stell Ct., Suite 106
Naples, Florida 34109
Telephone: (239) 465-0531
Fax: (888) 435-0911
E-Mail: cdavidow@willislawfirm.com
March 13, 20, 2026 26-00940L



Email your Legal Notice
legal@businessobserverfl.com
Deadline Wednesday at noon
Friday Publication

SARASOTA • MANATEE • HILLSBOROUGH • PASCO
PINELLAS • POLK • LEE • COLLIER • CHARLOTTE
FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer
IV20906.V33

--- ACTIONS / SALES / ESTATE / PUBLIC SALES ---

THIRD INSERTION

NOTICE OF ACTION FOR PUBLICATION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
ADOPTION**CASE NO.: 26-DR-651**
IN RE: THE ADOPTION OF JAYDEN MATTHEW BEUERMAN a child.TO: Katelyn Lefrancois
4032 Winkler Ave., Apt 204
Fort Myers, Florida 33916-7775

YOU ARE NOTIFIED that an action for Dissolution of Marriage with Minor Children and Division of Corporate Entity has been filed against you. You are required to serve a copy of your written defenses, if any, to this action on Sarah Fougere, Esquire and Michael Mummert, Esquire, of Mummert Law, PA, attorneys for the Wife, whose address is 1375 Jackson Street, Suite 204, Fort Myers, Florida 33901, on or before April 7, 2026, and file the original with the clerk of this Court at Lee County Courthouse, 1700 Monroe Street, Fort Myers, Florida 33901, either before service on the Wife's attorney or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the Petition.

Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office.

You may review these documents upon request.

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

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.
Dated this 26th day of February, 2026.Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: J Collins
Deputy ClerkMICHAEL MUMMERT, ESQUIRE
FBN. 10069
SARAH FOUGERE, ESQUIRE
FBN. 1059501
Attorneys for Petitioner
1375 Jackson Street, Suite 204
Fort Myers, Florida 33901
Phone: 239-597-9999
Fax: 239-597-9974
mummert@mummertlawfirm.com
service@mummertlawfirm.com
March 6, 13, 20, 27, 2026

26-00840L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION**CASE NO.: 25-CA-005842**
UNION HOME MORTGAGE CORP.,
Plaintiff, vs.**BRYAN EDWARD SNELL A/K/A BRYAN E. SNELL, et al.,**
Defendants.
TO: BRYAN EDWARD SNELL A/K/A BRYAN E. SNELL
2904 NW 9TH ST, CAPE CORAL, FL 33993

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

LOTS 19 AND 20, BLOCK 4031, CAPE CORAL UNIT 56, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 19, PAGE(S) 107 THROUGH 116, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is PO BOX 5026, FORT LAUDERDALE, FL 33310 within thirty (30) days after the first publication of this Notice in the (Please publish in

BUSINESS OBSERVER) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court this 10th day of March, 2026.

KEVIN C. KARNES
As Clerk of the Court
(SEAL) By K Harris
As Deputy ClerkDe Cubas & Lewis, P.A.,
Attorney for Plaintiff,
PO BOX 5026,
FORT LAUDERDALE, FL 33310
25-04381
March 13, 20, 2026 26-00991L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
DIVISION: PROBATE**CASE NO.: 26-CP-000597**
IN RE: THE ESTATE OF IRA HENDERSON JR,
Deceased.

The administration of the estate of IRA HENDERSON JR, deceased, whose date of death was October 22, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901. The names and addresses of the Personal Representative and the Personal Representative's Attorney are set forth below.

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

CEDENT'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.

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 March 13, 2026.

Personal Representative
ELLA HENDERSON
60 Ivy Way,
Covington, GA 30016Attorney for Personal Representative
KEVIN DRUMMOND, ESQ.
(FBN 1002238)
1645 Palm Beach Lakes Blvd.,
Suite 1200
West Palm Beach, FL 33401
Telephone: 888-611-9511
Facsimile: 561-892-3330
Email: intake@tblf.com
E-Service: Eservice@tblf.com
CERTIFICATE OF SERVICE
I HEREBY CERTIFY that as of March 3, 2026, the foregoing will be served on any counsel of record via the Florida E-filing Portal and on any parties entitled to formal notice.Respectfully Submitted,
BLUE LINE LAW FIRM, PLLC
By: /s/ Kevin Drummond
KEVIN DRUMMOND, ESQ.
(FBN 1002238)
1645 Palm Beach Lakes Blvd.,
Suite 1200
West Palm Beach, FL 33401
Telephone: 888-611-9511
Facsimile: 561-892-3330
Email: intake@tblf.com
March 13, 20, 2026 26-00929L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDAPROBATE DIVISION
CASE NO.: 25-CP-2277
IN RE: ESTATE OF EMMA LEE ANDERSON
Deceased.

The administration of the estate of EMMA LEE ANDERSON deceased, whose date of death was April 4th, 2025, is pending in the Circuit Court for Lee, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent, or unliquidated claims, 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 must file claims 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 YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is March 13, 2026.

/s/ Dorothy L. Singleton
**Dorothy Lee Singleton-
Personal Representative**/s/ Donald Isaac
Donald Isaac Attorney at Law
Florida Bar No. 394106
5237 Summerlin Commons Blvd.
Suite 310
Fort Myers, FL 33916
239-275-2200
disaac@donaldisaaclaw.com
March 13, 20, 2026 26-00998L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION**File No.: 26-CP-662**
Division: Probate
IN RE: ESTATE OF FRANK R. RAMOS,
Deceased.

The administration of the Estate of Frank R. Ramos, deceased, whose date of death was January 27, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

The Personal Representative or Curator has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Sections 732.216 - 732.228 applies, or may apply, unless a written demand is made by the surviving spouse or a beneficiary as specified under Section 732.2211.

The date of first publication of this Notice is March 13, 2026.

Personal Representative:
Jeffrey G. Cory
Attorney for Personal Representative:
Kevin A. KyleAttorney for Personal Representative
Florida Bar Number: 980595
Schoenfeld Kyle & Associates, LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: kevin@trustska.com
hollyk@trustska.com
4901-1025-8577, v. 1
March 13, 20, 2026 26-00995L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDACIVIL DIVISION
CASE NO.: 26-CA-965
IN RE: FORFEITURE OF \$32,052.00 U.S. CURRENCY

TO ALL PERSONS OR ENTITIES HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED:

YOU ARE NOTIFIED that an action pursuant to the Florida Contraband Forfeiture Act has been filed by PETITIONER CARMINE MARCENO, as Sheriff of Lee County in the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida requesting that the \$32,052.00 U.S. Currency be forfeited to the Petitioner, SHERIFF CARMINE MARCENO, for the use and benefit of the LEE COUNTY SHERIFF'S OFFICE.

You are further advised that the LEE COUNTY SHERIFF'S OFFICE is presently holding the above described \$32,052.00 U.S. Currency.

You are required to file a copy of your written defenses, if any, to said forfeiture action on JOHN HOLLOWAY, Petitioner's attorney, whose address is Lee County Sheriff's Department, Legal Division, 14750 Six Mile Cypress Parkway, Fort Myers, Florida 33912, by mail within 30 days of first publication, and file the original with Clerk of the Court either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

Dated this day of 03/06/2026,
KEVIN KARNES
Clerk of Court
(SEAL) By: N Wright-Angad
Deputy ClerkJohn Holloway, Esquire
LEE COUNTY SHERIFF'S OFFICE
LEGAL DIVISION14750 Six Mile Cypress Parkway
Fort Myers, Florida 33912
(239) 477-1294
E-mail: JHolloway@SheriffLeeFL.org
Secondary:
E.Service@SheriffLeeFL.org
By: John Holloway
John Holloway
Florida Bar No.: 376840
March 13, 20, 2026 26-00942L

SECOND INSERTION

NOTICE OF TRUST
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION**Case No. 26-CP-000729**
Probate: No Judge Assigned
IN RE: ESTATE OF ROBERT PEASE,
Deceased.

ROBERT PEASE, a resident of Lee County, Florida, who died on the 8th day of February, 2026, was the Settlor of a trust entitled the ROBERT PEASE REVOCABLE TRUST dated the 7th day of February, 1989, as restated and amended, which is a trust described in Section 733.707(3) of the Florida Probate Code, and is liable for the expenses of the administration of the decedent's estate and enforceable claims of the decedent's creditors to the extent the decedent's estate is insufficient to pay them, as provided in Section 733.607(2) of the Florida Probate Code.

The name and address of the trustee are set forth below.

The clerk shall file and index this notice of trust in the same manner as a caveat, unless there exists a probate proceeding for the grantor's estate in which case this notice of trust must be filed in the probate proceeding and the clerk shall send a copy to the personal representative.

Signed on the 5th day of March, 2026.

PAMELA S. KOLLMANN, trustee
794 Cypress Lake Circle
Fort Myers, FL 33919
March 13, 20, 2026 26-00982L

SECOND INSERTION

NOTICE OF PUBLIC SALE
atThe Lock Up Self Storage
5500 Timmers Lane
Lehigh Acres Fl 33971

Will sell the contents of the following units to satisfy a lien to the highest bidder on March 27, 2026 by 10:00 am at WWW.STORAGETREASURES.COM All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account.

Unit 3107-Tonya Giles-Jones-televisions, air fryers, ninja, shelving, hangers, misc totes
Unit 3010-Heather Philhower-clothing, household décor, assorted bags
Unit 3167-Abimaely Perez Ortiz-baby rocker, television, childrens toys, misc boxes and totes
Unit 2045-Katonya Addison-air conditioner, assorted bags, fan
March 13, 20, 2026 26-00987L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDAProbate Division
File No. 26-CP-000393
IN RE: ESTATE OF CLAIRE ANN HAVEL,
deceased.

The testate administration of the testate estate of Claire Ann Havel, deceased, who died on November 6, 2025, File Number 26-CP-000393 is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Justice Center, 1700 Monroe Street, 1st Floor, PO Box 9346, Fort Myers, FL 33902. The name and address of the personal representative and the personal representative's attorney are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

The date of the first publication of this Notice to Creditors is March 13, 2026.

Congela
Angela Frizalone,
Personal Representative
17774 Little Torch Key
Fort Myers, FL 33908Brian J. Downey, Esq.
FL Bar Number: 0017975
BARRETT MCNAGNY LLP
Attorney for Personal Representative
215 E. Berry St.
Fort Wayne, IN 46802
Email: bjd@barrettllaw.com
Phone: (260) 423-8871
Fax: (260) 423-8920
4909-7997-8875
March 13, 20, 2026 26-00931L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDACIVIL ACTION
Notice is hereby given that the undersigned Clerk of Circuit Court of Lee County, Florida, will on March 26, 2026, at 9:00 o'clock, a.m. via electronic sale at www.lee.real.foreclose.com, in accordance with Section 45.031, Florida Statutes, offer for sale and sell to the highest bidder for cash, the following described property, situated in Lee County, Florida:

LOT 16, BLOCK 14, UNIT 5, SECTION 33, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGE 29, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

PID: 33-44-27-L3-05014.0160
AKA: 805 Leeland Heights Blvd.
E., Lehigh Acres, FL 33936
pursuant to the Final Judgment of Foreclosure filed on the 8th day of January, 2026, and the Order on Plaintiff's Motion to Reschedule Foreclosure Sale dated February 23, 2026 all entered in Case No. 2025-CA-004171, the style of which is:CORE MANAGEMENT SOLUTIONS, LLC, a Florida limited liability company,
Plaintiff, vs.
CLINTON FORBES, VALLEY STRONG CREDIT UNION SERVICED BY UPGRADE, INC., and UNKNOWN TENANTS IN POSSESSION,
Defendants.
Case No.: 25-CA-004171

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

WITNESS my hand and official seal of said Court, this 03/05/2026
Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: T Mann,
Deputy ClerkPeter M. Starling, Esquire,
Starling Law, P.A.,
599 9th Street North, Suite 207,
Naples, Florida 34102,
239-302-6063.
March 13, 20, 2026 26-00924L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION**File No.: 26-CP-000493**
IN RE: ESTATE OF PATRICIA ANN LORETO,
Deceased.

The administration of the estate of PATRICIA ANN LORETO, Deceased, whose date of death was December 10, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Ft. Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is March 13, 2026.

JODI DE LORETO,
Personal Representative
Attorney for Personal Representative:
Scott R. Bugay, EsquireFlorida Bar No. 5207
2501 Hollywood Blvd. Suite 206
Hollywood, Florida 33020
Telephone: (954)767-3399
Fax: (305) 945-2905
Primary Email: Scott@srblawyers.com
Secondary Email:
angelica@srblawyers.com
March 13, 20, 2026 26-00938L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT LEE COUNTY, FLORIDA
PROBATE DIVISION**File No. 26-CP-677**
Division: Probate
IN RE: THE ESTATE OF WAYNE ALBERT MOTTE,
Deceased.

The Estate of WAYNE ALBERT MOTTE, deceased, whose date of death was January 21, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, File No. 26-CP-677, which address is: Lee County Justice Center, 1st Floor, 1700 Monroe Street, Fort Myers, Florida 33901.

The names and addresses of the personal representative and the personal representative's attorney are set forth below. The date of first publication of this notice is March 13, 2026.

All creditors and those having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, upon whom a copy of this notice has been served are required to file their claims with the above-named court within the later of three (3) months after the date 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 having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, are required to file their claims with the above-named court within three (3) months after the date of the first publication of this notice.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

Personal Representative:
Joyce Phinney
2 Indian Lane
Rehoboth, MA 02769Attorney for Personal Representative:
Jennifer M. Neilson
Florida Bar No. 54986
NEILSON LAW, P.A.
9955 Tamiami Trl N, Suite 4
Naples, FL 34108
(By Appointment Only)
Office: (239) 443-3866
Email: jn@nlaw.us
March 13, 20, 2026 26-00971L

PUBLISH YOUR LEGAL NOTICE

Email legal@businessobserverfl.com

Business Observer

3/20/2026 - 3/27/2026

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION CASE NO.: 25-CA-006697 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, JAMES W. PARDUE, DECEASED, et al, Defendant(s). To: THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, JAMES W. PARDUE, DECEASED

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. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. This notice shall be published once a week for two consecutive weeks in the Business Observer. WITNESS my hand and the seal of this court on this 10th day of March, 2026.

Kevin C. Karnes Clerk of the Circuit Court & Comptroller (SEAL) By: K Harris Deputy Clerk

Albertelli Law P.O. Box 23028 Tampa, FL 33623 tna - 25-011351 March 13, 20, 2026 26-01001L

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION CASE NO. 26-CA-000090 NATIONSTAR MORTGAGE LLC, Plaintiff, vs. UNKNOWN SUCCESSOR TRUSTEE OF THE MARY DORSEY REVOCABLE TRUST, DATED APRIL 11, 2020; G. V. OF PARKER LAKES NEIGHBORHOOD ASSOCIATION, INC.; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY, Defendant(s) To the following Defendant(s): UNKNOWN SUCCESSOR TRUSTEE OF THE MARY DORSEY REVOCABLE TRUST, DATED APRIL 11, 2020 (LAST KNOWN ADDRESS) 14981 VISTA VIEW WAY, UNIT # 1105 FORT MYERS, FLORIDA 33919 YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property: UNIT 1105, BUILDING 11, GRAND VIEW OF PARKER LAKES ONE, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM, AS RECORDED IN OFFICIAL RECORDS BOOK 2872, PAGE 1851, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. a/k/a 14981 VISTA VIEW WAY, UNIT # 1105, FORT MYERS, FLORIDA 33919 has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Kahane & Associates, P.A., Attorney for Plaintiff,

whose address is 1619 NW 136th Avenue, Suite D-220, Sunrise, FLORIDA 33323 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. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of this Court this 5 day of March, 2026. KEVIN C. KARNES As Clerk of the Court (SEAL) By N Wright-Angad As Deputy Clerk Submitted by: Kahane & Associates, P.A. 1619 NW 136th Avenue, Suite D-220 Sunrise, Florida 33323 Telephone: (954) 382-3486 Telefacsimile: (954) 382-5380 Designated service email: notice@kahaneandassociates.com File No.: 25-00131 NML March 13, 20, 2026 26-00932L

SECOND INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 25-CA-006479 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. YUNIESKY PINEIRO MUNOZ AND DAYANIRIS PENA HERRERA. et al. Defendant(s), TO: YUNIESKY PINEIRO MUNOZ, UNKNOWN SPOUSE OF YUNIESKY PINEIRO MUNOZ, whose last known residences are: 126 PARISH DR, LEHIGH ACRES, FL 33974; and 324 NE 24TH TER, CAPE CORAL, FL 33909 and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein. TO: DAYANIRIS PENA HERRERA, UNKNOWN SPOUSE OF DAYANIRIS PENA HERRERA, whose last known residences are: 324 NE 24TH TER, CAPE CORAL, FL 33909; and 4333 BIRCH MEADOW TRAIL, GAINESVILLE, GA 30504-9315; and 6004 MORNAY DR, TAMPA, FL 33615 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 6, BLOCK 61, UNIT 18, MIRROR LAKES, SECTION 18, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 27, PAGE 105, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 within (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein. THIS NOTICE WILL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS. WITNESS my hand and the seal of this Court at Lee County, Florida, this 9th day of March, 2026. Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) BY: K. Shoap DEPUTY CLERK Robertson, Anschutz, Schneid, Crane & Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 25-331285 March 13, 20, 2026 26-00984L

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 2025CA005650 LAKEVIEW LOAN SERVICING, LLC, Plaintiff, -vs- CORY D BROCK and BRITTANY NOELIA KIMEY SOZA, Defendant(s) TO: CORY D BROCKBRITTANY NOELIA KIMEY SOZA Last Known Address: 1107 2nd Way, North Fort Myers, FL 33903 You are notified of an action to foreclose a mortgage on the following property in Lee County: LOTS 28, 29, 30, 31, 32 AND 33 AND LOTS 74, 75, 76, 77, 78 AND 79, BLOCK C, CABANA CITY, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 8, PAGE 61, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. 1107 2nd Way, North Fort Myers, FL 33903 The action was instituted in the Circuit Court, Twentieth Judicial Circuit in

and for Lee, County, Florida; Case No. 2025CA005650; and is styled Lakeview Loan Servicing, LLC vs. Cory D Brock. You are required to serve a copy of your written defenses, if any, to the action on Kelley Church, Esq., Plaintiff's attorney, whose address is 255 South Orange Ave, Suite 900, Orlando, FL 32801 within 30 days from the first date of publication and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately after service; otherwise, a default will be entered against you for the relief demanded in the complaint or petition. The Court has authority in this suit to enter a judgment or decree in the Plaintiff's interest which will be binding upon you. DATED: 03/11/2026 Kevin C. Karnes Lee Clerk of the Circuit Court (SEAL) By: K Harris As Deputy Clerk Kelley Church, Esq., Plaintiff's attorney, 255 South Orange Ave, Suite 900, Orlando, FL 32801 March 13, 20, 2026 26-01002L

THIRD INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 26-DR-001421 IN RE: The Marriage of Andrew Scott Taylor Petitioner and Christian Bethany Taylor Respondent TO: Christian Bethany Taylor 5809 Gunnison Turn Road, Austin, Texas 78738 YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Andrew Scott Taylor whose address is 650 Pecan Park Road, Apt. 412, Jacksonville, Florida 32218 on or before April 13th, 2026, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If

you fail to do so, a default may be entered against you for the relief demanded in the petition. Copies of all court documents in this case, including orders, are available at the Clerk of Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or emailed to the address(es) on record at the clerk's office. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. Dated: 03/02/2026 Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) By: I Cardelle Deputy Clerk March 6, 13, 20, 27, 2026 26-00869L

FOURTH INSERTION

NOTICE TO ALL POTENTIAL CLAIMANTS UNITED STATES DISTRICT COURT MIDDLE DISTRICT OF FLORIDA FORT MYERS DIVISION 2:26-cv-347-KCD-NPM IN ADMIRALTY JONATHAN STEINKE and RACHEL STEINKE, Plaintiffs, v. UNKNOWN CLAIMANTS, Defendants. As the owners of a 2020 28' Blue Wave Makaira vessel, Hull ID# PWV16309H920 (the "vessel")—and pursuant to 46 U.S.C. § 30501, et seq., and Supplemental Rule F of the Federal Rules of Civil Procedure—JONATHAN STEINKE and RACHEL STEINKE filed a complaint on February 12, 2026, in the United States District Court for the Middle District of Florida seeking exoneration from, or limitation of, any liability concerning any and all personal injury, property damage, destruction, or other losses arising out of or related to an August 30, 2025 collision involving the vessel in the vicinity of North Captiva Island in the territorial waters in or near Lee County, Florida, as more fully described in the complaint. The court has accepted a letter of undertaking as

interim security for all claims against the Plaintiffs and the vessel. Pursuant to 46 U.S.C. § 30511(c), "all claims and proceedings against the owner related to the matter in question shall cease." By April 20, 2026, all persons or entities claiming damage for any and all loss, destruction, injuries, and/or death allegedly as a result of the occurrences and happenings recited in the complaint must file their respective claims with the clerk of this court and serve copies thereof on Plaintiffs' counsel. By the same date, all persons or entities presenting claims and desiring to contest the allegations of the complaint must file an answer to the complaint in this court and must serve copies thereof on Plaintiffs' counsel or be defaulted. Service on Plaintiffs' counsel may be made by delivery or mail to Anthony J. Cuva, Esquire, Turkel Cuva Barrios, P.A., 100 North Tampa Street, Suite 1900, Tampa, Florida 33602, telephone number (813) 834-9191. DATED: February 20, 2026 Elizabeth Warren, CLERK (SEAL) By: Carla Roberts Deputy Clerk Feb. 27; Mar. 6, 13, 20, 2026 26-00780L

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CA-006742 CITIBANK, N.A., NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF BRAVO RESIDENTIAL FUNDING TRUST 2024-NQM6, Plaintiff, v. EVER RODRIGUEZ; et al, Defendant(s). To the following Defendant(s): UNKNOWN TENANT #1 (Last Known Address: 4789 ORANGE GROVE BLVD #J5, NORTH FORT MYERS, FL 33903) UNKNOWN TENANT #2 (Last Known Address: 4789 ORANGE GROVE BLVD #J5, NORTH FORT MYERS, FL 33903) YOU ARE NOTIFIED that an action to foreclose based on boundaries established by acquiescence, on the following described property: UNIT J-5, OF LOCHMOOR VILLAS CONDOMINIUM, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 1520, PAGES 287, OF THE PUBLIC RECORDS OF LEE COUN-

TY, FLORIDA, AND ANY AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS PROPERTY ADDRESS: 4789 ORANGE GROVE BLVD #J5, NORTH FORT MYERS, FL 33903 has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Ghidotti | Berger LLP, Attorney for Plaintiff, whose address is 10800 Biscayne Blvd., Suite 201, Miami, FL 33161 within thirty (30) days after the first 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 is provided pursuant to Administrative Order No. 2010-08 WITNESS my hand and the seal of this Court this 03/11/2026 Kevin C. Karnes As Clerk of the Court (SEAL) By K Harris As Deputy Clerk Ghidotti | Berger LLP, Attorney for Plaintiff, 10800 Biscayne Blvd., Suite 201, Miami, FL 33161 March 13, 20, 2026 26-01005L

THIRD INSERTION

NOTICE OF ACTION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CC-007052 MHC THE HERITAGE TWO, L.L.C. d/b/a The Heritage and MHC OPERATING LIMITED PARTNERSHIP, Plaintiffs, vs. ALL UNKNOWN BENEFICIARIES, HEIRS, SUCCESSORS, AND ASSIGNS OF ANASTASIA MARIE SAUSSER; TANYA A. BARTON; and UNKNOWN PARTY OR PARTIES IN POSSESSION, Defendants. TO: All Unknown Beneficiaries, Heirs, Successors, and Assigns of Anastasia Marie Sausser 3533 Heritage Lakes Blvd. Lot No. 1170 N. Fort Myers, Florida 339172 YOU ARE NOTIFIED that an action for possession of a mobile home lot as to that certain mobile home and all personal items, appliances, and fixtures contained therein located at: 3533 Heritage Lakes Blvd., Lot

No. 1170, N. Fort Myers, Florida 33917 has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Brian C. Chase, Esq., Plaintiff's attorney, whose address is 1313 North Howard Avenue, Tampa, Florida 33607, ON OR BEFORE April 07, 2026 IN THE BUSINESS OBSERVER, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition. WITNESS, Kevin Karnes, as Clerk of the County Court, and the seal of said Court, at the Courthouse at Lee County, Florida. Dated: 02/26/2026 Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) By: K Shoap As Deputy Clerk Brian C. Chase, Esq., Plaintiff's attorney, 1313 North Howard Avenue, Tampa, Florida 33607 March 6, 13, 20, 27, 2026 26-00809L

FOURTH INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA Case No. 25-CA-005323 VVV INVESTMENTS, LLC, A Florida for Profit Limited Liability Corporation Plaintiff, vs. KATHERINE E. SPEISER, DAY STAR ONE LLC, a Florida Limited Liability Corporation, AND ALL PERSONS UNKNOWN, CLAIMING ANY LEGAL OR EQUITABLE RIGHT, TITLE, ESTATE, LIEN, OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT ADVERSE TO PLAINTIFF'S TITLE, OR ANY CLOUD UPON PLAINTIFF'S TITLE THERETO, Defendants. To: Katherine E. Speiser, 2593 Croomsbridge Road, Burgaw, NC 28425, US YOU ARE NOTIFIED that you have been designated as defendant in a legal proceeding filed against you for Action to Quiet Title. The action was instituted in the Twentieth Judicial Circuit Court, Lee County, Florida, and is styled VVV INVESTMENTS, LLC, a Florida For Profit Limited Liability Corporation,

vs. vs. Katherine E. Speiser, Day One LLC., and Personal Unknown, Claiming any Legal or Equitable Right, Title, Estate Lien Or Interest in the Property Described in the Complaint Adverse to Plaintiff Title, Or Any Cloud upon Plaintiff Title Thereto. You are required to serve a copy of your written defenses, if any, to the action on Neil Morales, Esq., Plaintiff's attorney, whose address is 2272 Airport Road South, Suite 209, Naples, FL 34112, on or before March 30, 2026 and file the original with the clerk of this court either before service on Neil Morales, Esq. or immediately after service; otherwise, a default will be entered against you for the relief demanded in the complaint or petition. The Court has authority in this suit to enter a judgment or decree in the Plaintiff's interest which will be binding upon you. DATED: 02/18/2026 Kevin C. Karnes, Clerk of the Court (SEAL) By: K Harris As Deputy Clerk Neil Morales, Esq., Plaintiff's attorney, 2272 Airport Road South, Suite 209, Naples, FL 34112 Feb. 27; Mar. 6, 13, 20, 2026 26-00721L

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 26-CA-000919 PHH MORTGAGE CORPORATION, Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF PATRICIA RAINEY, 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 Patricia Rainey, Deceased Last Known Residence: Unknown YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Lee County, Florida: LOT 6, BLOCK 1, UNIT NO. 1, SECTION 24, TOWNSHIP 45 SOUTH, RANGE 27 EAST,

LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 18, PAGE(S) 87 THROUGH 105, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 401 W. Linton Blvd. Suite 202-B Delray Beach, FL 33444, within 30 days of publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. Dated on 03/06/2026. Kevin C. Karnes As Clerk of the Court (SEAL) By: N Wright-Angad As Deputy Clerk ALDRIDGE PITE, LLP, Plaintiff's attorney, 401 W. Linton Blvd. Suite 202-B Delray Beach, FL 33444 1395-1369B Ref# 15952 March 13, 20, 2026 26-00945L

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT, IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 26-CA-000929 CENK HOLDINGS LLC, Plaintiff, vs. PETER FOREMAN, Defendant, TO: PETER FOREMAN, and all others claiming by, through and under PETER FOREMAN, YOU ARE NOTIFIED that an action to quiet the title on the following real properties in Lee County, Florida: Parcel 1: Lot 14, Block 97, Unit 9, Section 1, Township 45 South, Range 26 East, a Subdivision of Lehigh Acres, according to the map or plat thereof, as recorded in Plat Book 15, Page(s) 93, of the Public Records of Lee County, Florida. A/K/A 2612 18TH ST SW, LEHIGH ACRES, FL 33976 ("Parcel 1"). Parcel 2: Lot 15, Block 27, Unit 3, Section 13, Township 45 South, Range 26 East, a Subdivision of Lehigh Acres, according to the map or plat thereof, as recorded in Plat Book 15, Page(s) 99, of the Public

Records of Lee County, Florida. A/K/A 2808 53RD ST SW, LEHIGH ACRES, FL 33976 ("Parcel 2"). has been filed against you and you are required to serve a copy of your written defenses, if any, to it on J.D. Manzo, of Manzo & Associates, P.A., Plaintiff's attorney, whose address is 4767 New Broad Street, Orlando, FL 32814, telephone number (407) 514-2692, on or before April 20, 2026, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition. DATED this 10th day of March, 2026. Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: K Harris As Deputy Clerk J.D. Manzo, Manzo & Associates, P.A., Plaintiff's attorney, 4767 New Broad Street, Orlando, FL 32814, telephone number (407) 514-2692 Mar. 13, 20, 27; Apr. 3, 2026 26-00992L

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA.
CIVIL DIVISION
CASE NO. 25-CA-004942
**CROSSCOUNTRY MORTGAGE,
LLC,**
Plaintiff, vs.
**RACHEL SANTIAGO; UNITED
STATES OF AMERICA, ON
BEHALF OF THE SECRETARY
OF HOUSING AND URBAN
DEVELOPMENT; 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).
TO: RACHEL SANTIAGO
Last Known Address
2741 LAKEVIEW DR
FORT MYERS, FL 33905
Current Residence is Unknown
YOU ARE NOTIFIED that an action
to foreclose a mortgage on the follow-
ing described property in Lee County,
Florida:
LOT 18, BLOCK 4, UNIT NO.
1, FORT MYERS SHORES,
ACCORDING TO THE MAP
OR PLAT THEREOF, AS RE-
CORDED IN PLAT BOOK 9,
PAGE(S) 151 THROUGH 154,
INCLUSIVE, OF THE PUBLIC
RECORDS OF LEE COUNTY,
FLORIDA.

has been filed against you and you are
required to serve a copy of your written
defenses, if any, to it on Diaz Anselmo
& Associates, P.A., Plaintiff's attorneys,
whose address is P.O. BOX 19519, Fort
Lauderdale, FL 33318, (954) 564-0071,
answers@dallegal.com, within 30 days
from first date of publication, and file
the original with the Clerk of this Court
either before service on Plaintiff's at-
torney or immediately thereafter; oth-
erwise a default will be entered against
you for the relief demanded in the com-
plaint or petition.
If you are a person with a disability
who needs any accommodation in order
to participate in this proceeding, you
are entitled, at no cost to you, to the
provision of certain assistance. Please
contact Brooke Dean, Operations Divi-
sion Manager, whose office is located at
Lee County Justice Center, 1700 Mon-
roe Street, Fort Myers, Florida 33901,
and whose telephone number is (239)
533-1771, at least 7 days before your
scheduled court appearance, or immedi-
ately upon receiving this notification
if the time before the scheduled appear-
ance is less than 7 days; if you are hear-
ing or voice impaired, call 711.
DATED ON 03/03/2026
Kevin C. Karnes
As Clerk of the Court
(SEAL) By: K Harris
As Deputy Clerk
Diaz Anselmo & Associates, P.A.,
Plaintiff's Attorneys,
P.O. Box 19519,
Fort Lauderdale, FL 33318,
(954) 564-0071,
answers@dallegal.com
1463-218988 / ME2
March 13, 20, 2026 26-00918L

SECOND INSERTION

**NOTICE OF SALE AS TO
COUNT(S) II**
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT,
IN AND FOR LEE COUNTY,
FLORIDA
Case No.: 25-CA-002455
Division: Civil
Judge Rachael Spring Loukonen
Coconut Plantation Condominium
Association, Inc., a corporation
not-for-profit under the laws of the
State of Florida
Plaintiff, vs.
Any and All Unknown Parties who
claim an interest as spouse, heirs,
devises, grantees, assignees,
lienors, creditors, trustees, personal
representatives, administrators or as
other claimants, by, through, under
or against Norman Francis Wiktor,
deceased, et al.
Defendants.
Notice is hereby given that on April 9,
2026 at 09:00 AM, offer by electronic
sale at www.lee.realforeclose.com the
following described Timeshare Owner-
ship Interest:
Unit 5247, Week 4, Coconut
Plantation, a Condominium (the
"Condominium"), according to
the Declaration of Condominium
thereof as recorded in Official
Records Book 4033, Page 3816,
Public Records of Lee County,
Florida, and all exhibits attached
thereto, and any amendments
thereof (the "Declaration").
Any person claiming an interest in the
surplus from this 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 sale is being held pursuant to the
Final Judgment of Foreclosure, entered
on March 4, 2026, in Civil Case No.
25-CA-002455, pending in the Circuit
Court in Lee County, Florida.
DATED this 03/06/2026
KEVIN C. KARNES
CLERK OF THE CIRCUIT
COURT AND COMPTROLLER
LEE COUNTY, FLORIDA
(SEAL) By: T Mann
Deputy Clerk
THE MANLEY LAW FIRM LLC
P. O. Box 165028
Columbus, OH 43216-5028
AMPS@manleydeas.com
25-005780_MM2
RNOS
March 13, 20, 2026 26-00968L

SECOND INSERTION

**NOTICE OF SALE AS TO
COUNT(S) IV**
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT,
IN AND FOR LEE COUNTY,
FLORIDA
Case No.: 25-CA-002455
Division: Civil
Judge Rachael Spring Loukonen
Coconut Plantation Condominium
Association, Inc., a corporation
not-for-profit under the laws of the
State of Florida
Plaintiff, vs.
Any and All Unknown Parties who
claim an interest as spouse, heirs,
devises, grantees, assignees,
lienors, creditors, trustees, personal
representatives, administrators or as
other claimants, by, through, under
or against Norman Francis Wiktor,
deceased, et al.
Defendants.
Notice is hereby given that on April 9,
2026 at 09:00 AM, offer by electronic
sale at www.lee.realforeclose.com the
following described Timeshare Owner-
ship Interest:
Unit 5266, Week 13, Annual
Coconut Plantation, a Condo-
minium (the "Condominium"),
according to the Declaration of
Condominium thereof as re-
corded in Official Records Book
4033, Page 3816, Public Records
of Lee County, Florida, and all
exhibits attached thereto, and
any amendments thereof (the
"Declaration").
Any person claiming an interest in the
surplus from this 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 sale is being held pursuant to the
Final Judgment of Foreclosure, entered
on March 4, 2026, in Civil Case No.
25-CA-002455, pending in the Circuit
Court in Lee County, Florida.
DATED this 03/06/2026
KEVIN C. KARNES
CLERK OF THE CIRCUIT
COURT AND COMPTROLLER
LEE COUNTY, FLORIDA
(SEAL) By: T Mann
Deputy Clerk
THE MANLEY LAW FIRM LLC
P. O. Box 165028
Columbus, OH 43216-5028
AMPS@manleydeas.com
25-005832_MM2
RNOS
March 13, 20, 2026 26-00969L

SECOND INSERTION

**NOTICE OF FORECLOSURE SALE
PURSUANT TO CHAPTER 45**
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY
FLORIDA
CIVIL DIVISION
CASE NO.: 25-CA-004169
RTL REO LLC,
Plaintiff, v.
SUGAR BEACH ESTATES (US) LP,
A FLORIDA LIMITED LIABILITY
COMPANY, et al.,
Defendants.
NOTICE OF SALE PURSUANT TO
CHAPTER 45 IS HEREBY GIVEN
that, pursuant to the Final Judgment of
Mortgage Foreclosure and Other Relief
dated February 24, 2026, issued in and
for Lee County, Florida, in Case No. 25-
CA-004169, wherein RTL REO LLC is
the Plaintiff, and SUGAR BEACH ES-
TATES (US) LP, A FLORIDA LIM-
ITED LIABILITY COMPANY, CARMEN
E. CAMPAGNARO, BD CAPITAL SE,
LLC and SANIBEL CAPTTVA COM-
MUNITY BANK are the Defendants.
The Clerk of the Court, KEVIN
KARNES, will sell to the highest
and best bidder for cash, in ac-
cordance with Section 45.031, Florida
Statutes, on April 09, 2026, at elec-
tronic sale beginning at 9:00 AM, at
www.lee.realforeclose.com the follow-
ing-described real property as set forth
in said Final Judgment of Mortgage
Foreclosure and Other Relief, to wit:
LOT 34, BLOCK 6, GULF
HEIGHTS SUBDIVISION,
ACCORDING TO THE MAP
OR PLAT THEREOF, AS RE-
CORDED IN PLAT BOOK 6,
PAGE(S) 39, OF THE PUBLIC
RECORDS OF LEE COUNTY,
FLORIDA.
Property Address: 5286 Estero
Blvd., Fort Myers Beach, FL
33931
ANY PERSON CLAIMING AN IN-
TEREST IN THE SURPLUS FROM
THE SALE, IF ANY, OTHER THAN
THE PROPERTY OWNER AS OF
THE DATE OF THE LIS PENDENS
MUST FILE A CLAIM BEFORE THE
CLERK REPORTS THE SURPLUS AS
UNCLAIMED.
Dated: 03/09/2026
KEVIN C. KARNES, Clerk of Court
(SEAL) By: T Mann
Deputy Clerk
HOWARD LAW
902 Clint Moore Road, Suite 220
Boca Raton, FL 33487
Phone: (954) 893-7874
Fax: (888) 235-0017
E-Mail: Pleadings@HowardLaw.com
Counsel for Plaintiff
March 13, 20, 2026 26-00981L

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT IN AND
FOR THE TWENTIETH JUDICIAL
CIRCUIT IN AND FOR LEE
COUNTY, FLORIDA
CASE NO.: 25-CA-001689
WILMINGTON SAVINGS FUND
SOCIETY, FSB, AS OWNER
TRUSTEE OF THE RESIDENTIAL
CREDIT OPPORTUNITIES
TRUST IX-B,
Plaintiff, vs.
CASTLECO, LLC, A FLORIDA
LIMITED LIABILITY COMPANY,
LAURIE NUNNO; et al.
Defendants.
NOTICE IS HEREBY GIVEN pursu-
ant to a Consent Final Judgment of
Foreclosure dated March 6, 2026, en-
tered in Civil Case No. 25-CA-001689
of the Circuit Court of the 20th Judicial
Circuit in and for Lee County, Florida,
wherein WILMINGTON SAVINGS
FUND SOCIETY, FSB, AS OWNER
TRUSTEE OF THE RESIDENTIAL
CREDIT OPPORTUNITIES TRUST
IX-B is Plaintiff and CASTLECO LLC;
LAURIE NUNNO; and SANCTUARY AT
WULFERT POINT COMMUNITY
ASSOCIATION, INC.; MICHAEL C.
BAUER; and WILLIAM L. BROOKS
are Defendant(s).
I KEVIN C. KARNES, clerk of this
court will sell to the highest bidder for
cash online: # By electronic sale begin-
ning at 9:00 A.M. on the prescribed
date at www.lee.realforeclose.com. on
April 9, 2026 the following described
property as set forth in said Final Judg-
ment, to wit:
Lot 34, THE SANCTUARY AT
WULFERT POINT, PHASE 1, a
Subdivision, according to plat
thereof as recorded in Plat Book
50, Pages 46 through 56, of the
Public Records of Lee County,
Florida
Parcel Identification Number:
12-46-21-T1-00100.0340, com-
monly known as 2402 Wulfert
Road, Sanibel, Florida 33957
Any person claiming an interest in the
surplus from the sale, if any, other than
the property owner as of the date of the
lis pendens must file a claim before the
clerk reports the surplus as unclaimed.
The Court, in its discretion, may en-
large the time of the sale. Notice of the
changed time of sale shall be published
as provided herein.
DATED this 9th day of March, 2026.
KEVIN C. KARNES
Clerk of Circuit Court
(SEAL) BY: T Mann
Deputy Clerk
Law Offices of Manganelli
Leider & Savio P.A.
1900 NW Corporate Blvd., Suite 200W
Boca Raton, Florida 33431
service@mls-pa.com
March 13, 20, 2026 26-00976L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT FOR THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
CIVIL DIVISION
Case No.: 25-CA-002977
WILMINGTON SAVINGS FUND
SOCIETY, FSB, not in its individual
capacity but solely as trustee for
Residential Mortgage Aggregation
Trust,
Plaintiff, v.
APS ALLIANCE I LLC, a Florida
Limited Liability Company;
SANTIAGO GOMEZ; MAURICIO
ANGARITA; UNKNOWN TENANT
#1; UNKNOWN TENANT #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,
Defendants.
NOTICE IS HEREBY GIVEN that
pursuant to the Summary Final Judg-
ment of Foreclosure (as to Count II
- Action for Reformation of Mortgage
and Agreement and Count III - Action
to Foreclose the Mortgage) entered on
March 2, 2026, in the above-referenced
matter pending in the Circuit Court of
the Twentieth Judicial Circuit in and
for Lee County, Florida, the Clerk of
this Court will sell the following de-
scribed property situated in Lee County,
Florida:

Lots 39 and 40, Block 4296,
CAPE CORAL UNIT 61, accord-
ing to the plat thereof, recorded
in Plat Book 21, Pages 4 through
20, inclusive, of the Public Re-
cords of Lee County, Florida.
For Informational Purposes
Only:
Property Address: 3400 NW
21st Terrace, Cape Coral, FL
33993
at public sale, to the highest and best
bidder, for cash, on April 9, 2026, at
9:00 a.m., via the internet at https://
www.lee.realforeclose.com/.
Any person claiming an interest in
the surplus from the sale, if any, other
than the property owner as of the date
of the Lis Pendens must file a claim in
accordance with Florida Statutes, Sec-
tion 45.031.
Dated: March 5, 2026.
Kevin C. Karnes
Lee County Clerk of Court
(SEAL) T Mann
by Deputy Clerk
/s/ Gerald D. Davis
GERALD D. DAVIS, ESQ.
Florida Bar No. 764698
gdavis@trenam.com
bshepard@trenam.com
alormeau@trenam.com
TRENAM, KEMKER, SCHARF,
BARKIN, FRYE, O'NEILL &
MULLIS, P.A.
200 Central Avenue, Suite 1600
St. Petersburg, FL 33701
Tel: (727) 896-7171
Attorneys for Plaintiff
March 13, 20, 2026 26-00950L

SECOND INSERTION

**NOTICE OF SALE PURSUANT TO
CHAPTER 45**
IN THE COUNTY COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA GENERAL
JURISDICTION DIVISION
CASE NO. 25-CC-2497
TAMIAMI MASTER
ASSOCIATION, INC. , A
FLORIDA NOT FOR PROFIT
CORPORATION,
PLAINTIFF, V.
DAWN MARIE GREEN, TRUSTEE
OF THE DAWN MARIE GREEN
TRUST DATED OCTOBER 25,
2018, ET AL.,
DEFENDANTS.
NOTICE IS HEREBY GIVEN pursu-
ant to a Final Judgment of Foreclosure
dated February 24, 2026, and entered
in Case No. 25-CC-2497 of the County
Court of the Twentieth Judicial Circuit
in and for Lee County, Florida, wherein
TAMIAMI MASTER ASSOCIATION,
INC. is Plaintiff, and Dawn Marie
Green, Trustee of the Dawn Marie
Green Trust Dated October 25, 2018 are
Defendants, I will sell to the highest
and best bidder for cash at www.lee.
realforeclose.com, the Clerk's website
for online auctions, at 9:00 AM, on the
9th day of April, 2026 the following
described property as set forth in said
Final Judgment, to wit:
Lot 25, Block 8, Tamiami Village,
according to the Plat thereof, Re-
corded in Book 918, Page 159, on
the Official Public Records of Lee
County, Florida.
A/K/A: 3584 Celestial Way,
North Fort Myers, FL 33903
Any person claiming an interest in the
surplus from the sale, if any, other than
the property owner as of the date of the
Lis Pendens must file a claim in ac-
cordance with Florida Statutes, Section
45.031.
DATED this 03/09/2026
KEVIN C. KARNES,
as Clerk of said Court
(SEAL) By: T Mann
As Deputy Clerk
BECKER & POLIAKOFF, P.A.
Attorneys for Plaintiff
J. Kevin Miller, Esq.
Florida Bar #0245460
1 East Broward Blvd., Suite 1900
Fort Lauderdale, FL 33301
Phone: (954) 985-4102
Fax: (954) 987-5940
Primary email:
cofoservicemail@beckerlawyers.com
T02276/425006/30776094
March 13, 20, 2026 26-00980L

SECOND INSERTION

**NOTICE OF SALE AS TO
COUNT(S) V**
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT,
IN AND FOR LEE COUNTY,
FLORIDA
Case No.: 25-CA-002455
Division: Civil
Judge Rachael Spring Loukonen
Coconut Plantation Condominium
Association, Inc., a corporation
not-for-profit under the laws of the
State of Florida
Plaintiff, vs.
Any and All Unknown Parties who
claim an interest as spouse, heirs,
devises, grantees, assignees,
lienors, creditors, trustees, personal
representatives, administrators or as
other claimants, by, through, under
or against Norman Francis Wiktor,
deceased, et al.
Defendants.
Notice is hereby given that on April 9,
2026 at 09:00 AM, offer by electronic
sale at www.lee.realforeclose.com the
following described Timeshare Owner-
ship Interest:
Unit 5387, Week 9, Annual Coco-
nut Plantation, a Condominium
(the "Condominium"), accord-
ing to the Declaration of Condo-
minium thereof as recorded in
Official Records Book 4033,
Page 3816, Public Records of
Lee County, Florida, and all ex-
hibits attached thereto, and any
amendments thereof (the "Decla-
ration").
Any person claiming an interest in the
surplus from this 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 sale is being held pursuant to the
Final Judgment of Foreclosure, entered
on March 4, 2026, in Civil Case No.
25-CA-002455, pending in the Circuit
Court in Lee County, Florida.
DATED this 03/06/2026
KEVIN C. KARNES
CLERK OF THE CIRCUIT
COURT AND COMPTROLLER
LEE COUNTY, FLORIDA
(SEAL) By: T Mann
Deputy Clerk
THE MANLEY LAW FIRM LLC
P. O. Box 165028
Columbus, OH 43216-5028
AMPS@manleydeas.com
25-005833_MM2
RNOS
March 13, 20, 2026 26-00970L

FOURTH INSERTION

**NOTICE OF ACTION FOR
DISSOLUTION OF MARRIAGE
(NO CHILD OR FINANCIAL
SUPPORT)**
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT,
IN AND FOR LEE COUNTY,
FLORIDA
Case No.: 26-DR-001169
LIAN YUN,
Petitioner,
and
ANTHONY DANG,
Respondent.
TO: Anthony Dang
14563 Kazan Street,
Irvine, CA 92604
YOU ARE NOTIFIED that an ac-
tion for dissolution of marriage has
been filed against you and that you are
required to serve a copy of your writ-
ten defenses, if any, to it on Christine
F. Wright, Esq., Wright Law Firm, P.A.,
923 Del Prado Blvd., Suite 205, Cape
Coral, FL 33990 on or before March
31, 2026, and file the original with the
clerk of this Court at 1700 Monroe
Street Fort Myers Florida 33901, before
service on Petitioner or immediately
thereafter. If you fail to do so, a default
will be entered against you for the relief
demanded in the petition.
The action is asking the court to de-
cide how the following real or personal
property should be divided: None
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 Cir-
cuit Court's office notified of your cur-
rent address. (You may file Designation
of Current Mailing and E-Mail Address,
Florida Supreme Court Approved Fam-
ily Law Form 12.915.) Future papers in
this lawsuit will be mailed or emailed to
the address(es) on record at the clerk's
office.
WARNING: Rule 12.285, Florida
Family Law Rules of Procedure, re-
quires certain automatic disclosure of
documents and information. Failure to
comply can result in sanctions, includ-
ing dismissal or striking of pleadings.
Dated: 02/19/2026
Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) E Bakelman
Deputy Clerk
Feb. 27; Mar. 6, 13, 20, 2026
26-00772L

SECOND INSERTION

**AMENDED NOTICE OF ACTION
FOR DISSOLUTION OF
MARRIAGE
(NO CHILD OR FINANCIAL
SUPPORT)**
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT,
IN AND FOR LEE COUNTY,
FLORIDA
CASE NO: 25-DR-009009
DIVISION: A
IN RE: The Marriage of
Chelsea Marie Pettis
Petitioner
and
Talmadge Joseph Thomas
Respondent
TO: Talmadge Joseph Thomas
3038 Canary Lane, Midlothian, Texas
76065
YOU ARE NOTIFIED that an ac-
tion 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 Chelsea Marie
Pettis whose address is 4926 Sailboat
Drive, Fort Lauderdale, Florida 33312
on or before 4/14/2026, and file the
original with the clerk of this Court at
1700 Monroe Street, Fort Myers, Flori-
da 33901 before service on Petitioner or
immediately thereafter. If you fail to do
so, a default will be entered against you
for the relief demanded in the petition.
Copies of all court documents in this
case, including orders, are available at
the Clerk of Circuit Court's office. You
may review these documents upon re-
quest.
You must keep the Clerk of the Cir-
cuit Court's office notified of your cur-
rent address. (You may file Designation
of Current Mailing and E-Mail Address,
Florida Supreme Court Approved Fam-
ily Law Form 12.915.) Future papers in
this lawsuit will be mailed or emailed to
the address(es) on record at the clerk's
office.
WARNING: Rule 12.285, Florida
Family Law Rules of Procedure, re-
quires certain automatic disclosure of
documents and information. Failure to
comply can result in sanctions, includ-
ing dismissal or striking of pleadings.
Dated: 03/05/2026
CLERK OF THE CIRCUIT COURT
(SEAL) By: CR
Deputy Clerk
Mar. 13, 20, 27; Apr. 3, 2026
26-00990L

SECOND INSERTION

**NOTICE OF SALE PURSUANT TO
CHAPTER 45**
IN THE CIRCUIT COURT OF THE
20TH JUDICIAL CIRCUIT, IN AND
FOR LEE COUNTY, FLORIDA
CASE NO.: 22-CA-003986
THE BANK OF NEW YORK
MELLON FKA THE BANK OF
NEW YORK, AS TRUSTEE FOR
THE CERTIFICATEHOLDERS OF
THE CWABS INC.,
ASSET-BACKED CERTIFICATES,
SERIES 2006-10,
Plaintiff, v.
HAROLD R. HARRIS, et al,
Defendant(s).
NOTICE IS HEREBY GIVEN that
pursuant to a Final Judgment in Fore-
closure entered on April 25, 2023 and
entered in Case No. 22-CA-003986 in
the Circuit Court of the 20th Judicial
Circuit in and for Lee County, Florida,
wherein CYNTHIA A. HARRIS AND
HAROLD R. HARRIS, are the Defen-
dants. The Clerk of the Court, KEVIN
KARNES, will sell to the highest bidder
for cash at www.lee.realforeclose.com
on April 9, 2026 at 9:00am, the follow-
ing described real property as set forth
in said Final Judgment, to wit:
SITUATE, LYING AND BE-
ING IN THE COUNTY OF LEE
STATE OF FLORIDA, TO-WIT:
LOTS 1 AND 2, BLOCK 984,
CAPE CORAL SUBDIVISION,
UNIT 26, ACCORDING TO
THE PLAT THEREOF AS RE-
CORDED IN PLAT BOOK 14,
PAGES 117 THROUGH 148, IN-
CLUSIVE, PUBLIC RECORDS
OF LEE COUNTY, FLORIDA.
PARCEL I.D.: 25-44-23-C2-

00984.0010
and commonly known as: 1801
S.E. 5TH AVE., CAPE CORAL,
FL 33990 (the "Property").
Any person claiming an interest in the
surplus from the sale, if any, other than
the property owner as of the date of the
Lis Pendens must file a claim in ac-
cordance with Florida Statutes, Section
45.031.
WITNESS my hand and the seal of
the court on 03/06/2026,
Kevin C. Karnes
As Clerk of the Circuit Court
Lee County, Florida
(SEAL) T Mann
DEPUTY CLERK
GHIDOTTI | BERGER LLP
Attorneys for Plaintiff
10800 Biscayne Blvd., Suite 201
Miami, FL 33161
Telephone: (305) 501-2808
Facsimile: (954) 780-5578
By: /s/ Rebecca E. Smith
Jason Duggar, Esq.
FL Bar No.: 83813
Christophal Hellewell, Esq.
FL Bar No.: 114230
Anya E. Macias, Esq.
FL Bar No.: 0458600
Tara Rosenfeld, Esq.
FL Bar No.: 59454
Johanni Fernandez-Marmol, Esq.
FL Bar No.: 1055042
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
March 13, 20, 2026 26-00949L

--- ACTIONS ---

FOURTH INSERTION

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

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

CASE NO: 25-DR-009190

IN RE: The Marriage of Jenna Marie Jameson Petitioner and Jessica Nicole Lawless Respondent

TO: Jessica Nicole Lawless
244 Silver Castle Street, Las Vegas, Nevada 89144

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Jenna Marie Jameson whose address is 14105 SW 288th, Homestead, Florida 33033 on or before March 30, 2026, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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

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

Dated: 2/18/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: E Bakelman
Deputy Clerk
Feb. 27; Mar. 6, 13, 20, 2026
26-00731L

FOURTH INSERTION

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

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

CASE NO: 26-DR-000630

IN RE: The Marriage of Kandace Crothers

Petitioner and Christopher Johnson Respondent

TO: Christopher Johnson
5320 SW 24th Street, West Park, Florida 33023

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Kandace Crothers whose address is 14150 SW 260th Street, Apt. 102, Naranja, Florida 33032 on or before March 30, 2026, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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

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

Dated: 02/17/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: Ivette Cardelle
Deputy Clerk
Feb. 27; Mar. 6, 13, 20, 2026
26-00756L

FOURTH INSERTION

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

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

CASE NO: 25-DR-009320

IN RE: The Marriage of Ivy Ellen Phillips

Petitioner and Cody Alan Ricks Respondent

TO: Cody Alan Ricks
3701 Pickwick Drive, Orlando, Florida 32817

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Ivy Ellen Phillips whose address is 1009 Sycamore Drive, Rockledge, Florida 32955 on or before March 30, 2026, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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

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

Dated: 02/17/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: E Bakelman
Deputy Clerk
Feb. 27; Mar. 6, 13, 20, 2026
26-00750L

FOURTH INSERTION

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

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

CASE NO: 25-DR-008026

IN RE: The Marriage of Connie Smith Mendez

Petitioner and Carlos Miguel Mendez Mills Respondent

TO: Carlos Miguel Mendez Mills
2131 Palm Vista Drive, Apopka, Florida 32712-2446

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Connie Smith Mendez whose address is 2131 Palm Vista Drive, Apopka, Florida 32712 on or before March 30, 2026, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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

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

Dated: 02/17/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: E Bakelman
Deputy Clerk
Feb. 27; Mar. 6, 13, 20, 2026
26-00751L

FOURTH INSERTION

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

Case No. 25-CA-6861
VVV INVESTMENTS, LLC, A Florida for Profit Limited Liability Corporation Plaintiff, v.

TISSA INVESTMENTS, LLC., A North Carolina Limited Liability Company, CITY OF FLORIDA LAND, INC., A Florida For Profit Corporation, BOARD OF COUNTY COMMISSIONERS, ALL PERSONS UNKNOWN, CLAIMING ANY LEGAL OR EQUITABLE RIGHT, TITLE, ESTATE, LIEN, OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT ADVERSE TO PLAINTIFF'S TITLE, OR ANY CLOUD UPON PLAINTIFF'S TITLE THERETO

Defendants.
To: Tissa Investments LLC c/o Faruk Issa 733 Stackhurst Way Wake Forest, NC 27607

YOU ARE NOTIFIED that you have been designated as defendant in a legal proceeding filed against you for Action to Quiet Title.

The action was instituted in the Twentieth Judicial Circuit Court, Lee County, Florida, and is styled VVV IN-

VESTMENTS, LLC, a Florida For Profit Limited Liability Corporation, vs. Tissa Investments LLC., City of Florida Land, Inc., Board of County Commissioners, and Personal Unknown, Claiming any Legal or Equitable Right, Title, Estate Lien Or Interest in the Property Described in the Complaint Adverse to Plaintiff Title, Or Any Cloud upon Plaintiff Title Thereto.

You are required to serve a copy of your written defenses, if any, to the action on Neil Morales, Esq., Plaintiff's attorney, whose address is 2272 Airport Road South, Suite 209, Naples, FL 34112, on or before March 30, 2026 and file the original with the clerk of this court either before service on Neil Morales, Esq. or immediately after service; otherwise, a default will be entered against you for the relief demanded in the complaint or petition. The Court has authority in this suit to enter a judgment or decree in the Plaintiff's interest which will be binding upon you.

DATED: 02/18/2026
Kevin C. Karnes, Clerk of the Court
(SEAL) By: K Harris
As Deputy Clerk

Neil Morales, Esq.,
Plaintiff's attorney,
2272 Airport Road South, Suite 209,
Naples, FL 34112
Feb. 27; Mar. 6, 13, 20, 2026
26-00726L

FOURTH INSERTION

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

Case No. 26-CA-925

YOUNG PROPERTY SOLUTIONS LLC, a Florida Limited Liability Company Plaintiff, v.

THE ESTATE OF FRANK G. RODACHY, DECEASED, IF ANY; THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, CREDITORS, TRUSTEES, SPOUSES, PERSONAL REPRESENTATIVES, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER, OR AGAINST FRANK G. RODACHY, DECEASED; AND ALL UNKNOWN PARTIES CLAIMING AN INTEREST IN THE SUBJECT PROPERTY.

Defendants.
TO: THE ESTATE OF FRANK G. RODACHY, DECEASED, IF ANY; THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, CREDITORS, TRUSTEES, SPOUSES, PERSONAL REPRESENTATIVES, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER, OR AGAINST FRANK G. RODACHY, DECEASED; AND ALL UNKNOWN PARTIES CLAIMING AN INTEREST IN THE SUBJECT PROPERTY

YOU ARE NOTIFIED that an action to quiet title to real property located in Lee County at 1242 Brookpark Avenue, Fort Myers, Florida 33913, and described as follows:

LOT 18, BLOCK 72, UNIT 12, SECTION 36, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT

THEREOF RECORDED IN PLAT BOOK 28, PAGE 70, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Parcel Number/STRAP: 36-45-27-1A-12072.0180 ("Property"). has been filed against you and you are required to serve a copy of your written defenses, if any, to it on the Plaintiff's Attorney, Reinaldo Rodriguez, Esq., McIntyre & Bermudez, PLLC, 1520 Royal Palm Square Blvd., Suite 210, Fort Myers, Florida 33919 on or before March 30, 2026 and file the original with the Clerk of the above-styled 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 Verified Complaint to Quiet Title.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

KEVIN C. KARNES - Clerk of Court
(SEAL) By: K Harris
Deputy Clerk

Reinaldo Rodriguez, Esq.,
McIntyre & Bermudez, PLLC,
1520 Royal Palm Square Blvd.,
Suite 210,
Fort Myers, Florida 33919
Feb. 27; Mar. 6, 13, 20, 2026
26-00727L

SECOND INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO: 25-CA-006234
PENNYMAC LOAN SERVICES, LLC, Plaintiff, vs.

KEEONA LINDER; MICHAEL LINDER; US DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendant(s).

TO: MICHAEL LINDER
LAST KNOWN ADDRESS: 756 POND-DELLA RD, APT 237, NORTH FORT MYERS, FL 33903

ALSO ATTEMPTED AT: 612 SE 31ST TER, CAPE CORAL, FL 33904; 2204 49TH ST., CANTON, OH 44705; 2710 SW 21ST AVE., CAPE CORAL, FL 33914

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:

LOT(S) 6 AND 7, BLOCK 886, UNIT 25, CAPE CORAL SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGE(S) 90 THROUGH 100, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. PROPERTY ADDRESS: 612 SE 31st Ter, Cape Coral, FL 33904

has been filed against you and you are required to serve a copy of your written defenses, if any, on FRENKEL LAMBERT WEISMAN & GORDON, LLP, Plaintiff's attorney, whose address is One East Broward Blvd., Suite 1430, Ft. Lauderdale, FL, 33301 within 30 days

from the date of the first publication of this Notice of Action) 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.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO CONSECUTIVE WEEKS.

WITNESS my hand and the seal of this Court at Lee County, Florida, this 9th day of March, 2026.

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) BY: K Shoap
DEPUTY CLERK

FRENKEL LAMBERT WEISMAN & GORDON, LLP
ATTORNEY FOR PLAINTIFF
ONE EAST BROWARD BLVD.,
SUITE 1111
FORT LAUDERDALE, FL 33301
TELEPHONE: (954) 522-3233 Ext. |
FAX: (954) 200-7770
EMAIL DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
flservice@flwlaw.com
04-102686-F00
March 13, 20, 2026 26-00979L

FOURTH INSERTION

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

Case No. 25-CA-5334
VVV INVESTMENTS, LLC, A Florida for Profit Limited Liability Corporation Plaintiff, vs.

WINSTON L FERGUSON, PHILLIP A. JARVIS, DAY STAR ONE, LLC., a Florida Limited Liability Corporation, AND ALL PERSONS UNKNOWN, CLAIMING ANY LEGAL OR EQUITABLE RIGHT, TITLE, ESTATE, LIEN, OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT ADVERSE TO PLAINTIFF'S TITLE, OR ANY CLOUD UPON PLAINTIFF'S TITLE THERETO, Defendants.

To: Winston L. Ferguson and Phillip A. Jarvis 11551 SW 112th Ave, Miami, FL 33176

YOU ARE NOTIFIED that you have been designated as defendant in a legal proceeding filed against you for Action to Quiet Title.

The action was instituted in the Twentieth Judicial Circuit Court, Lee County, Florida, and is styled VVV INVESTMENTS, LLC, a Florida For Profit

Limited Liability Corporation, vs. Winston L. Ferguson, Phillip A. Jarvis, Day One Star LLC, and Personal Unknown, Claiming any Legal or Equitable Right, Title, Estate Lien Or Interest in the Property Described in the Complaint Adverse to Plaintiff Title, Or Any Cloud upon Plaintiff Title Thereto.

You are required to serve a copy of your written defenses, if any, to the action on Neil Morales, Esq., Plaintiff's attorney, whose address is 2272 Airport Road South, Suite 209, Naples, FL 34112, on or before March 30, 2026 and file the original with the clerk of this court either before service on Neil Morales, Esq. or immediately after service; otherwise, a default will be entered against you for the relief demanded in the complaint or petition. The Court has authority in this suit to enter a judgment or decree in the Plaintiff's interest which will be binding upon you.

DATED: 02/18/2026

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

Neil Morales, Esq.,
Plaintiff's attorney,
2272 Airport Road South, Suite 209,
Naples, FL 34112

Feb. 27; Mar. 6, 13, 20, 2026
26-00722L

FOURTH INSERTION

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

Case No. 25-CA-005337
VVV INVESTMENTS, LLC, A Florida for Profit Limited Liability Corporation Plaintiff, vs.

BAWAZIR & SESTITO PROPERTY DEVELOPMENT, LLC., WEST WIND BREEZE LLC, AND ALL PERSONS UNKNOWN, CLAIMING ANY LEGAL OR EQUITABLE RIGHT, TITLE, ESTATE, LIEN, OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT ADVERSE TO PLAINTIFF'S TITLE, OR ANY CLOUD UPON PLAINTIFF'S TITLE THERETO, Defendants.

To: Bawazir & Sestito Property Development LLC. 8338 Tamarack Dr Florence, KY 41042, US

YOU ARE NOTIFIED that you have been designated as defendant in a legal proceeding filed against you for Action to Quiet Title.

The action was instituted in the Twentieth Judicial Circuit Court, Lee County, Florida, and is styled VVV INVESTMENTS, LLC, a Florida For Profit Limited Liability Corporation,

vs. Bawazir & Sestito Property Development, LLC, West Wind Breeze, LLC, and Personal Unknown, Claiming any Legal or Equitable Right, Title, Estate Lien Or Interest in the Property Described in the Complaint Adverse to Plaintiff Title, Or Any Cloud upon Plaintiff Title Thereto.

You are required to serve a copy of your written defenses, if any, to the action on Neil Morales, Esq., Plaintiff's attorney, whose address is 2272 Airport Road South, Suite 209, Naples, FL 34112, on or before March 30, 2026 and file the original with the clerk of this court either before service on Neil Morales, Esq. or immediately after service; otherwise, a default will be entered against you for the relief demanded in the complaint or petition. The Court has authority in this suit to enter a judgment or decree in the Plaintiff's interest which will be binding upon you.

DATED: 02/18/2026

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

Neil Morales, Esq.,
Plaintiff's attorney,
2272 Airport Road South, Suite 209,
Naples, FL 34112

Feb. 27; Mar. 6, 13, 20, 2026
26-00723L

FOURTH INSERTION

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

Case No. 25-CA-006145
VVV INVESTMENTS, LLC, A Florida for Profit Limited Liability Corporation Plaintiff, vs.

JOHN W. SMITH, ELSIE F. SMITH, LEE COUNTY UTILITIES, LEE COUNTY SPECIAL ASSESSMENTS/ MSTBU, CAPE HOLDING ENTERPRISES, INC., AND ALL PERSONS UNKNOWN, CLAIMING ANY LEGAL OR EQUITABLE RIGHT, TITLE, ESTATE, LIEN, OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT ADVERSE TO PLAINTIFF'S TITLE, OR ANY CLOUD UPON PLAINTIFF'S TITLE THERETO, Defendants.

To: John W. Smith and Elsie F. Smith: 3000 14th Street W, Lehigh Acres, FL 33971

YOU ARE NOTIFIED that you have been designated as defendant in a legal proceeding filed against you for Action to Quiet Title.

The action was instituted in the Twentieth Judicial Circuit Court, Lee County, Florida, and is styled VVV INVESTMENTS, LLC, a Florida For

lyn K Phelan, THOMAS W. PHELAN, MICHAEL K. PHELAN, and JAMES T. PHELAN, attorney of record, Christopher DeCosta, Esq., Mahshie & DeCosta, PA. 1560 Mathews Drive, Suite E, Fort Myers, FL 33907; emails: chris@md-lawfirm.com, mariela@md-lawfirm.com, and ashley@md-lawfirm.com, and file the original answers or pleadings with the Office of Clerks of the Circuit Court, Justice Center, 2nd Floor, 2075 Dr. Martin Luther King, Jr. Blvd, Fort Myers, Florida 33901, on or before April 8, 2026, following the date of the first publication of this Notice of Action. If you fail to do so, a Judgment by Default will be taken against you for the relief demanded in said Complaint.

DONE AND ORDERED.

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: K Harris
Deputy Clerk

THOMAS W. PHELAN,
MICHAEL K. PHELAN,
and JAMES T. PHELAN,
Christopher DeCosta, Esq.,
Mahshie & DeCosta, PA.
1560 Mathews Drive, Suite E,
Fort Myers, FL 33907;
emails: chris@md-lawfirm.com,
mariela@md-lawfirm.com,
ashley@md-lawfirm.com
March 6, 13, 20, 27, 2026
26-00844L

THIRD INSERTION

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

CIVIL DIVISION
CASE NO.: 25-CA-5292
JUDGE: M.T. MCHUGH

NEIL COVERT, As Personal Representative Of The Estate Of MARILYN K. PHELAN, THOMAS W. PHELAN, MICHAEL K. PHELAN, AND JAMES T. PHELAN, Plaintiffs, v.

JOHN G. PHELAN, BANK UNITED, N.A., FLAGSTAR BANK, N.A., CHARLES SCHWAB & CO, INC., AND FIRST FOUNDATION BANK, Defendants.

IN THE NAME OF THE STATE OF FLORIDA:

To: JOHN G. PHELAN
23231 Sanabria Loop, Bonita Springs, Florida 34135
24540 Woodstage Drive, Bonita Springs, Florida 34134

YOU ARE hereby notified that an action has been initiated against you in the Circuit Court Civil Division, in Lee County, Fort Myers, Florida. You are required to serve a copy of your answers or pleading to said Complaint on Plaintiffs, NEIL COVERT, as Personal Representative of the Estate of Mari-