

PUBLIC NOTICES

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ORANGE COUNTY LEGAL NOTICES

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--- PUBLIC NOTICES ---

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 the business under the fictitious name of Saucy By KFC, located at 7100 Corporate Drive, in the city of Plano, TX, 75024, in the City of WINTER PARK State of Florida, intends to register this fictitious name with the Division of Corporations of the Florida Department of State in Tallahassee, Florida. OWNER: Saucy Restaurants LLC
March 26, 2026 26-00989W

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 Brandon Jones Group located at 701 Lake Cove Pointe Circle in the City of Winter Garden, Orange, FL 34787 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 23rd day of March, 2026
Brandon Jones
March 26, 2026 26-00988W

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 -ronnie's words located at 2111 Gachet Ct. #106 in the City of Orlando, Orange, FL 31807 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 22nd day of March, 2026
Ronald L. Brooks
March 26, 2026 26-00987W

FIRST INSERTION
Notice Under Fictitious Name Law According to Florida Statute Number 865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of The Event Edition, Edit Undue, BookedIT located at 16085 ridge haven aly in the City of Winter Garden, Orange, FL 34787 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 21st day of March, 2026
Loren maggio
March 26, 2026 26-00986W

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 Blood Raw And Uncut located at 3920 Sutton Place Blvd Apt 115 in the City of Winter Park, Orange, FL 32792 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 21st day of March, 2026
Portia Washington
March 26, 2026 26-00985W

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 Alina's Space Coast Notary located at 750 S Orange Blossom Trail, Suite 133 in the City of Orlando, Orange, FL 32805 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 20th day of March, 2026
Paul Brytus
March 26, 2026 26-00984W

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 Kitch Nova Store located at 507 Farington Way in the City of Orlando, Orange, FL 32824 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 26th day of March, 2026
Delbert James
March 26, 2026 26-00983W

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 Madrina's Delights located at 3223 S Semoran Blvd, Orlando FL 32822 in the City of Orlando, Orange, FL 32822 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 20th day of March, 2026
Carmen M. Morales
March 26, 2026 26-00982W

FIRST INSERTION
Notice of Sale
Pursuant to Florida Statute 713.585 F.S. United American Lien & Recovery as agent w/ power of attorney will sell the following vehicle(s) to the highest bidder; net proceeds deposited with the clerk of court; owner/lienholder has right to hearing and post bond; owner may redeem vehicle for cash sum of lien; inspect 1 week prior @ the lienor facility; cash or cashier check; any person interested ph (954) 563-1999
Sale Date April 17th, 2026 @ 10:00 AM at each individual repair facility:
41717 2016 Chevrolet VIN#: IGNSKJK7GR214173 Repair Facility: Carl Black of Orlando 11500 E Colonial Dr Orlando 888-449-6517 Lien Amt \$7,318.18
March 26, 2026 26-00981W

FIRST INSERTION
NOTICE OF PUBLIC SALE
Notice is hereby given that on 04/21/2026 at 8:00 am the following vehicles will be sold at public auction for monies owed on vehicle repairs and for storage costs pursuant to Florida Statutes, Section 713.585.
Locations of vehicles and The lienor's name, address and telephone number are: Car Friend LLC, 316 Goodland St., Orlando, FL 32811. Phone 321-388-8063.
Please note, parties claiming interest have a right to a hearing prior to the date of sale with the Clerk of the Court as reflected in the notice. Terms of bids are cash only.
The owner has the right to recover possession of the vehicle without judicial proceedings as pursuant to Florida Statute Section 559.917. Any proceeds recovered from the sale of the vehicle over the amount of the lien will be deposited with the Clerk of the Court for disposition upon court order.
2019 FORD
VIN# 1FTYR3XM7KKB73282
\$5063.01
SALE DAY 04/21/2026
March 26, 2026 26-00990W

FIRST INSERTION
NOTICE OF PUBLIC SALE
Notice is hereby given that on 04/21/2026 at 8:00 am the following vehicles will be sold at public auction for monies owed on vehicle repairs and for storage costs pursuant to Florida Statutes, Section 713.585.
Locations of vehicles and The lienor's name, address and telephone number are: In And Out Autobody And Repairs LLC, 6363 E Colonial Dr. Suite G, Orlando, FL 32807. Phone 551-804-5811.
Please note, parties claiming interest have a right to a hearing prior to the date of sale with the Clerk of the Court as reflected in the notice. Terms of bids are cash only.
The owner has the right to recover possession of the vehicle without judicial proceedings as pursuant to Florida Statute Section 559.917. Any proceeds recovered from the sale of the vehicle over the amount of the lien will be deposited with the Clerk of the Court for disposition upon court order.
2020 JEEP
VIN# 1C4HJXDG1LW238408
\$14244.30
SALE DAY 04/21/2026
2003 HONDA
VIN# IHGCM56363A044133
\$4419.75
SALE DAY 04/21/2026
March 26, 2026 26-00992W

FIRST INSERTION
NOTICE OF PUBLIC SALE
Notice is hereby given that on 04/21/2026 at 8:00 am the following vehicles will be sold at public auction for monies owed on vehicle repairs and for storage costs pursuant to Florida Statutes, Section 713.585.
Locations of vehicles and The lienor's name, address and telephone number are: Alpha Omega Car Service LLC, 1335 W. Washington St. CI, Orlando, FL 32805. Phone 407-285-6009
Please note, parties claiming interest have a right to a hearing prior to the date of sale with the Clerk of the Court as reflected in the notice. Terms of bids are cash only.
The owner has the right to recover possession of the vehicle without judicial proceedings as pursuant to Florida Statute Section 559.917. Any proceeds recovered from the sale of the vehicle over the amount of the lien will be deposited with the Clerk of the Court for disposition upon court order.
2014 FORD
VIN# 1FTFX1E1EF1EKE62023
\$4733.93
SALE DAY 04/21/2026
2016 TOYOTA
VIN# 2T1BURHEXGC625748
\$4824.45
2023 TOYOTA
VIN# 5YFB4MDE8PP015517
\$6528.45
SALE DAY 04/21/2026
March 26, 2026 26-00991W

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

CHECK OUT YOUR LEGAL NOTICES
floridapublicnotices.com

FIRST INSERTION
NOTICE OF PUBLIC HEARING CITY OF WINTER GARDEN, FLORIDA
Notice is hereby given that the City of Winter Garden Planning and Zoning Board will, on Monday April 6, 2026, at 6:30 p.m. or as soon after as possible, hold a public hearing in the City Commission Chambers located at 300 West Plant Street, Winter Garden, Florida in order to review the variance request to Winter Garden Code of Ordinances for the property located at 306 9th Street. If approved, this variance will allow a 6 foot tall PVC fence, in lieu of a 3 foot maximum height fence, in the front and side yard of the property.
Copies of the proposed request may be inspected by the public between the hours of 8:00 a.m. and 5:00 p.m. Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida.
Any and all support or objections will be heard at this time. If no valid objections are presented to the contrary, consideration will be given for granting this request. Persons wishing to appeal any decision made by the Planning and Zoning Board at such hearing will need a record of the proceedings and for such purpose you may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City does not provide this verbatim record. Persons with disabilities needing special accommodations to participate in this public hearing should contact the City Clerk's Office at (407) 656-4111 at least 48 hours prior to the meeting. For more information, please call Yvonne Conatser at (407) 656-4111 ext. 2227.

LOCATION MAP
Map showing the location of 306 9th Street in Winter Garden, Florida. The map includes a legend for roads, waterbodies, Orange County parcels, Winter Garden parcels, and subject property. The subject property is highlighted in grey. The map shows the intersection of 9th Street and Florida Avenue, with other streets like 10th, 11th, 12th, 13th, 14th, 15th, 16th, 17th, 18th, 19th, 20th, 21st, 22nd, 23rd, 24th, 25th, 26th, 27th, 28th, 29th, 30th, 31st, 32nd, 33rd, 34th, 35th, 36th, 37th, 38th, 39th, 40th, 41st, 42nd, 43rd, 44th, 45th, 46th, 47th, 48th, 49th, 50th, 51st, 52nd, 53rd, 54th, 55th, 56th, 57th, 58th, 59th, 60th, 61st, 62nd, 63rd, 64th, 65th, 66th, 67th, 68th, 69th, 70th, 71st, 72nd, 73rd, 74th, 75th, 76th, 77th, 78th, 79th, 80th, 81st, 82nd, 83rd, 84th, 85th, 86th, 87th, 88th, 89th, 90th, 91st, 92nd, 93rd, 94th, 95th, 96th, 97th, 98th, 99th, 100th, 101st, 102nd, 103rd, 104th, 105th, 106th, 107th, 108th, 109th, 110th, 111th, 112th, 113th, 114th, 115th, 116th, 117th, 118th, 119th, 120th, 121st, 122nd, 123rd, 124th, 125th, 126th, 127th, 128th, 129th, 130th, 131st, 132nd, 133rd, 134th, 135th, 136th, 137th, 138th, 139th, 140th, 141st, 142nd, 143rd, 144th, 145th, 146th, 147th, 148th, 149th, 150th, 151st, 152nd, 153rd, 154th, 155th, 156th, 157th, 158th, 159th, 160th, 161st, 162nd, 163rd, 164th, 165th, 166th, 167th, 168th, 169th, 170th, 171st, 172nd, 173rd, 174th, 175th, 176th, 177th, 178th, 179th, 180th, 181st, 182nd, 183rd, 184th, 185th, 186th, 187th, 188th, 189th, 190th, 191st, 192nd, 193rd, 194th, 195th, 196th, 197th, 198th, 199th, 200th, 201st, 202nd, 203rd, 204th, 205th, 206th, 207th, 208th, 209th, 210th, 211st, 212nd, 213th, 214th, 215th, 216th, 217th, 218th, 219th, 220th, 221st, 222nd, 223rd, 224th, 225th, 226th, 227th, 228th, 229th, 230th, 231st, 232nd, 233rd, 234th, 235th, 236th, 237th, 238th, 239th, 240th, 241st, 242nd, 243rd, 244th, 245th, 246th, 247th, 248th, 249th, 250th, 251st, 252nd, 253rd, 254th, 255th, 256th, 257th, 258th, 259th, 260th, 261st, 262nd, 263rd, 264th, 265th, 266th, 267th, 268th, 269th, 270th, 271st, 272nd, 273rd, 274th, 275th, 276th, 277th, 278th, 279th, 280th, 281st, 282nd, 283rd, 284th, 285th, 286th, 287th, 288th, 289th, 290th, 291st, 292nd, 293rd, 294th, 295th, 296th, 297th, 298th, 299th, 300th, 301st, 302nd, 303rd, 304th, 305th, 306th, 307th, 308th, 309th, 310th, 311st, 312nd, 313th, 314th, 315th, 316th, 317th, 318th, 319th, 320th, 321st, 322nd, 323rd, 324th, 325th, 326th, 327th, 328th, 329th, 330th, 331st, 332nd, 333rd, 334th, 335th, 336th, 337th, 338th, 339th, 340th, 341st, 342nd, 343rd, 344th, 345th, 346th, 347th, 348th, 349th, 350th, 351st, 352nd, 353rd, 354th, 355th, 356th, 357th, 358th, 359th, 360th, 361st, 362nd, 363rd, 364th, 365th, 366th, 367th, 368th, 369th, 370th, 371st, 372nd, 373rd, 374th, 375th, 376th, 377th, 378th, 379th, 380th, 381st, 382nd, 383rd, 384th, 385th, 386th, 387th, 388th, 389th, 390th, 391st, 392nd, 393rd, 394th, 395th, 396th, 397th, 398th, 399th, 400th, 401st, 402nd, 403rd, 404th, 405th, 406th, 407th, 408th, 409th, 410th, 411st, 412nd, 413th, 414th, 415th, 416th, 417th, 418th, 419th, 420th, 421st, 422nd, 423rd, 424th, 425th, 426th, 427th, 428th, 429th, 430th, 431st, 432nd, 433rd, 434th, 435th, 436th, 437th, 438th, 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725th, 726th, 727th, 728th, 729th, 730th, 731st, 732nd, 733rd, 734th, 735th, 736th, 737th, 738th, 739th, 740th, 741st, 742nd, 743rd, 744th, 745th, 746th, 747th, 748th, 749th, 750th, 751st, 752nd, 753rd, 754th, 755th, 756th, 757th, 758th, 759th, 760th, 761st, 762nd, 763rd, 764th, 765th, 766th, 767th, 768th, 769th, 770th, 771st, 772nd, 773rd, 774th, 775th, 776th, 777th, 778th, 779th, 780th, 781st, 782nd, 783rd, 784th, 785th, 786th, 787th, 788th, 789th, 790th, 791st, 792nd, 793rd, 794th, 795th, 796th, 797th, 798th, 799th, 800th, 801st, 802nd, 803rd, 804th, 805th, 806th, 807th, 808th, 809th, 810th, 811st, 812nd, 813th, 814th, 815th, 816th, 817th, 818th, 819th, 820th, 821st, 822nd, 823rd, 824th, 825th, 826th, 827th, 828th, 829th, 830th, 831st, 832nd, 833rd, 834th, 835th, 836th, 837th, 838th, 839th, 840th, 841st, 842nd, 843rd, 844th, 845th, 846th, 847th, 848th, 849th, 850th, 851st, 852nd, 853rd, 854th, 855th, 856th, 857th, 858th, 859th, 860th, 861st, 862nd, 863rd, 864th, 865th, 866th, 867th, 868th, 869th, 870th, 871st, 872nd, 873rd, 874th, 875th, 876th, 877th, 878th, 879th, 880th, 881st, 882nd, 883rd, 884th, 885th, 886th, 887th, 888th, 889th, 890th, 891st, 892nd, 893rd, 894th, 895th, 896th, 897th, 898th, 899th, 900th, 901st, 902nd, 903rd, 904th, 905th, 906th, 907th, 908th, 909th, 910th, 911st, 912nd, 913th, 914th, 915th, 916th, 917th, 918th, 919th, 920th, 921st, 922nd, 923rd, 924th, 925th, 926th, 927th, 928th, 929th, 930th, 931st, 932nd, 933rd, 934th, 935th, 936th, 937th, 938th, 939th, 940th, 941st, 942nd, 943rd, 944th, 945th, 946th, 947th, 948th, 949th, 950th, 951st, 952nd, 953rd, 954th, 955th, 956th, 957th, 958th, 959th, 960th, 961st, 962nd, 963rd, 964th, 965th, 966th, 967th, 968th, 969th, 970th, 971st, 972nd, 973rd, 974th, 975th, 976th, 977th, 978th, 979th, 980th, 981st, 982nd, 983rd, 984th, 985th, 986th, 987th, 988th, 989th, 990th, 991st, 992nd, 993rd, 994th, 995th, 996th, 997th, 998th, 999th, 1000th, 1001st, 1002nd, 1003rd, 1004th, 1005th, 1006th, 1007th, 1008th, 1009th, 1010th, 1011st, 1012nd, 1013th, 1014th, 1015th, 1016th, 1017th, 1018th, 1019th, 1020th, 1021st, 1022nd, 1023rd, 1024th, 1025th, 1026th, 1027th, 1028th, 1029th, 1030th, 1031st, 1032nd, 1033rd, 1034th, 1035th, 1036th, 1037th, 1038th, 1039th, 1040th, 1041st, 1042nd, 1043rd, 1044th, 1045th, 1046th, 1047th, 1048th, 1049th, 1050th, 1051st, 1052nd, 1053rd, 1054th, 1055th, 1056th, 1057th, 1058th, 1059th, 1060th, 1061st, 1062nd, 1063rd, 1064th, 1065th, 1066th, 1067th, 1068th, 1069th, 1070th, 1071st, 1072nd, 1073rd, 1074th, 1075th, 1076th, 1077th, 1078th, 1079th, 1080th, 1081st, 1082nd, 1083rd, 1084th, 1085th, 1086th, 1087th, 1088th, 1089th, 1090th, 1091st, 1092nd, 1093rd, 1094th, 1095th, 1096th, 1097th, 1098th, 1099th, 1100th, 1101st, 1102nd, 1103rd, 1104th, 1105th, 1106th, 1107th, 1108th, 1109th, 1110th, 1111st, 1112nd, 1113th, 1114th, 1115th, 1116th, 1117th, 1118th, 1119th, 1120th, 1121st, 1122nd, 1123rd, 1124th, 1125th, 1126th, 1127th, 1128th, 1129th, 1130th, 1131st, 1132nd, 1133rd, 1134th, 1135th, 1136th, 1137th, 1138th, 1139th, 1140th, 1141st, 1142nd, 1143rd, 1144th, 1145th, 1146th, 1147th, 1148th, 1149th, 1150th, 1151st, 1152nd, 1153rd, 1154th, 1155th, 1156th, 1157th, 1158th, 1159th, 1160th, 1161st, 1162nd, 1163rd, 1164th, 1165th, 1166th, 1167th, 1168th, 1169th, 1170th, 1171st, 1172nd, 1173rd, 1174th, 1175th, 1176th, 1177th, 1178th, 1179th, 1180th, 1181st, 1182nd, 1183rd, 1184th, 1185th, 1186th, 1187th, 1188th, 1189th, 1190th, 1191st, 1192nd, 1193rd, 1194th, 1195th, 1196th, 1197th, 1198th, 1199th, 1200th, 1201st, 1202nd, 1203rd, 1204th, 1205th, 1206th, 1207th, 1208th, 1209th, 1210th, 1211st, 1212nd, 1213th, 1214th, 1215th, 1216th, 1217th, 1218th, 1219th, 1220th, 1221st, 1222nd, 1223rd, 1224th, 1225th, 1226th, 1227th, 1228th, 1229th, 1230th, 1231st, 1232nd, 1233rd, 1234th, 1235th, 1236th, 1237th, 1238th, 1239th, 1240th, 1241st, 1242nd, 1243rd, 1244th, 1245th, 1246th, 1247th, 1248th, 1249th, 1250th, 1251st, 1252nd, 1253rd, 1254th, 1255th, 1256th, 1257th, 1258th, 1259th, 1260th, 1261st, 1262nd, 1263rd, 1264th, 1265th, 1266th, 1267th, 1268th, 1269th, 1270th, 1271st, 1272nd, 1273rd, 1274th, 1275th, 1276th, 1277th, 1278th, 1279th, 1280th, 1281st, 1282nd, 1283rd, 1284th, 1285th, 1286th, 1287th, 1288th, 1289th, 1290th, 1291st, 1292nd, 1293rd, 1294th, 1295th, 1296th, 1297th, 1298th, 1299th, 1300th, 1301st, 1302nd, 1303rd, 1304th, 1305th, 1306th, 1307th, 1308th, 1309th, 1310th, 1311st, 1312nd, 1313th, 1314th, 1315th, 1316th, 1317th, 1318th, 1319th, 1320th, 1321st, 1322nd, 1323rd, 1324th, 1325th, 1326th, 1327th, 1328th, 1329th, 1330th, 1331st, 1332nd, 1333rd, 1334th, 1335th, 1336th, 1337th, 1338th, 1339th, 1340th, 1341st, 1342nd, 1343rd, 1344th, 1345th, 1346th, 1347th, 1348th, 1349th, 1350th, 1351st, 1352nd, 1353rd, 1

ORANGE COUNTY

--- PUBLIC NOTICES / ESTATE ---

FIRST INSERTION

**CITY OF OCOEE
NOTICE OF PUBLIC HEARING TO CONSIDER AN APPLICATION FOR A SPECIAL EXCEPTION FOR HOLIDAY INN EXPRESS - WEST ROAD REAL ESTATE LLC
CASE NUMBER: 12-25-SE-034**

NOTICE IS HEREBY GIVEN, pursuant to Article IV, Section 4-8 of the City of Ocoee Land Development Code, that on **TUESDAY, APRIL 7, 2026, at 6:15 P.M.** or as soon thereafter as practical, the **OCOEE CITY COMMISSION** will hold a **PUBLIC HEARING** at the City of Ocoee Commission Chambers, 1 North Bluford Avenue, Ocoee, Florida, to consider an application for a Special Exception for Holiday Inn Express - West Road Real Estate LLC to be located at parcel ID # 06-22-28-0000-00-008. The subject property contains approximately 3.71 acres and is generally located south of West Road and approximately 750 feet east of the Ocoee Apopka Road and West Road intersection. Pursuant to Table 4-8A(3) of Article IV of the Ocoee Land Development Code, a Special Exception approval is required for the use of property zoned C-2 (Community Commercial District) for a hotel or motel use. The applicant is requesting a Special Exception approval for the use of C-2 property for a 4-story, 124-room hotel.

Interested parties may appear at the public hearing and be heard with respect to the proposed action. The complete case file may be inspected at the Ocoee Development Services Department located at 1 North Bluford Avenue, Ocoee, Florida, between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday, except legal holidays. The City Commission may continue the public hearing to other dates and times, as it deems necessary. Any interested party shall be advised of the dates, times, and places of any continuation of these or continued public hearings shall be announced during the hearing. No further notices regarding these matters will be published. You are advised that any person who desires to appeal any decision made at the public hearings will need a record of the proceedings and, for this purpose, may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. In accordance with the Americans with Disabilities Act, persons needing special accommodations or an interpreter to participate in this proceeding should contact the City Clerk's Office 48 hours in advance of the meeting at (407) 905-3105.

March 26, 2026

26-01021W

FIRST INSERTION

**CITY OF OCOEE
NOTICE OF PUBLIC HEARING
1248 VERDE PINES COURT - THOMAS PROPERTY
VARIANCE REQUEST
CASE NUMBER: VR-26-05**

NOTICE IS HEREBY GIVEN, that the **OCOEE CITY COMMISSION** will hold a **PUBLIC HEARING** on **TUESDAY, APRIL 7, 2026, at 6:15 P.M.** or as soon thereafter as possible, at the Ocoee City Commission Chambers, 1 North Bluford Avenue, Ocoee, Florida, in order to consider the petition of James Thomas for a variance according to the provisions of Article IV, Subsection 4-9 of the City of Ocoee Land Development Code (LDC). The property is located at 1248 Verde Pines Court and is assigned the parcel ID #04-22-28-0160-00-490.

Action Requested: The applicant is requesting a variance to Article V, Subsection 5-6B of the Land Development Code to allow the location of an accessory use and structure within the side yard of the residential property for the purpose of constructing a pickleball/basketball court.

Interested parties may appear at the public hearing and be heard with respect to the proposed action. The complete case file may be inspected at the Ocoee Development Services Department located at 1 North Bluford Avenue, Ocoee, Florida, between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday, except legal holidays. The City Commission may continue the public hearing to other dates and times, as it deems necessary. Any interested party shall be advised of the dates, times, and places of any continuation of these or continued public hearings shall be announced during the hearing. No further notices regarding these matters will be published. You are advised that any person who desires to appeal any decision made at the public hearings will need a record of the proceedings and, for this purpose, may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. In accordance with the Americans with Disabilities Act, persons needing special accommodations or an interpreter to participate in this proceeding should contact the City Clerk's Office 48 hours in advance of the meeting at (407) 905-3105.

March 26, 2026

26-01020W

FIRST INSERTION

**NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
PROBATE DIVISION
FILE NO. 2026-CP-000510-O
DIVISION: 9
IN RE: ESTATE OF
PEDRO I ROQUE ONTEBERO,
Deceased.**

The administration of the Estate of Pedro I Roque Ontebero, deceased, whose date of death was April 28, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave, Ste 355, Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is March 26, 2026.

Personal Representative:
Berta Roque
c/o Bennett Jacobs & Adams, P.A.
PO Box 3300, Tampa, FL 33601
Attorney for Personal Representative:
Linda Muralt, Esquire
FL Bar No. 0031129
Bennett Jacobs & Adams, P.A.
PO Box 3300, Tampa, FL 33601
Phone (813) 272-1400
Fax (866) 844-4703
E-Mail: LMURALT@BJA-Law.com
Mar. 26; Apr. 2, 2026 26-01011W

FIRST INSERTION

**NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-000251-O
IN RE: ESTATE OF
CELESTE KATHLEEN FOHR,
Deceased.**

The administration of the estate of CELESTE KATHLEEN FOHR, Deceased, whose date of death was January 07, 2026, is pending in the Circuit Court for ORANGE County, Florida, Probate Division, the address of which is 425 N Orange Ave #340, Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in 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 26, 2026.

JUDSON FOHR,
Personal Representative:
Attorney for Personal Representative:
Scott R. Bugay, Esquire
Florida Bar No. 5207
2501 Hollywood, Blvd. Suite 206
Hollywood, FL 33020
Telephone: (954)767-3399
Fax: (305) 945-2905
Primary Email:
Scott@srblawyers.com
Secondary Email:
angelica@srblawyers.com
Mar. 26; Apr. 2, 2026 26-01028W

FIRST INSERTION

**CITY OF OCOEE
NOTICE OF PUBLIC HEARING
TO CONSIDER THE ABANDONMENT
AND VACATION OF A PORTION OF THE RIGHT-OF-WAY
FOR NORTH CLARKE ROAD
PROJECT NO.: VAC-25-039**

NOTICE IS HEREBY GIVEN, pursuant to Section 153, Article II of the Code of Ordinances of the City of Ocoee, that on **TUESDAY, APRIL 7, 2026, at 6:15 P.M.** or as soon thereafter as practical, the **OCOEE CITY COMMISSION** will hold a **PUBLIC HEARING** at the City of Ocoee Commission Chambers, 1 North Bluford Avenue, Ocoee, Florida, to consider the abandonment and vacation of a portion of the right-of-way for North Clarke Road and to consider the adoption of the following resolution:

A RESOLUTION OF THE CITY OF OCOEE, FLORIDA, ABANDONING AND VACATING A PORTION OF THE RIGHT-OF-WAY OF NORTH CLARKE ROAD LOCATED IN THE NORTHWEST 1/4 OF SECTION 33, TOWNSHIP 21 SOUTH, RANGE 28 EAST, CITY OF OCOEE, ORANGE COUNTY, FLORIDA. PROVIDING FOR RECORDATION; PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE.

Interested parties may appear at the public hearing and be heard with respect to the proposed action. The complete case file, including a complete legal description by meets and bounds, may be inspected at the Ocoee Development Services Department located at 1 North Bluford Avenue, Ocoee, Florida, between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday, except legal holidays. The Ocoee City Commission may continue the public hearing to other dates and times, as it deems necessary. Any interested party shall be advised of the dates, times, and places of any continuation of these or continued public hearings shall be announced during the hearing, and no further notices regarding these matters will be published. You are advised that any person who desires to appeal any decision made at the public hearings will need a record of the proceedings and, for this purpose, may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. In accordance with the Americans with Disabilities Act, persons needing a special accommodation or an interpreter to participate in this proceeding should contact the City Clerk's Office 48 hours in advance of the meeting at (407) 905-3105.

March 26, 2026

26-01022W

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 1071 Marshall Farms Rd, Ocoee, FL 34761, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 4/16/2026 at 2:30PM. Contents include personal property belonging to those individuals listed below.

- #1046 Cameron Pooler Furniture Boxes
- #1090 Annie Williams Boxes Totes Furniture
- #1110 Pwote Malafa Boxes Totes Furniture
- #1132 Leland Delorenzo Boxes Furniture Outdoors
- #2046 Joseph Montijo Boxes Tools
- #2066 Jaylon Merritt Boxes Bags Totes Furniture
- #2148 Carmen San Martin Boxes Bags Totes Furniture
- #2063 Julio Cordero Kitchenware
- #3226 James Goodwin Homegoods
- #3199 Damon Christopher Appliances Furniture Outdoors
- #4183 Domitila Garcia Outdoors Paintings
- #4213 Tanisha Claxton Boxes Totes Furniture

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

Please contact the property with any questions (407)955-0609
Mar. 26; Apr. 2, 2026 26-00998W

FIRST INSERTION

**NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-490-O
IN RE: ESTATE OF
JARED M. PERSONS,
Deceased.**

The administration of the estate of JARED M. PERSONS, deceased, whose date of death was April 25, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME 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 26, 2026.

MATTHEW PERSONS
Personal Representative
445 Birch Creek Road
Pine Hill, NY 12465
Robert D. Hines, Esq.
Attorney for Personal Representatives
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
jrivers@hnh-law.com
Mar. 26; Apr. 2, 2026 26-01013W

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 2200 Coral Hills Rd Apopka, FL 32703 intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 04/16/2026 at 2:30PM. Contents include personal property belonging to those individuals listed below.

- #E124 Sean Nedd Appliances furniture sports outdoors
- #D199 Brittney Guerra Appliances tools sports outdoors boxes bags tote
- #E159 Latonya Forrest Boxes Totes
- #E186 Kimi L-Dana Boxes Bags Totes Electronics
- #D140 Cassandra Ayala Appliances furniture boxes bags totes
- #1272 Hillary Capes Furniture outdoors
- #1148 Patrick Moore Boxes bags totes
- #E111 Carmen Williams Sports outdoors furniture
- #P153 Daniel Galeli Boat and trailer
(VIN 5ZT2CKE0LY005797)

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

Please contact the property with any questions (407)902-3258
Mar. 26; Apr. 2, 2026 26-00996W

FIRST INSERTION

**NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
File No. 2024-CP-004033-O
IN RE: ESTATE OF
LOUISE HAUSSLING FRIBERG
Deceased.**

The administration of the estate of LOUISE HAUSSLING FRIBERG, deceased, whose date of death was November 23, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division; File Number 2024-CP-004033-O; the address of which is 425 N. Orange Ave., Orlando, FL 32801. The names and addresses of the personal representative(s) and the personal representative(s)' attorney are set forth below.

All creditors of the decedent and other persons, who have claims or demands against decedent's estate, including unmatue, contingent or unliquidated claims, and who have been served a copy of this notice, must file their claims with this 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 of the decedent and other persons who have claims or demands against the decedent's estate, including unmatue, contingent or unliquidated claims, must file their claims with this court WITHIN THREE (3) 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 (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS March 26, 2026.

Personal Representative(s)
s/ Harry C. Palmer III, Esq.
PO BOX 330232, Miami, FL 33233
Attorney(s) for Personal Representative(s):
s/ Harry C. Palmer III, Esq.
Florida Bar No. 260975
Harry C. Palmer III, Esq.
PO BOX 33023
Miami, FL 33233
Phone: 305-445-2424
Mar. 26; Apr. 2, 2026 26-01029W

FIRST INSERTION

**CITY OF OCOEE
NOTICE OF PUBLIC HEARING**

A **Public Hearing** before the **Ocoee City Commission** will be held **Tuesday, April 7, 2026, at 6:15 p.m.** or as soon thereafter as may be heard, in the Commission Chambers of City Hall at 1 North Bluford Avenue, Ocoee, Florida, to consider the following:

AN ORDINANCE OF THE CITY OF OCOEE CREATING THE OFFICE OF SPECIAL MAGISTRATE TO HOLD HEARINGS AND ASSESS FINES AGAINST VIOLATORS OF THE CITY CODES AND ORDINANCES; ABOLISHING THE CITY OF OCOEE CODE ENFORCEMENT BOARD SUBJECT TO FUTURE REINSTATEMENT; REASSIGNING ALL CASES PENDING BEFORE THE CODE ENFORCEMENT BOARD AND ALL POWERS OF THE CODE ENFORCEMENT BOARD TO THE SPECIAL MAGISTRATE; DEFINING TERMS; SETTING FORTH THE TERMS OF THE SPECIAL MAGISTRATE AND APPOINTMENT OF A SPECIAL MAGISTRATE PRO TEM; ESTABLISHING CODE ENFORCEMENT PROCEDURES; ESTABLISHING HEARING PROCEDURES AND STANDARDS; SETTING FORTH THE POWERS OF THE SPECIAL MAGISTRATE; PROVIDING FOR ADMINISTRATIVE FINES, FINES FOR THE COSTS OF REPAIRS MADE BY THE CITY; LIENS, PROCEDURES FOR APPLYING FOR AND CONSIDERING LIEN REDUCTIONS AND RELEASES, SATISFACTIONS, AND SETTLEMENTS; PROVIDING FOR NOTICE TO AFFECTED PARTIES; ALLOWING FOR ENFORCEMENT BY OTHER PROVISIONS; PROVIDING FOR APPEALS; ESTABLISHING A CODE ENFORCEMENT RECOVERY FUND; PROVIDING FOR SEVERABILITY, PROVIDING FOR CONFLICTS, CODIFICATION, SEVERABILITY, AND AN EFFECTIVE DATE.

All interested parties are invited to attend and be heard with respect to the above. The Ocoee City Commission may continue the public hearing to other dates and times, as it deems necessary. If a person decides to appeal any decision made by the City Commission with respect to any matter considered at such hearing, they will need a record of the proceedings, and for such purpose they may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. In accordance with the Americans with Disabilities Act, persons needing a special accommodation or an interpreter to participate in this proceeding should contact the City Clerk's office at 407-905-3105 at least two days prior to the date of hearing.

March 26, 2026

26-01023W

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 6707 Narcoossee Rd, Orlando, FL 32822, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 4/16/2026 at 2:30PM. Contents include personal property belonging to those individuals listed below.

- Unit 3107 Scott Timmons Boxes Bags Totes
- Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

Please contact the property with any questions 407-530-0614
Mar. 26; Apr. 2, 2026 26-00995W

FIRST INSERTION

**NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
PROBATE DIVISION
CASE NO.: 2026-CP-000620-O
IN RE: ESTATE OF
JAIME JIMENEZ RODRIGUEZ,
Deceased.**

The administration of the Estate of JAIME JIMENEZ RODRIGUEZ, deceased, whose date of death was January 26, 2026, is pending in the Circuit Court for Orange County Florida, Probate Division, the address of which is 425 N. Orange Ave., Suite 335, Orlando, FL 32801. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is March 26, 2026.

Personal Representative:
Olga Longo De Jimenez
11957 Charades St
Orlando, FL 32832
Attorney for Personal Representative:
FLORIDA TRUST & ESTATE COUNSEL
2605 Ponce de Leon Blvd
Coral Gables, FL 33134
Telephone: 305-441-7091
Facsimile: 305-328-9409
s/ Michael V. Arroyave
MICHAEL V. ARROYAVE, ESQ.
FBN: 88540
Direct Email:
Michael@FTECounsel.com
For Service of Documents only:
Service@FTECounsel.com
Mar. 26; Apr. 2, 2026 26-00978W

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 460 Florida Central Pkwy, Longwood, FL 32750, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 04/16/2026 at 2:30PM. Contents include personal property belonging to those individuals listed below.

- Unit 113 Kelli Lynn Keogh Boxes Bags Totes Tools
- Unit 365 Kenneth Allen Smith Boxes Bags Tools Electronics
- Unit 375 Ryan Nippes Boxes Tools
- Unit 511 Elizabeth Marie Goins Boxes BagsTotes
- Unit 500 Robert Wayne Eidemiller Boxes Bags Totes Electronics

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

Please contact the property with any questions 689-800-7494
Mar. 26; Apr. 2, 2026 26-00997W

FIRST INSERTION

**NOTICE TO CREDITORS (Summary Administration)
IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026CP0957
IN RE: ESTATE OF
ROHMELL B. VEREEN,
Deceased.**

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

You are hereby notified that Petition for Summary Administration has been filed in the estate of ROHMELL B. VEREEN, deceased, File Number 2026CP0957, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave., Orlando, FL 32801; that the decedent's date of death was November 02, 2025; that the total value of the estate is exempt; and that the names and addresses of those to whom it has been assigned by such order are:

- NAME
- ADDRESS
- Leofus Tarver Jr.
- 2842 Ravenall Ave
- Orlando, FL 32811

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is March 26, 2026.

**Personal Giving Notice:
s/ Leofus Tarver, Jr.
LEOFUS TARVER, JR.
Petitioner**
Attorney for Personal Giving Notice:
DAVID WILSON IV, ESQUIRE
FL Bar No. 0103204
THE WILSON ADVOCACY GROUP, P.A.
P.O. Box 3142
Winter Haven, FL 33885
Phone: (863) 401-8155
Fax: (863) 401-9924
Primary:
info@wilsonadvocacygroup.com
Secondary:
dfwfourth@wilsonadvocacygroup.com
Teritary:
b.moore@wilsonadvocacygroup.com
Attorney for Petitioner
Mar. 26; Apr. 2, 2026 26-01016W

SAVE TIME  **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 G-SUITE
Business Observer
1/20/2026, 13:38

ORANGE COUNTY

--- ACTION / SALES / ESTATE ---

FIRST INSERTION
NOTICE OF ACTION - CONSTRUCTIVE SERVICE
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
Case No. 2025-CA-010938-O
CitiMortgage, Inc.
Plaintiff, vs.
Alia Bshara; et al
Defendants.
 TO: Unknown Spouse of Alia Bshara and Unknown Spouse of Suliman Abdallah
 Last Known Address: 14081 Portrush Dr, Orlando, FL 32828
 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Orange County, Florida:
 Lot 30, Toscana Unit 1, according to the plat thereof, recorded in plat book 55, pages 77 through 82, inclusive, of the Public Records of Orange County, Florida.
 P.L.N. #: 26-23-28-8203-00-300 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Maxine Meltzer, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address is 2001 NW 64th St, Suite 130, Ft. Lauderdale, FL 33309, within thirty (30) days of the first date of publication on or before _____, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.
 Dated on March 23, 2026.
 Tiffany Moore Russell
 As Clerk of the Court
 By /s/ Michelle Zayas
 Deputy Clerk
 Civil Court Seal
 Civil Division
 425 N. Orange Avenue
 Room 350
 Orlando, Florida 32801
 File # 20-F01249
 Mar. 26; Apr. 2, 2026 26-01009W

FIRST INSERTION
NOTICE OF ACTION
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
Case No.: 2026-CA-001864-O
WILLIAM C. SCHIMANKSY, JR.,
 as PERSONAL REPRESENTATIVE OF THE ESTATE OF BEVERLY RUSSELL, DECEASED,
 Plaintiff, v.
THE UNKNOWN HEIRS OF AUGUST WALTER SIDABRAS, a/k/a A. W. "SID" SIDABRAS, DECEASED; and THE UNKNOWN HEIRS OF VIRGINIA B. SIDABRAS, DECEASED.
Defendants.
 TO: THE UNKNOWN HEIRS OF AUGUST WALTER SIDABRAS, a/k/a A. W. "SID" SIDABRAS, DECEASED; and THE UNKNOWN HEIRS OF VIRGINIA B. SIDABRAS, DECEASED
 YOU ARE HEREBY NOTIFIED that an action to quiet title on the following real property in Orange County, Florida known as 1338 St. Nicholas Avenue, Christmas, FL 32709, with parcel ID 34-22-33-1327-05-280, more particularly described as:
 THE NORTH 1/2 OF LOT 28, BLOCK E, CHRISTMAS PARK, FIRST ADDITION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK Y, PAGE 44 AND 45, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA has been filed against you, and you are required to serve a copy of your written defenses, if any, on Collin W. L. McLeod, Esq., the Plaintiff's attorney of record, whose address is 636 West Yale Street, Orlando, Florida 32804, on or before 30 days from the date of the first publication of this notice and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.
 Dated on March 12, 2026
 TIFFANY MOORE RUSSELL
 Clerk of the Circuit Court
 By /s/ Stanley Green
 Deputy Clerk
 Civil Division
 425 N. Orange Ave.
 Room 350
 Orlando, FL 32801
 Mar. 26; Apr. 2, 9, 16, 2026 26-00971W

FIRST INSERTION
NOTICE OF ACTION
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR ORANGE COUNTY
CASE NO. 2025-CA-006836-O
PENNYMAC LOAN SERVICES, LLC,
 Plaintiff, vs.
JAVIER CHAVEZ, et al.,
 Defendant.
 To: JAVIER CHAVEZ, 103 PINE ST, ORLANDO, 32824
 JESSICA AMIRA CHAVEZ A/K/A JESSICA CHAVEZ, 103 PINE ST, ORLANDO, 32824
 LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN
 YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit:
 LOT 6, ESTATES AT SAWGRASS PLANTATION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 95, PAGE(S) 59, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
 has been filed against you and you are required to file a copy of your written defenses, if any, to it on /MRAtyNameTag/, Esq. McCalla Raymer Leibert Pierce, LLP, 225 East Robinson Street, Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above-styled Court on or before 30 days from the first date of publication or 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.
 WITNESS my hand and seal of this Court this 19th day of February, 2026.
 Tiffany Moore Russell
 CLERK OF THE CIRCUIT COURT
 As Clerk of the Court
 By: /s/ Lauren Scheidt
 Deputy Clerk
 Civil Court Seal
 Civil Division
 425 North Orange Ave.
 Room 350
 Orlando, Florida 32801
 MCCAALLA RAYMER LEBERT
 PIERCE, LLC
 225 E. Robinson St. Suite 155
 Orlando, FL 32801
 Phone: (407) 674-1850
 Email: AccountsPayable@mccalla.com
 25-12470FL
 Mar. 26; Apr. 2, 2026 26-00974W

FIRST INSERTION
NOTICE OF SALE
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 2025-CA-005672-O
NEXUS NOVA LLC;
 Plaintiff, v.
UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST IN THE ESTATE OF JOHN GOULART DASILVA A/K/A JOHN R. DA SILVA A/K/A JOHN G. DA SILVA A/K/A JOHN GOULART DA SILVA, ETAL;
Defendants
 NOTICE IS HEREBY GIVEN that, in accordance with the Final Judgment of Foreclosure dated February 18, 2026, the Clerk of the Circuit Court for Orange County will sell to the highest and best bidder for cash beginning on April 22, 2026 at 11:00 AM via www.myorangeclerk.com, the following described property:
 Lot 14, COUNTRY LANDING, According To The Map Or Plat Thereof, As Recorded In Plat Book 23, Page(s) 103 Through 105, Inclusive, Of The Public Records Of Orange County, Florida.
 Property Address: 294 LAKE DOE BLVD, APOPKA, FL 32703
 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM 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.
 Andrew Arias, FBN: 89501
 Attorneys for Plaintiff
 Marinosci Law Group, PC.
 100 West Cypress Creek Road,
 Suite 1045
 Fort Lauderdale, FL 33309
 Phone: (954)-644-8704;
 Fax (401) 262-2110
 ServiceFL@mlg-defaultlaw.com
 ServiceFL2@mlg-defaultlaw.com
 MLG No.: 25-02875
 Mar. 26; Apr. 2, 2026 26-01008W

FIRST INSERTION
NOTICE OF ACTION
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO.: 2026-CA-000288-O
WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS OWNER TRUSTEE FOR ONITY LOAN ACQUISITION TRUST 2025-HB2,
 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 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 Pauline Pinkney Lillie A/k/a Pauline Lillie, Deceased
 Last Known Residence: Unknown
 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Orange County, Florida:
 LOT 69, LAKE JEWELL HEIGHTS, UNIT THREE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGE 47, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE | PITTE, LLP, Plaintiff's attorney, at 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484, on or before 30 days from the first date of publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.
 Dated on March 23, 2026
 Tiffany Moore Russell
 As Clerk of the Court
 By: /s/ Takiana Didier
 As Deputy Clerk
 Civil Division
 425 N. Orange Avenue
 Room 350
 Orlando, Florida 32801
 1395-1469B
 Ref# 14985
 Mar. 26; Apr. 2, 2026 26-01005W

FIRST INSERTION
NOTICE OF SALE
 IN THE COUNTY COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 2023-CC-001916-O
GOLD KEY ROOFING LLC,
 Plaintiff v.
STEPHANIE HERDOCIA,
 Defendant.
 NOTICE is hereby given that, pursuant to the Amended Final Judgment and Order Setting Foreclosure Sale (the "Final Judgment") entered on March 16, 2026 in the above-referenced matter pending in the County Court of the Ninth Judicial Circuit in and for Orange County, Florida, the Clerk of Court will sell to the highest and best bidder for cash via the internet at: https://www.myorangeclerk.realforeclose.com on May 18, 2026 at 11:00 a.m. the following property described below, situated in Orange County, Florida, as set forth in the Final Judgment:
 Property Address: 2743 Osprey Creek Lane, Orlando, Florida 32825
 Legal Description:
 CURRY FORD ROAD EAST PHASE 2 35/46 LOT 110
 Parcel ID:
 05-23-31-1973-01-100
 Any person who is claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens, must file a claim before the clerk reports the surplus as unclaimed.
 AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 North Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax (407) 836-2204, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
 DATED: March 20, 2026
 /s/ Lee E. Tomlinson
 Lee E. Tomlinson, Esq.
 Florida Bar No. 123946
 ADAMS & REESE, LLP
 100 N Tampa St., Suite 4000
 Tampa, Florida 33602
 Tel: 813-402-2880
 Fax: 813-402-2887
 Primary:
 lee.tomlinson@arlaw.com
 Secondary: lori.carpenter@arlaw.com
 Counsel for Plaintiff
 Mar. 26; Apr. 2, 2026 26-00968W

FIRST INSERTION
NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2026-CP-000749
Division PROBATE
IN RE: ESTATE OF JEFFREY M. OGLE AKA JEFFREY MICHAEL OGLE
Deceased.
 The administration of the estate of JEFFREY M. OGLE aka JEFFREY MICHAEL OGLE, deceased, whose date of death was February 1, 2026, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, Florida 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
 The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, 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 26, 2026.
Personal Representative:
TAWNY A. OGLE
 13531 Daniels Landing Circle
 Winter Garden, Florida 34787
 Attorney for Personal Representative:
 MICHAEL G. HORTON
 Attorney
 Florida Bar Number: 123841
 MICHAEL G. HORTON, P.A.
 3721 South Highway 27, Suite A
 Clermont, FL 34711
 Telephone: (352) 394-4008
 Fax: (352) 394-5805
 E-Mail: michael@mgpha.com
 Secondary E-Mail: trish@mgpha.com
 Mar. 26; Apr. 2, 2026 26-01014W

FIRST INSERTION
NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2026-CP-163-O
Division 9
IN RE: ESTATE OF STEVEN W. HIGH
Deceased.
 The administration of the estate of STEVEN W. HIGH, deceased, whose date of death was December 17, 2025, is pending in the Circuit Court for ORANGE County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
 The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, 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 26, 2026.
Personal Representative:
Lynn A. High
 1202 Yates Street
 Orlando, Florida 32804
 Attorney for Personal Representative:
 Stephen D. Dunegan
 Attorney
 Florida Bar Number: 326933
 55 North Dillard Street
 Winter Garden, Florida 34787
 Telephone: (407) 654-9455
 Fax: (407) 654-1514
 E-Mail: steve@duneganlaw.com
 Secondary E-Mail:
 gailwaxman@duneganlaw.com
 Mar. 26; Apr. 2, 2026 26-01012W

FIRST INSERTION
NOTICE TO CREDITORS
 IN THE CIRCUIT COURT, ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2026 CP 754
IN RE: ESTATE OF BEVERLY THUNBERG
Deceased,
 The administration of the estate of Beverly Thunberg, deceased, whose date of death was January 5, 2026, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave., Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
 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 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 26, 2026.
Personal Representative:
John Thunberg
 616 Roberts Rise Dr.
 Ocoee, FL 34761
 Attorney for Personal Representative:
 Patrick L. Smith
 Attorney
 Florida Bar Number: 27044
 179 N US Hwy 27, Suite F
 Clermont, FL 34711
 Telephone: (352) 204-0305
 Fax: (352) 989-4265
 E-Mail:
 patrick@attorneypatricksmith.com
 Secondary E-Mail:
 becky@attorneypatricksmith.com
 Mar. 26; Apr. 2, 2026 26-01015W

FIRST INSERTION
NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2026-CP-000101-O
IN RE: ESTATE OF GARY EDWARD ELLIS,
Deceased.
 The administration of the estate of GARY EDWARD ELLIS, Deceased, whose date of death was November 2, 2025, is pending in the Circuit Court for ORANGE County, Florida, Probate Division, the address of which is 425 N Orange Ave #340, Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
 ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.
 NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
 A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.221.
 The date of first publication of this notice is March 26, 2026.
Personal Representative:
Brent Edward Ellis
 Attorney for Personal Representative:
 Scott R. Bugay, Esquire
 Florida Bar No. 5207
 2501 Hollywood, Blvd. Suite 206
 Hollywood, FL 33020
 Telephone: (954)767-3399
 Fax: (305) 945-2905
 Primary Attorney:
 Scott@srblawyers.com
 Secondary E-Mail:
 jennifer@srblawyers.com
 Mar. 26; Apr. 2, 2026 26-01027W

FIRST INSERTION
NOTICE OF FORECLOSURE SALE
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR ORANGE COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 2024-CA-010370-O
WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR RESIDENTIAL MORTGAGE AGGREGATION TRUST,
 Plaintiff, vs.
J3 EQUITIES, LLC, et al.,
Defendant.
 NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered March 09, 2026 in Civil Case No. 2024-CA-010370-O of the Circuit Court of the NINTH JUDICIAL CIRCUIT in and for Orange County, Orlando, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR RESIDENTIAL MORTGAGE AGGREGATION TRUST is Plaintiff and J3 Equities, LLC, et al., are Defendants, the Clerk of Court, TIFFANY MOORE RUSSELL, ESQ., will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 13th day of April, 2026 at 11:00 AM on the following described

property as set forth in said Summary Final Judgment, to-wit:
 Lot 17, Block H, Dover Estates Third Addition, according to the plat thereof as recorded in Plat Book 4, Pages 119 and 120, of the Public Records of Orange County, Florida.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at 425 N. Orange Avenue, Room 2130, Orlando, Florida 32801, Telephone: (407) 836-2303 within two (2) working days of your receipt of this (describe notice); If you are hearing or voice impaired, call 1-800-955-8771.
 By: /s/Robyn Katz
 Robyn Katz, Esq.
 Fla. Bar No.: 146803
 McCalla Raymer Leibert Pierce, LLC
 Attorney for Plaintiff
 225 East Robinson Street, Suite 155
 Orlando, FL 32801
 Phone: (407) 674-1850
 Fax: (321) 248-0420
 Email: MRSservice@mccalla.com
 24-10712FL
 Mar. 26; Apr. 2, 2026 26-00975W

FIRST INSERTION
NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY
 Notice is hereby given that the following locations will hold a Public Sale, to satisfy the lien of the owner. This notice is given in accordance with the provisions of The Florida Self Storage Facility Act Statutes (Section 83.801-83.809). Units will be sold via online auction, at www.StorageTreasures.com. Auction will close on or after Thursday April 16, 2026 at 10:00 am. The personal goods stored therein by the following may include, but are not limited to household goods, furniture, tools, equipment, toys, boxes, clothes and misc items. Owner reserves the right to bid and the right to refuse bids. Cleanup deposit is required. Sale is subject to cancellation. The contents of the rental storage units belonging to the following persons will be sold:
Location 1: US Storage Centers-Winter Park, located at 7000 Aloma Avenue, Winter Park, FL, 32792
 C831 - Bethzabe Martinez
 C957 - Tracy Smith
 C600 - Rosemary Simon
 D710 - Sergio Estrada
 C617 - MARTIN LUTHER LANE
 C537 - Mark Trolice Fertility Care
Location 2: US Storage Centers - Orlando - Sligh located at 930 Sligh Blvd, Orlando, FL, 32806
 4213 - Sandra yvette Cross
 3246 - Shantel Williams The firm AIP
 4258 - Carmen DiNardo
 2121 - Michael Concannon

1243 - Rosalyn Ruffin
 4136 - Tony Pritchard
 4229 - Tahzuri Merchant
 2240 - Michael Howard Patrick
 4116 - Marcus Sanders
 1115 - Teresa Patterson
 3211 - Antwanja D Kegler
 6239 - Matoo Hurt
 2120 - Joshua Poole
 4126 - Jean Roody Simon
 4138 - Conner McDonald
 6103 - Allan Hallman
Location 3: US Storage Centers - Windermere - Winter Garden, located at 7902 Winter Garden Vineland Road, Windermere, FL, 34786
 2037 - Diana Bonilla
 1040 - Tray Bailey
 2202 - Stephanie Allen
 2033 - Lou Juste
 3174 - Charlotte Tricee
 3018 - Berty Raymond
 3190 - Miguel Vazquez
 2003 - AMBER PANNIER
Location 4: US Storage Centers - Orlando - Majorca, located at 7660 Majorca Place, Orlando, FL, 32819
 3063 - Shawn Bakker
 1022 - Patrick John Torre
 3123 - Rogerio Teixeira
 2139 - Jill Ralston Anthony Wine And Dine U.S.
 1013 - Hunter Smallback
 3165 - Daron lorenza Jones Jr
 2158 - Topper G Seiferth
 Mar. 26; Apr. 2, 2026 26-00979W

Q&A

Who benefits from legal notices?

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

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

1V8297-25Z

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SAVE TIME

Email your Legal Notice

legal@businessobserver.com • Deadline Wednesday at noon • Friday Publication

ORANGE COUNTY

--- ACTION / SALES ---

FIRST INSERTION

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA.
CASE NO.: 2026-CA-001038 #48
MYRTLE HOLIDAY 1, LLC Plaintiff, vs. ASTORE ET.AL., Defendant(s).
NOTICE OF ACTION
Count VI
 To: KATHERINE MARY STROHACK 43 PIONEER RIDGE DR KITCHENER, ONTARIO N2P 0G6 CANADA
 and all parties claiming interest by, though, under or against Defendant(s) KATHERINE MARY STROHACK and all parties having or claiming to have any right, title or interest in the property herein described.
 YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property : a STANDARD Interest(s) in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by 100000 points,

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

and provisions contained in the Declaration and any amendments thereto, are incorporated herein by reference with the same effect as though fully set forth herein.
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.
 TIFFANY MOORE RUSSELL
 CLERK OF THE CIRCUIT COURT
 ORANGE COUNTY, FLORIDA
 3.18.2026
 /s/ Nancy Garcia
 Deputy Clerk
 Civil Division
 425 N. Orange Avenue
 Room 350
 Orlando, Florida 32801
 Mar. 26; Apr. 2, 2026 26-01004W

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA.
CASE NO.: 2026-CA-001038 #48
MYRTLE HOLIDAY 1, LLC Plaintiff, vs. ASTORE ET.AL., Defendant(s).
NOTICE OF ACTION
Count I
 To: ROBERTO S. ASTORE 1984 GARFIELD AVE. OTTAWA, ONTARIO K2C 0W8 CANADA
 And all parties claiming interest by, though, under or against Defendant(s) ROBERTO S. ASTORE and all parties having or claiming to have any right, title or interest in the property herein described.
 YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property : a STANDARD Interest(s) in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by 100000 points,

FIRST INSERTION

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

and provisions contained in the Declaration and any amendments thereto, are incorporated herein by reference with the same effect as though fully set forth herein.
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.
 TIFFANY MOORE RUSSELL
 CLERK OF THE CIRCUIT COURT
 ORANGE COUNTY, FLORIDA
 3.18.2026
 /s/ Nancy Garcia
 Deputy Clerk
 Civil Division
 425 N. Orange Avenue
 Room 350
 Orlando, Florida 32801
 Mar. 26; Apr. 2, 2026 26-00999W

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
 GENERAL JURISDICTION
 DIVISION
Case No. 2023-CA-016874-O
Land Home Financial Services, Inc., Plaintiff, vs. Jose A Ortiz-Ortiz, et al., Defendants.
 NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2023-CA-016874-O of the Circuit Court of the NINTH Judicial Circuit, in and for Orange County, Florida, wherein Land Home Financial Services, Inc. is the Plaintiff and Jose A Ortiz-Ortiz; Unknown spouse of Jose Ortiz are the Defendants, that Tiffany Russell, Orange County Clerk of Court will sell to the highest and best bidder for cash at, www.myorangeclerk.realforeclose.com, beginning at 11:00 AM on the 2nd day of July, 2026, the following described property as set forth in said Final Judgment, to wit:
 FOR A POINT OF REFERENCE, COMMENCE AT THE WEST

1/4 CORNER OF SECTION 26, TOWNSHIP 22 SOUTH, RANGE 30 EAST, ORANGE COUNTY, FLORIDA, RUN THENCE SOUTH 89°25'33" EAST 30.00 FEET TO THE EAST RIGHT OF WAY LINE OF FORSYTH ROAD AND THE POINT OF BEGINNING; CONTINUE THENCE SOUTH 89°25'33" EAST ALONG THE EAST-WEST CENTER OF SECTION LINE 105.00 FEET; RUN THENCE SOUTH 00°36'20" WEST, PARALLEL WITH THE WEST LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 26, A DISTANCE OF 125.00 FEET; RUN THENCE NORTH 89°25'33" WEST 105.00 FEET TO THE AFORESAID EAST RIGHT OF WAY LINE OF FORSYTH ROAD, RUN THENCE NORTH 00°36'20" ALONG SAID EAST RIGHT OF WAY LINE 125.00 FEET TO THE POINT OF BEGINNING.
 TAX ID: 26-22-30-0000-00-077
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the

lis pendens must file a claim before the clerk reports the surplus as unclaimed.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
 Dated this 24th day of March 2026.
 By /s/ Justin J. Kelley
 Justin J. Kelley, Esq.
 Florida Bar No. 32106
 BROCK & SCOTT, PLLC
 Attorney for Plaintiff
 4919 Memorial Hwy, Suite 135
 Tampa, FL 33634
 Phone: (954) 618-6955
 Fax: (954) 618-6954
 FLCourtDocs@brockandscott.com
 File # 23-F00740
 Mar. 26; Apr. 2, 2026 20-01024W

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA.
CASE NO.: 2026-CA-001038 #48
MYRTLE HOLIDAY 1, LLC Plaintiff, vs. ASTORE ET.AL., Defendant(s).
NOTICE OF ACTION
Count IV
 To: ROLAND HARTVIG GJERLOEV and VIBEKE HARTVIG GJERLOEV HOEJDEDRAGET 86 STOVING NORDJYLLAND, 9530 DENMARK
 and all parties claiming interest by, though, under or against Defendant(s) ROLAND HARTVIG GJERLOEV and VIBEKE HARTVIG GJERLOEV and all parties having or claiming to have any right, title or interest in the property herein described.
 YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property : a STANDARD Interest(s) in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by 100000 points,

FIRST INSERTION

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

and provisions contained in the Declaration and any amendments thereto, are incorporated herein by reference with the same effect as though fully set forth herein.
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.
 TIFFANY MOORE RUSSELL
 CLERK OF THE CIRCUIT COURT
 ORANGE COUNTY, FLORIDA
 3.18.2026
 /s/ Nancy Garcia
 Deputy Clerk
 Civil Division
 425 N. Orange Avenue Room 350
 Orlando, Florida 32801
 Mar. 26; Apr. 2, 2026 26-01002W

FIRST INSERTION

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA.
CASE NO.: 2026-CA-001038 #48
MYRTLE HOLIDAY 1, LLC Plaintiff, vs. ASTORE ET.AL., Defendant(s).
NOTICE OF ACTION
Count II
 To: ANGELO FREDERIC DORMOY and JUDICAEAL GERALDINE DOPWELL 2A RUE DES ECOLES MARIOT, 97150 SAINT MARTIN and all parties claiming interest by, though, under or against Defendant(s) ANGELO FREDERIC DORMOY and JUDICAEAL GERALDINE DOPWELL and all parties having or claiming to have any right, title or interest in the property herein described.
 YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property : a STANDARD Interest(s) in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by 150000 points, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Time-share Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc.,

a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amendment thereto recorded as Document Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust"). All of the terms, restrictions, covenants, conditions and provisions contained in the Declaration and any amendments thereto, are incorporated herein by reference with the same effect as though fully set forth herein.
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.
 TIFFANY MOORE RUSSELL
 CLERK OF THE CIRCUIT COURT
 ORANGE COUNTY, FLORIDA
 3.18.2026
 /s/ Nancy Garcia
 Deputy Clerk
 Civil Division
 425 N. Orange Avenue Room 350
 Orlando, Florida 32801
 Mar. 26; Apr. 2, 2026 26-01000W

NOTICE OF SALE
PURSUANT TO CHAPTER 45
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO.: 2025-CA-007711-O
DIVISION: 36
WILD MAN INVESTMENTS, INC., a Florida corporation and SHARKDOG INVESTMENTS, LLC, a Florida limited liability company, Plaintiffs, vs. PUPS PUB ORLANDO, LLC, a Florida limited liability company; SHEILA N. SUHAR, an individual; ALEXANDER P. WRIGHT, an individual; LAKE MICHIGAN CREDIT UNION, AS SUCCESSOR BY MERGER TO PILOT BANK, a Florida for Profit Corporation; JOHNSON BROTHERS OF FLORIDA, INC., a Florida corporation; PREMIER BEVERAGE COMPANY, LLC, a Florida limited liability company, STATE OF FLORIDA DEPARTMENT OF BUSINESS & PROFESSIONAL REGULATIONS; and STATE OF Defendants.
 NOTICE IS HEREBY GIVEN pursuant to the Agreed Final Summary Judgment of Foreclosure dated March 22, 2026, entered in the above-captioned case that the Clerk of Court of Orange County, Florida, Tiffany Moore Russell, will sell the following property situated in Orange County, Florida, described as:
 Florida alcoholic beverage license number 58-13948 4COP (Orange County)

at public sale on April 21, 2026 at 11:00 A.M. to the highest and best bidder for cash online at www.myorangeclerk.realforeclose.com for online auctions.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
 DATED: March 23, 2026.
 /s/ Erik Johanson
 Erik Johanson, Esq.
 Florida Bar No. 106417
 Joseph R. Boyd, Esq.
 Florida Bar No. 1039873
 RESPECTFULLY SUBMITTED,
 ERIK JOHANSON PLLC
 3414 W. Bay to Bay Blvd. Suite 300
 Tampa, FL 33629
 (813) 210-9442
 erik@johanson.law
 jr@johanson.law
 e-service@johanson.law
 Counsel for the Plaintiffs
 Mar. 26; Apr. 2, 2026 26-01007W

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
 GENERAL JURISDICTION
 DIVISION
CASE NO. 2026-CA-001425-O
FINANCE OF AMERICA REVERSE LLC, Plaintiff, vs. BETTY A. ZONNEVILLE, DECEASED, et. al. Defendant(s).
TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF BETTY A. ZONNEVILLE, DECEASED, whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or 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 24, LESS THE NORTH 41.00

FEET THEREOF, SPRING PINE VILLAS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGE 24, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.
 WITNESS my hand and the seal of this Court at County, Florida, this 23rd day of March, 2026.
 Tiffany Moore Russell, Clerk of Courts
 /s/ Stanley Green
 Deputy Clerk
 Civil Division
 425 N. Orange Avenue
 Room 350
 Orlando, Florida 32801
 ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487
 PRIMARY EMAIL: flmail@raslg.com 26-387326
 Mar. 26; Apr. 2, 2026 26-01010W

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
 GENERAL JURISDICTION
 DIVISION
CASE NO. 2024-CA-006297-O
CITIMORTGAGE, INC., Plaintiff, vs. LAWANDA RENE'E SINCLAIR A/K/A LAWANDA SINCLAIR, et al. Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated November 05, 2025, and entered in 2024-CA-006297-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein CITIMORTGAGE, INC. is the Plaintiff and LAWANDA RENE'E SINCLAIR A/K/A LAWANDA SINCLAIR; NEIGHBORHOOD ASSISTANCE CORPORATION OF AMERICA; LVNV FUNDING LLC are the Defendant(s). Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com, at the following described property as set forth in said Final Judgment, to wit:
 LOT 3, BLOCK M, ROBINSWOOD SECTION FIVE, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK W, PAGE 62, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. Property Address: 5800 LACONIA RD, ORLANDO, FL 32808
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the

lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.
IMPORTANT
AMERICANS WITH DISABILITIES ACT. If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
 Dated this 6 day of January, 2026.
 By: /s/ Danielle Salem
 Danielle Salem, Esquire
 Florida Bar No. 0058248
 Communication Email: dsalem@raslg.com
 ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
 Attorney for Plaintiff
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 Telephone: 561-241-6901
 Facsimile: 561-997-6909
 Service Email: flmail@raslg.com
 24-217668 - MiM
 Mar. 26; Apr. 2, 2026 26-01026W

NOTICE OF SALE
PURSUANT TO CHAPTER 45
 IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO.: 2025-CA-008403-O
EF MORTGAGE, LLC, Plaintiff, v. MTCB AND JT MULTISERVICES LLC, et al, Defendant(s).
 NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment in Foreclosure entered on March 20, 2026 and entered in Case No. 2025-CA-008403-O in the Circuit Court of the 9th Judicial Circuit in and for Orange County, Florida, wherein INGRITH TATIANA FUENTES LARA, MTCB AND JT MULTISERVICES LLC, are the Defendants. The Clerk of the Court, TIFFANY MOORE RUSSELL, will sell to the highest bidder for cash at https://myorangeclerk.realforeclose.com on April 23, 2026 at 11:00am, the following described real property as set forth in said Final Judgment, to wit:
 LOT 46, PLAT OF HIGHPOINT, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK K, PAGES 102, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, and commonly known as: 101 S GLENWOOD AVE, ORLANDO, FL 32803 (the "Property").
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within sixty (60) days after the sale.
 "IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN A COURT PROCEEDING OR EVENT, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN

ASSISTANCE. PLEASE CONTACT: IN ORANGE COUNTY, ADA COORDINATOR, HUMAN RESOURCES, ORANGE COUNTY COURTHOUSE, 425 N. ORANGE AVENUE, SUITE 510, ORLANDO, FLORIDA, (407) 836-2303, FAX: 407-836-2204; AND IN OSCEOLA COUNTY: ADA COORDINATOR, COURT ADMINISTRATION, OSCEOLA COUNTY COURTHOUSE, 2 COURTHOUSE SQUARE, SUITE 6300, KISSIMMEE, FL 34741, (407) 742-2417, FAX 407-835-5079 AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING NOTIFICATION IF THE TIME BEFORE THE SCHEDULED COURT APPEARANCE IS LESS THAN 7 DAYS. IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711 TO REACH THE TELECOMMUNICATIONS RELAY SERVICE."
 By: /s/ Rebecca E. Smith
 Jason Duggar, Esq.
 FL Bar No.: 83813
 Christopher Hellewell, Esq.
 FL Bar No.: 114230
 Anya E. Macias, Esq.
 FL Bar No.: 0458600
 Tara Rosenfeld, Esq.
 FL Bar No.: 59454
 Johanni Fernandez-Marmol, Esq.
 FL Bar No.: 1055042
 Jimmy Edwards, Esq.
 FL Bar No.: 81855
 Rebecca E. Smith, Esq.
 FL Bar No.: 1069865
 Spencer Gollahon, Esq.
 FL Bar No.: 647799
 fopleadings@ghidottiberger.com
 GHIDOTTI | BERGER LLP
 Attorneys for Plaintiff
 10800 Biscayne Blvd., Suite 201
 Miami, FL 33161
 Telephone: (305) 501-2808
 Facsimile: (954) 780-5578
 25-004809-1
 Mar. 26; Apr. 2, 2026 26-01025W

NOTICE OF FORECLOSURE SALE
PURSUANT TO CHAPTER 45
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
 CIRCUIT CIVIL DIVISION
CASE NO.: 2025-CA-007146-O
U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF LB-FLAT SERIES VI TRUST, Plaintiff, v. UNKNOWN HEIRS, SPOUSES, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF NORA A. LINARES (DECEASED), et al., Defendants.
 NOTICE OF SALE PURSUANT TO CHAPTER 45 IS HEREBY GIVEN that, pursuant to the Final Judgment of Mortgage Foreclosure dated March 16, 2026, issued in and for Orange County, Florida, in Case No. 2025-CA-007146-O, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF LB-FLAT SERIES VI TRUST is the Plaintiff, and UNKNOWN HEIRS, SPOUSES, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF NORA A. LINARES (DECEASED), JR. A/K/A ORLANDO LINARES, UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF THE UNITED STATES DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT and UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE UNITED STATES DEPARTMENT OF THE TREASURY, INTERNAL REVENUE SERVICE are the Defendants.
 The Clerk of the Court, TIFFANY RUSSELL, will sell to the highest and best bidder for cash, in accordance with Section 45.031, Florida Stat-

utes, on April 27, 2026, at electronic sale beginning at 11:00 AM, at www.myorangeclerk.realforeclose.com the following-described real property as set forth in said Final Judgment of Mortgage Foreclosure, to wit:
 LOT 220, PARK MANOR ESTATES UNIT TEN, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 4, PAGE 60, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA
 Property Address: 10436 Jane Eyre Dr., Orlando, FL 32825
 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.
IMPORTANT
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
 Dated: This 19th day of March, 2026.
 By: /s/ Matthew Klein
 Matthew B. Klein, Esq.
 Florida Bar No.: 73529
 E-Mail: Matthew@HowardLawFL.com
 HOWARD LAW
 902 Clint Moore Road,
 Suite 220
 Boca Raton, FL 33487
 Telephone: (954) 893-7874
 Facsimile: (888) 235-0017
 Designated Service E-Mail: Pleadings@HowardLaw.com
 Mar. 26; Apr. 2, 2026 26-00973W

ORANGE COUNTY

--- ACTION / SALES ---

FIRST INSERTION

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA.
CASE NO.: 2026-CA-001038 #48 MYRTLE HOLIDAY 1, LLC Plaintiff, vs. ASTORE ET.AL., Defendant(s).
NOTICE OF ACTION
Count V
 To: WILLIAM CHARLES JOHNSEN AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF WILLIAM CHARLES JOHNSEN 45 CHARLESTON PL DALEVILLE,VA 24083 and all parties claiming interest by, though, under or against Defendant(s) WILLIAM CHARLES JOHNSEN AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF WILLIAM CHARLES JOHNSEN and all parties having or claiming to have any right, title or interest in the property herein described.
 YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property :
 a STANDARD Interest(s) in

the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by 100000 points, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Timeshare Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amendment thereto recorded as Document Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum

of Trust"). All of the terms, restrictions, covenants, conditions and provisions contained in the Declaration and any amendments thereto, are incorporated herein by reference with the same effect as though fully set forth herein.
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.
 TIFFANY MOORE RUSSELL
 CLERK OF THE CIRCUIT COURT
 ORANGE COUNTY, FLORIDA
 3.18.2026
 /s/ Nancy Garcia
 Deputy Clerk
 Civil Division
 425 N. Orange Avenue
 Room 350
 Orlando, Florida 32801
 Mar. 26; Apr. 2, 2026 26-01003W

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA.
CASE NO.: 2026-CA-001038 #48 MYRTLE HOLIDAY 1, LLC Plaintiff, vs. ASTORE ET.AL., Defendant(s).
NOTICE OF ACTION
Count III
 To: LAURA LYNN GARROW and JAMES MURISON GARROW AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF JAMES MURISON GARROW 3724 CHIPSHOT CT NORTH FORT MYERS,FL 33917 and all parties claiming interest by, though, under or against Defendant(s) LAURA LYNN GARROW and JAMES MURISON GARROW AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF JAMES MURISON GARROW and all parties having or claiming to have any right, title or interest in the property herein described.
 YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property :

FIRST INSERTION

a STANDARD Interest(s) in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by 50000 points, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Timeshare Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amendment thereto recorded as Document Number: 20250269550 in the Official Records of Orange

County, Florida ("Memorandum of Trust"). All of the terms, restrictions, covenants, conditions and provisions contained in the Declaration and any amendments thereto, are incorporated herein by reference with the same effect as though fully set forth herein.
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.
 TIFFANY MOORE RUSSELL
 CLERK OF THE CIRCUIT COURT
 ORANGE COUNTY, FLORIDA
 3.18.2026
 /s/ Nancy Garcia
 Deputy Clerk
 Civil Division
 425 N. Orange Avenue Room 350
 Orlando, Florida 32801
 Mar. 26; Apr. 2, 2026 26-01001W

FIRST INSERTION

NOTICE OF ACTION
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CIVIL ACTION
CASE NO.:
2025-CA-008942-O HARSHIT BADANI AND APARNA BADAL, TRUSTEES OF THE BADANI FAMILY TRUST DATED NOVEMBER 11, 2017, AS TO AN UNDIVIDED 50% INTEREST; WORLDWIDE LENDERS, INC., AS TO AN UNDIVIDED 50% INTEREST,
Plaintiff, vs.
MARY BELINDA COBB, et al., Defendant(s).
 TO: MARY BELINDA COBB
 Whose last known residence(s) is: 2045 Erving Circle, Unit 104, Ocoee, FL 34761
 And UNKNOWN SPOUSE OF MARY BELINDA COBB
 Whose last known residence(s) is/are: 2045 Erving Circle, Unit 104, Ocoee, FL 34761
 And THE BORDEAUX CONDOMINIUM ASSOCIATION 2, LLC,
 Whose last known residence(s) is/are: 6210 44th St N, #18, Pinellas Park, FL 33781 and 2035 Erving Circle, Unit 105, Ocoee, FL 34761
 And UNKNOWN TENANT #1
 Whose last known residence(s) is/are: 2045 Erving Circle, Unit 104, Ocoee, FL 34761
 And UNKNOWN TENANT #2
 Whose last known residence(s) is/are: 2045 Erving Circle, Unit 104, Ocoee, FL 34761
 And ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSE, HEIRS, DEVISEES, GRANTEEES, BENEFICIARIES OR OTHER CLAIMANTS
 Whose last known residence(s) is/are: Unknown
 YOU ARE HEREBY required to file

your answer or written defenses, if any, in the above proceeding with the Clerk of this Court, and to serve a copy thereof upon Plaintiff's attorney, Damian G. Waldman, Esq., Law Offices of Damian G. Waldman, P.A., PO Box 5162, Largo, FL 33779, telephone (727) 538-4160, facsimile (727) 240-4972, or email to service@dwaldmanlaw.com, within thirty (30) days of the first publication of this Notice in the Business Observer or by _____, the nature of this proceeding being a suit for foreclosure of mortgage against the following described property, to wit:
 CONDOMINIUM UNIT 104, BUILDING 2, THE BORDEAUX, A CONDOMINIUM, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 8284, PAGE 3053, AS AMENDED FROM TIME TO TIME, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. PARCEL IDENTIFICATION NUMBER:
 21-22-28-0827-02-104
 A/K/A 2045 ERVING CIRCLE, UNIT 104, OCOEE, FL 34761
 If you fail to file your response or answer, if any, in the above proceeding with the Clerk of this Court, and to serve a copy thereof upon the Plaintiff's attorney, Damian G. Waldman, Esq., Law Offices of Damian G. Waldman, P.A., PO Box 5162, Largo, FL 33779, telephone (727) 538-4160, facsimile (727) 240-4972, or email to service@dwaldmanlaw.com, within thirty (30) days of the first publication of this Notice, a default will be entered against you for the relief demanded in the Complaint or petition.
 DATED at Orange County this 26th day of November, 2025.
 Tiffany Moore Russell
 Clerk of the Circuit Court
 By /s/ Rasheda Thomas
 As Deputy Clerk
 Mar. 26; Apr. 2, 2026 26-00977W

FIRST INSERTION

NOTICE OF SALE
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 2024-CA-006356-O NEWREZ LLC DBA SHELLPOINT MORTGAGE SERVICING Plaintiff, v. WARREN SADAPHAL; UNKNOWN SPOUSE OF WARREN SADAPHAL; UNKNOWN TENANT 1; UNKNOWN TENANT 2; THE REGISTRY AT MICHIGAN PARK CONDOMINIUM ASSOCIATION, INC.; UNITED STATES FIRE INSURANCE COMPANY Defendants.
 Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on December 26, 2025, in this cause, in the Circuit Court of Orange County, Florida, the office of Tiffany Moore Russell, Clerk of the Circuit Court, shall sell the property situated in Orange County, Florida, described as: UNIT 2325, THE REGISTRY AT MICHIGAN PARK, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 7957, PAGE 4027 AND FURTHER AMENDED FROM TIME TO TIME, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
 a/k/a 5550 E MICHIGAN ST APT 2325, ORLANDO, FL 32822-
 2708
 at public sale, to the highest and best bidder, for cash, online at www.myorangelcrlk.realforeclose.com, on April 21, 2026 beginning at 11:00 AM.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.
 If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204 at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
 Dated at St. Petersburg, Florida this 17 day of March, 2026.
 By: /s/ Peter E. Lanning
 Peter E. Lanning
 FL Bar: 562221
 eXL Legal, PLLC
 Designated Email Address:
 efling@exllegal.com
 12425 28th Street North, Suite 200
 St. Petersburg, FL 33716
 Telephone No. (727) 536-4911
 Attorney for the Plaintiff
 1000010294
 Mar. 26; Apr. 2, 2026 26-00972W

FIRST INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2026-CA-000929-O CITIMORTGAGE, INC, Plaintiff, vs. JORGE ANDRES RAMIREZ AND MARGARITA DAVILA. et al. Defendant(s).
 TO: MARGARITA DAVILA, UNKNOWN SPOUSE OF MARGARITA DAVILA,
 whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.
 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:
 LOT 126, SUTTON RIDGE PHASE THREE UNIT III, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 28, PAGES 37 AND 38, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.
 WITNESS my hand and the seal of this Court at County, Florida, this ___ day of MARCH 18, 2026.
 Tiffany Moore Russell, Clerk of Courts
 /s/ Rosa Aviles
 Deputy Clerk
 Civil Division
 425 N. Orange Avenue
 Room 350
 Orlando, Florida 32801
 ROBERTSON, ANSCHUTZ, AND SCHNEID, PL
 ATTORNEY FOR PLAINTIFF
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 PRIMARY EMAIL: fmail@raslg.com
 25-369502
 Mar. 26; Apr. 2, 2026 26-00976W

FIRST INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2026-CA-000929-O CITIMORTGAGE, INC, Plaintiff, vs. JORGE ANDRES RAMIREZ AND MARGARITA DAVILA. et al. Defendant(s).
 TO: MARGARITA DAVILA, UNKNOWN SPOUSE OF MARGARITA DAVILA,
 whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.
 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:
 LOT 126, SUTTON RIDGE PHASE THREE UNIT III, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 28, PAGES 37 AND 38, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.
 WITNESS my hand and the seal of this Court at County, Florida, this ___ day of MARCH 18, 2026.
 Tiffany Moore Russell, Clerk of Courts
 /s/ Rosa Aviles
 Deputy Clerk
 Civil Division
 425 N. Orange Avenue
 Room 350
 Orlando, Florida 32801
 ROBERTSON, ANSCHUTZ, AND SCHNEID, PL
 ATTORNEY FOR PLAINTIFF
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 PRIMARY EMAIL: fmail@raslg.com
 25-369502
 Mar. 26; Apr. 2, 2026 26-00976W

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.
 WITNESS my hand and the seal of this Court at County, Florida, this ___ day of MARCH 18, 2026.
 Tiffany Moore Russell, Clerk of Courts
 /s/ Rosa Aviles
 Deputy Clerk
 Civil Division
 425 N. Orange Avenue
 Room 350
 Orlando, Florida 32801
 ROBERTSON, ANSCHUTZ, AND SCHNEID, PL
 ATTORNEY FOR PLAINTIFF
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 PRIMARY EMAIL: fmail@raslg.com
 25-369502
 Mar. 26; Apr. 2, 2026 26-00976W

FIRST INSERTION

NOTICE OF SALE AS TO:
 IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 2025-CA-007470
CASCADE FUNDING LP SERIES II Plaintiff, vs. BROWN ET AL., Defendant(s).
COUNT DEFENDANTS Type/Points/Contract#
 I NANCY LEE BROWN JAMES WILLIAM BROWN AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF JAMES WILLIAM BROWN SIGNATURE / 170000/ 6899824
 II SHERRY L. EVANS DAVID M. EVANS AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF DAVID M. EVANS SIGNATURE / 50000/ 6915211
 III DONNALEE KEKAI HERNANDEZ JOHN NEIL STONE AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF JOHN NEIL STONE STANDARD / 150000/ 6924225
 IV JAMES HICKS, JR. ANNIE BELL HICKS AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF ANNIE BELL HICKS STANDARD / 150000/ 6921017
 V JAMES ROBERT HINTON DEBBIE MOORE HINTON AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF DEBBIE MOORE HINTON STANDARD / 200000/ 6899913
 VII STEPHEN TIMOTHY QUIGLEY, JR. AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF STEPHEN TIMOTHY QUIGLEY, JR. STANDARD / 35000/ 6902134
 VIII MONICA REDHOUSE CJ LINN PARRISH GAREN JAN THOMAS GREGOIRE THOMAS STANDARD / 40000/ 6881892
 IX JO-ANN THOMAS STANDARD / 75000/ 6904380
 X JAMES PAUL THUNDER GAIL YVETTE THUNDER STANDARD / 100000/ 6923038
 XI LISA L. WELTON STANDARD / 150000/ 6901311
 XII HEATHER ELAINE WOGOMON KENNETH RICHARD WOGOMON AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF KENNETH RICHARD WOGOMON STANDARD / 100000/ 6903111

Notice is hereby given that on 4/22/26 at 11:00 a.m. Eastern time at www.myorangelcrlk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described INTEREST of the following described property:
 Interest(s) as described above in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by points, as described above, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Timeshare Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amendment thereto recorded as Document Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust").
 The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 2025-CA-007470.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 1 year after the sale.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
 DATED this 18th day of March, 2026.
 Jerry E. Aron, Esq.
 Attorney for Plaintiff
 Florida Bar No. 0236101

FIRST INSERTION

NOTICE OF ACTION
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 2025-CA-010570-O WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BY SOLELY AS OWNER TRUSTEE OF SG ALTERNATIVE TITLE TRUST 2025-NPL2, Plaintiff, vs. J3 EQUITIES, LLC; JAVIER SAUL LINARES A/K/A JAVIER SAUL BENGGOA LINARES; CITY OF ORLANDO, FLORIDA; ORANGE COUNTY, FLORIDA; 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: JAVIER SAUL LINARES A/K/A JAVIER SAUL BENGGOA LINARES Last Known Address
 2423 S. ORANGE AVE., SUITE 334 ORLANDO, FL 32806
 Current Residence is Unknown
 TO: J3 EQUITIES, LLC
 Last Known Address
 6925 LAKE ELLENOR DRIVE, 625-A ORLANDO, FL 32809
 Current Residence is Unknown
 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following described property in Orange County, Florida:
 A PORTION OF LOT 19 AND A 20 FOOT STRIP ON EAST SIDE OF LOT 19, BLOCK 57, ANGE-BILT ADDITION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK H, PAGE 79, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. BEING MORE PARTICULARLY DESCRIBED AS:
 COMMENCE AT THE SOUTHWEST CORNER OF LOT 18, BLOCK 57, ANGE-BILT ADDITION AND RUN ALONG THE NORTH RIGHT OF WAY OF 29TH STREET NORTH 89 DEGREES 41 MINUTES 30

SECONDS EAST 75.0 FEET TO THE POINT OF BEGINNING. THENCE CONTINUE ALONG THE RIGHT OF WAY NORTH 89 DEGREES 41 MINUTES 30 SECONDS EAST 86.81 FEET TO A POINT ON THE WEST RIGHT OF WAY LINE OF ALAMO DRIVE. THENCE RUN ALONG THE WESTERLY RIGHT OF WAY OF ALAMO DRIVE, NORTH 00 DEGREES 10 MINUTES 44 SECONDS EAST 126.9 FEET TO A POINT. THENCE RUN SOUTH 89 DEGREES 41 MINUTES 55 SECONDS WEST 87.12 FEET TO A POINT, THENCE RUN SOUTH 00 DEGREES 18 MINUTES 54 SECONDS WEST 126.94 FEET BACK TO THE POINT OF BEGINNING.
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Diaz Anselmo & Associates, P.A., Plaintiff's attorneys, whose address is PO 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 attorneys or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
 DATED on March 12, 2026.
 Tiffany Moore Russell
 As Clerk of the Court
 By /s/ Nancy Garcia
 As Deputy Clerk
 Civil Division
 425 N. Orange Avenue
 Room 350
 Orlando, Florida 32801
 8010-219649 / ME2
 Mar. 26; Apr. 2, 2026 26-01006W

FIRST INSERTION

NOTICE OF SALE AS TO:
 IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 2025-CA-006811
HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. BROOKS ET AL., Defendant(s).
COUNT DEFENDANTS Type/Points/Contract#
 I DAVID ALAN BROOKS LINDA A. HUNTER AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF LINDA A. HUNTER STANDARD / 300000/ 6632202
 II PRISCILLA BROWN BUTTS ODELL SYLVESTER BUTTS, JR. AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF ODELL SYLVESTER BUTTS, JR. STANDARD / 60000/ 6915878
 III LINDA DIANE DINKINS STEVEN RYAN SCOTT AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF STEVEN RYAN SCOTT STANDARD / 50000/ 6861514
 IV APRIL MICHELLE HARRIS JEFFREY ALAN HARRIS AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF JEFFREY ALAN HARRIS STANDARD / 30000/ 6584678
 V MARCUS MARCELL KENDRICK KELLY MARIE STEVENS AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF KELLY MARIE STEVENS STANDARD / 75000/ 6699472
 Notice is hereby given that on 4/8/26 at 11:00 a.m. Eastern time at www.myorangelcrlk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described INTEREST of the following described property:
 Interest(s) as described above in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by points, as described above, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Timeshare Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amendment thereto recorded as Document Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust").
 The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 2025-CA-006811.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 1 year after the sale.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
 DATED this 19th day of March, 2026.
 Jerry E. Aron, Esq.
 Attorney for Plaintiff
 Florida Bar No. 0236101
 JERRY E. ARON, P.A.
 801 Northpoint Parkway, Suite 64
 West Palm Beach, FL 33407
 Telephone (561) 478-0511
 jaron@aronlaw.com
 tsforeclosures@aronlaw.com
 Mar. 26; April 2, 2026 26-00970W

FIRST INSERTION

NOTICE OF ACTION
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CIVIL ACTION
CASE NO.:
2025-CA-008942-O HARSHIT BADANI AND APARNA BADAL, TRUSTEES OF THE BADANI FAMILY TRUST DATED NOVEMBER 11, 2017, AS TO AN UNDIVIDED 50% INTEREST; WORLDWIDE LENDERS, INC., AS TO AN UNDIVIDED 50% INTEREST,
Plaintiff, vs.
MARY BELINDA COBB, et al., Defendant(s).
 TO: MARY BELINDA COBB
 Whose last known residence(s) is: 2045 Erving Circle, Unit 104, Ocoee, FL 34761
 And UNKNOWN SPOUSE OF MARY BELINDA COBB
 Whose last known residence(s) is/are: 2045 Erving Circle, Unit 104, Ocoee, FL 34761
 And THE BORDEAUX CONDOMINIUM ASSOCIATION 2, LLC,
 Whose last known residence(s) is/are: 6210 44th St N, #18, Pinellas Park, FL 33781 and 2035 Erving Circle, Unit 105, Ocoee, FL 34761
 And UNKNOWN TENANT #1
 Whose last known residence(s) is/are: 2045 Erving Circle, Unit 104, Ocoee, FL 34761
 And UNKNOWN TENANT #2
 Whose last known residence(s) is/are: 2045 Erving Circle, Unit 104, Ocoee, FL 34761
 And ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSE, HEIRS, DEVISEES, GRANTEEES, BENEFICIARIES OR OTHER CLAIMANTS
 Whose last known residence(s) is/are: Unknown
 YOU ARE HEREBY required to file

your answer or written defenses, if any, in the above proceeding with the Clerk of this Court, and to serve a copy thereof upon Plaintiff's attorney, Damian G. Waldman, Esq., Law Offices of Damian G. Waldman, P.A., PO Box 5162, Largo, FL 33779, telephone (727) 538-4160, facsimile (727) 240-4972, or email to service@dwaldmanlaw.com, within thirty (30) days of the first publication of this Notice in the Business Observer or by _____, the nature of this proceeding being a suit for foreclosure of mortgage against the following described property, to wit:
 CONDOMINIUM UNIT 104, BUILDING 2, THE BORDEAUX, A CONDOMINIUM, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 8284, PAGE 3053, AS AMENDED FROM TIME TO TIME, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. PARCEL IDENTIFICATION NUMBER:
 21-22-28-0827-02-104
 A/K/A 2045 ERVING CIRCLE, UNIT 104, OCOEE, FL 34761
 If you fail to file your response or answer, if any, in the above proceeding with the Clerk of this Court, and to serve a copy thereof upon the Plaintiff's attorney, Damian G. Waldman, Esq., Law Offices of Damian G. Waldman, P.A., PO Box 5162, Largo, FL 33779, telephone (727) 538-4160, facsimile (727) 240-4972, or email to service@dwaldmanlaw.com, within thirty (30) days of the first publication of this Notice, a default will be entered against you for the relief demanded in the Complaint or petition.
 DATED at Orange County this 26th day of November, 2025.
 Tiffany Moore Russell
 Clerk of the Circuit Court
 By /s/ Rasheda Thomas
 As Deputy Clerk
 Mar. 26; Apr. 2, 2026 26-00977W

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.
 TIFFANY MOORE RUSSELL
 CLERK OF THE CIRCUIT COURT
 ORANGE COUNTY, FLORIDA
 3.18.2026
 /s/ Nancy Garcia
 Deputy Clerk
 Civil Division
 425 N. Orange Avenue
 Room 350
 Orlando, Florida 32801
 Mar. 26; Apr. 2, 2026 26-01003W

ORANGE COUNTY
SUBSEQUENT INSERTIONS

--- ESTATE / SALES ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO.: 2025-CP-004012-O
IN RE: The Estate of **NAOMI KITNER,**
Deceased.

The administration of the Estate of NAOMI KITNER deceased, whose date of death was October 20, 2025, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is Orange County Courthouse, 425 N. Orange Ave., Orlando, FL 32801. The names and addresses of the personal representatives and the personal representatives' attorneys 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 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 732.2211, 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 19, 2026.

Personal Representative:
Michael Kitner
25 Upper Loudon Rd.
Albany, NY 12211
Attorney for Personal Representative:
/s/ Lisa R. Patten, Esquire
Florida Bar No. 894222
Patten Law Firm, LLC
7575 Dr. Phillips Blvd.,
Suite 250
Orlando, FL 32819
Telephone (407) 226-9115
lpatten@pattendlawfirm.com
March 19, 26, 2026 26-00940W

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-000542-O
Division PROBATE
IN RE: ESTATE OF
HUBERT NORMAN GONSALVES
Deceased.

The administration of the estate of Hubert Norman Gonsalves, deceased, whose date of death was July 6, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave., Orlando, Florida 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, 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 19, 2026.

Personal Representative:
Christopher N. Gonsalves
3724 Landlubber St.
Orlando, Florida 32812
Attorney for Personal Representative:
Elizabeth Bertrand, Esq.
E-mail Addresses:
elizabeth@palumbobrand.com,
eservice@palumbobrand.com
Florida Bar No. 97814
Palumbo & Bertrand, P.A.
2500 S. Bumby Avenue,
Orlando, FL 32806
Orlando, Florida 32806
Telephone: (407) 960-2835
March 19, 26, 2026 26-00942W

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 2026-CP-000695-O
IN RE: ESTATE OF
EVA JANE BRUMFIELD,
Deceased.

The administration of the estate of EVA JANE BRUMFIELD, Deceased, whose date of death was September 18, 2025, is pending in the Circuit Court for ORANGE County, Florida, Probate Division, the address of which is 425 N Orange Ave #340, Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other 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 19, 2026.

THERESA HOLLAND,
Personal Representative
Attorney for Personal Representative:
Scott R. Bugay, Esquire
Florida Bar No. 5207
2501 Hollywood Blvd. Suite 206
Hollywood, Florida 33020
Telephone: (954)767-3399
Fax: (305) 945-2905
Primary Email:
Scott@srblawyers.com
Secondary Email:
angelica@srblawyers.com
March 19, 26, 2026 26-00949W

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-000781-O
IN RE: ESTATE OF
MARIA ALCIVAR,
Deceased.

The administration of the estate of MARIA ALCIVAR, Deceased, whose date of death was February 5, 2026, is pending in the Circuit Court for ORANGE County, Florida, Probate Division, the address of which is 425 N Orange Ave #340, Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other 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 19, 2026.

Manuel Alcivar
Attorney for Personal Representative:
Scott R. Bugay, Esquire
Florida Bar No. 5207
2501 Hollywood Blvd. Suite 206
Hollywood, Florida 33020
Telephone: (954)767-3399
Fax: (305) 945-2905
Primary Email:
Manuel@srblawyers.com
Secondary Email:
angelica@srblawyers.com
March 19, 26, 2026 26-00950W

SECOND INSERTION

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

CASE NO. 2025-CA-006744-O
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR LEHMAN XS TRUST MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-4N,
Plaintiff, vs.
NADIA S. KHAN; ANEEZA KHAN; SHAHABADEEN KHAN; BIBI A. KHAN A/K/A BIBI KHAN; BLACK LAKE PARK HOMEOWNERS' ASSOCIATION, INC.; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR GREENPOINT MORTGAGE FUNDING, INC.;
Defendants

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment in Mortgage Foreclosure dated February 25, 2026, and entered in Case No. 2025-CA-006744-O, of the Circuit Court of the Ninth Judicial Circuit in and for ORANGE County, Florida. U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR LEHMAN XS TRUST MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-4N (hereafter "Plaintiff"), is Plaintiff and NADIA S. KHAN; ANEEZA KHAN; SHAHABADEEN KHAN; BIBI A. KHAN A/K/A BIBI KHAN; BLACK LAKE PARK HOMEOWNERS' ASSOCIATION, INC.; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR GREENPOINT MORTGAGE FUNDING, INC., are defendants. Tiffany Moore Russell, Clerk of the Circuit Court for ORANGE County, Florida will sell to the highest and best bidder for cash via the Internet at www.myorangeclerk.realforeclose.com at 11:00 a.m., on the 14TH day of APRIL, 2026, the following described property as set forth in said Final Judgment, to wit: LOT 265, OF BLACK LAKE PARK, PHASE 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 59, PAGE(S) 4 THROUGH 8, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the

lis pendens must file a claim before the clerk reports the surplus as unclaimed.

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

Si usted es una persona minusválida que necesita algún acomodamiento para poder participar en este procedimiento, usted tiene derecho, sin tener gastos propios, a que se le provea cierta ayuda. Tenga la amabilidad de ponerse en contacto ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, por lo menos 7 días antes de la cita fijada para su comparecencia en los tribunales, o inmediatamente después de recibir esta notificación si el tiempo antes de la comparecencia que se ha programado es menos de 7 días; si usted tiene discapacidad del oído o de la voz, llame al 711.

Si ou se you moun ki enfim ki bezwen akomodasyon pou w ka patisipe nan pwosedi sa, ou kalifye san ou pa gen okenn lajan pou w peye, gen pwovizyon pou jwen kèk ed. Tanpri kontakte ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303 nan 7 jou anvan dat ou gen randevou pou parèt nan tribinal la, oubyen imedyatman apre ou fin resevwa konvokasyon an si li wè ou pou w parèt nan tribinal la mwens ke 7 jou; si ou gen pwoblèm pou w tande oubyen pale, rele 711.

Dated this 13th day of March, 2026.
/s/ MARK ELIA
Mark C. Elia, Esq.
Florida Bar #: 695734
VAN NESS LAW FIRM, PLC
1239 E. Newport Center Drive,
Suite 110
Deerfield Beach, Florida 33442
Ph: (954) 571-2031
PRIMARY EMAIL:
Pleadings@vanlawfl.com
PHH20804-25/sap
March 19, 26, 2026 26-00927W

SECOND INSERTION

NOTICE OF SALE AS TO:
IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT,
IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 2025-CA-008448 #35
HOLIDAY INN CLUB VACATIONS INCORPORATED
Plaintiff, vs.
MARCUS ET AL.,
Defendant(s).

COUNT	DEFENDANTS	WEEK/UNIT
I	SHARON A. MARCUS	43/004201
II	MONTISELDON HUNTER A/K/A MONTISELDON HUNTER SR. AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF MONTISELDON HUNTER A/K/A MONTISELDON HUNTER SR.	31/003045
III	SILVERSTAR COMMUNICATIONS INC, A NEW YORK CORPORATION	50/004206
IV	MAYA DEVI SINGH	50/004239
V	CARLENE SPENCE CARTER M. SPENCE FRANK J HELLER A/K/A FRANCIS JOSEPH HELLER AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF FRANK J. HELLER A/K/A FRANCIS JOSEPH HELLER	1/000470
VI	ADEL O. THABET	32/004256

Notice is hereby given that on 4/22/26 at 11:00 a.m. Eastern time at www.myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property: Orange Lake Country Club Villas I, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 3300, Page 2702 in the Public Records of Orange County, Florida, and all amendments thereto, the plat of which is recorded in Condominium Book 7, page 59, until 12:00 noon on the first Saturday 2061, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

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

The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 2025-CA-008448 #35.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
DATED this 17th day of March, 2026.

SECOND INSERTION

NOTICE OF SALE AS TO:
IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT,
IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 2025-CA-007469 #33
CASCADE FUNDING LP SERIES 14
Plaintiff, vs.
ABOU ZAD ET AL.,
Defendant(s).

COUNT	DEFENDANTS	Type/Points/Contract#
I	RAGAA ABOU ZAD AHMED MOHAMED ELHUSSEINY A.M.A. MOSTAFA	STANDARD / 100000 / 6962720
III	QUENTIN KENTE' CARTER AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF QUENTIN KENTE' CARTER	STANDARD / 100000 / 6950499
IV	STEPHEN CHRISTOPHER GILBERT AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF STEPHEN CHRISTOPHER GILBERT	SIGNATURE / 45000 / 6918497
V	MAGDALENA MARIA JALLOCHA ABOUBAKR RHOUNIM	STANDARD / 400000 / 6949233
VII	JEREMY N. RENAUD-CAMELLO	STANDARD / 300000 / 6962303

Notice is hereby given that on 4/1/26 at 11:00 a.m. Eastern time at www.myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described INTEREST of the following described property: Interest(s) as described above in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by points, as described above, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Timeshare Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amendment thereto recorded as Document Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust").

The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 2025-CA-007469 #33.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
DATED this 16th day of March, 2026.

SECOND INSERTION

NOTICE OF SALE AS TO:
IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT,
IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 2025-CA-007469 #33
CASCADE FUNDING LP SERIES 14
Plaintiff, vs.
ABOU ZAD ET AL.,
Defendant(s).

COUNT	DEFENDANTS	Type/Points/Contract#
I	RAGAA ABOU ZAD AHMED MOHAMED ELHUSSEINY A.M.A. MOSTAFA	STANDARD / 100000 / 6962720
III	QUENTIN KENTE' CARTER AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF QUENTIN KENTE' CARTER	STANDARD / 100000 / 6950499
IV	STEPHEN CHRISTOPHER GILBERT AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF STEPHEN CHRISTOPHER GILBERT	SIGNATURE / 45000 / 6918497
V	MAGDALENA MARIA JALLOCHA ABOUBAKR RHOUNIM	STANDARD / 400000 / 6949233
VII	JEREMY N. RENAUD-CAMELLO	STANDARD / 300000 / 6962303

Notice is hereby given that on 4/1/26 at 11:00 a.m. Eastern time at www.myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described INTEREST of the following described property: Interest(s) as described above in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by points, as described above, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Timeshare Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amendment thereto recorded as Document Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust").

The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 2025-CA-007469 #33.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
DATED this 16th day of March, 2026.

SECOND INSERTION

NOTICE OF SALE AS TO:
IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT,
IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 2025-CA-007465 #35
HOLIDAY INN CLUB VACATIONS INCORPORATED
Plaintiff, vs.
BRIGGS ET AL.,
Defendant(s).

COUNT	DEFENDANTS	Type/Points/Contract#
I	EDITH SUSAN BRIGGS A/K/A EDITH S BRIGGS JODY RAY BRIGGS A/K/A JODY BRIGGS AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF JODY RAY BRIGGS A/K/A JODY BRIGGS	SIGNATURE / 45000 / 6810307
III	DENISE DUARTE DA COSTA LEONEL RICARDO FRANCISCO MIRANDA	STANDARD / 150000 / 7034563
IV	WALTER ARMANDO FLETES COCA FRANCIS SOVEIDA FLAMENCO OSORIO DE FLETES	STANDARD / 30000 / 6680702
V	JAMES EUGENE GHORMLEY AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF JAMES EUGENE GHORMLEY BILLIE SUE GHORMLEY A/K/A BILLIE SUE GHORMLEY AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF BILLIE SUE GHORMLEY A/K/A BILLIE SUE GHORMLEY	STANDARD / 60000 / 6701249
VI	MICHAELA HAWN AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF MICHAELA HAWN	STANDARD / 30000 / 7000652
VII	RICH MCKEEL JACOB MERISSA NELISHA JACOB	STANDARD / 150000 / 6949310
VIII	RODRIGO HUGO MIRANDA OYARZUN	STANDARD / 60000 / 6950735
X	TANYA MICHELLE PECK-DEVENPORT JORDAN KYLE DEVENPORT MITCHELL DIAMOND TROTT	SIGNATURE / 45000 / 6912338
XI	DIANA LOUISE TROTT	SIGNATURE / 50000 / 6623224
XII	SUSAN L. WANDLING AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF SUSAN L. WANDLING	SIGNATURE / 45000 / 6626412

Notice is hereby given that on 4/15/26 at 11:00 a.m. Eastern time at www.myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described INTEREST of the following described property: Interest(s) as described above in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by points, as described above, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Timeshare Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amendment thereto recorded as Document Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust").

The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 2025-CA-007465 #35.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
DATED this 12th day of March, 2026.

SAVE TIME

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

SARASOTA • MANATEE • HILLSBOROUGH • PASCO • PINELLAS • POLK • LEE • COLLIER • CHARLOTTE

Business Observer

CHECK OUT YOUR LEGAL NOTICES

JERRY E. ARON, PA
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407
Telephone (561) 478-0511
jaron@aronlaw.com
tsforeclosures@aronlaw.com
March 19, 26, 2026 26-00932W

JERRY E. ARON, Esq.
Attorney for Plaintiff
Florida Bar No. 0236101

JERRY E. ARON, PA
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407
Telephone (561) 478-0511
jaron@aronlaw.com
tsforeclosures@aronlaw.com
March 19, 26, 2026 26-00932W

floridapublicnotices.com

ORANGE COUNTY
SUBSEQUENT INSERTIONS

--- TAX DEEDS / SALES / ESTATE / ACTIONS ---

SECOND INSERTION

NOTICE OF ACTION
(formal notice by publication)
IN THE CIRCUIT COURT FOR THE
9TH JUDICIAL CIRCUIT, IN AND
FOR ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-000651-O
IN RE: ESTATE OF:
MCDERYL LANE KEITH,
Deceased.
TO: THOMASINA ADAMS
(Addresses Unknown)
YOU ARE NOTIFIED that a Petition
for Administration has been filed in
this court. You are required to serve a
copy of your written defenses, if any, on
petitioner's attorney, whose name and
address is: Scott R. Bugay, Law Offices
of Scott R. Bugay, P.A., 2501 H on or
before thirty (60) days from the date of
this publication, and to file the original
of the written defenses with the clerk of
this court either before service or im-
mediately thereafter. Failure to serve
and file written defenses as required
may result in a judgment or order for
the relief demanded, without further
notice.
Mar. 19, 26; Apr. 2, 9, 2026
26-00941W

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-391
IN RE: ESTATE OF
THOMAS A. ORIE,
Deceased.
The administration of the estate of
THOMAS A. ORIE, deceased, whose
date of death was December 23, 2025,
is pending in the Circuit Court for Or-
ange County, Florida, Probate Division,
the address of which is Orange County
Court, Probate Division, 425 North Or-
ange Avenue, Orlando, FL 32801. The
names and addresses of the personal
representative and personal representa-
tive's attorney are set forth below.
All creditors of the decedent and oth-
er persons having claims or demands
against decedent's Estate on whom a
copy of this notice is required to be
served must file their claims with this
court ON OR BEFORE THE LATER
OF 3 MONTHS AFTER THE TIME
OF THE FIRST PUBLICATION OF
THIS NOTICE OR 30 DAYS AFTER
THE DATE OF SERVICE OF A COPY
OF THIS NOTICE ON THEM.
All creditors of the decedent and
other persons having claims or de-
mands against decedent's estate on
whom a copy of this notice is required
to be served must file their claims with
this court WITHIN THE LATER OF
THREE (3) MONTHS AFTER THE
TIME OF THE FIRST PUBLICATION
OF THIS NOTICE OR THIRTY (30)
DAYS AFTER THE DATE OF SER-
VICE OF A COPY OF THIS NOTICE
ON THEM.
All other creditors of the decedent
and other persons having claims or de-
mands against decedent's estate must
file their claims with this court WITH-
IN THREE (3) MONTHS AFTER THE
DATE OF THE FIRST PUBLICATION
OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN
THE TIME PERIODS SET FORTH IN
SECTION 733.702 OF THE FLORIDA
PROBATE CODE WILL BE FOREV-
ER BARRED.
NOTWITHSTANDING THE TIME
PERIODS SET FORTH ABOVE, ANY
CLAIM FILED TWO (2) YEARS OR
MORE AFTER THE DECEDENT'S
DATE OF DEATH IS BARRED.
The date of first publication of this
Notice is March 19, 2026.
Personal Representative:
Todd Orie
4935 Moultrie Reserve Court
St. Augustine, FL 32086
Attorney for Personal Representative:
ANNA T. SPENCER, ESQ.
4767 New Broad Street
Orlando, FL 32814
Telephone: 407-790-4409
March 19, 26, 2026 26-00943W

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
NINTH JUDICIAL CIRCUIT IN AND
FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 2023-CA-013430-O
CLCH RESIDENTIAL CREDIT
OPS 2, LLC,
Plaintiff, vs.
CAYMAR GROUP LLC, A FLORIDA
LIMITED LIABILITY COMPANY,
et al.
Defendant(s).
NOTICE IS HEREBY GIVEN pur-
suant to a Final Judgment of Fore-
closure dated February 27, 2026, and
entered in 2023-CA-013430-O of the
Circuit Court of the NINTH Judicial
Circuit in and for Orange 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 CAYMAR GROUP
LLC ; JIMS CAYO; THOMAS CAS-
SON; NELSON VALLEJO; STEPH-
ANIE VALLEJO; AGGRESSIVE AP-
PLIANCES & FINE FURNITURE,
INC. D/B/A AGGRESSIVE APPLI-
ANCES ; UNKNOWN TENANT
NO. 1; UNKNOWN TENANT NO. 2;
KUGLER DEVELOPMENT, LLC; V
INVESTMENTS LLC are the Defend-
ant(s). Tiffany Moore Russell as the
Clerk of the Circuit Court will sell to
the highest and best bidder for cash at
www.myorangelcork.realforeclose.
com, at 11:00 AM, on April 07, 2026,
the following described property as
set forth in said Final Judgment, to wit:
LOT 8, BLOCK B, OSCEOLA
SHORES SECTION 2, AC-
CORDING TO THE PLAT
THEREOF AS RECORDED IN
PLAT BOOK S, PAGE 31 OF
THE PUBLIC RECORDS OF
ORANGE COUNTY, FLORIDA,
AND THE IMPROVEMENTS

SECOND INSERTION

NOTICE OF FORFEITURE
PROCEEDINGS
IN THE CIRCUIT COURT OF THE
NINTH JUDICIAL CIRCUIT, IN
AND FOR ORANGE COUNTY,
FLORIDA
Case Number: 2026-CA-001355
IN RE: FORFEITURE OF:
One (1) 2015 Hyundai Sonata
(VIN: 5NPE24AF6FH008433) /
ALL PERSONS who claim an inter-
est in the following property: One (1)
2015 Hyundai Sonata (VIN: 5NPE-
24AF6FH008433), which was seized
because said property is alleged to be
contraband as defined by Sections
932.701 and 932.7062, Florida Stat-
utes, by the Department of Highway
Safety and Motor Vehicles, Division of
Florida Highway Patrol, on or about
January 28, 2026 in Orange County,
Florida. Any owner, entity, bona fide
lienholder, or person in possession of
the currency when seized has the right
to request an adversarial preliminary
hearing for a probable cause determi-
nation within fifteen (15) days of initial
receipt of notice, by providing such re-
quest to Nathan Ross, Assistant Gen-
eral Counsel, Department of Highway
Safety and Motor Vehicles, 7322 Nor-
mandy Blvd., Jacksonville, FL 32205,
by certified mail return receipt request-
ed. A complaint for forfeiture has been
filed in the above styled court.
March 19, 26, 2026 26-00945W

SECOND INSERTION

NOTICE OF ACTION -
SERVICE BY PUBLICATION
IN THE CIRCUIT COURT OF
THE 9TH JUDICIAL CIRCUIT IN
AND FOR ORANGE COUNTY,
FLORIDA
CASE NO.: 2025-CA-001145-O
ILLIANA GOMEZ,
Plaintiff, v.
CARLOS XENES, VERONICA
QUIROZ,
ORLANDO GUTTERS & SCREEN
SOLUTIONS and BLUE STONE
REALTY,
Defendants
TO: CARLOS XENES, VERONICA
QUIROZ,
ORLANDO GUTTERS & SCREEN
SOLUTIONS, and
BLUE STONE REALTY
Located at: 637 Spring Oak Circle,
Orlando FL 32828
YOU ARE NOTIFIED that a lawsuit
has been filed against you in the Circuit
Court of the Ninth Judicial Circuit in
and for Orange County, Florida, in the
above-styled action. The claims asserted
by Plaintiff, Illiana Gomez, are set
forth in the Complaint filed with the
Court.
A copy of the Complaint is available
through the Clerk of Court.
The Court has authorized service
of process by publication pursuant to
Fla. Stat. §49.08 et seq., after Plaintiff
demonstrated due diligence in attempt-
ing to locate and personally serve each
Defendant.
You are required to file a written re-
sponse to the Complaint within twenty
(20) days after the first date of publica-
tion of this Notice, with the Clerk of the
Circuit Court for Orange County, at:
Orange County Clerk of Court
425 N. Orange Ave.
Orlando, FL 32801
You must also furnish a copy of your
written response to Plaintiff's counsel:
The Costello Law Firm, P.A.
Attn: Mark A. Costello, Esq.
1 E Broward Blvd, STE 700
Fort Lauderdale, FL 33301
Email: markcostelloesq@gmail.com
Florida Bar No.: 127303
If you fail to do so, a default may be
entered against you for the relief deman-
ded in the Complaint.
DATED this 22nd day of December,
2025.
Respectfully submitted,
The Costello Law Firm, P.A.
Attorney for Plaintiff
By: /s/ Mark A. Costello, Esq.
Mark A. Costello, Esq
March 19, 26; April 2, 9, 2026
26-00924W

SECOND INSERTION

THEREON.
Property Address: 281 BREWER
AVE, WINTER PARK, FL 32789
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 accor-
dance with Florida Statutes, Section
45.031.
IMPORTANT
AMERICANS WITH DISABILITIES
ACT. If you are a person with a disabili-
ty who needs any accommodation in or-
der to participate in a court proceeding
or event, you are entitled, at no cost to
you, to the provision of certain assis-
tance. Please contact Orange County,
ADA Coordinator, Human Resources,
Orange County Courthouse, 425 N.
Orange Avenue, Suite 510, Orlando,
Florida, (407) 836-2303, fax: 407-836-
2204; and in Osceola County: ADA
Coordinator, Court Administration,
Osceola County Courthouse, 2 Court-
house Square, Suite 6300, Kissimmee,
FL 34741, (407) 742-2417, fax 407-835-
5079, at least 7 days before your sched-
uled court appearance, or immediately
upon receiving notification if the time
before the scheduled court appearance
is less than 7 days. If you are hearing
or voice impaired, call 711 to reach the
Telecommunications Relay Service.
DATED this 17 day of March, 2026.
By: /s/ Danielle Salem
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email:
dsalem@raslg.com
ROBERTSON, ANSCHUTZ,
SCHNEID, CRANE & PARTNERS,
PLLC
Attorney for Plaintiff
6409 Congress Ave.,
Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
25-270424 - Nap
March 19, 26, 2026 26-00962W

SECOND INSERTION

NOTICE OF ACTION
(formal notice by publication)
IN THE CIRCUIT COURT FOR
ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-GA-000126-O
IN RE: GUARDIANSHIP OF
MADISON WRIGHT,
TO: WILLIAM WRIGHT
Unknown
Unknown
YOU ARE NOTIFIED that a Petition
to Appoint Guardian has been filed in
this court. You are required to serve a
copy of your written defenses, if any,
on petitioner's attorney, whose name
and address are: Robert D. Hines, Esq.,
Hines Norman Hines, P.L.L.C., 1312 W.
Fletcher Avenue, Suite B, Tampa, FL
33612 on or before April 24, 2026, and
to file the original of the written defen-
ses with the clerk of this court either
before service or immediately thereaf-
ter. Failure to serve and file written defen-
ses as required may result in a judgment
or order for the relief demanded, with-
out further notice.
Signed on this 12 day of March, 2026.
Tiffany Moore Russell
As Clerk of the Court
By: /s/ Kevin Drumm
As Deputy Clerk
Probate Mental Health Division
425 N. Orange Avenue
Room 335
Orlando, Florida 32801
Mar. 19, 26; Apr. 2, 9, 2026
26-00938W

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT
OF THE NINTH JUDICIAL
CIRCUIT, IN AND FOR ORANGE
COUNTY, FLORIDA
CASE NO. 2025-CA-010714-O
THE BANK OF NEW YORK
MELLON FKA THE BANK OF
NEW YORK AS TRUSTEE FOR
THE CERTIFICATE HOLDERS OF
THE CWABS, INC.,
ASSET-BACKED
CERTIFICATES, SERIES 2007-8;
Plaintiff, vs.
ROSALIND GLASGOW A/K/A
ROSALIND GLASGAW
A/K/A ROSALYN GALSOGW
A/K/A ROSALYN
GLASGLOW, ET AL;
Defendants
NOTICE IS HEREBY GIVEN that, in
accordance with the Final Judgment of
Foreclosure dated February 26, 2026,
the Clerk of the Circuit Court for Or-
ange County will sell to the highest
and best bidder for cash beginning on
April 8, 2026 at 11:00 AM via www.
myorangecork.com, the following de-
scribed property:
LOT 7, REPLAT OF LOTS 7, 20,
21 AND 22, GREENVIEW "AT
SILVER PINES", ACCORDING
TO THE PLAT THEREOF AS
RECORDED IN PLAT BOOK
10, PAGE 3, OF THE PUB-
LIC RECORDS OF ORANGE
COUNTY, FLORIDA.
Property Address: 2231
GREENVIEW CIR, ORLANDO,
FL 32808
ANY PERSON CLAIMING AN IN-
TEREST IN THE SURPLUS FROM
THE SALE, IF ANY, OTHER THAN
THE PROPERTY OWNER AS OF
THE DATE OF THE LIS PENDENS
MUST FILE A CLAIM BEFORE THE
CLERK REPORTS THE SURPLUS
AS UNCLAIMED. THE COURT, IN
ITS DISCRETION, MAY ENLARGE
THE TIME OF THE SALE. NOTICE
OF THE CHANGED TIME OF SALE
SHALL BE PUBLISHED AS PROVID-
ED HEREBY.
Andrew Arias, FBN: 89501
Attorneys for Plaintiff
Marinoski Law Group, P.C.
100 West Cypress Creek Road,
Suite 1045
Fort Lauderdale, FL 33309
Phone: (954)-644-8704;
Fax (401) 262-2110
ServiceFL@mlg-defaultlaw.com
ServiceFL2@mlg-defaultlaw.com
MLG No.: 25-05201
March 19, 26, 2026 26-00917W

SECOND INSERTION

NOTICE OF ACTION -
CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE
NINTH JUDICIAL CIRCUIT IN AND
FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION
DIVISION
Case No. 2025-CA-012340-O
PennyMac Loan Services, LLC
Plaintiff, vs.
Rodolfo A. Caragal a/k/a Rodolfo
Caragal ; et al
Defendants.
TO: Unknown Spouse of Rodolfo A.
Caragal a/k/a Rodolfo Caragal
Last Known Address: 949 Pebble Creek
Circle, Orlando, FL 32824
YOU ARE HEREBY NOTIFIED that
an action to foreclose a mortgage on the
following property in Orange County,
Florida:
LOT 28, GOLFVIEW VILLAS AT
MEADOW WOODS, ACCORD-
ING TO THE MAP OR PLAT
THEREOF, AS RECORDED IN
PLAT BOOK 24, PAGE(S) 112, OF
THE PUBLIC RECORDS OF OR-
ANGE 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 Julie York,
Esquire, Brock & Scott, PLLC., the Plain-
tiff's attorney, whose address is 4919
Memorial Hwy, Suite 135, Tampa, FL
33634, within thirty (30) days of the
first date of publication on or before
_____, and file the original with
the Clerk of this Court either before ser-
vice on the Plaintiff's attorney or im-
mediately thereafter; otherwise a default
will be entered against you for the relief
demanded in the complaint or petition.
DATED on February 26, 2026.
Tiffany Moore Russell
As Clerk of the Court
By: /s/ Stanley Green
Deputy Clerk
Civil Court Seal
Civil Division
425 N. Orange Avenue
Room 350
Orlando, Florida 32801
File # 25-F02985
March 19, 26, 2026 26-00921W

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
NINTH JUDICIAL CIRCUIT IN AND
FOR ORANGE COUNTY, FLORIDA
CASE NO.: 2026-CA-000101-O
ADAM MONEY, an individual,
Plaintiff, v.
DAVID J. MOTH; CLERK OF
COURT FOR ORANGE COUNTY,
FLORIDA; UNKNOWN TENANT I;
and UNKNOWN TENANT II,
Defendants.
TO: DAVID J. MOTH
Last known address:
10509 Boca Pointe Drive
Orlando, FL 32836
UNKNOWN TENANT I; and
UNKNOWN TENANT II
Last known address:
1334 Shelter Rock Road
Orlando, FL 32835
YOU ARE NOTIFIED that an action
to enforce a mortgage foreclosure on
the following property in Orange Coun-
ty, Florida:
Lot 28, The Hamptons, according
to the Plat thereof, as recorded in
Plat Book 26, Page 56 and 57 of the
Public Records of Orange County,
Florida.
Commonly known as: 1334 Shelter
Rock Road, Orlando, FL 32835
A lawsuit has been filed against you and
you are required to serve a copy of your
written defenses, if any, to it on OLIVIA
GARCIA, ESQUIRE, Plaintiff's Attor-
ney, whose address is NARDELLA &
NARDELLA, PLLC, 135 W. CENTRAL
BLVD., SUITE 300, ORLANDO, FL
32801, within thirty (30) days after
the first publication of this notice and
file the original with the Clerk of this
Court either before service on Plain-
tiff's attorney or immediately thereaf-
ter; otherwise a default will be entered
against you for the relief demanded in
the Mortgage Foreclosure Complaint.
DATED this 12th day of March,
2026.
Tiffany Moore Russell
As Clerk of the Court
By /s/ Nancy Garcia
Deputy Clerk
Civil Court Seal
Civil Division
425 N. Orange Avenue
Room 350
Orlando, Florida 32801
March 19, 26, 2026 26-00923W

SECOND INSERTION

NOTICE OF ACTION -
CONSTRUCTIVE SERVICE -
PROPERTY
IN THE CIRCUIT COURT OF THE
NINTH JUDICIAL CIRCUIT OF THE
STATE OF FLORIDA, IN AND FOR
ORANGE COUNTY, CIVIL DIVISION
CASE NO.: 2026-CA-000272-O
ROUNDPOINT MORTGAGE
SERVICING LLC,
Plaintiff, vs.
GONZALO RAUL BARRIOS A/K/A
GONZALO RAUL BARRIOS
CASTRO; et al.,
Defendants.
TO: GONZALO RAUL BARRIOS
A/K/A GONZALO RAUL BARRIOS
CASTRO; 899 N ORANGE AVE APT
515 ORLANDO, FL 32801
UNKNOWN SPOUSE OF GONZALO
RAUL BARRIOS A/K/A GONZALO
RAUL BARRIOS CASTRO; 899 N
ORANGE AVE APT 515 ORLANDO,
FL 32801
YOU ARE NOTIFIED that an action
to foreclose a mortgage on the following
property in Orange County, Florida:
LOT 37, RESERVE AT GOLDEN
ISLE, ACCORDING TO THE
MAP OR PLAT THEREOF, AS
RECORDED IN PLAT BOOK 79,
PAGE(S) 16 THROUGH 20, IN-
CLUSIVE, OF THE PUBLIC RE-
CORDS OF ORANGE COUNTY,
FLORIDA.
Also known as 1214 FOUNTAIN
COIN LOOP, ORLANDO, FL
32828.
has been filed against you and you are
required to serve a copy of your writ-
ten defenses, if any, to it on Sokolof
Remtulla, LLP, the plaintiff's attorney,
whose address is 1800 NW Corporate
Blvd., Suite 302, Boca Raton, FL 33431,
on or before x, 2026, and file the origi-
nal with the clerk of this court either
before service on the plaintiff's attorney
or immediately thereafter; otherwise a
default will be entered against you for
the relief demanded in the complaint or
petition, on or before 30 days from first
publication
DATED on 16 March, 2026.
TIFFANY MOORE RUSSEL, ESQ.
CLERK OF THE CIRCUIT COURT
By: Yamina Azizi
DEPUTY CLERK
Civil Court Seal

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
NINTH JUDICIAL CIRCUIT OF
FLORIDA IN AND FOR ORANGE
COUNTY
GENERAL JURISDICTION
DIVISION
CASE NO. 2025-CA-012788-O
THE BANK O
F NEW YORK
MELLON FKA THE BANK OF
NEW YORK, AS TRUSTEE FOR
THE CERTIFICATEHOLDERS
OF THE CWALT, INC.,
ALTERNATIVE LOAN
TRUST 2007-HY6
MORTGAGE PASS-THROUGH
CERTIFICATES, SERIES
2007-HY6,
Plaintiff, vs.
NEAL J LOVELL A/K/A NEAL
LOVELL, et al.,
Defendants.
TO: DIANA LOVELL A/K/A DIANA C.

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
NOTICE IS HEREBY GIVEN that JPL
INVESTMENTS CORP AND OCEAN
BANK the holder of the following certifi-
cate has filed said certificate for a
TAX DEED to be issued thereon. The
Certificate number and year of issua-
ance, the description of the property,
and the names in which it was assessed
are as follows:
CERTIFICATE NUMBER: 2023-1105
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: BEG
316.88 FT S & 805.66 FT E OF CTR
OF SEC N 68 DEG E 100.33 FT S 26
DEG E 500 FT M/L TO LAKE SWLY
ALONG LAKE 100 FT M/L TO PT S
26 DEG E FROM POB TH N 26 DEG
W TO POB (LESS N 30 FT FOR R/W)
IN SEC 12-23-27
PARCEL ID # 12-23-27-0000-00-017
Name in which assessed: 12314 PARK
AVENUE LLC
ALL of said property being in the Coun-
ty of Orange, State of Florida. Unless
such certificate shall be redeemed ac-
cording to law, the property described
in such certificate will be sold to the
highest bidder online at www.orange.
realtaxdeed.com scheduled to begin at
10:00 a.m. ET, Apr 30, 2026.
DATED: Mar 12, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: K Noble
Deputy Comptroller
Mar. 19, 26; Apr. 2, 9, 2026
26-00895W

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
NOTICE IS HEREBY GIVEN that
KEYS FUNDING LLC - 2023 the hold-
er of the following certificate has filed
said certificate for a TAX DEED to be
issued thereon. The Certificate number
and year of issuance, the description of
the property, and the names in which it
was assessed are as follows:
CERTIFICATE NUMBER: 2023-9002
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: COMM AT SW COR OF SW1/4 OF
SEC 20-22-28 TH N0-28-58W 1892.56
FT TH S25-8-41E 65.01 FT TO POINT
OF CURVATURE ON A CURVE CON-
CAVE NELY HAVING A RADIUS OF
300 FT A CHORD BRG OF S43-34-
45E 189.73 FT TH SELY ALONG ARC
OF CURVE THROUGH A CENTRAL
ANGLE OF 36-52-8 A DISTANCE OF
193.05 FT TH S62-0-49E 470.22 FT
TO A POINT OF CURVATURE ON A
CURVE CONCAVE NELY HAVING
A RADIUS OF 480.78 FT A CHORD
BRG OF S75-45-29E 228.46 FT TH
SELY ALONG ARC OF CURVE
THROUGH A CENTRAL ANGLE OF
27-29-19 A DISTANCE OF 230.66 FT
TH S89-30-8E 220.88 FT TO POB TH
N0-28-46W 646.4 FT TH S89-20-13E
317.19 FT TH S0-31-16E 381.5 FT TH
N25-46-17W 60 FT TH S64-13-43W
60 FT TH S25-46-17E 60 FT TH N64-
13-43E 60 FT TH S0-31-13E 264 FT
TH N89-30-SW 30 FT TH S0-31-16E
20.75 FT TH S83-21-13W 62.05 FT
TO A POINT OF CURVATURE ON A
CURVE CONCAVE NORTH HAV-
ING A RADIUS OF 810 FT A CHORD
BRG OF S86-51-13W 98.9 FT TH
RUN SWLY ALONG ARC OF CURVE
THROUGH A CENTRAL ANGLE OF
6-59-59 A DISTANCE OF 98.96 FT
TH N89-38-47W 127.14 FT TH N0-28-
46W 35.07 FT TO POB
PARCEL ID # 20-22-28-0000-00-082
Name in which assessed: T14-15 LLC
ALL of said property being in the Coun-
ty of Orange, State of Florida. Unless
such certificate shall be redeemed ac-
cording to law, the property described
in such certificate will be sold to the
highest bidder online at www.orange.
realtaxdeed.com scheduled to begin at
10:00 a.m. ET, Apr 30, 2026.
DATED: Mar 12, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: K Noble
Deputy Comptroller
Mar. 19, 26; Apr. 2, 9, 2026
26-00897W

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
NOTICE IS HEREBY GIVEN that
KEYS FUNDING LLC - 2023 the hold-
er of the following certificate has filed
said certificate for a TAX DEED to be
issued thereon. The Certificate number
and year of issuance, the description of
the property, and the names in which it
was assessed are as follows:
CERTIFICATE NUMBER: 2023-3911
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: COMM AT SW COR OF SW1/4 OF
SEC 20-22-28 TH N0-28-58W 1892.56
FT TH S25-8-41E 65.01 FT TO POINT
OF CURVATURE ON A CURVE CON-
CAVE NELY HAVING A RADIUS OF
300 FT A CHORD BRG OF S43-34-
45E 189.73 FT TH SELY ALONG ARC
OF CURVE THROUGH A CENTRAL
ANGLE OF 36-52-8 A DISTANCE OF
193.05 FT TH S62-0-49E 470.22 FT
TO A POINT OF CURVATURE ON A
CURVE CONCAVE NELY HAVING
A RADIUS OF 480.78 FT A CHORD
BRG OF S75-45-29E 228.46 FT TH
SELY ALONG ARC OF CURVE
THROUGH A CENTRAL ANGLE OF
27-29-19 A DISTANCE OF 230.66 FT
TH S89-30-8E 220.88 FT TO POB TH
N0-28-46W 646.4 FT TH S89-20-13E
317.19 FT TH S0-31-16E 381.5 FT TH
N25-46-17W 60 FT TH S64-13-43W
60 FT TH S25-46-17E 60 FT TH N64-
13-43E 60 FT TH S0-31-13E 264 FT
TH N89-30-SW 30 FT TH S0-31-16E
20.75 FT TH S83-21-13W 62.05 FT
TO A POINT OF CURVATURE ON A
CURVE CONCAVE NORTH HAV-
ING A RADIUS OF 810 FT A CHORD
BRG OF S86-51-13W 98.9 FT TH
RUN SWLY ALONG ARC OF CURVE
THROUGH A CENTRAL ANGLE OF
6-59-59 A DISTANCE OF 98.96 FT
TH N89-38-47W 127.14 FT TH N0-28-
46W 35.07 FT TO POB
PARCEL ID # 31-22-29-9004-20-060
Name in which assessed:
JOHNITHIA JACKSON
ALL of said property being in the Coun-
ty of Orange, State of Florida. Unless
such certificate shall be redeemed ac-
cording to law, the property described
in such certificate will be sold to the
highest bidder online at www.orange.
realtaxdeed.com scheduled to begin at
10:00 a.m. ET, Apr 30, 2026.
DATED: Mar 12, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: K Noble
Deputy Comptroller
Mar. 19, 26; Apr. 2, 9, 2026
26-00898W

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
NOTICE IS HEREBY GIVEN that JI
LI the holder of the following certifi-
cate has filed said certificate for a TAX
DEED to be issued thereon. The Cer-
tificate number and year of issuance,
the description of the property, and the
names in which it was assessed are as
follows:
CERTIFICATE NUMBER:
2023-18224
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: CHRISTMAS PINES REPLAT V/63
LOT 59 BLK 9
PARCEL ID # 31-22-33-1332-09-090
Name in which assessed:
ANNE LLOYD EDWARDS, GORDON
EDWARDS
ALL of said property being in the Coun-
ty of Orange, State of Florida. Unless
such certificate shall be redeemed ac-
cording to law, the property described
in such certificate will be sold to the
highest bidder online at www.orange.
realtaxdeed.com scheduled to begin at
10:00 a.m. ET, Apr 30, 2026.
DATED: Mar 12, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: K Noble
Deputy Comptroller
Mar. 19, 26; Apr. 2, 9, 2026
26-00899W

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
NOTICE IS HEREBY GIVEN that
POWELL BROTHERS CAPITAL LLC
the holder of the following certificate
has filed said certificate for a TAX
DEED to be issued thereon. The Cer-
tificate number and year of issuance,
the description of the property, and the
names in which it was assessed are as
follows:
CERTIFICATE NUMBER: 2023-3865
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY:
PIONEER KEY PARK 6/77 LOT 26
PARCEL ID # 18-22-28-7122-00-260
Name in which assessed:
THOMAS C WIGGINS, CHERIE
BRASSART ESTATE
ALL of said property being in the Coun-
ty of Orange, State of Florida. Unless
such certificate shall be redeemed ac-
cording to law, the property described
in such certificate will be sold to the
highest bidder online at www.orange.
realtaxdeed.com scheduled to begin at
10:00 a.m. ET, Apr 30, 2026.
DATED: Mar 12, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: K Noble
Deputy Comptroller
Mar. 19, 26; Apr. 2, 9, 2026
26-00896W

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
NOTICE IS HEREBY GIVEN that
POWELL BROTHERS CAPITAL LLC
the holder of the following certificate
has filed said certificate for a TAX
DEED to be issued thereon. The Cer-
tificate number and year of issuance,
the description of the property, and the
names in which it was assessed are as
follows:
CERTIFICATE NUMBER: 2023-9002
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: WASHINGTON PARK SECTION
ONE O/151 LOTS 6 & 7 BLK 20
PARCEL ID # 32-22-29-9004-20-060
Name in which assessed:
JOHNITHIA JACKSON
ALL of said property being in the Coun-
ty of Orange, State of Florida. Unless
such certificate shall be redeemed ac-
cording to law, the property described
in such certificate will be sold to the
highest bidder online at www.orange.
realtaxdeed.com scheduled to begin at
10:00 a.m. ET, Apr 30, 2026.
DATED: Mar 12, 2026
Phil Diamond
County Comptroller
Orange County, Florida
By: K Noble
Deputy Comptroller
Mar. 19, 26; Apr. 2, 9, 2026
26-00898W

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
NOTICE IS HEREBY GIVEN that JI
LI the holder of the following certifi-
cate has filed said certificate for a TAX
DEED to be issued thereon. The Cer-
tificate number and year of issuance,
the description of the property, and the
names in which it was assessed are as
follows:
CERTIFICATE NUMBER:
2023-18224
YEAR OF ISSUANCE: 2023
DESCRIPTION OF PROPERTY: CHRISTMAS PINES REPLAT V/63

ORANGE COUNTY
SUBSEQUENT INSERTIONS

--- SALES / ACTIONS ---

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR ORANGE COUNTY

GENERAL JURISDICTION DIVISION
CASE NO. 2023-CA-011849-O NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. HERBERT L. WASHINGTON, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered on March 28, 2024, in Civil Case No. 2023-CA-011849-O of the Circuit Court of the NINTH JUDICIAL CIRCUIT in and for Orange County, Orlando, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING is Plaintiff and Herbert L. Washington, et al., are Defendants, the Clerk of Court, TIFFANY MOORE RUSSELL, ESQ., will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 9th day of April, 2026 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 12, Grove Park at Stone Crest, according to the Plat thereof, as recorded in Plat Book 66, Pages 46 through 49, inclusive, of the Public Records of Orange Coun-

ty, Florida. Being the same premises M/I Home of Orlando, LLC conveyed unto Herbert L. Washington and Stormy C. Washington, husband and wife, by Deed dated March 26, 2007 and recorded April 6, 2007 at Book 9200 Page 924, Orange County Records.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at 425 N. Orange Avenue, Room 2130, Orlando, Florida 32801, Telephone: (407) 836-2303 within two (2) working days of your receipt of this (describe notice); If you are hearing or voice impaired, call 1-800-955-8771.

By: /s/ Robyn Katz
Robyn Katz, Esq.
Fla. Bar No.: 146803

McCalla Raymer Leibert Pierce, LLC
Attorney for Plaintiff
225 East Robinson Street, Suite 155
Orlando, FL 32801
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: MRService@mcalla.com
Fla. Bar No.: 146803
23-05601FL
March 19, 26, 2026 26-00922W

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CIVIL ACTION

CASE NO.: 2025-CA-006886-O U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CITIGROUP MORTGAGE LOAN TRUST 2007-WFHE2, ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2007-WFHE2, Plaintiff, vs. DONALD WRIGHT, SR., et al., Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated March 11, 2026, and entered in Case No. 2025-CA-006886-O of the Circuit Court of the Ninth Judicial Circuit in and for Orange County, Florida in which U.S. Bank Trust Company, National Association, as Trustee, successor in interest to U.S. Bank National Association, as Trustee for Citigroup Mortgage Loan Trust 2007-WFHE2, Asset-Backed Pass-Through Certificates, Series 2007-WFHE2, is the Plaintiff and Donald Wright, Sr., U.S. Bank National Association, as Trustee for Citigroup Mortgage Loan Trust 2007-WFHE2, Asset Backed Pass-Through Certificates, Series 2007-WFHE2, Wrenwood Condominium Association, Inc., are defendants, the Orange County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.myorangeclerk.realforeclose.com, Orange County, Florida at 11:00am on the April 1, 2026 the following described property as set forth in said Final Judgment of Fore-

closure:

CONDOMINIUM UNIT 4812, BUILDING 4, WRENWOOD CONDOMINIUM, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORD BOOK 8513, PAGE 2214, AS AMENDED FROM TIME TO TIME, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. A/K/A 4812 TANGERINE AVE UNIT 4812 WINTER PARK FL 32792

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

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

Dated this 7 day of March, 2026.

By: /s/ Silver Jade Bohn
Silver Jade Bohn, Esq.
Florida Bar # 95948

ALBERTELLI LAW
P. O. Box 23028
Tampa, FL 33623
Tel: (813) 221-4743
Fax: (813) 221-9171
eService: servealaw@albertellilaw.com
IN/25-009500
March 19, 26, 2026 26-00963W

SECOND INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CIVIL DIVISION

CASE #: 482025CA00421IA0010X

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, Plaintiff, vs. OPERA 1904 LLC; BEATRIZ VALENCIA ARANGO A/K/A BEATRIZ ARANGO A/K/A BEATRIZ ARANGO VALENCIA A/K/A BEATRIZ E. ARANGO VALENCIA; HEATHER GLEN AT MEADOW WOODS HOMEOWNERS' ASSOCIATION, INC.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and UNKNOWN PERSONS IN POSSESSION OF THE SUBJECT PROPERTY, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated January 5, 2026, and entered in Case No. 482025CA00421IA0010X of the Circuit Court in and for Orange County, Florida, wherein JPMORGAN CHASE BANK, NATIONAL ASSOCIATION is Plaintiff and OPERA 1904 LLC; BEATRIZ VALENCIA ARANGO A/K/A BEATRIZ ARANGO A/K/A BEATRIZ ARANGO VALENCIA A/K/A BEATRIZ E. ARANGO VALENCIA; HEATHER GLEN AT MEADOW WOODS HOMEOWNERS' ASSOCIATION, INC.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, TIFFANY MOORE RUSSELL, Clerk of the Circuit Court, will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com, 11:00 A.M., on June 16, 2026, the following described property as set forth

in said Order or Final Judgment, to-wit: LOT 123, HEATHER GLEN AT MEADOW WOODS, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 43, AT PAGES 134-139, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

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

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

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

DATED March 9, 2026.

By: /s/ Ian Dolan
Ian C. Dolan
Florida Bar No.: 757071
Roy Diaz, Attorney of Record
Florida Bar No. 767700

Diaz Anselmo & Associates, P.A.
Attorneys for Plaintiff
499 NW 70th Ave., Suite 309
Fort Lauderdale, FL 33317
Telephone: (954) 564-0071
Facsimile: (954) 564-9252
Service E-mail: answers@dallegal.com
7230-217982
March 19, 26, 2026 26-00916W

SECOND INSERTION

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

CASE NO.: 2024 CA 010493-O NATBANK, N.A., Plaintiff, vs. GILBERTE S. PAUYO, DEMELA MANDILLA, GIBSON DIEUJUSTE, THE PALMS CLUB CONDOMINIUM ASSOCIATION, INC., ORLANDO INTERNATIONAL CENTER PROPERTY OWNERS ASSOCIATION, INC., JOHN DOE #1, JOHN DOE #2, JOHN DOE #3, JANE DOE #1 and JANE DOE #2, Defendant(s).

NOTICE IS HEREBY GIVEN that pursuant to a Summary Final Judgment of Foreclosure entered OCTOBER 16, 2025, in the above styled suit, I, Tiffany Moore Russell, will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com, on the Clerk's website for on-line auctions, at 11:00 a.m., on APRIL 21, 2026, to the highest and best bidder for cash in accordance with Fla. Stat. § 45.031, the following described real property as set forth in said Final Judgment of Foreclosure, to wit:

Unit 103, Building 2, of THE PALMS CLUB CONDOMINIUM, a condominium, according to the Declaration of Condominium recorded in Official Records Book 9007, Page(s) 2138, and all subsequent amendments thereto, together with its undivided share in the common elements, in the Public Records of Orange County, Florida.

Also known as 5566 Metrowest Boulevard Unit 2-103, Orlando, FL 32811

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. IF YOU 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.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Room 510, 425 North Orange Avenue, Orlando, FL 32801, 407-836-2303, fax 407-836-2204 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED this 12th day of March, 2026.

By: JASON B. DUBOW
Fla. Bar No.: 856487
Email: jason@dublaw.net

DUBOW, DUBOW & WALLACE
Attorneys for Plaintiff
215 North Federal Highway
Dania Beach, Florida 33004
(954) 925-8228
March 19, 26, 2026 26-00928W

SECOND INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 2026-CA-000734-O U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCAF ACQUISITION TRUST, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MARIA O. ANTONMARCHI, DECEASED; THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WILLIAM B. WILLIS, DECEASED AND MARC ANTHONY WILLIS AND MANUEL SANTOS, et al., Defendant(s).

TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WILLIAM B. WILLIS, DECEASED, whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defen-

dants, who are not known to be dead or alive, 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 14, OAK HILL MANOR, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE(S) 39, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

WITNESS my hand and the seal of this Court at County, Florida, this 13th day of March, 2026.

Tiffany Moore Russell, Clerk of Courts
/s/ Rasheda Thomas
Deputy Clerk
Civil Division
425 N. Orange Avenue
Room 350
Orlando, Florida 32801

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL
ATTORNEY FOR PLAINTIFF
6409 Congress Ave.,
Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
24-253394
March 19, 26, 2026 26-00925W

SECOND INSERTION

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

CASE NO. 2025-CA-012722-O HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE FOR FREMONT HOME LOAN TRUST 2006-C, MORTGAGE-BACKED CERTIFICATES, SERIES 2006-C, Plaintiff, vs. MASNOR SANON; ILANNA JEAN; JEANRY POLISSAINT, ET AL., Defendants

To the following Defendant(s): JEANRY POLISSAINT (CURRENT RESIDENCE UNKNOWN)

Last Known Address: 6567 MAGEE COURT, ORLANDO, FL 32818
Additional Address: 1008 CANNOCK DR., KISSIMMEE, FL 34758
Additional Address: 273 TOWERVIEW DR., HAINES CITY, FL 33844-9627

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

LOT 33, OF BEL-AIRE WOODS SEVENTH ADDITION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 3, PAGE 129, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA A/K/A 6567 MAGEE COURT, ORLANDO FL 32818

has been filed against you and you are required to serve a copy of your written defenses, if any, to J. Anthony Van

Ness, Esq. at VAN NESS LAW FIRM, PLC, Attorney for the Plaintiff, whose address is 1239 E. NEWPORT CENTER DRIVE, SUITE #110, DEERFIELD BEACH, FL 33442 on or before 4/27/2026 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. This notice is provided to Administrative Order No. 2065.

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

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

TIFFANY M. RUSSELL
ORANGE COUNTY CLERK OF COURT

By: /S/ Nancy Garcia
As Deputy Clerk
425 North Orange Avenue
Room 350
Orlando, Florida 32801

PHH21086-25/cam
March 19, 26, 2026 26-00926W

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CIVIL DIVISION

CASE NO.: 2026-CA-000746-O LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST ON THE ESTATE OF ROBERT W. MEYERS A/K/A ROBERT WILLIAMS MEYERS N/K/A ROBERT WILLIAMS MEYERS, et al., Defendants.

TO: UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST ON THE ESTATE OF ROBERT W. MEYERS A/K/A ROBERT WILLIAMS MEYERS N/K/A ROBERT WILLIAMS MEYERS 7978 ELMSTONE CIR, ORLANDO, FL 32822

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

LOT 100, WOODSTONE SUBDIVISION PHASE II, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 39, PAGES 14-16, INCLUSIVE, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is P.O. BOX 5026, FORT LAUDERDALE, FL

33310 on or before 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 a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

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

Tiffany Moore Russell, Clerk of Courts
/s/ Naline S. Bahadur
Deputy Clerk
SEAL
Civil Division
425 North Orange Ave
Room 350
Orlando, FL 32801

De Cubas & Lewis, P.A.
Attorney for Plaintiff
P.O. BOX 5026
FORT LAUDERDALE, FL 33310
25-05675
March 19, 26, 2026 26-00933W

SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA

CASE NO.: 2022-CA-002022-O WELLS FARGO BANK, N.A., Plaintiff, vs. ROGER E. BUTTERLEY; WENDI L. BUTTERLEY A/K/A WENDI BUTTERLEY; UNITED STATES OF AMERICA- DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; GROVE PARK AT STONECREST HOMEOWNERS' ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. An Amended Final Judgment was awarded on February 4, 2026 in Civil Case No. 2022-CA-002022-O, of the Circuit Court of the Ninth Judicial Circuit in and for Orange County, Florida, wherein, WELLS FARGO BANK, N.A. is the Plaintiff, and ROGER E. BUTTERLEY; WENDI L. BUTTERLEY A/K/A WENDI BUTTERLEY; UNITED STATES OF AMERICA- DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; GROVE PARK AT STONECREST HOMEOWNERS' ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Tiffany Moore Russell will sell to the highest bidder for cash at www.myorangeclerk.realforeclose.com on May 12, 2026 at 11:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 37, GROVE PARK AT STONE CREST, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 66, PAGES 46-49, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA

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

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

Dated this 17 day of March, 2026.

Digitally Signed by Zachary Ullman
FBN: 106751
Primary E-Mail:
ServiceMail@aldridgepita.com

ALDRIDGE | PITE, LLP
Attorney for Plaintiff
401 W. Linton Blvd. Suite 202-B
Delray Beach, FL 33444
Telephone: 561-392-6391
Facsimile: 561-392-6965
113-14283B
March 19, 26, 2026 26-00959W

SAVE TIME



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ORANGE COUNTY
SUBSEQUENT INSERTIONS

--- SALES / ACTIONS ---

SECOND INSERTION
NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION
DIVISION
Case No. 2025-CA-010620-O
PennyMac Loan Services, LLC
Plaintiff, vs.
Lana Kaye Smith a/k/a Lana K. Smith; et al
Defendants.
TO: Lana Kaye Smith a/k/a Lana K. Smith, Unknown Spouse of Lana Kaye Smith a/k/a Lana K. Smith, Freddie Alma Smith a/k/a Freddie A. Smith a/k/a Freddie Smith and Unknown Spouse of Freddie Alma Smith a/k/a Freddie A. Smith a/k/a Freddie Smith
Last Known Address: 14421 Congress Street, Orlando, FL 32826
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Orange County, Florida:
LOT 5, BLOCK A, BUNKER HILL SECOND SECTION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK K, PAGE 75, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Julie York, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address is 2001 NW 64th St, Suite 130, Ft. Lauderdale, FL 33309, within thirty (30) days of the first date of publication on or before _____, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.
Dated on February 20, 2026.
Tiffany Moore Russell
As Clerk of the Court
By /s/ Stanley Green
Deputy Clerk
Civil Court Seal
Civil Division
425 N. Orange Avenue
Room 350
Orlando, Florida 32801
File # 25-F02599
March 19, 26, 2026 26-00914W

SECOND INSERTION
NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION
DIVISION
Case No. 2025-CA-003947-O
Truist Bank
Plaintiff, vs.
Aniel Kumar Varma a/k/a Aniel K. Varma; Unknown Spouse of Aniel Kumar Varma a/k/a Aniel K. Varma; Ravina Dhanraj; Ocoee Reserve Homeowners Association, Inc.
Defendants.
TO: Aniel Kumar Varma a/k/a Aniel K. Varma and Unknown Spouse of Aniel Kumar Varma a/k/a Aniel K. Varma
Last Known Address: 2564 Ocoee Reserve Ct, Ocoee, FL 34761
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Orange County, Florida:
LOT 5, OCOEE RESERVE, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 98, PAGE(S) 17, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Julie York, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address is 2001 NW 64th St, Suite 130, Ft. Lauderdale, FL 33309, within thirty (30) days of the first date of publication on or before _____, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.
Dated on February 20, 2026.
Tiffany Moore Russell
As Clerk of the Court
By /s/ Stanley Green
Deputy Clerk
Civil Court Seal
Civil Division
425 N. Orange Avenue
Room 350
Orlando, Florida 32801
File # 25-F01029
March 19, 26, 2026 26-00913W

THIRD INSERTION
NOTICE OF ACTION FOR Petition to Determine Parental Responsibility and Establish Parenting Plan
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA
Case No.: 2023-DR-005541-O
Division: 47
Daniella Alcalá Fernandez
Petitioner,
and
Jordi Canales Perez,
Respondent.
TO: Jordi Canales Perez
35163 Cres Creek Dr
Zephyrhills FL 33541
YOU ARE NOTIFIED that an action for Parental Responsibility and Parenting Plan has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Daniella Alcalá Fernandez, whose address is 6323 Southbridge St., Windermere, FL, 34786, by and through the undersigned attorney, on or before 04/23/26, and file the original with the Clerk of this Court at Orange County Courthouse located at 425 N. Orange Avenue, Orlando FL 32801, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.
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 Mailing and E-mail address. (You may file Notice, Florida 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
TIFFANY M. RUSSELL
CLERK OF THE CIRCUIT COURT
By: Clatie Y. Wise, Deputy Clerk
March 12, 19, 26; April 2, 2026
26-00880W

THIRD INSERTION
NOTICE OF ACTION
IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO.: 2026-CA-002345-O
GALILEO MP INVEST LLC, A FLORIDA LIMITED LIABILITY COMPANY,
Plaintiff, vs.
THE ESTATE OF CATHERINE MOSES, A/K/A CATHERINE JENKINS; and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, TRUSTEES, LIENORS, CREDITORS, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF CATHERINE MOSES, A/K/A CATHERINE JENKINS,
Defendant.
TO: THE ESTATE OF CATHERINE MOSES, A/K/A CATHERINE JENKINS; and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, TRUSTEES, LIENORS, CREDITORS, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF CATHERINE MOSES, A/K/A CATHERINE JENKINS
YOU ARE NOTIFIED that an action to quiet the title on the following real property in Orange County, Florida:
West 1/2 of 11, Block B, Town of Oakland, according to the map or plat thereof, as recorded in Plat Book B, Page(s) 99 and 100, of the Public Records of Orange County, Florida. Parcel ID Number: 20-22-27-6108-6112
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 30 days from the first date of publication, 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.
DATED this 10 day of March 2026.
Tiffany Moore Russell
As Clerk of the Court
By: /s/ Naline S. Bahadur
As Deputy Clerk
Civil Division
425 N Orange Ave
Orlando, FL 32801
March 12, 19, 26; April 2, 2026
26-00882W

SECOND INSERTION
NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO.: 2026-CA-001567
WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR CASCADE FUNDING MORTGAGE TRUST HBI5,
Plaintiff, vs.
UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEE, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF ANNIE MAE BURNETT A/K/A ANNIE BURNETT, 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 Annie Mae Burnett A/K/A Annie Burnett, Deceased
Last Known Residence: Unknown
YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Orange County, Florida:
LOT 59, LAKE JEWELL HEIGHTS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGE 2, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 401 W. Linton Blvd. Suite 202-B Delray Beach, FL 33444, on or before _____, 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 March 16, 2026.
Tiffany Moore Russell
As Clerk of the Court
By: /s/ Stanley Green
As Deputy Clerk
Civil Division
425 N. Orange Avenue
Room 350
Orlando, Florida 32801
1395-1363B
Ref# 16093
March 19, 26, 2026 26-00967W

SECOND INSERTION
NOTICE OF SALE
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO.: 2024-CA-003215-O
WILMINGTON SAVINGS FUND SOCIETY, FSB, AS OWNER TRUSTEE OF THE RESIDENTIAL CREDIT OPPORTUNITIES TRUST XI-A,
Plaintiff, vs.
NATHANIEL R. WITT, et al,
Defendants.
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated March 16, 2026, entered in Civil Case No. 2024-CA-003215-O of the Circuit Court of the 9th Judicial Circuit in and for Orange County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, AS OWNER TRUSTEE OF THE RESIDENTIAL CREDIT OPPORTUNITIES TRUST XI-A, is Plaintiff and NATHANIEL R. WITT, UNKNOWN SPOUSE OF NATHANIEL R. WITT, PINEWOOD VILLAS HOMEOWNER'S ASSOCIATION, INC., PINEWOOD VILLAS HOMEOWNERS' ASSOCIATION OF WINTER PARK, INC., UNKNOWN TENANT #1 AND UNKNOWN TENANT #2, are Defendant(s).
The Clerk, Tiffany Moore Russell, of the Circuit Court will sell to the highest bidder for cash, online at www.myorangeclerk.realforeclose.com at 11:00 A.M. o'clock a.m. on April 7, 2026, on the following described property as set forth in said Final Judgment, to wit:
THE NORTH 37.00 FEET OF THE SOUTH 81.50 FEET OF LOT 8, WINTER PARK PINES PATIO HOMES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 12, PAGE(S) 132, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
Property Address: 751 Warrenton Rd Winter Park, FL 32792
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. The Court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein.
DATED this 16th day of March, 2026.
BY: /S/Matthew B. Leider
MATTHEW B. LEIDER, ESQ.
FLORIDA BAR NO. 84424
LAW OFFICES OF MANGANELLI, LEIDER & SAVIO, P.A.
Attorneys for Plaintiff
1900 N.W. Corporate Blvd., Ste. 200W
Boca Raton, FL 33431
Telephone: (561) 826-1740
Facsimile: (561) 826-1741
Email: service@mls-pa.com
March 19, 26, 2026 26-00934W

SECOND INSERTION
NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
Case No.: 2024 CA 010490-O
NATBANK, N.A.,
Plaintiff, vs.
GIBSON DIEUJUSTE, GILBERT S. PAUYO, DEMELA MANDILLA, VENTURE AT STONEBRIDGE COMMONS CONDOMINIUM ASSOCIATION, INC., STONEBRIDGE COMMONS COMMUNITY ASSOCIATION, INC., METROWEST MASTER ASSOCIATION, INC., JOHN DOE #1, JOHN DOE #2, JANE DOE #1, JANE DOE #2 and JANE DOE #3,
Defendant(s),
NOTICE IS HEREBY GIVEN that pursuant to a Summary Final Judgment of Foreclosure entered OCTOBER 14, 2025, in the above styled suit, I, Tiffany Moore Russell, as Clerk of the Circuit Court, will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com, on the Clerk's website for on-line auctions, at 11:00 a.m., on APRIL 21, 2026, to the highest and best bidder for cash in accordance with Fla. Stat. § 45.031, the following described real property as set forth in said Final Judgment of Foreclosure, to wit:
Unit 407, Building 4, Phase 4, VENTURA AT STONEBRIDGE COMMONS, a condominium, according to the Declaration of Condominium recorded in Official Records Book 8012, Page(s) 1307, and all subsequent amendments thereto, together with an undivided share in the common elements, of the Public Records of Orange County, Florida. Also known as 6451 Old Park Lane, Unit 407, Orlando, FL 32835
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. IF YOU 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.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Room 510, 425 North Orange Avenue, Orlando, FL 32801, 407-836-2303, fax 407-836-9204 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
DATED this 5th day of March, 2026.
By: JASON B. DUBOW
Fla. Bar No.: 856487
Email: jason@ddwlaw.net
DUBOW, DUBOW & WALLACE
Attorneys for Plaintiff
215 North Federal Highway
Dania Beach, Florida 33004
(954) 925-8228
March 19, 26, 2026 26-00929W

SECOND 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 F.S. 715.109: A 1968 TROP mobile home bearing vehicle identification numbers 150 and 150B and all personal items located inside the mobile home. Last Tenant: Lucile Lorraine Ryan, Elvina Crosby, Mary Parmenter, All Unknown Beneficiaries, Heirs, Successors, and Assigns of Elvina Crosby, All Unknown Beneficiaries, Heirs, Successors, and Assigns of Mary Parmenter and Unknown Party or Parties In Possession. Sale to be held at: Lakeshore Landings, 2000 33rd Street, Orlando, Florida 32839, 407-843-6827.
March 19, 26, 2026 26-00965W

THIRD INSERTION
SUMMONS - CIVIL DISTRICT COURT
CLARK COUNTY, NEVADA
CASE NO: A-25-912588-C
DEPARTMENT 5
MARK A. KIRKORSKY, P.C.
Stephen R. Kopolow, Esq.
Bar Number 8533
8020 W. Sahara Ave. Suite 225
Las Vegas, NV 89117
888-519-2173
nvlegal@makpc.com
Attorney for Plaintiff
AHERN RENTALS, INC.,
Plaintiff, vs.
RANDALL MECHANICAL, INC.
Defendant.
NOTICE! YOU HAVE BEEN SUED. THE COURT MAY DECIDE AGAINST YOU WITHOUT YOUR BEING HEARD UNLESS YOU RESPOND WITHIN 20 DAYS.
READ THE INFORMATION BELOW.
TO THE DEFENDANT(S): A civil Complaint has been filed by the Plaintiff(s) against you for the relief set forth in the Complaint.
1. If you intend to defend this lawsuit, within 20 days after this Summons is served on you, exclusive of the day of service, you must do the following:
(a) File with the Clerk of this Court, whose address is shown below, a formal written response to the Complaint in accordance with the rules of the Court, with the appropriate filing fee.
(b) Serve a copy of your response upon the attorney whose name and address is shown below.
2. Unless you respond, your default will be entered upon application of the

SECOND 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 F.S. 715.109: A 1968 TROP mobile home bearing vehicle identification numbers 730 and 730B and all personal items located inside the mobile home. Last Tenant: Robin Sue Wamsley, All Unknown Beneficiaries, Heirs, Successors, and Assigns of Deborah Strine Huth, and Unknown Party or Parties In Possession. Sale to be held at: Lakeshore Landings, 2000 33rd Street, Orlando, Florida 32839, 407-843-6827.
March 19, 26, 2026 26-00966W

FOURTH INSERTION
NOTICE OF ACTION FOR PUBLICATION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA
CASE NO.: 25001682DR
IN RE: THE MATTER OF THE TERMINATION OF PARENTAL RIGHTS FOR PROPOSED ADOPTION OF MINOR CHILD: GABRIEL MCALLISTER ELLIS, Minor Child.
TO: REYNALDO PACHECO
Last known address: 462 Declaration Dr., Orlando, FL 32809
Hispanic Male, age- 50, hair- Black, eyes- Brown, height - 5'6" Child born 08/15/2009 in Orange County, FL
YOU ARE NOTIFIED that an action for Termination of Parental Rights and Adoption by Stepparent has been filed against you. You are required to serve a copy of your written defenses, if any, to this action on MELISSA CASCIOLA, ESQUIRE, of JODAT LAW GROUP, P.A., Petitioner's attorney, whose address is Jodat Law Group, 2620 S. Tamiami Trail, Suite 200, Sarasota, Florida 34239, on or before APRIL 3, 2026, and file the original with the clerk of this court at Charlotte County Clerk of Court, 350 East Marion Avenue, Punta Gorda, Florida 33950, either

before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the petition.
Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request.
You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the 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 25 day of February 2026.
CLERK OF THE CIRCUIT COURT
Deputy Clerk
Invoice Melissa Casciola, Esq.
2620 S. Tamiami Trail
Ste 200
Sarasota, FL 34239
March 5, 12, 19, 26, 2026
26-00749W

SECOND INSERTION
NOTICE OF SALE
IN THE CIRCUIT COURT FOR THE 9TH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
Case No. 2025-CA-009577-O
EGIONS BANK, SUCCESSOR BY MERGER WITH AMSOUTH BANK,
Plaintiff, vs.
ANY UNKNOWN PARTY WHO MAY CLAIM AS HEIR, DEVISEE, GRANTEE, ASSIGNEE, LIENOR, CREDITOR, TRUSTEE, OR OTHER CLAIMANT, BY, THROUGH, UNDER OR AGAINST ERIC A. TODD; SHANNON FISHER, AS KNOWN HEIR TO THE ESTATE OF ERIC A. TODD; UNKNOWN SPOUSE OF SHANNON FISHER; ORANGE COUNTY, FLORIDA; and UNKNOWN TENANT
Defendant
NOTICE IS GIVEN pursuant to a Final Judgment dated March 11, 2026, entered in Case No. 2025-CA-009577-O, of the Circuit Court in and for Orange County, Florida, wherein ANY UNKNOWN PARTY WHO MAY CLAIM AS HEIR, DEVISEE, GRANTEE, ASSIGNEE, LIENOR, CREDITOR, TRUSTEE, OR OTHER CLAIMANT, BY, THROUGH, UNDER OR AGAINST ERIC A. TODD, SHANNON FISHER, AS KNOWN HEIR TO THE ESTATE OF ERIC A. TODD, ORANGE COUNTY, FLORIDA, and UNKNOWN TENANT N/K/A KYLE FISHER are the Defendants, that Tiffany Moore Russell, Esq., Clerk of the Court, will sell to the highest and best bidder for cash, at the Clerk of the Circuit Court, Orange County, at www.orange.realforeclose.com, on MARCH 31, 2026 at 11:00 a.m., the following described real property as set forth in the Final Judgment:
LOT 12, LESS THE WESTERLY 22.70 FEET, AND THE WESTERLY 36.70 FEET OF LOT 13,

BLOCK H, ARCADIA ACRES SECTION ONE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK X, PAGE 96, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
NOTICE IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.
NOTICE If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at Orange County Courthouse, 425 N Orange Avenue, Suite 2130, Orlando, Florida 32801, telephone 407-836-2303, within two working days of your receipt of this notice; if you are hearing impaired, call 1-800-955-8771; if you are voice impaired, call 1-800-955-8770.
/s/ Leslie S. White
Leslie S. White, for the firm
Florida Bar No. 521078
Dean, Mead, Egerton, Bloodworth, Capouano & Bozarth, P.A.
Attn: Leslie S. White
Post Office Box 2346
Orlando, FL 32802-2346
Telephone 407-841-1200
Facsimile 407-423-1831
primary email: lwwhite@deanmead.com
secondary email: eglvnm@deanmead.com
March 19, 26, 2026 26-00915W

STEVEN D. GRIERSON
CLERK OF THE COURT
Emily Casimiro
Deputy Clerk
Date 2/15/2025
Regional Justice Center
200 Lewis Avenue
Las Vegas, NV 8915
Submitted by:
By: /S/ Stephen R. Kopolow, Esq.
Mark A. Kirkorsky, P.C.
Stephen R. Kopolow, Esq.
Bar Number 8533
8020 W. Sahara Ave. Suite 225
Las Vegas, NV 89117
888-519-2173
nvlegal@makpc.com
Attorney for Plaintiff
Mar. 12, 19, 26; April 2, 9, 2026
26-00857W

Q&A
How much do legal notices cost?
The price for notices in the printed newspaper must include all costs for publishing the ad in print, on the newspaper's website and to www.floridapublicnotices.com.
The public is well-served by notices published in a community newspaper.
VIEW NOTICES ONLINE AT
Legals.BusinessObserverFL.com
To publish your legal notice Email:
legal@businessobserverfl.com

PUBLISH YOUR LEGAL NOTICE

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

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

Email legal@businessobserverfl.com

FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer