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## ORANGE COUNTY LEGAL NOTICES

\*\*Additional Public Notices may be accessed on OrangeObserver.com, BusinessObserverFL.com and the statewide legal notice website, FloridaPublicNotices.com\*\*

### --- PUBLIC NOTICES ---

**FIRST INSERTION**  
**Notice Under Fictitious Name Law According to Florida Statute Number 865.09**  
 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of SparkVend located at 11203 Spinning Reel Cir in the City of Orlando, Orange, FL 32825 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.  
 Dated this 21st day of April, 2026  
 SparkVend Services, LLC  
 April 23, 2026 26-01352W

**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 VautreDesign located at 6824 Tanglewood Bay Dr. Apt 214 in the City of Orlando, Orange, FL 32821 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.  
 Dated this 17th day of April, 2026  
 LORENA C. LOPEZ VAUTREY  
 April 23, 2026 26-01329W

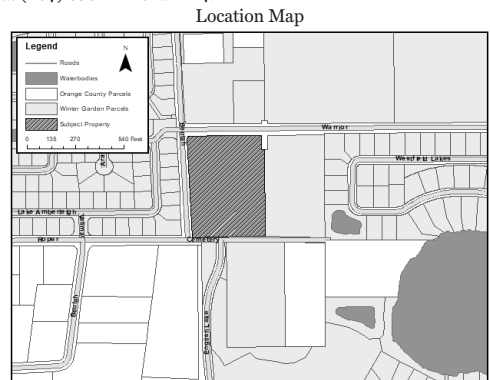
**FIRST INSERTION**  
**Notice Under Fictitious Name Law According to Florida Statute Number 865.09**  
 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Avalon Smartphones located at 4037 Avalon Park East Blvd in the City of Orlando, Orange, FL 32828 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.  
 Dated this 17th day of April, 2026  
 Avalon Computer Repair LLC  
 April 23, 2026 26-01328W

**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 SURE HEALTH BROKERS located at 2030 S Ocean Dr, Unit 708 in the City of Hallandale, Orange, FL 33009 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.  
 Dated this 16th day of April, 2026  
 LIFE INSURANCE AGENCY LLC  
 April 23, 2026 26-01327W

**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 Affectum located at 2233 Gator Dr, Apt 427 in the City of Orlando, Orange, FL 32807 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.  
 Dated this 16th day of April, 2026  
 IN AFFECTUM LLC  
 April 23, 2026 26-01326W

**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 Sandlake Finance located at 9932 Sublette Ave in the City of Orlando, Orange, FL 32836 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.  
 Dated this 15th day of April, 2026  
 W. Schachter  
 April 23, 2026 26-01325W

**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, May 4, 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 a Special Exception Permit request for a property located at 305 Beulah Road, Winter Garden, Florida. If approved, this Special Exception Permit will allow an increase in student capacity from 90 students to 200 students, increase the grade range to kindergarten through eighth grade and construct two (2) temporary classroom trailers (modular buildings) for the Winter Garden Christian Academy operating at the Faith Family Community Church 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.

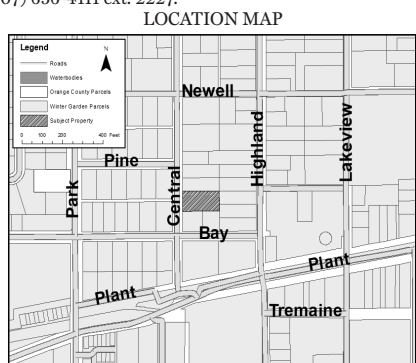


April 23, 2026 26-01336W

**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 mumo located at 1911 Garvin St in the City of Orlando, Orange, FL 32803 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.  
 Dated this 10th day of April, 2026  
 Sourced LLC  
 April 23, 2026 26-01330W

**FIRST INSERTION**  
**Notice Under Fictitious Name Law According to Florida Statute Number 865.09**  
 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Ideal AI located at 7036 Brescia Way in the City of Orlando, Orange, FL 32819 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.  
 Dated this 20th day of April, 2026  
 Jeremiah Kitamura  
 April 23, 2026 26-01344W

**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, May 4, 2026, at 6:30 p.m. or as soon after as possible, hold a public hearing in the City Commission Chambers located at 300 West Plant Street, Winter Garden, Florida in order to review the variance request to Winter Garden Code of Ordinance Section 98-192.(6)a.(2) and Section 118-1310(b) for the property located at 111 N Central Avenue. If approved, this variance will allow a 15 foot minimum rear yard setback in lieu of the required 25 foot minimum rear yard setback for a detached garage, and allow a wall height of 10 feet 8 inches in lieu of the required 9 foot height maximum and a roof peak height of 24 feet in lieu of the permitted 12 foot height maximum for a detached garage.  
 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.



April 23, 2026 26-01337W

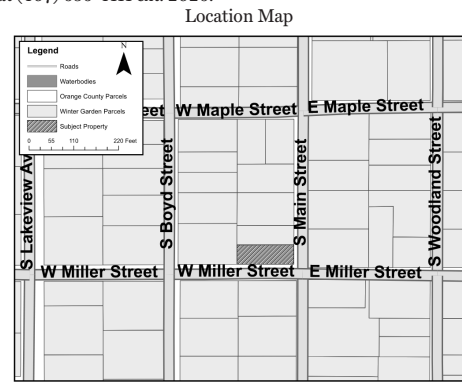
**FIRST INSERTION**  
**Notice Under Fictitious Name Law According to Florida Statute Number 865.09**  
 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of WOW BY YVO located at 5150 NE 3RD CT in the City of MIAMI, Orange, FL 33137 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.  
 Dated this 23rd day of April, 2026  
 YVONY HERNANDEZ  
 April 23, 2026 26-01354W

**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 Logifresko located at 12046 Lazio lane in the City of Orlando, Orange, FL 32827 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.  
 Dated this 21st day of April, 2026  
 Daniela Fontaine  
 April 23, 2026 26-01353W

**FICTITIOUS NAME NOTICE**  
 Notice is hereby given that QUINCY H DAMES, owner, desiring to engage in business under the fictitious name of QUE'S BAR B QUE located at 4715 watch hill ct, orlando, Florida 32808 intends to register the said name in Orange county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.  
 April 23, 2026 26-01343W

**FICTITIOUS NAME NOTICE**  
 Notice is hereby given that VRG ORLANDO, LLC, owner, desiring to engage in business under the fictitious name of THE MARKET BY VILLA located at 1 Jeff Fuqua Blvd, Orlando, Florida 32827 intends to register the said name in Orange county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.  
 April 23, 2026 26-01342W

**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 May 4, 2026, at 6:30 p.m. or as soon after as possible, hold a public hearing in the City Commission Chambers located at 300 West Plant Street, Winter Garden, Florida in order to review the variance request to the Winter Garden Code of Ordinances Section 118-398(1)(b), Section 118-1310(b)&(c)(2)(a), and Section 118-1101 for the property located at 326 S Main Street. If approved, these variances will allow an interior side yard setback of 7.5 feet, in lieu of the required 10 foot setback, a corner lot setback of 6 feet in lieu of the required 15 feet minimum, a rear yard setback of 20 feet in lieu of the minimum required 28 feet for an accessory building, and 15.5 foot height in lieu of the 12 foot height maximum for an accessory building, in order to build a two-story single-family home with a detached garage.  
 Copies of the proposed request may be inspected by the public between the hours of 8:00 a.m. and 5:00 p.m. Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida.  
 Any and all support or objections will be heard at this time. If no valid objections are presented to the contrary, consideration will be given for granting this request. Persons wishing to appeal any decision made by the Planning and Zoning Board at such hearing will need a record of the proceedings and for such purpose you may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City does not provide this verbatim record. Persons with disabilities needing special accommodations to participate in this public hearing should contact the City Clerk's Office at (407) 656-4111 at least 48 hours prior to the meeting. For more information, please call Shane Friedman at (407) 656-4111 ext. 2026.



April 23, 2026 26-01339W

**FIRST INSERTION**  
**NOTICE OF PUBLIC HEARING**  
**CITY OF WINTER GARDEN, FLORIDA**  
 Pursuant to the Florida Statutes, notice is hereby given that the City of Winter Garden Planning and Zoning Board will, on May 4, 2026, at 6:30 p.m. or as soon after as possible, hold a public hearing in the City Commission Chambers located at 300 West Plant Street, Winter Garden, Florida in order to consider the adoption of the following ordinance(s):

**ORDINANCE 26-13**  
 AN ORDINANCE OF THE CITY OF WINTER GARDEN, FLORIDA PROVIDING FOR THE ANNEXATION OF CERTAIN ADDITIONAL LANDS GENERALLY DESCRIBED AS APPROXIMATELY 0.44 ± ACRES LOCATED AT WEST COLONIAL DRIVE, WEST OF BEULAH ROAD, EAST OF 9TH STREET, SOUTH OF WEST COLONIAL DRIVE, AND NORTH OF MAGNOLIA STREET INTO THE CITY OF WINTER GARDEN, FLORIDA; REDEFINING THE CITY BOUNDARIES TO GIVE THE CITY JURISDICTION OVER SAID PROPERTY; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE.

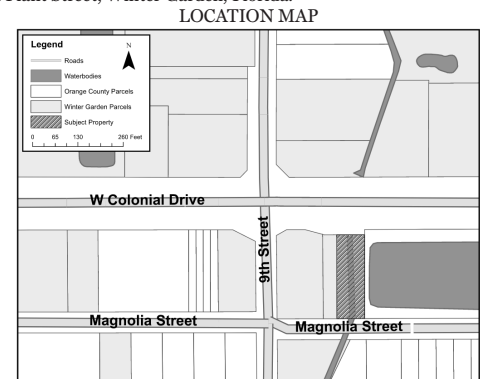
**ORDINANCE 26-14**  
 AN ORDINANCE OF THE CITY OF WINTER GARDEN, FLORIDA AMENDING THE FUTURE LAND USE MAP OF THE WINTER GARDEN COMPREHENSIVE PLAN BY CHANGING THE LAND USE DESIGNATION OF REAL PROPERTY GENERALLY DESCRIBED AS APPROXIMATELY 0.44 ± ACRES LOCATED AT WEST COLONIAL DRIVE, WEST OF BEULAH ROAD, EAST OF 9TH STREET, SOUTH OF WEST COLONIAL DRIVE, AND NORTH OF MAGNOLIA STREET FROM ORANGE COUNTY COMMERCIAL TO CITY COMMERCIAL; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE.

**ORDINANCE 26-15**  
 AN ORDINANCE OF THE CITY OF WINTER GARDEN, FLORIDA RE-ZONING APPROXIMATELY 0.44 ± ACRES LOCATED AT WEST COLONIAL DRIVE, WEST OF BEULAH ROAD, EAST OF 9TH STREET, SOUTH OF WEST COLONIAL DRIVE, AND NORTH OF MAGNOLIA STREET FROM ORANGE COUNTY COMMERCIAL C-3 WHOLESALE COMMERCIAL DISTRICT TO CITY C-2 ARTERIAL COMMERCIAL DISTRICT; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE.

Following the Planning & Zoning Board meeting, the City Commission of the City of Winter Garden will hold a public hearing in the City Commission Chambers located at 300 W. Plant Street, Winter Garden, FL on May 7, 2026, at 6:30 p.m., or as soon after as possible, to also consider the adoption of the ordinance(s).

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

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



April 23, 2026 26-01341W

**FIRST INSERTION**  
**NOTICE OF PUBLIC HEARING**  
**CITY OF WINTER GARDEN, FLORIDA**  
 Pursuant to the Florida Statutes, notice is hereby given that the City of Winter Garden Planning and Zoning Board will, on May 4, 2026, at 6:30 p.m. or as soon after as possible, hold a public hearing in the City Commission Chambers located at 300 West Plant Street, Winter Garden, Florida in order to consider the adoption of the following ordinance(s):

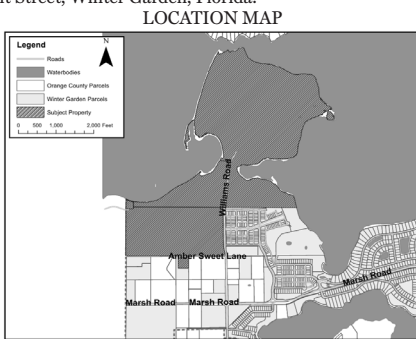
**ORDINANCE 26-12**  
 AN ORDINANCE OF THE CITY OF WINTER GARDEN, FLORIDA REZONING APPROXIMATELY 337.25 ± ACRES OF CERTAIN REAL PROPERTY GENERALLY LOCATED EAST OF FLYNN COURT, WEST OF WILLIAMS ROAD, NORTH OF MARSH ROAD, AND SOUTH OF JOHNS LAKE, AT 1756 AND 17729 MARSH ROAD AND 1401 AND 1400 WILLIAMS ROAD, FROM NO ZONING (NZ) TO URBAN VILLAGE PLANNED UNIT DEVELOPMENT (UVUPD); PROVIDING FOR CERTAIN UVUPD REQUIREMENTS AND DESCRIBING THE DEVELOPMENT AS THE JOHN'S LAKE URBAN VILLAGE PUD; PROVIDING FOR NON-SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE.

Following the Planning & Zoning Board meeting, the City Commission of the City of Winter Garden will hold a public hearing in the City Commission Chambers located at 300 W. Plant Street, Winter Garden, FL on May 7, 2026, at 6:30 p.m., or as soon after as possible, to also consider the adoption of the ordinance(s).

The City Commission will hold the 2nd reading and public hearing on the aforesaid Ordinance in the City Commission Chambers located at 300 W. Plant Street, Winter Garden, FL on May 9, 2024 at 6:30 p.m., or as soon after as possible, to also consider the adoption of the ordinance(s).

Copies of the proposed ordinance(s) (which includes the legal description in metes and bounds of the proposed site) may be inspected by the public between the hours of 8:00 a.m. and 5:00 p.m. Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida. For more information, please call Shane Friedman at 407-656-4111 ext. 2026.

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



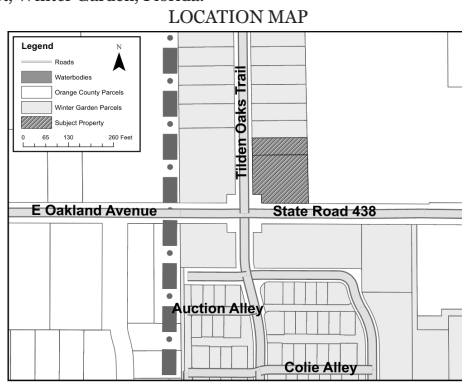
April 23, 2026 26-01335W

**FIRST INSERTION**  
**NOTICE OF PUBLIC HEARING**  
**CITY OF WINTER GARDEN, FLORIDA**  
 Pursuant to the Florida Statutes, notice is hereby given that the City of Winter Garden City Commission will, on May 7, 2026, at 6:30 p.m. or as soon after as possible, hold a public hearing in the City Commission Chambers located at 300 West Plant Street, Winter Garden, Florida in order to consider the adoption of the following ordinance(s):

**ORDINANCE 26-11**  
 AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF WINTER GARDEN, FLORIDA, VACATING AND ABANDONING A PORTION OF THE PLAT DEDICATED UTILITY AND DRAINAGE EASEMENT UPON LOT 478 AND TRACT P, OAKLAND PARK UNIT 5, ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 101, PAGE 73, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; PROVIDING FOR AN EFFECTIVE DATE AND RECORDING.

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

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



April 23, 2026 26-01340W

**OFFICIAL COURTHOUSE WEBSITES**

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

ORANGE COUNTY

--- PUBLIC NOTICES ---

FIRST INSERTION

NOTICE OF PUBLIC HEARING  
CITY OF WINTER GARDEN, FLORIDA

Pursuant to the Florida Statutes, notice is hereby given that the City of Winter Garden Planning and Zoning Board will, on May 4, 2026 at 6:30 p.m. or as soon after as possible, hold a public hearing in the City Commission Chambers located at 300 West Plant Street, Winter Garden, Florida in order to consider the adoption of the following ordinance(s):

ORDINANCE 26-16

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF WINTER GARDEN, FLORIDA, AMENDING CHAPTER 118 OF THE CODE OF ORDINANCES, AMENDING SECTIONS 118-729, 118-731, 118-773, 118-774 AND 118-775 RELATING TO SPECIAL EXCEPTION USES AND PROHIBITED USES IN THE I-1 (LIGHT INDUSTRIAL AND WAREHOUSING) AND I-2 (GENERAL INDUSTRIAL) DISTRICTS; PROVIDING FOR ADDITIONAL USES DETERMINED TO BE SIMILAR IN TYPE AND INTENSITY AND COMPATIBLE WITH PERMITTED USES AND CLARIFYING PROHIBITED USES; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING FOR CODIFICATION; AND PROVIDING FOR AN EFFECTIVE DATE.

Following the Planning & Zoning Board meeting, the City Commission of the City of Winter Garden will hold a public hearing in the City Commission Chambers located at 300 W. Plant Street, Winter Garden, FL on May 14, 2026 at 6:30 p.m., or as soon after as possible, to also consider the adoption of the ordinance(s).

Copies of the proposed ordinance(s) (which includes the legal description in metes and bounds of the proposed site) may be inspected by the public between the hours of 8:00 a.m. and 5:00 p.m. Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida. For more information, please call Kelly Carson at 407-656-4111 ext. 2312.

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

April 23, 2026 26-01338W

FIRST INSERTION

CITY OF OCOEE  
NOTICE OF PUBLIC HEARING TO CONSIDER  
THE MAGUIRE PLAZA  
LARGE-SCALE PRELIMINARY FINAL SITE PLAN  
CASE NUMBER: 1S-2025-006

NOTICE IS HEREBY GIVEN, pursuant to Article IV, Section 4-3A.(3)(b) of the City of Ocoee Land Development Code that on TUESDAY, MAY 5, 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 located at, 1 North Bluford Avenue, Ocoee, Florida, to consider the Preliminary/Final Large-Scale Site Plan for Maguire Plaza. The property is identified as parcel number 18-22-28-0000-00-096. The subject property comprises approximately 3.64 acres and is situated on the west side of Maguire Road, approximately 249 feet south of the intersection of Franklin Street and Maguire Road. The proposed development consists of three (3) one-story flex-space commercial office buildings, totaling approximately 42,750 square feet.

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 metes and bounds, may be inspected at the Ocoee Planning 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.

April 23, 2026 26-01322W

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-005561-O  
THE BANK OF NEW YORK  
MELLON AS TRUSTEE FOR  
CWABS, INC. ASSET-BACKED  
CERTIFICATES, SERIES 2005-11,  
Plaintiff, vs.  
CANDICE BROWN RYDER AKA  
CANDICE B RYDER AKA  
CANDICE RYDER, et al,  
Defendant(s).

To: DAVID D RYDER  
AKA DAVID RYDER  
Last Known Address:  
7 Quail Hollow Drive Apt. 225  
West Lebanon, NH 03784  
Current Address: Unknown

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

LOT 94 THE OAKS OF WEKIWA, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 21, PAGE 12, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.  
A/K/A 2140 WEKIWA OAKS DRIVE APOPKA FL 32703

has been filed against you and you are required to file written defenses with the clerk of court and to serve a copy within 30 days after the first publication of the Notice of Action, on Alber-

telli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623; otherwise, a default will be entered against you for the relief demanded in the Complaint or petition.  
\*\*See the 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 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.

WITNESS my hand and the seal of this court on this 15th day of April, 2026.

Tiffany Moore Russell  
Orange County Clerk of the Courts

(Court Seal)

By: /s/ Stanley Green  
Deputy Clerk

425 North Orange Ave., Suite 510  
Orlando, FL 32801

Albertelli Law  
P.O. Box 23028  
Tampa, FL 33623  
tna - 24-008454  
April 23, 30, 2026 26-01288W

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.storage treasures.com on 05/14/2026 at 2:30 PM. Contents include personal property belonging to those individuals listed below.

- #1148 Patrick Moore
- Boxes Bags Totes
- #1137 Alexis Jimenez Ortega
- Boxes Bags Totes Outdoors
- #D206 Mickala Garbarino
- Boxes Bags Totes Computer Electronics Furniture
- #D328 Tiffany Taylor
- Boxes Bags Totes
- #D144 Jamie Handley
- Boxes Bags Totes
- #D279 Jasmin Reed Wright
- Boxes Bags Totes Furniture
- #D217 Solange Andre
- 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)902-3258  
April 23, 30, 2026 26-01349W

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.storage treasures.com on 5/14/2026 at 2:30PM. Contents include personal property belonging to those individuals listed below.

- #2068 Devyn George
- Artwork Electronics Furniture
- #3101 Julia Paul
- Boxes, Dirt Bike
- Vin#L08YCNF07M1001056
- #3127 Cameron Pooler
- Furniture Boxes
- #3163 Tara Walker
- Boxes Bags Totes Furniture
- #4119 Sharon Chacon
- Boxes Bags Totes Electronics
- #4183 Domitila Garcia
- Boxes Totes Furniture Outdoors
- #4181 Aliyah Martin
- Boxes Bags Totes Furniture
- #4213 Tanisha Claxton
- 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)955-0609  
April 23, 30, 2026 26-01348W

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 LOF HAIR USA located at 13131 Bovey Ave in the City of Orlando, Orange, FL 32827 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 3rd day of March, 2026.  
Genesis Supplies LLC  
April 23, 2026 26-01324W

FICTITIOUS NAME NOTICE

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

NOTICE IS HEREBY GIVEN that Sean O'Brian / O'BRIAN ENTERPRISES LLC will engage in business under the fictitious name OKB COMMERCIAL, with a physical address 3923 Forrestal Avenue ORLANDO, FL 32806, with a mailing address 3923 Forrestal Avenue ORLANDO, FL 32806, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.  
April 23, 2026 26-01351W

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-000792-O  
IN RE: ESTATE OF  
ESTATE OF LAURA J. WENANDE  
Deceased.

The administration of the estate of LAURA J. WENANDE, deceased, whose date of death was November 20, 2025, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N Orange Ave, Orlando, FL 32801. The name and address of the person giving notice and the attorney for the person giving notice 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 ancillary estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is 4/23/26.

**Persons Giving Notice:**  
Kelsie M. Byrd,  
Personal Representative  
5550 Chatsworth St N  
Shoreview, MN 55126

Attorney for Persons Giving Notice:  
Ariane Wolinsky, Esq.

FBN: 51719  
Mansfield Bronstein & Stone, LLP  
200 E. Broward Blvd., Suite 1250  
Fort Lauderdale, FL 33301

Tel: 954-601-5600  
April 23, 30, 2026 26-01293W

FIRST INSERTION

GRANT FUNDING  
OPPORTUNITIES  
ORANGE COUNTY CITIZENS'  
COMMISSION FOR CHILDREN  
MINI-GRANT FUND  
DISTRIBUTION PROCESS  
PUBLIC NOTICE

Orange County is pleased to announce that the Orange County Citizens' Commission for Children is accepting Mini-Grant Proposals for the term October 1, 2026 - September 30, 2027 from health and human services 501(c)(3) nonprofit agencies located in Orange County that have been established and providing services as a 501(c)(3) human services nonprofit organization for a minimum of one (1) year prior to application. Successful proposals will target youth violence prevention services for children and families in Orange County.

**PROCESS BEGINS May 4, 2026**  
\*Funding is contingent upon the availability of funds and is for at least one year\*

**FOR MORE INFORMATION**  
www.ocfl.net/ccc  
Contact the NCF Team at  
407.836.7610 or info-ncc@ocfl.net  
Live Q&A Sessions, May 14, 2026 and  
June 10, 2026, 9:00AM-11:00AM  
Register to complete a Notice of Intent  
(NOI) by May 25, 2026  
April 23, 30, 2026 26-01321W

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.storage treasures.com on 5/14/2026 at 2:30PM. Contents include personal property belonging to those individuals listed below.

- Unit 1006 Donald Simmons
- Bags Boxes Totes Furniture
- Unit 1173 Jacinto Arce
- Bags Boxes Totes Sports Outdoors
- Unit 3006 Raina Charles
- Bags Boxes Totes Furniture
- Unit 2140 Carlos Vargas
- Cooler Toolbox
- Unit 1011 Julia McDonald
- Quaedvlieg
- Boxes Totes Furniture Electronics
- Unit 2035 Fatima Sanchez
- Appliances Boxes Furniture
- Outdoors
- Unit 2163 Leroy Cadet
- Sports Tools
- Unit 2164 Leroy Cadet
- Sports
- Unit 4084 Alyssa Howard
- Boxes Bags Furniture
- Unit 4028 Jazmin Velilla
- Boxes Bags Furniture
- Unit 2215 Jazmin Velilla
- Boxes Bags Furniture
- Unit 2212 Roberto Marcano
- Appliances Boxes Furniture
- Unit 1115 Moises Maldonado
- Boxes Bags Furniture
- Unit 2149 Abdeel Gonzalez
- Boxes Bags Totes
- Unit 4050 Marquis Teague
- Boxes Bags Totes
- Unit 1200 Jose Medina
- Boxes Bags Totes Furniture
- Unit 1044 Foxss Finds / Ana Senac
- 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  
April 23, 30, 2026 26-01345W

**PUBLISH YOUR LEGAL NOTICE**  
Call 941-906-9386 and select the appropriate County name from the menu option or email legal@businessobserverfl.com  
**Business Observer**

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.storage treasures.com on 05/14/2026 at 2:30PM. Contents include personal property belonging to those individuals listed below.

- Unit 086 Irene G Bachtis-Stumpf
- Boxes Bags Totes Electronics
- Unit 100 Monica Ramirez
- Boxes Bags Outdoors
- Unit 105 Robert John Hardtke
- Electronics Instruments
- Unit 108 Ashley Silver
- Boxes Bags Totes
- Unit 116 Ess Mercedes Griffin
- Boxes Bags Totes Outdoors
- Unit 472 Kristin Anne Mchugh
- Boxes Bags 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 689-800-7494  
April 23, 30, 2026 26-01347W

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 05/08/2026 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1971 BELL mobile home bearing vehicle identification numbers 24478611 and 24478612 and all personal items located inside the mobile home. Last Tenant: Joanne J. Hilyer, All Unknown Beneficiaries, Heirs, Successors, Assigns, and Devises of Joanne J. Hilyer and Unknown Party or Parties In Possession. Sale to be held at: Lakeshore Landings, 2000 West 33rd Street, Orlando, Florida 32839, 407-843-6827.  
April 23, 30, 2026 26-01350W

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 May 15th, 2026 @ 10:00 AM at each individual repair facility.

41815 2016 Nissan VIN#: IN4AA6AP7G425990 Repair Facility: CFA Motors 3512 Old Winter Garden Rd Orlando 954-471-0134 Lien Amt \$6,698.04

41816 2023 Mitsubishi VIN#: JA4J3UA88PZ047798 Repair Facility: Fountain Auto Mall 8701 S Orange Blossom Trl Orlando 407-240-3800 Lien Amt \$1,292.17  
April 23, 2026 26-01323W

FIRST INSERTION

NOTICE OF PUBLIC SALE OF  
PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 1650 Avalon Rd, Winter Garden, FL 34787, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.storage treasures.com on 5/14/2026 at 2:30PM. Contents include personal property belonging to those individuals listed below.

- Unit #710 Alan Bettler
  - Boxes Bags 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 (689)465-9544  
April 23, 30, 2026 26-01346W

**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 C-SUITE  
**Business Observer**

**Q&A**

**Are there different types of legal notices?**

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

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

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

**VIEW NOTICES ONLINE AT**  
**Legals.BusinessObserverFL.com**

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

**PUBLISH YOUR LEGAL NOTICE**  
Call 941-906-9386 and select the appropriate County name from the menu. or email legal@businessobserverfl.com  
**Business Observer**

**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.



ORANGE COUNTY

--- ACTIONS / SALES / ESTATE ---

**FIRST INSERTION**

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

**CASE NO.: 2025-CA-009182-O**  
**MCCOY FEDERAL CREDIT UNION,**  
**Plaintiff, vs.**  
**SANDRA JEAN AUSUA, CRISTOBAL RAMIRO COLON, LUIS ANTONIO COLON, JR.; et al.,**  
**Defendant(s).**

TO: Unknown Tenant #1  
Last Known Residence: 12315 Leeks Ct Orlando, FL 32827

TO: Unknown Tenant #2  
Last Known Residence: 12315 Leeks Ct Orlando, FL 32827

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in ORANGE County, Florida:  
LOT 1163, PEPPER MILL SECTION ELEVEN, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK

28, PAGES 46 AND 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 PITE, LLP, Plaintiff's attorney, at 401 W. Linton Blvd. Suite 202-B Delray Beach, FL 33444, on or before 30 days from the first date of publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

Dated on 4/13/2026

Tiffany Moore Russell  
As Clerk of the Court  
/s/ Brian Williams  
As Deputy Clerk  
Civil Division  
425 N Orange Avenue Room 350  
Orlando, Florida 32801

1100-1105B  
Ref# 16956  
April 23, 30, 2026 26-01289W

**FIRST INSERTION**

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA  
PROBATE DIVISION

**File No. 2026-CP-001024-O**

**Division 02**  
**IN RE: ESTATE OF**  
**RENE S. BUCK, a/k/a**  
**RENE SUZANNE BUCK, a/k/a**  
**RENE BUCK,**  
**Deceased.**

The administration of the estate of RENE S. BUCK, a/k/a RENE SUZANNE BUCK, a/k/a RENE BUCK, deceased, whose date of death was February 08, 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, 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.

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

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

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

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

The date of first publication of this notice is April 23, 2026.

**Personal Representative:**  
**VICTORIA LYNN HAINES**  
9359 Cumberland Isle Dr.  
Jacksonville, Florida 32257

Attorney for Personal Representative:  
/s/Christian T. Fahrig  
**CHRISTIAN T. FAHRIG**  
Florida Bar Number: 009557  
The Elder Law Center of Kirson & Fuller  
1407 E. Robinson Street  
Orlando, FL 32801  
Telephone: (407) 422-3017  
Fax: (407) 730-7101  
E-Mail: cfahrig@kirsonfuller.com  
Secondary E-Mail: nsepulveda@kirsonfuller.com  
Service E-Mail: service@kirsonfuller.com  
April 23, 30, 2026 26-01368W

**FIRST INSERTION**

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

**CASE NO.: 2025-CA-009580-O**  
**CARRINGTON MORTGAGE SERVICES, LLC,**  
**Plaintiff, vs.**  
**CHRISTOPHER WALKER, JENNIFER WALKER, et al.,**  
**Defendant(s).**

TO: Christopher Walker  
Last Known Residence: 1539 Diamond Falls Way Orlando, FL 32824

TO: Jennifer Walker  
Last Known Residence: 1539 Diamond Falls Way Orlando, FL 32824

TO: Unknown Tenant #1  
Last Known Residence: 1539 Diamond Falls Way Orlando, FL 32824

TO: Unknown Tenant #2  
Last Known Residence: 1539 Diamond Falls Way Orlando, FL 32824

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property described as follows, to-wit: LOT NO. 51, OF BEACON PARK PHASE 2, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 65, PAGES 102 THROUGH 110, INCLUSIVE, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

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

Dated on DECEMBER 18, 2025.

Tiffany Moore Russell  
As Clerk of the Court  
By: /s/ Rosa Avilés  
As Deputy Clerk  
Civil Division  
425 N. Orange Avenue  
Room 350  
Orlando, Florida 32801

1133-3958B  
Ref# 13989  
April 23, 30, 2026 26-01355W

**SAVE TIME**

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

**FIRST INSERTION**

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA  
PROBATE DIVISION

**Case No. 26-CP-1017**  
**IN RE: ESTATE OF**  
**YOUSIF A.M. AL-OMANI**  
**Deceased.**

The administration of the estate of You-sif A.M. Al-Omani, deceased, whose date of death was November 15, 2025, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 North 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.

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 April 23, 2026.

**Personal Representative:**  
**Daniel D. Peck**  
5200 Tamiami Trail North, Suite 101  
Naples, Florida 34103

Attorney for Personal Representative:  
Daniel D. Peck  
Attorney for Petitioner  
Florida Bar Number: 1691 77  
PECK & PECK, P.A.  
5200 Tamiami Trail North, Suite 101  
Naples, Florida 34103  
Telephone: (239) 263-9811  
Fax: (239) 263-9818  
E-Mail: peckandpeck@aol.com  
Secondary E-Mail: service@peckandpecklaw.com  
April 23, 30, 2026 26-01369W

**NOTICE TO CREDITORS**  
(Summary Administration)  
IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA  
PROBATE DIVISION

**File No. 2026-CP-000713-O**  
**Division 1**  
**IN RE: ESTATE OF**  
**LARRY ROBERT CAMPBELL,**  
**Deceased.**

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Larry Robert Campbell, deceased, File Number 2026-CP-000713-O, by the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, Florida 32801; that the decedent's date of death was December 26, 2025; that the total value of the estate is \$0.00, and that the names and addresses of those to whom it has been assigned by such order are:

Name Address  
Creditors:  
NONE  
Beneficiaries:  
Lori Lynn Richardson  
1138 Nicklaus Road  
Southport, NC 28461  
Lorrie Lee Campbell  
9474 W. Whitecaps Trail  
Thompson, MI 49854  
Lisha Linette Ellison  
6028 Moores Junction Road  
Sterling, MI 48659

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 April 23, 2026.

**Person Giving Notice:**  
**Lori Lynn Richardson**  
Attorney for Person Giving Notice:  
Eve Lumsden, Esq.  
Florida Bar No. 1030954  
Lumsden Law  
1711 Amazing Way, Suite 210  
Ocoee, FL 34761  
Telephone: (407) 798-7744  
April 23, 30, 2026 26-01295W

**FIRST INSERTION**

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

**CASE NO.: 2025-CA-008056-O**  
**FREEDOM MORTGAGE CORPORATION,**  
**Plaintiff, vs.**  
**RUBIN MOMPLAISIR, et al.,**  
**Defendants.**

NOTICE OF SALE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure entered on April 15, 2026 and entered in Case No. 2025-CA-008056-O of the Circuit Court of the Ninth Judicial Circuit, in and for Orange County, Florida, wherein FREEDOM MORTGAGE CORPORATION is Plaintiff, and RUBIN MOMPLAISIR, VALERIE MOMPLAISIR, UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT, SOLAR MOSAIC LLC, and STATE OF FLORIDA, are Defendants, the Office of Tiffany Moore Russell, Esq., Orange County Clerk of the Court, will sell to the highest and best bidder for cash online at www.myorangeclerk.realforeclose.com, beginning at 11:00 A.M. on the 28th day of May 2026, in accordance with Section 45.031(10), Florida Statutes, the following described property as set forth in said Final Judgment, to-wit:

LOT 21, BLOCK B, SHELTON TERRACE, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGE(S) 112, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

Also known as 4839 BENNINGTON PL, ORLANDO, FL 32808 (the "Property").

together with all existing or subsequently erected or affixed buildings, improvements and fixtures.

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

Dated this 16th day of April 2026.

SOKOLOF REMTULLA, LLP  
By: /s/ Benjamin D. Ladouceur  
Benjamin D. Ladouceur, Esq.  
Bar No: 73863

Sokolof Remtulla, LLP  
1800 NW Corporate Center Drive, Suite 302  
Boca Raton, Florida 33431  
Telephone: 561-507-5252  
Facsimile: 561-342-4842  
E-mail: pleadings@sokrem.com  
Counsel for Plaintiff  
April 23, 30, 2026 26-01320W

**FIRST INSERTION**

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

**CASE NO.: 2025-CA-008702-O**  
**FREEDOM MORTGAGE CORPORATION,**  
**Plaintiff, vs.**  
**CAROL MCNAUGHTEN, et al.,**  
**Defendants.**

NOTICE OF SALE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure entered on April 20, 2026 and entered in Case No. 2025-CA-008702-O of the Circuit Court of the Ninth Judicial Circuit, in and for Orange County, Florida, wherein FREEDOM MORTGAGE CORPORATION is Plaintiff, and CAROL ANN MCNAUGHTEN, ORANGE COUNTY, FLORIDA and UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT, are Defendants, the Office of Tiffany Moore Russell, Esq., Orange County Clerk of the Court, will sell to the highest and best bidder for cash online at www.myorangeclerk.realforeclose.com, beginning at 11:00 A.M. on the 28th day of May 2026, in accordance with Section 45.031(10), Florida Statutes, the following described property as set forth in said Final Judgment, to-wit:

LOT 9, FICQUETTE - THORNAL SUBDIVISION NO. 2, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK V, PAGE(S) 59, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

Also known as 1633 CHRISTOPHER ST, WINTER GARDEN, FL 34787 (the "Property"), together with all existing or subsequently erected or affixed buildings, improvements and fixtures.

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

Dated this 20th day of April 2026.

SOKOLOF REMTULLA, LLP  
By: /s/ Benjamin D. Ladouceur  
Benjamin D. Ladouceur, Esq.  
Bar No: 73863

Sokolof Remtulla, LLP  
1800 NW Corporate Center Drive, Suite 302  
Boca Raton, Florida 33431  
Telephone: 561-507-5252  
Facsimile: 561-342-4842  
E-mail: pleadings@sokrem.com  
Counsel for Plaintiff  
April 23, 30, 2026 26-01297W

**FIRST INSERTION**

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

**CASE NO.:**  
**2025-CA-010950-O**  
**WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY**  
**BUT SOLELY AS TRUSTEE OF**  
**THE MFA 2020-NQM2 TRUST,**  
**Plaintiff, v.**  
**YING MA, et al.,**  
**Defendants.**

TO: YING MA  
Last Known Address:  
14501 Grove Resort Avenue, Unit 3533, Winter Garden, FL 34787

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property located in Orange County, Florida:  
UNIT 3533 OF THE GROVE RESORT AND SPA HOTEL CONDOMINIUM III, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN INSTRUMENT NO. 20180109061, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, including the buildings, appur-

tenances, and fixture located thereon.

Property Address:  
14501 Grove Resort Avenue, Unit 3533, Winter Garden, FL 34787 (the "Property").

filed against you and you are required to serve a copy of your written defenses, if any, to it on HOWARD LAW, Plaintiff's attorney, whose address is 902 Clint Moore Road, Suite 220, Boca Raton, FL 33487 on or before \_\_\_\_\_, 2026 (no later than 30 days from the date of the first publication of this Notice of Action) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition filed herein.

WITNESS my hand and seal of this Court at Orange County, Florida on this day of 4/13/2026

TIFFANY MOORE RUSSELL  
ORANGE COUNTY CLERK OF COURT  
By: Brian Williams  
Deputy Clerk  
Civil Division  
425 N. Orange Avenue  
Room 350  
Orlando, Florida 32801  
April 23, 30, 2026 26-01291W

**FIRST INSERTION**

**NOTICE OF ACTION/ CONSTRUCTIVE SERVICE NOTICE BY PUBLICATION**  
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA

**CASE NO: 2025-CA-012423-O**  
**NDPI, LLC**  
**Plaintiff, vs.**  
**MARTINA FLORES; et. al.**  
**Defendants.**

TO: MARTINA FLORES  
Last Known Address:  
14597 Cheever St., Orlando, FL 32828  
Current Address: unknown  
TO: THE UNKNOWN SPOUSE OF MARTINA FLORES, if any  
Last Known Address:  
14597 Cheever St., Orlando, FL 32828  
Current Address: unknown  
TO: MARCOS FLORES  
Last Known Address:  
14597 Cheever St., Orlando, FL 32828  
Current Address: unknown  
TO: THE UNKNOWN SPOUSE OF MARCOS FLORES, if any  
Last Known Address:  
14597 Cheever St., Orlando, FL 32828  
Current Address: unknown  
TO: UNKNOWN TENANT IN POSSESSION #1  
Last Known Address:  
14597 Cheever St., Orlando, FL 32828  
Current Address:  
14597 Cheever St., Orlando, FL 32828  
TO: UNKNOWN TENANT IN POSSESSION #2  
Last Known Address:  
14597 Cheever St., Orlando, FL 32828  
Current Address:

14597 Cheever St., Orlando, FL 32828  
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Orange County, Florida:  
LOT 84, OF AVALON PARK SOUTH PHASE 2, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 54, PAGES 78 THROUGH 85 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

Property address: 14597 Cheever St., Orlando, FL 32828

"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: 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 notification if the time before the scheduled appearance is less than 7 days. If you are hearing or voice impaired, call 711."

WITNESS my hand and the seal of said Court this 16th day of April, 2026.

TIFFANY MOORE RUSSELL  
Clerk of the Court  
By: /s/ Lauren Scheidt  
Deputy Clerk  
Civil Division  
425 N. Orange Avenue  
Room 350  
Orlando, Florida 32801  
April 23, 30, 2026 26-01360W

**FIRST INSERTION**

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

**Case No. 2025-CA-002983-O**  
**Fifth Third Bank, National Association,**  
**Plaintiff, vs.**  
**Fifth Third Bank (Central Florida), et al.,**  
**Defendants.**

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2025-CA-002983-O of the Circuit Court of the NINTH Judicial Circuit, in and for Orange County, Florida, wherein Fifth Third Bank, National Association is the Plaintiff and Fifth Third Bank (Central Florida); The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Clarisa Aracena a/k/a Clarisa Yomaris Aracena, Deceased; Guadalupe Flores a/k/a Guadalupe Flores Basan; Magnolia Oaks Homeowners Association, Inc. 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 10th day of June, 2026, the following described property as set forth in said Final Judgment, to-wit:

LOT 36, MAGNOLIA OAKS RIDGE, A SUBDIVISION AC-

CORDING TO THE PLAT OR MAP THEREOF DESCRIBED IN PLAT BOOK 33, AT PAGE(S) 108, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

TAX ID: 03-21-28-5457-00-360

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 21st day of April 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 # 25-P00118  
April 23, 30, 2026 26-01357W

**FIRST INSERTION**

**IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA.**  
**CASE NO.: 2026-CA-001820 #34**  
**HOLIDAY INN CLUB VACATIONS INCORPORATED**  
**Plaintiff, vs.**  
**DAVIS ET AL.,**  
**Defendant(s).**

**NOTICE OF ACTION**  
**Count I**

To: MARY ETHEL DAVIS and ANDRELL L. DAVIS  
and all parties claiming interest by, though, under or against Defendant(s) MARY ETHEL DAVIS and ANDRELL L. DAVIS and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida:  
WEEK/UNIT:  
4 EVEN/86351  
of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

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

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

TIFFANY MOORE RUSSELL  
CLERK OF THE CIRCUIT COURT  
ORANGE COUNTY, FLORIDA  
APRIL 15, 2026  
/s/ Rosa Avilés  
Deputy Clerk  
Civil Division  
425 N Orange Avenue  
Room 350  
Orlando, Florida 32801  
April 23, 30, 2026 26-01312W

ORANGE COUNTY  
SUBSEQUENT INSERTIONS

--- SALE / ESTATE ---

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-000674-O  
Deutsche Bank National Trust  
Company, as Trustee for Soundview  
Home Loan Trust 2006-3,  
Asset-Backed Certificates,  
Series 2006-3,  
Plaintiff, vs.  
Pablo T. Cuellar a/k/a Pablo Cuellar,  
et al.,  
Defendants.

NOTICE IS HEREBY GIVEN pursuant  
to the Final Judgment and/or Order  
Rescheduling Foreclosure Sale, entered  
in Case No. 2024-CA-000674-O of  
the Circuit Court of the NINTH Judi-  
cial Circuit, in and for Orange County,  
Florida, wherein Deutsche Bank Na-  
tional Trust Company, as Trustee for  
Soundview Home Loan Trust 2006-3,  
Asset-Backed Certificates, Series 2006-3  
is the Plaintiff and Pablo T. Cuellar  
a/k/a Pablo Cuellar; Dominga Diaz 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  
27th day of May, 2026, the following  
described property as set forth in said  
Final Judgment, to wit:

LOT 178, EAST ORLANDO  
SECTION TWO, ACCORDING  
TO THE PLAT THEREOF, AS  
RECORDED IN PLAT BOOK Y,  
PAGE 26 OF THE PUBLIC RE-  
CORDS OF ORANGE COUNTY,  
FLORIDA.

TAX ID: 13-23-30-2332-01-780  
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, Or-  
lando, Florida, (407) 836-2303, at least  
7 days before your scheduled court ap-  
pearance, or immediately upon receiv-  
ing this notification if the time before  
the scheduled appearance is less than  
7 days; if you are hearing or voice im-  
paired, call 711.

Dated this 17th day of April 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-F02213  
April 23, 30, 2026 26-01318W

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
ORANGE COUNTY, FLORIDA  
PROBATE DIVISION  
File Number: 2026 CP 1193 O  
DIVISION: 2  
IN RE: ESTATE OF  
JAMES WARNER FENTRESS,  
Deceased.

The administration of the estate of  
JAMES WARNER FENTRESS, de-  
ceased, whose date of death was De-  
cember 30, 2025, is pending in the Cir-  
cuit Court for Orange County, Florida,  
Probate Division, the address of which  
is: 425 N. Orange Avenue, Suite 335,  
Orlando, Florida 32801. The names  
and addresses of the personal represen-  
tative and the personal representative's  
attorney are set forth below.

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

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

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

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

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

The date of first publication of this  
Notice is April 23, 2026.

**Personal Representative:**  
**ELIZABETH FENTRESS**  
Arco Degli Acetari 31  
Roma, Italy 00186

Attorney for Personal Representative:  
RYAN M. LUDWICK, ESQUIRE  
Florida Bar No. 086099  
Fisher, Tousey, Leas & Ball  
818 North A1A, Suite 104  
Ponte Vedra Beach, FL 32082  
(904) 356-2600  
rml@fishertousey.com  
April 23, 30, 2026 26-01366W

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
ORANGE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2026-CP-000407-O  
IN RE: ESTATE OF  
ALFONSO LOPEZ  
Deceased.

The administration of the estate of Al-  
fonso Lopez, deceased, whose date of  
death was January 4, 2026, is pending  
in the Circuit Court for Orange County,  
Florida, Probate Division, the address  
of which is 425 N. Orange Ave., Room  
355, Orlando, Florida 32801. The  
names and addresses of the personal  
representative and the personal repre-  
sentative's attorney are set forth below.

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

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

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

ALL CLAIMS NOT FILED WITHIN  
THE TIME PERIODS SET FORTH  
IN FLORIDA STATUTES 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 April 23, 2026.

**Personal Representative:**  
**Kristen Jackson**  
5401 S Kirkman Rd, Ste 310  
Orlando, Florida 32819

Attorney for Personal Representative:  
Kristen M. Jackson, Attorney  
Florida Bar Number: 394114  
JACKSON LAW PA  
5401 S KIRKMAN RD, Ste 310  
ORLANDO, FL 32819  
Telephone: (407) 363-9020  
E-Mail: kjackson@jacksonlawpa.com  
2nd Email:  
jjackson@jacksonlawpa.com  
April 23, 30, 2026 26-01294W

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
ORANGE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2025-CP-003631-O  
IN RE: ESTATE OF  
CLARENCE MOORE, JR.  
a/k/a CLARENCE MOORE  
Deceased.

The administration of the estate of  
Clarence Moore, Jr., deceased, whose  
date of death was September 20, 2022,  
is pending in the Circuit Court for Or-  
ange 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 repre-  
sentative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this  
notice is April 23, 2026.

**Personal Representative:**  
**Valerie Moore**  
304 Beech Avenue  
Orlando, Florida 32805

Attorney for Personal Representative:  
Isaac Manzo  
E-mail: manzo@manzolawgroup.com  
Florida Bar No. 10639  
Manzo & Associates, P.A.  
4767 New Broad Street  
Orlando, Florida 32814  
Telephone: (407) 514-2692  
April 23, 30, 2026 26-01296W

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
ORANGE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2026-CP-000692-O  
IN RE: ESTATE OF  
STEVEN BULMER,  
Deceased.

The administration of the estate of  
STEVEN BULMER, deceased, whose  
date of death was 11 /08/2025, and  
whose Social Security Number is \*\*\*-  
\*\*-7204, is pending in the Circuit Court  
for Orange County, Florida, Probate  
Division, the address of which is 425  
North 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 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  
THIS NOTICE OR 30 DAYS AFTER  
THE DATE OF SERVICE OF A COPY  
OF THIS NOTICE ON THEM.

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

The personal representative or cu-  
rator 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.

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 April 23, 2026.

**Steven K. Schwartz**  
5693 Graceful Way  
Delray Beach, FL 33484  
**Personal Representative**

Attorney for Pers. Rep.  
Florida Bar No. 187976  
5693 Graceful Way  
Delray Beach, FL 33484  
Telephone: 305-563-2739 Ext 101  
E-mail:  
Steve@stevenschwartzpa.com  
April 23, 30, 2026 26-01298W

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
ORANGE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2026-CP-1011  
Division: Probate  
IN RE: ESTATE OF  
LYNDIS A. WEBB,  
Deceased.

The administration of the estate of  
LYNDIS A. WEBB, deceased, whose  
date of death was January 3, 2026,  
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  
THIS NOTICE OR 30 DAYS AFTER  
THE DATE OF SERVICE OF A COPY  
OF THIS NOTICE ON THEM.

All other creditors of the decedent  
and other persons having claims or de-  
mands against decedent's estate 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 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 April 23, 2026.

**Personal Representative:**  
**John Webb**  
337 Palmway Lane  
Orlando, FL 32828

Attorney for Personal Representative:  
ANNA T. SPENCER, ESQ.  
4767 New Broad Street  
Orlando, FL 32814  
Telephone: 407-790-4409  
April 23, 30, 2026 26-01370W

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
ORANGE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2026-CP-001114-O  
IN RE: ESTATE OF  
RONALD JAY TIMMERMANS,  
Deceased.

The administration of the estate of  
RONALD JAY TIMMERMANS, de-  
ceased, whose date of death was Feb-  
ruary 11, 2026, is pending in the Cir-  
cuit 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 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  
THIS NOTICE OR 30 DAYS AFTER  
THE DATE OF SERVICE OF A COPY  
OF THIS NOTICE ON THEM.

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

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

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

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

The date of first publication of this  
notice is April 23, 2026.

**Personal Representative:**  
**BRIAN K. ZIMMER**  
101 Hackberry Court  
Frankfort, Kentucky 40601

Attorney for Personal Representative:  
LANCE A. RAGLAND, ESQ.  
Florida Bar Number: 122440  
ANDREW T. DIXON  
Florida Bar Number: 15195  
5750 Canton Cove  
Winter Springs, FL 32708  
Telephone: (407) 960-6069  
Fax: (407) 960-6091  
E-Mail: Lance@LRaglandLaw.com  
Andy@LRaglandLaw.com  
Debbie@LRaglandLaw.com  
April 23, 30, 2026 26-01331W

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
ORANGE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2026-CP-001115-O  
IN RE: ESTATE OF  
BARBARA JEAN ZIMMER,  
Deceased.

The administration of the estate of  
BARBARA JEAN ZIMMER, deceased,  
whose date of death was February 11,  
2026, 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 repre-  
sentative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this  
notice is April 23, 2026.

**Personal Representative:**  
**BRIAN K. ZIMMER**  
101 Hackberry Court  
Frankfort, Kentucky 40601

Attorney for Personal Representative:  
LANCE A. RAGLAND, ESQ.  
Florida Bar Number: 122440  
ANDREW T. DIXON  
Florida Bar Number: 15195  
5750 Canton Cove  
Winter Springs, FL 32708  
Telephone: (407) 960-6069  
Fax: (407) 960-6091  
E-Mail: Lance@LRaglandLaw.com  
Andy@LRaglandLaw.com  
Debbie@LRaglandLaw.com  
April 23, 30, 2026 26-01332W

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
ORANGE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2025-CP-003806-O  
IN RE: ESTATE OF  
GRACIE MAE LORENZEN  
Deceased.

The administration of the estate of  
GRACIE MAE LORENZEN, deceased,  
whose date of death was January 31,  
2025, is pending in the Circuit Court  
for Orange County, Florida, Probate  
Division, the address of which is 425  
North Orange Avenue, Room 335, Or-  
lando, Florida 32801. The names and  
addresses of the personal representative  
and the personal representative's attor-  
ney are set forth below.

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

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

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 April 23, 2026.

**Personal Representative:**  
**DAVID W. VELIZ**  
630 North Wymore Road  
Suite 330  
Maitland, Florida 32751

Attorney for Personal Representative:  
DANIELLE WHITE, ESQUIRE  
Florida Bar No. 1035906  
VELIZ KATZ LAW  
630 North Wymore Road, Suite 330  
Maitland, Florida 32751  
Telephone: (407) 849-7072  
Facsimile: (407) 849-7075  
E-Mail: VelizKatz@VelizKatzLaw.com  
Secondary:  
Isantos@VelizKatzLaw.com  
Attorney for Petitioner  
April 23, 30, 2026 26-01365W

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
ORANGE COUNTY, FLORIDA  
PROBATE DIVISION  
File Number: 2026-CP-001180-O  
IN RE: ESTATE OF  
EDWARD EARL THIELE,  
Deceased.

The formal administration of the Estate  
of EDWARD EARL THIELE, deceased,  
File Number 2026-CP-001180-O, has  
commenced in the Probate Division  
of the Circuit Court, Orange County,  
Florida, the address of which is 425 N.  
Orange Avenue, Suite 335, Orlando, FL  
32801. The names and addresses of the  
Personal Representative and the Per-  
sonal Representative's attorney are set  
forth below.

All creditors of the decedent, and oth-  
er persons having claims or demands  
against decedent's estate on whom a  
copy of this notice has been served must  
file their claims with this Court at the  
address set forth above WITHIN THE  
LATER OF THREE MONTHS AFTER  
THE DATE OF THE FIRST PUBLI-  
CATION OF THIS NOTICE AS SET  
FORTH BELOW OR THIRTY DAYS  
AFTER THE DATE OF SERVICE OF  
A COPY OF THIS NOTICE ON SUCH  
CREDITOR.

All other creditors or persons having  
claims or demands against decedent's  
estate on whom a copy of this notice has  
not been served must file their claims  
with this Court at the address set forth  
above WITHIN THREE MONTHS  
AFTER THE DATE OF THE FIRST  
PUBLICATION OF THIS NOTICE AS  
SET FORTH BELOW.

The Personal Representative or Cu-  
rator 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 April 23, 2026.

**Personal Representative:**  
**MARK W. THEISS**  
1513 Lake Rhea Drive  
Windermere, Florida 34786

Attorney for Personal Representative:  
CLAIRE J. HILLIARD, ESQ.  
C.J. Hilliard Law, P.A.  
P.O. Box 771268  
Winter Garden, Florida 34777-1268  
(407) 656-1576  
E-mail: claire@cjhilliardlaw.com  
Florida Bar Number: 1019723  
April 23, 30, 2026 26-01333W

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT IN AND  
FOR ORANGE COUNTY, FLORIDA  
PROBATE DIVISION  
CASE NO. 2026-CP-001192-O  
IN RE: ESTATE OF  
KRISTIN ELLEN CASTELLANO,  
Deceased.

The administration of the estate of  
Kristin Ellen Castellano, deceased,  
whose date of death was January 20,  
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 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  
THIS NOTICE OR 30 DAYS AFTER  
THE DATE OF



ORANGE COUNTY

--- ACTIONS / SALES ---

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2026-CA-001823 #36 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. BROADNAX ET.AL., Defendant(s).**

**NOTICE OF ACTION Count I**  
To: ELMER BROADNAX and LEILA R. BROADNAX AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF LEILA R. BROADNAX

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

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

WEEK/UNIT: 29/003623  
of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple ab-

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

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

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.  
TIFFANY MOORE RUSSELL  
CLERK OF THE CIRCUIT COURT  
ORANGE COUNTY, FLORIDA  
APRIL 15, 2026  
/s/ Rosa Aviles  
Deputy Clerk  
Civil Division  
425 N Orange Avenue  
Room 350  
Orlando, Florida 32801  
April 23, 30, 2026 26-01305W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2026-CA-001820 #34 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. DAVIS ET.AL., Defendant(s).**

**NOTICE OF ACTION Count IV**  
To: JOSEPH EARL JONES AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF JOSEPH EARL JONES

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

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

WEEK/UNIT: 45 ODD/86633  
of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple ab-

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

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

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.  
TIFFANY MOORE RUSSELL  
CLERK OF THE CIRCUIT COURT  
ORANGE COUNTY, FLORIDA  
APRIL 15, 2026  
/s/ Rosa Aviles  
Deputy Clerk  
Civil Division  
425 N Orange Avenue  
Room 350  
Orlando, Florida 32801  
April 23, 30, 2026 26-01315W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2026-CA-001823 #36 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. BROADNAX ET.AL., Defendant(s).**

**NOTICE OF ACTION Count IV**  
To: FERNANDO LOPEZ and MELINDA T. LOPEZ AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF MELINDA T. LOPEZ

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

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

WEEK/UNIT: 52/53/086612  
of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amendments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple ab-

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

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

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.  
TIFFANY MOORE RUSSELL  
CLERK OF THE CIRCUIT COURT  
ORANGE COUNTY, FLORIDA  
APRIL 15, 2026  
/s/ Rosa Aviles  
Deputy Clerk  
Civil Division  
425 N Orange Avenue  
Room 350  
Orlando, Florida 32801  
April 23, 30, 2026 26-01308W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2026-CA-001824 #48 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. ABRAM ET.AL., Defendant(s).**

**NOTICE OF ACTION Count V**

To: SHIRLEY ANN JACKSON AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF SHIRLEY ANN JACKSON and all parties claiming interest by, though, under or against Defendant(s) SHIRLEY ANN JACKSON AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF SHIRLEY ANN JACKSON 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 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 Time-share Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as

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

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

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.  
TIFFANY MOORE RUSSELL  
CLERK OF THE CIRCUIT COURT  
ORANGE COUNTY, FLORIDA  
April 14, 2026  
/s/ Stanley Green  
Deputy Clerk  
Civil Division  
425 N Orange Avenue  
Room 350  
Orlando, Florida 32801  
April 23, 30, 2026 26-01303W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2026-CA-001820 #34 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. DAVIS ET.AL., Defendant(s).**

**NOTICE OF ACTION Count III**

To: LYNDA DAVIS HAMBRIGHT A/K/A LYNDA MAE HAMBRIGHT AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF LYNDA DAVIS HAMBRIGHT AND THOMAS LEROY HAMBRIGHT AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF THOMAS LEROY HAMBRIGHT

and all parties claiming interest by, though, under or against Defendant(s) LYNDA DAVIS HAMBRIGHT A/K/A LYNDA MAE HAMBRIGHT AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF THOMAS LEROY HAMBRIGHT and all parties having or claiming to have any right, title or interest in the property herein described:

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

WEEK/UNIT: 8/087556  
of Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965, in the Public Records of Orange County, Florida, and all amend-

ments thereto; the plat of which is recorded in Condominium Book 28, page 84-92 until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

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

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.  
TIFFANY MOORE RUSSELL  
CLERK OF THE CIRCUIT COURT  
ORANGE COUNTY, FLORIDA  
APRIL 15, 2026  
/s/ Rosa Aviles  
Deputy Clerk  
Civil Division  
425 N Orange Avenue  
Room 350  
Orlando, Florida 32801  
April 23, 30, 2026 26-01314W

FIRST INSERTION

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

**CIVIL DIVISION CASE NO. 2025-CA-007913-O LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs.**

**ROBERT CHARLES SONNENBERG A/K/A ROBERT C. SONNENBERG; WINDSONG 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, Defendant(s).**

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure dated April 14, 2026, and entered in Case No. 2025-CA-007913-O of the Circuit Court in and for Orange County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and ROBERT CHARLES SONNENBERG A/K/A ROBERT C. SONNENBERG; WINDSONG 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, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at www.myorangeclerk.realforeclose.com, at 11:00 A.M., on May 28, 2026, the following described property as set forth in said Order or Final Judgment, to-wit: LOT 15, WINDSONG ESTATES, ACCORDING TO THE

PLAT THEREOF, RECORDED IN PLAT BOOK 9, PAGE 109-110, 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.

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.

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

DATED April 17, 2026.  
By: /s/ Lisa A. Woodburn  
Lisa Woodburn  
Florida Bar No.: 11003  
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  
1475-214092 / GS1  
April 23, 30, 2026 26-01334W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2026-CA-001824 #48 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. ABRAM ET.AL., Defendant(s).**

**NOTICE OF ACTION Count VI**

To: ADRIANNA MARINITA MOORE AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF ADRIANNA MARINITA MOORE

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

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

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

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

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

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.  
TIFFANY MOORE RUSSELL  
CLERK OF THE CIRCUIT COURT  
ORANGE COUNTY, FLORIDA  
April 14, 2026  
/s/ Stanley Green  
Deputy Clerk  
Civil Division  
425 N Orange Avenue  
Room 350  
Orlando, Florida 32801  
April 23, 30, 2026 26-01304W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA. **CASE NO.: 2026-CA-001824 #48 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. ABRAM ET.AL., Defendant(s).**

**NOTICE OF ACTION Count II**

To: MARIO DEANGELO BADGETT AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF MARIO DEANGELO BADGETT

and all parties claiming interest by, though, under or against Defendant(s) MARIO DEANGELO BADGETT AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF MARIO DEANGELO BADGETT 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:

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

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

If you are a person with disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: in Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.  
TIFFANY MOORE RUSSELL  
CLERK OF THE CIRCUIT COURT  
ORANGE COUNTY, FLORIDA  
April 14, 2026  
/s/ Stanley Green  
Deputy Clerk  
Civil Division  
425 N Orange Avenue  
Room 350  
Orlando, Florida 32801  
April 23, 30, 2026 26-01300W

FIRST INSERTION

**NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA**

**CASE NO.: 2025-CA-003080-O DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR INDYMAC INDX MORTGAGE LOAN TRUST 2007-ARI, MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2007-ARI, Plaintiff, vs. BEN MCCONNELL A/K/A B. MCCONNELL; UNKNOWN SPOUSE OF BEN MCCONNELL A/K/A B. MCCONNELL; VISCONTI MASTER ASSOCIATION, INC.; VISCONTI WEST CONDOMINIUM ASSOCIATION, INC., Defendant(s).**

NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Summary Final Judgment of Foreclosure dated April 10, 2026, and entered in Case No. 2025-CA-003080-O of the Circuit Court of the 9th Judicial Circuit in and for Orange County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY as Trustee for INDYMAC INDX MORTGAGE LOAN TRUST 2007-ARI, MORTGAGE PASS-THROUGH CERTIFICATES Series 2007-ARI, is Plaintiff and Ben McConnell a/k/a B. McConnell; Unknown Spouse of Ben McConnell a/k/a B. McConnell; Visconti Master Association, Inc.; Visconti West Condominium Association, Inc., are Defendants, the Office of the Clerk, Orange County Clerk of the Court will sell via online auction at www.myorangeclerk.realforeclose.com at 11:00 a.m. on the 20th day of May, 2026, the following described property as set forth in said Final Judgment, to wit: UNIT 14102, BUILDING 14, OF VISCONTI WEST, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 8253, PAGE 1955, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, AND ALL RECORDED AND

UNRECORDED AMENDMENTS THERETO. TOGETHER WITH AN UNDIVIDED INTEREST OR SHARE IN THE COMMON ELEMENTS APPURTENANT THERETO, AND TOGETHER WITH ANY NON-EXCLUSIVE EASEMENTS AS DESCRIBED IN THAT CERTAIN DECLARATION OF COVENANTS, RESTRICTIONS AND EASEMENTS FOR VISCONTI RECORDED IN OFFICIAL RECORDS BOOK 8066, PAGE 4223, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

Property Address: 1225 Lake Shadow Circle, Unit 14102, Maitland, Florida 32751 and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mortgage.

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

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.

Date: 4/16/2026  
By: Craig Stein  
Craig Stein, Esq.  
FL Bar No. 0120464  
McCabe, Weisberg & Conway, LLC  
3222 Commerce Place,  
Suite A  
West Palm Beach, Florida, 33407  
Telephone: (561) 713-1400  
Email: FLpleadings@mwc-law.com  
File No: 25-400118  
April 23, 30, 2026 26-01319W

ORANGE COUNTY

--- ACTIONS / SALES ---

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA.

CASE NO.: 2026-CA-001820 #34 HOLIDAY INN CLUB VACATIONS INCORPORATED

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

NOTICE OF ACTION Count V

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

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida: WEEK/UNIT: 31/086826

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

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

before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

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

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA APRIL 15, 2026 /s/ Rosa Aviles Deputy Clerk Civil Division 425 N Orange Avenue Room 350 Orlando, Florida 32801 April 23, 30, 2026 26-01316W

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA.

CASE NO.: 2026-CA-001823 #36 HOLIDAY INN CLUB VACATIONS INCORPORATED

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

NOTICE OF ACTION Count II

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

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Orange County, Florida: WEEK/UNIT: 51/003503

FIRST INSERTION

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

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

before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

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

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA APRIL 15, 2026 /s/ Rosa Aviles Deputy Clerk Civil Division 425 N Orange Avenue Room 350 Orlando, Florida 32801 April 23, 30, 2026 26-01306W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA.

CASE NO.: 2026-CA-001824 #48 HOLIDAY INN CLUB VACATIONS INCORPORATED

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

NOTICE OF ACTION Count III

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

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property: a SIGNATURE Interest(s) in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by 45000 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 supplement-

ed from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida, as amended by that certain amendment thereto recorded as Document Number: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust"). All of the terms, restrictions, covenants, conditions and provisions contained in the Declaration and any amendments thereto, are incorporated herein by reference with the same effect as though fully set forth herein.

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

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

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA APRIL 14, 2026 /s/ Stanley Green Deputy Clerk Civil Division 425 N Orange Avenue Room 350 Orlando, Florida 32801 April 23, 30, 2026 26-01301W

FIRST INSERTION

IN THE CIRCUIT COURT, IN AND FOR ORANGE COUNTY, FLORIDA.

CASE NO.: 2026-CA-001824 #48 HOLIDAY INN CLUB VACATIONS INCORPORATED

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

NOTICE OF ACTION Count I

To: LAPORCHE DAWNYAIE ABRAM and TIJUANNA MARIE CLEMONS AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF TIJUANNA MARIE CLEMONS and all parties claiming interest by, though, under or against Defendant(s) LAPORCHE DAWNYAIE ABRAM and TIJUANNA MARIE CLEMONS AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF TIJUANNA MARIE CLEMONS 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 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.

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

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT COURT ORANGE COUNTY, FLORIDA APRIL 14, 2026 /s/ Stanley Green Deputy Clerk Civil Division 425 N Orange Avenue Room 350 Orlando, Florida 32801 April 23, 30, 2026 26-01299W

FIRST INSERTION

NOTICE OF SALE AS TO: IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA

CASE NO. 2025-CA-005772 #48 HOLIDAY INN CLUB VACATIONS INCORPORATED

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

COUNT

DEFENDANTS Type/Points/Contract# I ANGELA DIANE LEATHERWOOD WILLIAM EDGAR LEATHERWOOD AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF WILLIAM EDGAR LEATHERWOOD STANDARD / 100000 / 6685780 IV ANDREA GABRIELA ROMERO STANDARD / 90000 / 6574325 Notice is hereby given that on 5/20/26 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: 20250269550 in the Official Records of Orange County, Florida ("Memorandum of Trust").

The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 2025-CA-005772 #48.

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

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

DATED this 17th day of April, 2026. 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 teforeclosures@aronlaw.com April 23, 30, 2026 26-01317W

FIRST INSERTION

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

CASE NO: 2024-CA-000164-O JOHN PARDO, III, an individual, Plaintiff,

vs. COMMON WEALTH TRUST SERVICES, LLC, a Florida limited liability company, as Trustee of the Beracah Valley Trust dated August 14, 2020; JESUS D. GUERRERO, an individual; CITY OF ORLANDO, a Florida Municipal Corporation; and UNKNOWN TENANT I in possession, Defendants.

NOTICE IS HEREBY GIVEN that pursuant to the Amended Order Granting Motion to Reopen Case and Reset Foreclosure Sale dated April 14, 2026, in the Ninth Circuit Court in and for Orange County, Florida, wherein JOHN PARDO, III is the Plaintiff, and granted against the Defendants, COMMON WEALTH TRUST SERVICES, LLC; JESUS D. GUERRERO, CITY OF ORLANDO, and ALL UNKNOWN TENANTS or any parties in possession, in Case No. 2024-CA-000164-O, the Clerk of this Court, Tiffany Moore Russell, will at 9:00 a.m. on May 27, 2026, offer for sale and sell to the highest bidder for cash at www.myorangelcrlk.realforeclose.com, in accordance with Section 45.031, Florida Statutes, the real property situate and being in Orange County, Florida more particularly described as:

The East 208.71 feet of the North 208.71 feet of the Southeast 1/4 of the Southwest 1/4 of the Southeast 1/4 of Section 27, Township 22 South, Range 29 East, Orange County, Florida. Less and Except the North 30 feet for road right-of-way. Also, Less and Except the East 30 feet for road right-of-way. Also, Less and Except: That certain parcel of land described as Parcel No. 122 in that certain Order of Taking recorded November 21, 1978 in Official Records Book 2954, Page 1020, of the Public Records of Orange County, Florida, described as follows: Commence on the South line of Section 27, said Township and Range, at a point .10 feet South

88°46'13" East of the Southwest corner of the Southeast 1/4 of the Southeast 1/4 of said Section 27; thence run North 0°25'03" West a distance of 670.12 feet for the Point of Beginning; thence run North 89°12'33" West a distance of 58.02 feet; thence run South 0°47'27" West a distance of 30 feet to the beginning of a curve concave to the Southwesterly and having a radius of 30 feet; thence, from a tangent bearing of South 68°10'11" East, run Southerly, along the arc of said curve, through a central angle of 67°45'08", a distance of 35.48 feet to the end of said curve; thence run South 0°25'30" East a distance of 152.17 feet; thence North 89°34'57" East a distance of 40 feet; thence run North 0°25'03" West a distance of 208.71 feet to the Point of Beginning, all lying and being situate in Orange County, Florida. Commonly known as: 202 S Orange Blossom Trail, Orlando, FL 32805 Parcel Id: 27-22-290000-00-084

Said sale will be made pursuant to and in order to satisfy the terms of said Final Judgment of Foreclosure.

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

Dated this April 21, 2026. By: Danielle N. Waters, Esq. Florida Bar Number: 0029364 Primary Email: dwaters@nardellalaw.com Secondary Emails: jkern@nardellalaw.com NARDELLA & NARDELLA, PLLC 135 West Central Blvd., Suite 300 Orlando, Florida 32801 Office: (407) 966-2680 Fax: (407) 966-2681 Counsel for Plaintiff, John Pardo III April 23, 30, 2026 26-01362W

FIRST INSERTION

NOTICE OF SALE AS TO: IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA

CASE NO. 2025-CA-009196 #39 HOLIDAY INN CLUB VACATIONS INCORPORATED

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

COUNT

DEFENDANTS WEEK/UNIT I RAAFAF RABEE S. ABDULJABBAR MALAK FOUAD S. BANJAR STANDARD / 100000 / 6989537 II EDITH MONCERRAT ACOSTA RODRIGUEZ ROSENDO VARGAS ROCHA STANDARD / 60000 / 6886484 III ADEFUNKE OLUBUNMI BABARINDE STANDARD / 60000 / 7000909 IV EDINSON ADRIAN DUARTE RUEDA JHERALDIN JHISEL AGUILAR LOPEZ STANDARD / 150000 / 7030748 V STEPHANIE A. GILES STANDARD / 30000 / 7023354 VI MELINDA KALANTAR OHANIAN HARALAMBOS HONDRONIKOLAS MICHAEL GEBREKI KENFEMICHAEL ETENESH MATEWOS ANOREA STANDARD / 60000 / 6987845

Notice is hereby given that on 5/20/26 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-009196 #39.

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

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

DATED this 16th day of April, 2026. 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 teforeclosures@aronlaw.com April 23, 30, 2026 26-01290W

FIRST INSERTION

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

CIVIL DIVISION CASE NO. 482025CA003389A0010X

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR FFMLT TRUST 2006-FF6, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-FF6, Plaintiff, vs.

KENTON A. STOTTLEMYER A/K/A KENTON ANDREW STOTTLEMYER; XINYU STOTTLEMYER A/K/A XINYU QIN; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR FIRST FRANKLIN A DIVISION OF NAT. CITY BANK OF IN; UNKNOWN SPOUSE OF KENTON A. STOTTLEMYER A/K/A KENTON ANDREW STOTTLEMYER; FRISCO BAY COMMUNITY 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, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of foreclosure dated April 13, 2026, and entered in Case No. 482025CA003389A0010X of the Circuit Court in and for Orange County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR FFMLT TRUST 2006-FF6, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-FF6 is Plaintiff and KENTON A. STOTTLEMYER A/K/A KENTON ANDREW STOTTLEMYER; XINYU STOTTLEMYER A/K/A XINYU QIN; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR FIRST FRANKLIN A DIVISION OF NAT. CITY BANK OF IN; UNKNOWN SPOUSE OF KENTON A. STOTTLEMYER A/K/A KENTON ANDREW STOTTLEMYER; FRISCO BAY COMMUNITY 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 www.myorangelcrlk.realforeclose.com, 11:00 A.M., on May 28, 2026, the following described property as set forth in said Order or Final Judgment, to-wit: LOT 116B, FRISCO BAY, UNIT TWO, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 19, PAGES 150 & 151, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

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

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

Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale. DATED 4/20/2026 By: /s/ Sheena M. Diaz Sheena M. Diaz Florida Bar No.: 97907 Roy Diaz, Attorney of Record Florida Bar No. 767700 Diaz Anselmo Lindberg 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 1496-209011 /VMR April 23, 30, 2026 26-01358W

ORANGE COUNTY  
SUBSEQUENT INSERTIONS

--- ACTIONS / SALES ---

SECOND INSERTION

**NOTICE TO CREDITORS (Summary Administration)**  
IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION  
**File No. 2026-CP-000491-O**  
IN RE: ESTATE OF RONALD DUANE ANDERSON Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Ronald Duane Anderson, deceased, File Number 2026-CP-000491-O, by the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 North Orange Avenue, Orlando, FL 32801; that the decedent's date of death was December 22, 2025; that the total value of the estate is \$70,000.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address  
Lisa Anderson  
9738 Sibley Circle  
Orlando, FL 32836

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 April 16, 2026.

**Person Giving Notice:**

**Lisa Anderson**  
9738 Sibley Circle  
Orlando, FL 32836  
Attorney for Person Giving Notice  
/s/ Desiree Sanchez  
Desiree Sanchez  
Florida Bar Number: 10082  
SANCHEZ LAW GROUP PA  
605 E. Robinson Street, Suite 650  
Orlando, FL 32801  
Telephone: (407) 500-4444  
Fax: (407) 236-0444  
E-Mail: desiree@sanchezlaw.com  
Secondary E-Mail:  
info@sanchezlaw.com  
Attorney for Lisa Anderson  
April 16, 23, 2026 26-01254W

SECOND INSERTION

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

**CASE NO.: 2025-CA-009057-O ASSOCIATION RESOURCES, LLC, Plaintiff, vs. OMAR LUCERO, et al., Defendant(s).**

Notice is given that pursuant to the Final Judgment of Foreclosure dated 4/2/2026, in Case No.: 2025-CA-009057-O of the Circuit Court in and for Orange County, Florida, wherein ASSOCIATION RESOURCES, LLC, is the Plaintiff and OMAR LUCERO, et al., is/are the Defendant(s). Tiffany Moore Russell, the Clerk of Court for Orange County, Florida will sell to the highest and best bidder for cash at 11:00 a.m., online at www.myorangeclerk.realforeclose.com, in accordance with Section 45.031, Florida Statutes, on 5/4/2026, the following described property set forth in the Final Judgment of Foreclosure:

Building No. 9, Unit No. 2 of CYPRESS WOODS, a Condominium, according to The Declaration of Condominium recorded in O.R. Book 2522, Page 960, and all exhibits and amendments thereof, and recorded in Condominium Plat Book 3, Page 24, as amended in Condominium Plat Book 3, Page 135, Public Records of Orange, 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 DOCUMENT. IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 1-800-955-8771.

DATED: April 14, 2026  
By: /s/ Jennifer Sinclair  
Jennifer Sinclair, Esquire  
Florida Bar No.: 29559  
ARIAS BOSINGER, PLLC  
280 W. Canton Avenue, Suite 330  
Winter Park, Florida 32789  
(407) 636-2549  
April 16, 23, 2026 26-01264W

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE NINTH JUDICIAL CIRCUIT COURT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION  
**File No. 2026-CP-001027-O**  
Division 2  
IN RE: ESTATE OF LONNIE B. WALKER a/k/a LONNIE BERNARD WALKER Deceased.

The administration of the estate of Lonnie B. Walker a/k/a Lonnie Bernard Walker, deceased, whose date of death was February 16, 2026, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 North Orange Avenue, #340, Orlando, Florida 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION  
**File No. 2026-CP-1170-O**  
Division: Probate  
IN RE: ESTATE OF HAROLD MARTIN Deceased.

The administration of the estate of HAROLD MARTIN, deceased, whose date of death was 04-03-2026, is pending in Circuit Court for Orange County, Florida, Probate Division, the address of which is Circuit court for Orange County, Florida Probate Division 425 N. Orange Ave Orlando, Florida 32801. The names and addresses of the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy

of this notice is required to be served must file their claims with this Court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE.

All other creditors of the decedent and other persons having claims and 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 the first publication of this notice is 04-16-2026  
**Personal representative:**  
**GARY MARTIN**  
321 LOUISE DR  
LAFAYETTE, LA. 70506  
EMAIL:  
CAROLMARTIN@LUSFIBER.NET  
April 16, 23, 2026 26-01266W

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION  
**Case No.: 2026-CP-001085-O**  
IN RE: ESTATE OF SEBASTIAN KYLE MILLER, Deceased.

The administration of the Estate of SEBASTIAN KYLE MILLER, whose date of death was March 6, 2026, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave., Suite 2110, 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 THREE (3) MONTHS AFTER THE TIME OF 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 Decedent and other persons having claims or demands against Decedent's Estate must file their claims with this Court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is April 16, 2026.

**MINDY RHEA SOLIZ, Petitioner**  
Carlena E. Hull  
Attorney for Petitioner(s)  
Florida Bar No.: 1024079  
9240 Bonita Beach Rd., Suite 1117  
Bonita Springs, FL 34135  
Telephone: (239)220-3100  
Email: carlena@costpluslegal.com  
Secondary Email:  
costpluslegal@gmail.com  
April 16, 23, 2026 26-01252W

SECOND INSERTION

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

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH

SECOND INSERTION

**NOTICE OF SALE**  
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA  
**CASE NO. 2023-CA-011611-O PENNYMAC LOAN SERVICES, LLC, Plaintiff, vs. ESTHER ELISE RODRIGUEZ, ET.AL;**

**Defendants**  
NOTICE IS HEREBY GIVEN that, in accordance with the Order granting plaintiff's motion to cancel and reschedule foreclosure sale dated May 5, 2026, the Clerk of the Circuit Court and Comptroller will sell to the highest and best bidder for cash beginning on May 5, 2026 at 11:00 AM via www.myorangeclerk.com, the following described property:

LOT 15, BLOCK F, BILTMORE SHORES, SECOND SECTION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK S, PAGE 55, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. Property Address: 4025 Shorecrest Drive, Orlando, FL 32804

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  
Marinosi 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.: 23-01327  
April 16, 23, 2026 26-01259W

SECOND INSERTION

**NOTICE OF ACTION FOR PETITION FOR DISSOLUTION OF MARRIAGE WITH MINOR CHILDREN**  
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA  
**Case No.: 2024-DR-011207-O**  
Division: 29

NATACHA MARY RODRIGUEZ BECCERIL, Petitioner, and FRANCISCO JAVIER MADERA FLORES, Respondent.  
TO: FRANCISCO JAVIER MADERA FLORES, 609 Calle San Antonio, San Juan, Puerto Rico, 000915

YOU ARE NOTIFIED that an action for Petition for Dissolution of Marriage with Minor Children has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on SHAUN J. MCCLEAVE, ESQUIRE, whose address is, Legal Aid Society of the Orange County Bar Association, Inc., 100 E. Robinson Street, Orlando, Florida 32801, on or before \_\_\_\_\_, and file the original with the clerk of this Court at Orange County Courthouse, Domestic Relations Division, 425 N. Orange Avenue, Suite 320, Orlando, Florida 32801, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file 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: JANUARY 29TH, 2026.  
TIFFANY MOORE RUSSELL  
CLERK OF THE CIRCUIT COURT  
425 North Orange Avenue, Suite 320  
Orlando, Florida 32801

By: /s/ ROBERT HINGSTON Deputy Clerk  
April 16, 23, 30; May 7, 2026 26-01249W

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 April 16, 2026.

**Personal Representative:**

**Donna E. Allen**  
758 Asbury Way  
Lithonia, Georgia 30058  
Attorney for Personal Representative:  
Gerrard L. Grant, Esq.  
Attorney  
Florida Bar Number: 71887  
Aventus Law Group, PLLC  
1095 West Morse Boulevard, Suite 200  
Winter Park, Florida 32789  
Telephone: (321) 250-3577  
Fax: (321) 250-3985  
E-Mail:  
ggrant@aventuslawgroup.com  
Secondary E-Mail:  
abello@aventuslawgroup.com  
April 16, 23, 2026 26-01226W

SECOND INSERTION

**NOTICE OF ACTION FOR DILIGENT SEARCH AND INQUIRY**  
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA  
**Case No.: 2025-DR-002994-O**  
Division: 29

Erica Michelle Pena Petitioner, and Juan Felix Pena, Respondent.  
TO: Juan Felix Pena  
3030 33rd St SW  
Lehigh Acres, FL 33971

YOU ARE NOTIFIED that an action for DIVORCE has been filed against you and that you are required to serve a copy of your written defenses, if any, to Erica Michelle Pena, whose address is 4696 Creekview Ln, Oviedo, FL 32765, on or before 5/21/26, 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 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: 04/10/26  
Tiffany M. Russell  
Clerk of Court

CLERK OF THE CIRCUIT COURT  
By: Clattie Y. Wise  
Deputy Clerk  
April 16, 23, 30; May 7, 2026 26-01250W

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION  
**File No. 2024-CP-000648-O**  
Division 1  
IN RE: ESTATE OF DEBORAH AVERN GREEN Deceased.

The administration of the estate of DEBORAH AVERN GREEN, deceased, whose date of death was March 3, 2023 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 ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is April 16, 2026.

**Personal Representative:**  
**Stephanie Ecklin**  
18 Lloyd Terrace  
Palm Coast, FL 32164  
Attorney for Personal Representative:  
Mark A. James  
FBN: 22619  
Law Office of Mark Andrew James, P.L.L.C.  
600 Rinehart Road #3024  
Lake Mary, FL 32746  
Telephone: (407)679-3111  
E-Mail:  
mjames@attorneymarkjames.com  
jones@attorneymarkjames.com  
Attorney for Personal Representative  
April 16, 23, 2026 26-01229W

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-000943-O**  
IN RE: ESTATE OF PAULINE GARRAY-JAMES, Deceased.

The administration of the estate of PAULINE GARRAY-JAMES, Deceased, whose date of death was February 16, 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 April 16, 2026.

**TYNISHA GARRAY ,**

**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@srbaylaw.com  
Secondary Email:  
angelica@srbaylaw.com  
April 16, 23, 2026 26-01227W

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-001050-O METROPOLITAN LIFE INSURANCE COMPANY, Plaintiff, vs. BROOKE A. BISHOP AND SHIRLEY ECHOLS, et. al. Defendant(s).**

TO: SHIRLEY ECHOLS, UNKNOWN SPOUSE OF SHIRLEY ECHOLS, 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 30, WESTYN BAY - PHASE 1, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 54, PAGE(S) 29 THROUGH 36, 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 counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before /30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

WITNESS my hand and the seal of this Court at Orange County, Florida, this 7 day of April, 2026.

Tiffany Moore Russell  
CLERK OF THE CIRCUIT COURT  
BY: /s/ Nancy Garcia  
DEPUTY CLERK

Robertson, Anschutz, Schneid, Crane & Partners, PLLC  
6409 Congress Ave., Suite 100  
Boca Raton, FL 33487  
PRIMARY EMAIL: flmail@raslg.com  
25-364861  
April 16, 23, 2026 26-01199W

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE NINTH JUDICIAL CIRCUIT COURT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION  
**File No. 2026-CP-001092-O**  
Division 1  
IN RE: ESTATE OF MICHAEL ALLEN SHANAHAN Deceased.

The administration of the estate of Michael Allen Shanahan, deceased, whose date of death was March 4, 2026, is pending in the Circuit Court for ORANGE County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Suite 350, 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

SECOND INSERTION

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

NOTICE IS GIVEN pursuant to a Final Judgment of Foreclosure dated May 20, 2025, entered in Case No. 2024-CA-9079-O, of the Circuit Court in and for Orange County, Florida, wherein Defendants Bien-Aime Confiance, LLC, and David Townsend, are the Defendants. Tiffany Moore Russell, Orange County Clerk of Courts, will sell to the highest and best bidder for cash, at the Clerk of the Circuit Court, Orange County, at www.orange.realforeclose.com on May 19, 2026, at 11:00 a.m., the following described real property as set forth in the Final Judgment:

All that certain real property located in Orange County, Florida, more particularly described as follows, to wit:

Lot 232, Isleworth, according to the plat thereof as recorded in Plat Book 16, Page 118, of the Public Records of Orange County, Florida.

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

NOTICE If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at Orange County Courthouse, 425 N Orange Avenue, Suite 2130, Orlando, Florida 32801, telephone 407-836-2303, within two working days of your receipt of this notice; if you are hearing impaired, call 1-800-955-8771; if you are voice impaired, call 1-800-955-8770.

NOTICE If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at Orange County Courthouse, 425 N Orange Avenue, Suite 2130, Orlando, Florida 32801, telephone 407-836-2303, within two working days of your receipt of this notice; if you are hearing impaired, call 1-800-955-8771; if you are voice impaired, call 1-800-955-8770.

/s/ Tim W. Sobczak  
Tim W. Sobczak  
Florida Bar No. 84707

Dean, Mead, Egerton, Bloodworth, Capouano & Bozarth, P.A.  
420 S. Orange Avenue, Suite 700  
Orlando, FL 32801  
Phone: (407) 841-1200  
Primary Email:  
tsobczak@deanmead.com  
Secondary Email:  
kgzaboda@deanmead.com  
Attorneys for Plaintiff  
April 16, 23, 2026 26-01220W

**PUBLISH YOUR LEGAL NOTICE**  
Call 941-906-9386  
and select the appropriate County name from the menu option  
or email  
legal@businessobserverfl.com  
Business Observer

**CHECK OUT YOUR LEGAL NOTICES**  
floridapublicnotices.com

ORANGE COUNTY  
SUBSEQUENT INSERTIONS

--- ACTIONS / SALES ---

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-000666-O**  
**BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST,**  
**Plaintiff, vs.**  
**JOSE ANTONIO TORRES; UNKNOWN SPOUSE OF JOSE ANTONIO TORRES; UNITED STATES OF AMERICA, DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; ORANGE COUNTY, FLORIDA; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS**  
**Defendant(s).**  
NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on March 15, 2023 in Civil Case No. 2022-CA-000666-O, of the Circuit Court of the Judicial Circuit in and for Orange County, Florida, wherein, BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST is the Plaintiff, and JOSE ANTONIO TORRES; UNKNOWN SPOUSE OF JOSE ANTONIO TORRES; UNITED STATES OF AMERICA, DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; ORANGE COUNTY, FLORIDA; 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 CLAIM-

ANTS 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 26, 2026 at 11:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:  
LOT 2, BLOCK F, OF CRESCENT HEIGHTS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK X, PAGE 46, 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.  
**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 Administrator, 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 2nd day of April, 2026.  
By: Zachary Ullman  
FBN: 106751  
Primary E-Mail: ServiceMail@aldridgepите.com  
**ALDRIDGE | PITE, LLP**  
Attorney for Plaintiff  
401 W. Linton Blvd. Suite 202-B  
Delray Beach, FL 33444  
Telephone: 561-392-6391  
Facsimile: 561-392-6965  
1190-1468B  
April 16, 23, 2026 26-01191W

SECOND INSERTION

**NOTICE OF SALE ASTO:**  
IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA  
**CASE NO. 2025-CA-008763 #35**  
**HOLIDAY INN CLUB VACATIONS INCORPORATED**  
**Plaintiff, vs.**  
**JACOBS ET AL.,**  
**Defendant(s).**  
COUNT DEFENDANTS Type/Points/Contract #  
I BEVERLY KIM JACOBS STANDARD / 75000/ 6613210  
II OLUWAKEMI ATANDA ILORI A/K/A KEMI ILORI  
GIRLIE KATIVHU STANDARD / 100000/ 6877266  
III PETER BRIAN KEDZIORA STANDARD / 150000/ 7040705  
IV JIMMY MULINDE KIBERU STANDARD / 200000/ 6785203  
VI SAMANTHA SHAW PETER ALVIN SHAW STANDARD / 150000/ 6719380  
VII WILLIAM JOSEPH VISSCHER STANDARD / 35000/ 7029118  
Notice is hereby given that on 5/13/26 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-008763 #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 9th day of April, 2026.  
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  
April 16, 23, 2026 26-01192W

SECOND INSERTION

**NOTICE OF ACTION - CONSTRUCTIVE SERVICE** IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA  
GENERAL JURISDICTION DIVISION  
**CASE NO: 2026-CA-001494-O**  
**BANK OF AMERICA, N.A.,**  
**Plaintiff, vs.**  
**UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MONA D. PFEFFER A/K/A MONA D. CLEVELAND A/K/A MONA DIANE CLEVELAND A/K/A MONA**  
**CLEVELAND PFEFFER (DECEASED); UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MATTIE COBB-GOINS (DECEASED); THE PINES COMMUNITY ASSOCIATION, INC.; UNKNOWN TENANT#1; UNKNOWN TENANT #2,**  
**Defendant(s).**  
TO: UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF Mattie Cobb-Goins (Deceased)  
LAST KNOWN ADDRESS: 7926 Virginia Pine Ct, Orlando, FL 32825  
TO: UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF Mona D. Pfeffer a/k/a Mona D. Cleveland a/k/a Mona Diane Cleveland a/k/a Mona Diane Cleveland (Deceased)  
LAST KNOWN ADDRESS: 7926 Virginia Pine Ct, Orlando, FL 32825  
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:  
LOT 2, THE PINES, UNIT 1, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 22, PAGE(S) 67, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.  
PROPERTY ADDRESS:  
7926 Virginia Pine Ct, Orlando, FL 32825  
has been filed against you and you are required to serve a copy of your written defenses, if any, on FRENKEL LAMBERT WEISMAN & GORDON, LLP, Plaintiff's attorney, whose address is One East Broward Blvd., Suite 1430, Ft. Lauderdale, FL, 33301 on or before \_\_\_ 2026, (no later than 30 days from the date of the first publication of this Notice of Action) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed.  
If you are a person with a disability who needs any accommodation in order to participate in 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.  
WITNESS my hand and the seal of this Court at Orange County, Florida this 9th day of April, 2026.  
Tiffany Moore Russell  
Clerk of the Circuit Court  
By: /s/ Nancy Garcia  
DEPUTY CLERK  
FRENKEL LAMBERT WEISMAN & GORDON, LLP  
ATTORNEY FOR PLAINTIFF  
ONE EAST BROWARD BLVD., SUITE 1111  
FORT LAUDERDALE, FL 33301  
TELEPHONE: (954) 522-3233 Ext. FAX: (954) 200-7770  
EMAIL: DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516  
fleservice@flwlaw.com  
04-102551-F00  
April 16, 23, 2026 26-01223W

SECOND INSERTION

**NOTICE TO CREDITORS** IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2026-CP-000612-O**  
Division 02  
IN RE: ESTATE OF  
**WALTER S. KOVSHIK, JR. A/K/A WALTER STEPHAN KOVSHIK**  
Deceased.  
The administration of the estate of Walter S. Kovshik, Jr. a/k/a Walter Stephan Kovshik, deceased, whose date of death was November 10, 2025, 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.

SECOND INSERTION

**NOTICE TO CREDITORS (Summary Administration)** IN THE CIRCUIT COURT, NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY FLORIDA  
PROBATE DIVISION  
**CASE NO.: 2026-CP-000815-O**  
DIVISION: 2  
IN RE: ESTATE OF CAROLE MERRICK PARKER,  
Deceased.  
**TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:**  
The administration of the ESTATE OF CAROLE MERRICK PARKER, deceased, File No. 2026-CP-000815-O 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 Personal Representative's attorney are set forth below.  
**ALL INTERESTED PERSONS ARE NOTIFIED THAT:**  
All creditors of the decedent and any other persons having claims or demands against decedent's estate on whom a copy of this notice is served within three months after the date of the first publication of this notice must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
All other creditors of the decedent and persons having claims or demands against the decedent's estate must file their claims with this Court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.  
ALL CLAIMS, DEMANDS AND OBJECTIONS 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.  
A personal representative and 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, 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 April 16, 2026.  
**Personal Representative:**  
**Cynthia Barlow Santoriello**  
4715 Kissimmee Park Rd, Unit MH6  
Saint Cloud, Florida 34772  
Attorney for Personal Representative:  
R. Nadine David, Esq.  
Florida Bar Number: 89004  
Florida Probate Law Group  
P.O. Box 141135  
Gainesville, Florida 32614  
Telephone: (352) 354-2654  
Fax: (866) 740-0630  
E-Mail: ndavid@floridaprobatelawgroup.com  
Secondary E-Mail: service@floridaprobatelawgroup.com  
April 16, 23, 2026 26-01265W

SECOND INSERTION

**CORRECTED NOTICE TO CREDITORS** IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2026-CP-000424-O**  
Division Probate  
IN RE: ESTATE OF  
**RICHARD O'STEEN A/K/A RICHARD DUANE O'STEEN**  
Deceased.  
The administration of the estate of Richard O'Steen a/k/a Richard Duane O'Steen, deceased, whose date of death was October 17, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave., Suite 2110, 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 April 16, 2026.  
**Personal Representative:**  
**Katharine Payne**  
191 Purdy Drive  
Punta Gorda, Florida 33980  
Attorney for Personal Representative:  
Jeffrey R. Kuhns,  
Florida Bar No. 96026  
KUHNS LAW FIRM, PLLC  
425 Cross Street, Ste. #312  
Punta Gorda, Florida 33950  
Telephone: (941) 205-8000/  
Fax: (941) 205-8001  
E-Mail: jeff@kuhnslawfirm.com  
Secondary E-Mail: kimberly@kuhnslawfirm.com  
April 16, 23, 2026 26-01230W

SECOND INSERTION

Effective April 30, 2026,  
Bruce Breit, MD  
will no longer be practicing with Women's Care at  
100 N. Edinburgh Dr, Suite 200, Winter Park, FL 32792  
For questions or copies of medical records call:  
Phone: (407) 645-5565  
Fax: (888) 720-2569  
April 16, 23, 30; May 7, 2026  
26-01231W

THIRD INSERTION

Effective May 6, 2026, Elizabeth Diaz Gonzalez, MD, will no longer be providing care at WellMed.  
Patients of Dr. Diaz Gonzalez may continue care at WellMed at Dr. Phillips. Patients can obtain copies of their medical record by using the QR code or visiting wellmedhealthcare.com for instructions on requesting a copy.  
  
April 9, 16, 23, 30, 2026  
26-01181W

SECOND INSERTION

**NOTICE OF PUBLIC SALE** Notice is hereby given that on 05/01/2026, at 10:30 a.m., the following property will be sold at public auction pursuant to ES. 715.109: A 1987 BARR mobile home bearing vehicle identification numbers LFLBA2AH023310146 and LFLBA2BH023310146 and all personal items located inside the mobile home. Last Tenant: Julio Cesar Miranda, Lydia Maria Beltran, All Unknown Beneficiaries, Heirs, Successors, Assigns, and Devises of Julio Cesar Miranda, All Unknown Beneficiaries, Heirs, Successors, Assigns, and Devises of Lydia Maria Beltran, Unknown Party or Parties in Possession, and Christopher Miranda, as Possible Heir. Sale to be held at: Gulfstream Harbor, 4505 Old Goldenrod Road, Orlando, Florida 32822, 407-965-2836.  
April 16, 23, 2026 26-01247W

SECOND INSERTION

**NOTICE TO CREDITORS** IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2026-CP-000612-O**  
Division 02  
IN RE: ESTATE OF  
**WALTER S. KOVSHIK, JR. A/K/A WALTER STEPHAN KOVSHIK**  
Deceased.  
The administration of the estate of Walter S. Kovshik, Jr. a/k/a Walter Stephan Kovshik, deceased, whose date of death was November 10, 2025, 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, DEMANDS AND OBJECTIONS 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.  
A personal representative and 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, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under section 721.221.  
The date of the first publication of this Notice is April 16, 2026.  
**Personal Representative**  
**KEVIN PARKER**  
724 Fountain Coin Loop  
Orlando, Florida 32828  
Attorney for Personal Representative  
**CHRISTOPHER D. KEEVER, ESQ.**  
Florida Bar Number: 0094477  
Keever Law, PLLC  
301 W. Bay Street, Suite 1492  
Jacksonville, Florida 32202  
Telephone: (904) 329-7255  
Facsimile: (904) 831-3787  
E-Mail: ckeever@keeverlawfirm.com  
April 16, 23, 2026 26-01253W

SECOND INSERTION

**NOTICE OF PUBLIC SALE** Notice is hereby given that on 05/01/2026, at 10:30 a.m., the following property will be sold at public auction pursuant to ES. 715.109: A 1987 BARR mobile home bearing vehicle identification numbers LFLBA2AH023310146 and LFLBA2BH023310146 and all personal items located inside the mobile home. Last Tenant: Julio Cesar Miranda, Lydia Maria Beltran, All Unknown Beneficiaries, Heirs, Successors, Assigns, and Devises of Julio Cesar Miranda, All Unknown Beneficiaries, Heirs, Successors, Assigns, and Devises of Lydia Maria Beltran, Unknown Party or Parties in Possession, and Christopher Miranda, as Possible Heir. Sale to be held at: Gulfstream Harbor, 4505 Old Goldenrod Road, Orlando, Florida 32822, 407-965-2836.  
April 16, 23, 2026 26-01247W

SECOND INSERTION

Effective April 30, 2026,  
Bruce Breit, MD  
will no longer be practicing with Women's Care at  
100 N. Edinburgh Dr, Suite 200, Winter Park, FL 32792  
For questions or copies of medical records call:  
Phone: (407) 645-5565  
Fax: (888) 720-2569  
April 16, 23, 30; May 7, 2026  
26-01231W

FOURTH INSERTION

**NOTICE**  
Pursuant to Florida Statute 456.057 and Fla Admin Code Ann R 64B8-10.002 take notice that Avecina Medical, P.A., Saman Soleymani, M.D., and Dmitriy Model, M.D. have sold the assets of their practice to Orlando CareNow Urgent Care, LLC as of MARCH 31, 2026. Patient records shall remain located and maintained at 450 State Road 13 North Suite 106-302 St. Johns, FL 32259. Patients may continue to obtain copies of their records at the above listed location.  
Apr. 2, 9, 16, 23, 2026 26-01068W

**SAVE TIME**  
  
**Email your Legal Notice**  
legal@businessobserverfl.com  
Deadline Wednesday at noon  
Friday Publication  
SARASOTA • MANATEE  
HILLSBOROUGH • PASCO  
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COLLIER • CHARLOTTE  
FLORIDA'S NEWSPAPER FOR THE COURT  
**Business Observer**

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

**Are internet-only legal notices sufficient?**  
No. While the internet is clearly a useful resource, websites should not be used as the sole source of a legal notice. Websites, whether controlled by a government body or a private firm, are not independent, archived, readily available or independently verified. Newspaper legal notices fulfill all of those standards.  
**VIEW NOTICES ONLINE AT Legals.BusinessObserverFL.com**  
To publish your legal notice email: legal@businessobserverfl.com

ORANGE COUNTY  
SUBSEQUENT INSERTIONS

--- ACTIONS / SALES ---

SECOND INSERTION

**NOTICE OF FORECLOSURE SALE** IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA  
CIVIL DIVISION: 35  
**CASE NO.: 2025-CA-009534-O LAKEVIEW LOAN SERVICING, LLC,**  
**Plaintiff, vs. NELSON DERONVIL; LONG LAKE PARK HOMEOWNERS ASSOCIATION INC.; UNKNOWN SPOUSE OF NELSON DERONVIL; UNKNOWN TENANT Defendants.**  
NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), TIF-FANY MOORE RUSSELL as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.myorangeclerk.realforeclose.com at 11:00 AM on the 12 day of May, 2026, the following described property as set forth in said Final Judgment, to wit:  
LOT 83, LONG LAKE PARK REPLAT UNIT I, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 21, PAGES 3 AND 4, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.  
PROPERTY ADDRESS: 6017 BROOKHILL CT, ORLANDO, FL 32810  
IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE

A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.  
If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.  
Dated this 08 day of April 2026.  
By: /s/ Lindsay Maisonet  
Lindsay Maisonet, Esq.  
Florida Bar Number: 93156  
Submitted by:  
De Cubas & Lewis, P.A.  
P.O. Box 5026  
Coral Springs, FL 33310  
Telephone: (954) 453-0365  
Facsimile: (954) 771-6052  
Toll Free: 1-800-441-2438  
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516  
eservice@decubaslewis.com  
25-03356  
April 16, 23, 2026 26-01257W

SECOND INSERTION

**NOTICE OF FORECLOSURE SALE** IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA  
CIVIL DIVISION:  
**CASE NO.: 2024-CA-008033-O LAKEVIEW LOAN SERVICING, LLC,**  
**Plaintiff,**  
**vs. MARIA C. OCAMPO; ORANGE COUNTY, FLORIDA; JONATHAN A. OCAMPO; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.**  
NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), TIF-FANY MOORE RUSSELL as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.myorangeclerk.realforeclose.com at 11:00 AM on the 12 day of May, 2026, the following described property as set forth in said Final Judgment, to wit:  
LOT 13, FLOWERS POINTE PHASE II, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 32, PAGES 128 AND 129, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.  
PROPERTY ADDRESS: 1211 FLOWERS POINTE LN, ORLANDO, FL 32825  
IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE

A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.  
If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.  
Dated this 08 day of April 2026.  
By: /s/ Lindsay Maisonet, Esq.  
Lindsay Maisonet, Esq.  
Florida Bar Number: 93156  
Submitted by:  
De Cubas & Lewis, P.A.  
P.O. Box 5026  
Fort Lauderdale, FL 33310  
Telephone: (954) 453-0365  
Facsimile: (954) 771-6052  
Toll Free: 1-800-441-2438  
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516  
eservice@decubaslewis.com  
24-02773  
April 16, 23, 2026 26-01221W

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-010524-O NATIONSTAR MORTGAGE LLC,**  
**Plaintiff, vs. DERRICK LOWERY; Defendants**  
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment in Mortgage Foreclosure dated March 9, 2026, and entered in Case No. 2025-CA-010524-O, of the Circuit Court of the Ninth Judicial Circuit in and for ORANGE COUNTY, Florida. NATIONSTAR MORTGAGE LLC (hereafter "Plaintiff"), is Plaintiff and DERRICK LOWERY, 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 19TH day of MAY, 2026, the following described property as set forth in said Final Judgment, to wit:  
LOT 4, BLOCK D, PINE HILLS MANOR, NO. 5, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK T, PAGE 4, 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 you 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 resewva konvokasyon an si li òu gen pou w parèt nan tribinal la mwens ke 7 jou; si ou gen pwoblèm pou w tande oubyen pale, rele 711.  
Dated this 9th day of April, 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  
NS21129-25/sap  
April 16, 23, 2026 26-01200W

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. 2025-CA-003935-O U.S. BANK NATIONAL ASSOCIATION,**  
**Plaintiff, vs. CHRISTINE ELIZABETH SOMMER AND CORY G. HOWARD, et al. Defendant(s).**  
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 09, 2026, and entered in 2025-CA-003935-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and CHRISTINE ELIZABETH SOMMER; CORY G. HOWARD; UNKNOWN SPOUSE OF CHRISTINE ELIZABETH SOMMER; UNKNOWN SPOUSE OF CORY G. HOWARD; OVERLOOK AT PARKSIDE AT ERROL ESTATES CONDOMINIUM ASSOCIATION, INC. are the Defendant(s). Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com, at 11:00 AM, on May 07, 2026, the following described property as set forth in said Final Judgment, to wit:  
UNIT B, BUILDING 49, OF OVERLOOK AT PARKSIDE, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 8585, PAGE(S) 715, AND ALL SUBSEQUENT AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS, IN THE PUBLIC RECORDS OF

ORANGE COUNTY, FLORIDA.  
Property Address: 430 ASHLEY BROOKE CT, APOPKA, FL 32712  
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 13 day of April, 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  
25-296365 - EuE  
April 16, 23, 2026 26-01262W

SECOND INSERTION

**NOTICE OF SALE PURSUANT TO CHAPTER 45** IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA  
**CASE NO. 2025-CA-009937-O U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF TIKI SERIES V TRUST,**  
**Plaintiff, v. TEMIKA KEWANDA MOSES, et al, Defendants.**  
NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment in Foreclosure entered on April 7, 2026 and entered in Case No. 2025-CA-009937-O in the Circuit Court of the 9th Judicial Circuit in and for Orange County, Florida, wherein TEMIKA KEWANDA MOSES, 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 May 28, 2026 at 11:00am, the following described real property as set forth in said Final Judgment, to wit:  
LOT 63, TOWNS OF WESTYN BAY, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 60, PAGES 100 THROUGH 102, INCLUSIVE OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.  
and commonly known as: 609 FORTANINI CIR., OCOEE, FL 34761 (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 60 DAYS AFTER THE SALE.  
IMPORTANT If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.  
By: /s/ Rebecca E. Smith  
Jason Duggar, Esq.  
FL Bar No.: 83813  
Christophal Hellewell, Esq.  
FL Bar No.: 114230  
Anya E. Macias, Esq.  
FL Bar No.: 0458600  
Tara Rosenfeld, Esq.  
FL Bar No.: 59454  
Johanni Fernandez-Marmol, Esq.  
FL Bar No.: 1055042  
Jimmy Edwards, Esq.  
FL Bar No.: 81855  
Rebecca E. Smith, Esq.  
FL Bar No.: 1069865  
Spencer Gollahon, Esq.  
FL Bar No.: 647799  
fcpleadings@ghidottiberger.com  
GHIDOTTI | BERGER LLP  
Attorneys for Plaintiff  
10800 Biscayne Blvd., Suite 201  
Miami, FL 33161  
Telephone: (305) 501-2808  
Facsimile: (954) 780-5578  
April 16, 23, 2026 26-01194W

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. 2025-CA-009407-O LAKEVIEW LOAN SERVICING, LLC,**  
**Plaintiff, vs. HOPE DWAN, ET AL., Defendant.**  
NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered March 20, 2026 in Civil Case No. 2025-CA-009407-O of the Circuit Court of the NINTH JUDICIAL CIRCUIT in and for Orange County, Orlando, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and Hope Dwan, 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 7th day of May, 2026 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:  
LOT 2, AND THE SOUTHERLY 3 FEET OF LOT 1, BLOCK 2, PLYMOUTH HEIGHTS,

ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK T, PAGE(S) 19, OF THE PUBLIC 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: MRSservice@mccalla.com  
25-13432FL  
April 16, 23, 2026 26-01198W

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. 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 CITI-MORTGAGE, INC. is the Plaintiff and LAWANDA RENE'E SINCLAIR A/K/A LAWANDA SINCLAIR; NEIGHBORHOOD ASSISTANCE CORPORATION OF AMERICA; LYNV 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 11:00 AM, on June 05, 2026, the following described property as set forth in said Final Judgment, to wit:  
LOT 3, BLOCK M, ROBINSONWOOD 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 13 day of April, 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 - SaR  
April 16, 23, 2026 26-01260W

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 DIVISION  
**CASE NO. 482025CA008125A0010X LAKEVIEW LOAN SERVICING, LLC,**  
**Plaintiff, vs. WILLIAM MUNSON, JR. A/K/A WILLIAM R. MUNSON, JR. A/K/A WILLIAM RAYMOND MUNSON, JR.; TOMIKA LANE MUNSON A/K/A TOMIKA LOVELLE MUNSON A/K/A TOMIKA LOVELLE LANE; CHRISTINE J. LOMAS, ESQ.; LAW FIRM OF LOMASLAW, P.A.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; AND ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s).**  
NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure dated April 8, 2026, and entered in Case No. 482025CA008125A0010X of the Circuit Court in and for Orange County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and WILLIAM MUNSON, JR. A/K/A WILLIAM R. MUNSON, JR. A/K/A WILLIAM RAYMOND MUNSON, JR.; TOMIKA LANE MUNSON A/K/A TOMIKA LOVELLE MUNSON A/K/A TOMIKA LOVELLE LANE; CHRISTINE J. LOMAS, ESQ.; LAW FIRM OF LOMASLAW, P.A.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, TIF-FANY MOORE RUSSELL, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at www.myorangeclerk.realforeclose.com,

at 11:00 A.M., on May 27, 2026, the following described property as set forth in said Order or Final Judgment, to-wit: LOT 200, BEL-AIRE WOODS FIFTH ADDITION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGE 88, 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 CLERK, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.  
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.  
Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.  
DATED April 13, 2026.  
By: /s/ Lisa A. Woodburn  
Lisa Woodburn  
Florida Bar No.: 11003  
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  
1475-206109 / GS1  
April 16, 23, 2026 26-01258W

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-008767 #39**  
**CASCADE FUNDING LP SERIES 14**  
**Plaintiff, vs. COTTER ET AL., Defendant(s).**  
COUNT DEFENDANTS Type/Points/Contract #  
I ADRIAN FRANCIS COTTER STANDARD / 50000/ 6959009  
JOAN CARAMBAS COTTER  
JONATHAN DOUGLAS  
II CAMERON SIGNATURE / 45000/ 6949893  
IV BRYAN LACHAPPELLE A/K/A BRYAN TAILLY SYLVIE TAILLY STANDARD / 200000/ 6948721  
V ALISTER OSWALDO MALCOLM MAURICIA KEPATRA ALLEN STANDARD / 30000/ 6973338  
VI CHRISTOPHER BARRY PATERSON ALEXANDRA VILLEGAS STANDARD / 500000/ 6974690  
VII DANIELA A. VIJA AND ANY AND ALL UNKNOWN HEIRS, CLAIMANTS AND OTHER CLAIMANTS OF DANIELA A. VIJA STANDARD / 35000/ 6987229  
Notice is hereby given that on 5/13/26 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-008767 #39.  
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 1 year after the sale.  
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.  
DATED this 9th day of April, 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  
April 16, 23, 2026 26-01193W

**What makes public notices in newspapers superior to other forms of notices?**  
Public notices in newspapers are serendipitous. When readers page through a newspaper, they will find important public notice information they otherwise would not find anywhere else.  
Rarely do consumers specifically search online for public notices.  
V18292-V12

## ORANGE COUNTY SUBSEQUENT INSERTIONS

--- ACTIONS / SALES / ESTATE ---

**SECOND INSERTION**

**NOTICE OF SALE**  
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA  
**CASE NO.: 2024-CA-010048-O**  
**WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS THE TRUSTEE OF IMPERIAL FUND MORTGAGE TRUST 2022-NQM6,**  
**Plaintiff, vs.**  
**PEDRO ALBERTO MONZON DIAZ AND MARIBEL M HERNANDEZ, ET AL.,**  
**Defendant(s).**  
NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure entered on March 31, 2026 in the above-styled cause, Tiffany Moore Russell, Orange county clerk of court shall sell to the highest and best bidder for cash on May 14, 2026 at 11:00 A.M., at [www.myorangeclerk.realforeclose.com](http://www.myorangeclerk.realforeclose.com), the following described property:  
LOT 108, HUNTER'S CREEK - TRACT 240, PHASE II, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 20, PAGE(S) 119 THROUGH 120, INCLUSIVE, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.  
PROPERTY ADDRESS:  
3142 TIMUCUA CIRCLE,  
ORLANDO, FL 32837  
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.  
**AMERICANS WITH DISABILITIES ACT**  
If you are a person with a disability who needs any accommodation in order to participate in 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.  
Dated: April 13, 2026  
/s/ Kelley L. Church  
Kelley L. Church, Esquire  
Florida Bar No.: 100194  
Quintairo, Prieto, Wood & Boyer, P.A.  
255 S. Orange Ave., Ste. 900  
Orlando, FL 32801-3454  
(855) 287-0240  
(407) 872-6012 Facsimile  
E-mail: [servicecopies@qpwblaw.com](mailto:servicecopies@qpwblaw.com)  
E-mail: [khchurch@qpwblaw.com](mailto:khchurch@qpwblaw.com)  
Attorney for Plaintiff  
Matter No.: FL-007449-24  
April 16, 23, 2026 26-01225W

**SECOND INSERTION**

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2026-CP-000352-O**  
**IN RE: ESTATE OF**  
**JEFFREY ENTREKIN,**  
**Deceased.**  
The administration of the estate of JEFFREY ENTREKIN, deceased, whose date of death was September 24, 2025, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.  
All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.  
The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.  
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.  
NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.  
The date of first publication of this notice is: April 16, 2026.  
**SUSAN ENTREKIN**  
**Personal Representative**  
8626 Bucksaw Drive  
Orlando, FL 32817  
Robert D. Hines, Esq.  
Attorney for Personal Representative  
Florida Bar No. 0413350  
Hines Norman Hines, P.L.  
1312 W. Fletcher Avenue, Suite B  
Tampa, FL 33612  
Telephone: 813-265-0100  
Email: [rhines@hnh-law.com](mailto:rhines@hnh-law.com)  
Secondary Email: [ntservice@hnh-law.com](mailto:ntservice@hnh-law.com)  
April 16, 23, 2026 26-01228W

**SECOND INSERTION**

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2025-CP-003269**  
**IN RE: ESTATE OF**  
**CHANCIA MUSIZETTE CRUZ**  
**Deceased.**  
The administration of the Estate of Chancia Musizette Cruz, deceased, whose date of death was June 30, 2025, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, Florida 32801. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.  
All creditors of the Decedent and other persons having claims or demands against Decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
The Personal Representative has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Sections 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under Section 732.2211, Florida Statutes.  
All other creditors of the Decedent and other persons having claims or demands against Decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.  
ALL CLAIMS NOT FILED WITHIN THE TIME 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 April 9, 2026.  
**Personal Representative:**  
**Nicholas Manuel Cruz**  
PSC 415 Box 5142  
APO, AE 09114  
Attorney for Personal Representative:  
Joshua Rosenberg, Esq.  
Florida Bar Number: 297491  
ROSE LEGAL GROUP, P.A.  
1230 Oakley Seaver Drive, Suite 101  
Clermont, Florida 34711  
(352) 722-3114 (telephone)  
Service@RoseLegalGroup.com  
April 16, 23, 2026 26-01219P

**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. 2026-CA-002254-O**  
**LAKEVIEW LOAN SERVICING, LLC,**  
**Plaintiff, vs.**  
**JEROME D GORDON, ET AL.,**  
**Defendant.**  
To: JEROME D GORDON  
16518 CEDAR CREST DR,  
ORLANDO, FL 32828  
UNKNOWN SPOUSE OF JEROME D GORDON  
16518 CEDAR CREST DR,  
ORLANDO, FL 32828  
UNKNOWN TENANT IN POSSESSION 1  
16518 CEDAR CREST DR,  
ORLANDO FL 32828  
UNKNOWN TENANT IN POSSESSION 2  
16518 CEDAR CREST DR,  
ORLANDO FL 32828  
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 251, TIMBER POINTE - PHASE 2, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 63, PAGES 120 THROUGH 124, INCLUSIVE, 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 Jacqueline T. Levine, 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 \_\_\_\_\_ 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 2 day of April, 2026.  
TIFFANY MOORE RUSSELL, ESQ.  
CLERK OF COURT OF ORANGE COUNTY  
As Clerk of the Court  
BY: /s/ Joji Jacob  
Deputy Clerk  
Civil Court Seal  
425 North Orange Ave.  
Room 350  
Orlando, Florida 32801  
MCCALLA RAYMER LEIBERT PIERCE, LLP  
225 East Robinson Street, Suite 155,  
Orlando, FL 32801  
Phone: (407) 674-1850  
Fax: (321) 248-0420  
Email: [AccountsPayable@mccalla.com](mailto:AccountsPayable@mccalla.com)  
25-19483FL  
April 16, 23, 2026 26-01195W

**SECOND INSERTION**

**NOTICE OF SALE**  
**UNDER FLA. STAT. CHAPTER 45**  
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA  
**CASE NO.: 2017-CA-000599-O**  
**WELLS FARGO BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET MORTGAGE INVESTMENTS II INC., GREENPOINT MORTGAGE FUNDING TRUST 2005-AR4, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-AR4,**  
**Plaintiff v.**  
**NAHIYA YOUNAN ROMANO A/K/A NAHIYA ROMANO A/K/A NAHIYA YOUAN ROMANO A/K/A NAHIYA G. ROMANO; ET AL.,**  
**Defendant(s).**  
NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated June 22, 2023, and the Amended Order on Plaintiff's Motion to Re-set Foreclosure Sale dated March 26, 2026, in the above-styled cause, the Clerk of Circuit Court Tiffany Moore Russell, shall sell the subject property at public sale on the 26th day of May, 2026, at 11:00 AM to the highest and best bidder for cash, at <https://www.myorangeclerk.realforeclose.com> on the following described property:  
LOT 14F, BLOCK F OF VIZCAYA, PHASE ONE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 45, PAGE(S) 29 THROUGH 34, INCLUSIVE, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.  
Property Address: 8503 San Marino Boulevard, Orlando, FL 32836.  
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.  
Dated: April 14, 2026.  
/s/ Meghan Keane  
Meghan Keane, Esquire  
Florida Bar No.: 103343  
mkeane@bitman-law.com  
kimy@bitman-law.com  
BITMAN O'BRIEN, PLLC  
610 Crescent Executive Ct., Suite 112  
Lake Mary, FL 32746  
Telephone: (407) 815-3110  
Facsimile: (407) 815-3116  
Attorneys for Plaintiff  
April 16, 23, 2026 26-01255W

**SECOND INSERTION**

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR ORANGE COUNTY  
GENERAL CIVIL DIVISION  
**Case No.: 2024-CA-5626**  
**ORCHARD PARK PROPERTY OWNERS ASSOCIATION, INC., a Florida not-for-profit corporation,**  
**Plaintiff, vs.**  
**DEBORAH BENITA BRADLEY; UNKNOWN SPOUSE OF DEBORAH BENITA BRADLEY; UNKNOWN TENANT #1; and UNKNOWN TENANT #2 as unknown tenants in possession; APOPKA FURNITURE, INC.,**  
**Defendants.**  
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated April 3, 2025, Amended Final Judgment of Foreclosure dated November 19, 2025, and Order Resolving Sale dated April 13, 2026, entered in Case No. 2024-CA-5626 of the Circuit Court of the Ninth Judicial Circuit, in and for Orange County, Florida, wherein ORCHARD PARK PROPERTY OWNERS ASSOCIATION, INC., is the Plaintiff, and DEBORAH BENITA BRADLEY, et al., are the Defendants, Kelvin Soto, Esq., Clerk of Court of Orange County, will sell to the highest and best bidder for cash online at <http://www.myorangeclerk.realforeclose.com>, at 11:00 AM, on May 7, 2026, the following described property as set forth in said Final Judgment:  
Lot 50, ORCHARD PARK, according to the plat thereof, as recorded in Plat Book 46, Pages 76 and 77, of the Public Records of Orange County, Florida.  
Parcel I.D. No.:  
04-22-28-6274-00-500 a/k/a 1984 Casaba Cove Ave  
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.  
/s/ Shannon L. Zetrouer  
Shannon L. Zetrouer, Esquire  
Florida Bar No. 16237  
ZP Legal, PLLC  
4100 Central Avenue  
St. Petersburg, FL 33711  
Telephone: (727) 440-4407  
szetrouer@zp-legal.com  
cos@zp-legal.com  
April 16, 23, 2026 26-01263W

**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-014748-O**  
**M&T BANK,**  
**Plaintiff, vs.**  
**JOETTA AKEYA TROUTMAN, ET AL.,**  
**Defendant.**  
NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered May 30, 2024 in Civil Case No. 2023-CA-014748-O of the Circuit Court of the NINTH JUDICIAL CIRCUIT in and for Orange County, Orlando, Florida, wherein M&T BANK is Plaintiff and Joetta Akeya Troutman, 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](http://www.myorangeclerk.realforeclose.com) in accordance with Chapter 45, Florida Statutes on the 7th day of May, 2026 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:  
Lot 11, Jacaranda, according to

the Plat thereof as recorded in Plat Book 6, page(s) 55, of the Public Records of Orange County, Florida.  
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.  
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at 425 N. Orange Avenue, Room 2130, Orlando, Florida 32801, Telephone: (407) 836-2303 within two (2) working days of your receipt of this (describe notice); If you are hearing or voice impaired, call 1-800-955-8771.  
By: /s/ Robyn Katz  
Robyn Katz, Esq.  
Fla. Bar No.: 146803  
McCalla Raymer Leibert Pierce, LLC  
Attorney for Plaintiff  
225 East Robinson Street, Suite 155  
Orlando, FL 32801  
Phone: (407) 674-1850  
Fax: (321) 248-0420  
Email: [MRService@mccalla.com](mailto:MRService@mccalla.com)  
23-07510FL  
April 16, 23, 2026 26-01196W

**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.**  
**2025-CA-007862-O**  
**APEX BANK,**  
**Plaintiff, vs.**  
**FERNANDO PEREZ, ET AL.,**  
**Defendant.**  
NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered March 20, 2026 in Civil Case No. 2025-CA-007862-O of the Circuit Court of the NINTH JUDICIAL CIRCUIT in and for Orange County, Orlando, Florida, wherein APEX BANK is Plaintiff and Fernando Perez, 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](http://www.myorangeclerk.realforeclose.com) in accordance with Chapter 45, Florida Statutes on the 5th day of May, 2026 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:  
Lot 222, of Southchase Unit 10, according to the plat there-

of as recorded in Plat Book 24, Pages 30 and 31, of the Public Records of Orange County, Florida.  
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.  
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at 425 N. Orange Avenue, Room 2130, Orlando, Florida 32801, Telephone: (407) 836-2303 within two (2) working days of your receipt of this (describe notice); If you are hearing or voice impaired, call 1-800-955-8771.  
By: /s/ Robyn Katz  
Robyn Katz, Esq.  
Fla. Bar No.: 146803  
McCalla Raymer Leibert Pierce, LLC  
Attorney for Plaintiff  
225 East Robinson Street, Suite 155  
Orlando, FL 32801  
Phone: (407) 674-1850  
Fax: (321) 248-0420  
Email: [MRService@mccalla.com](mailto:MRService@mccalla.com)  
25-12815FL  
April 16, 23, 2026 26-01197W

**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-000139-O**  
**U.S. BANK NATIONAL ASSOCIATION,**  
**Plaintiff, vs.**  
**NATASHA L. LEE, et al.,**  
**Defendants.**  
TO: NATASHA L. LEE  
3544 GREENFIELD AVE, ORLANDO, FL 32808  
UNKNOWN SPOUSE OF NATASHA L. LEE  
3544 GREENFIELD AVE, ORLANDO, FL 32808  
YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:  
LOT 37, ROLLING WOODS, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 132, 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 PO BOX 5026, FORT LAUDERDALE, FL 33310 on or before \_\_\_\_\_, a date at least 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 day of 4/13, 2026.  
Tiffany Moore Russell, Clerk of Courts  
/s/ Brian Williams  
Deputy Clerk  
Civil Division  
425 North Orange Ave.  
Room 350  
Orlando, FL 32801  
25-05827  
De Cubas & Lewis, P.A.  
PO BOX 5026,  
FORT LAUDERDALE, FL 33310  
April 16, 23, 2026 26-01256W

**SECOND INSERTION**

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR ORANGE COUNTY  
**CASE NO. 48-2024-CA-003074-O**  
**ROCKET MORTGAGE, LLC**  
**F/K/A QUICKEN LOANS, LLC**  
**F/K/A QUICKEN LOANS INC.,**  
**PLAINTIFF, VS.**  
**BARBARA A MORRIS A/K/A BARBARA ANN MORRIS, ET AL.,**  
**Defendant.**  
To: ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST ESTATE OF NAKESHA NICOLE MORRIS A/K/A NAKESHA MORRIS, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEE, OR OTHER CLAIMANTS  
ADDRESS: UNKNOWN  
LATRAVIA VONTICIA POWELL  
A/K/A LATRAVIA POWELL  
4709 LAWNE BLVD,  
ORLANDO, FL 32808  
UNKNOWN SPOUSE OF LATRAVIA VONTICIA POWELL A/K/A LATRAVIA POWELL  
4709 LAWNE BLVD,  
ORLANDO, FL 32808  
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 1, BLOCK "A", LAKE LAWNE SHORES, SECOND ADDITION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK "W", PAGE 70, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, LESS, BEGINNING AT THE SE CORNER OF SAID LOT 1, RUN NORTH ALONG

EAST BOUNDARY OF SAID LOT 1, 14.05 FT., THENCE ALONG THE ARC OF A CURVE TO THE LEFT WITH A RADIUS OF 39.5 FT. A DISTANCE OF 62.05 FT. TO A POINT ON THE SOUTH BOUNDARY OF SAID LOT 1, SAID POINT BEING SITUATED 5.95 FT. EAST OF THE SW CORNER OF SAID LOT, THENCE EAST 54.05 FT. TO THE POINT OF BEGINNING.  
has been filed against you and you are required to file a copy of your written defenses, if any, to it on Jacqueline T. Levine, 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 7th day of April, 2026.  
TIFFANY MOORE RUSSELL, ESQ.  
CLERK OF COURT OF ORANGE COUNTY  
As Clerk of the Court  
BY: /s/ Lauren Scheidt  
Deputy Clerk  
Civil Court Seal  
Civil Division  
425 N Orange Ave  
Room 350  
Orlando, Florida 32801  
MCCALLA RAYMER LEIBERT PIERCE, LLP  
225 East Robinson Street, Suite 155,  
Orlando, FL 32801  
Phone: (407) 674-1850  
Fax: (321) 248-0420  
Email: [AccountsPayable@mccalla.com](mailto:AccountsPayable@mccalla.com)  
24-19427FL  
April 16, 23, 2026 26-01224W

**SECOND INSERTION**

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY,  
FLORIDA  
**CASE NO.**  
**2026-CA-000066-O**  
**MIDFIRST BANK**  
**Plaintiff,**  
**v.**  
**THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF THOMAS J GAFFNEY; PATSY L WRIGHT, DECEASED, ET AL.**  
**Defendants.**  
TO: THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF THOMAS J GAFFNEY, DECEASED  
Current Residence Unknown, but whose last known address was: 2400 REST HAVEN AVE, ORLANDO, FL 32806-5162  
TO: THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF PATSY L WRIGHT, DECEASED  
Current Residence Unknown, but whose last known address was: 2400 REST HAVEN AVE, ORLANDO, FL 32806-5162  
YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Orange County, Florida, to-wit:  
LOTS 1, 2 AND 3, BLOCK "G", REST HAVEN SUBDIVISION, TOGETHER WITH THE SOUTH ¼ OF VACATED PAGE STREET FORMERLY KNOWN AS HENRY STREET ABUTTING ON THE NORTH OF SAID LOT 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK "M", PAGE 67, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.  
has been filed against you and you are

required to serve a copy of your written defenses, if any, to it on eXL Legal, PLLC, Plaintiff's attorney, whose address is 12425 28th Street North, Suite 200, St. Petersburg, FL 33716, within thirty (30) days after the first publication of this Notice of Action, and file the original with the Clerk of this Court at 425 N Orange Ave, Orlando, Florida 32801, either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint petition.  
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.  
WITNESS my hand and seal of the Court on this day of APRIL 2, 2026.  
Tiffany Moore Russell  
Clerk of the Circuit Court (SEAL) By: Rosa Aviles  
Deputy Clerk  
Civil Division  
Room 350  
Orlando, Florida 32801  
eXL Legal, PLLC,  
Plaintiff's attorney  
12425 28th Street North,  
Suite 200  
St. Petersburg, FL 33716  
1000011304  
April 16, 23, 2026 26-01222W

**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. 2025-CA-000397-O**  
**CITIBANK, N.A., AS TRUSTEE, IN TRUST FOR REGISTERED HOLDERS OF WAMU ASSET-BACKED CERTIFICATES WAMU SERIES 2007-HE2 TRUST,**  
**Plaintiff, vs.**  
**ERNEST F. LYNN AND MARCIA L. LYNN, et al.**  
**Defendant(s).**  
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 6, 2026, and entered in 2025-CA-000397-O of the Circuit Court of the NINTH JUDICIAL CIRCUIT in and for Orange County, Florida, wherein CITIBANK, N.A., AS TRUSTEE, IN TRUST FOR REGISTERED HOLDERS OF WAMU ASSET-BACKED CERTIFICATES WAMU SERIES 2007-HE2 TRUST is the Plaintiff and ERNEST F. LYNN; MARCIA L. LYNN; HIDDEN SPRINGS / ESTATES HOMEOWNERS ASSOCIATION, INC. are the Defendant(s).  
Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at [www.myorangeclerk.realforeclose.com](http://www.myorangeclerk.realforeclose.com), at 11:00 AM, on May 05, 2026, the following described property as set forth in said Final Judgment, to wit:  
LOT 22, HIDDEN SPRINGS UNIT ONE, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 9, PAGE 35, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.  
Property Address: 5055 CASPI-

AN CT, ORLANDO, FL 32819  
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim 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 13 day of April, 2026.  
By: /s/ Danielle Salem  
Danielle Salem, Esquire  
Florida Bar No. 0058248  
Communication Email: [dsalem@raslg.com](mailto: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](mailto:flmail@raslg.com)  
23-162483 - MiM  
April 16, 23, 2026 26-01261W