

## SARASOTA COUNTY LEGAL NOTICES

### --- PUBLIC SALES ---

**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 All American Roots Press located at 4975 City Hall Blvd Unit 7226 in the City of North Port, Sarasota, FL 34290 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 3rd day of May, 2026  
Rejenavite, LLC  
May 8, 2026 26-01022S

**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 Alexander Vincent located at 4009 Destination Drive, Unit 3508 in the City of Osprey, Sarasota, FL 34229 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 4th day of May, 2026  
Alexander V Newton  
May 8, 2026 26-01023S

**FIRST INSERTION**  
**FICTITIOUS NAME NOTICE**  
Notice is hereby given that STUDIO SR, LLC, OWNER, desiring to engage in business under the fictitious name of LIFTED LLC located at 3230 SOUTHGATE CIR STE 99, SARASOTA, FLORIDA 34239 intends to register the said name in SARASOTA county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.  
May 8, 2026 26-01054S

**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 Golf Coast Carts located at 2251 Aspinwall St. in the City of Sarasota, Sarasota, FL 34237 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 4th day of May, 2026  
David Stebbins  
May 8, 2026 26-01037S

**FIRST INSERTION**  
**NOTICE OF PUBLIC SALE**  
Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:  
4173 Clark Rd. Sarasota, FL 34233  
5/28/2026 at 10:00 AM  
Valhalla Gardens  
Landscaping/powerwashing/paver equipment  
Christina Cook  
2 queen mattress, box spring, couch, dresser, loft seat, 2 end tables, boxes  
The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.  
May 8, 15, 2026 26-01021S

**FIRST INSERTION**  
**NOTICE OF PUBLIC SALE**  
Pursuant to Section 715.109, notice is hereby given that the following property will be offered for public sale and will sell at public outcry to the highest and best bidder for cash:  
a 1990 Mobile Home, VIN PH093816A/PH093816B and the contents therein, if any, abandoned by former tenant, Patricia Eileen Mishk  
On May 21, 2026 at 9:00am at Village at Riverwalk, Inc., 376 Salt Creek Drive, North Port, Florida 34287.  
THE EDWARDS LAW FIRM, PL  
500 S. Washington Boulevard, Suite 400 Sarasota, Florida 34236  
Telephone: (941) 363-0110  
Facsimile: (941) 952-9111  
Attorney for Village at Riverwalk, Inc. By: /s/ Sheryl A. Edwards  
SHERYL A. EDWARDS  
Florida Bar No. 0057495  
sedwards@edwards-lawfirm.com  
May 8, 15, 2026 26-01042S

**FIRST INSERTION**  
**NOTICE OF PUBLIC SALE**  
Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:  
Extra Space Storage  
2255 N. Washington Blvd.  
Sarasota, FL. 34234  
Auction 05/28/2026 at 10:00 AM  
-Haley Hull  
majority totes mattress, dresser, couch.  
-Clovia Harris  
Clothes, Beds  
-Christopher Jacuk  
Boxes  
-Angel Rivera  
Personal  
-Jennifer Leigh Burns  
Dressers, living room furniture, 1 bedroom, tv's, antique items, clothing.  
The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.  
May 8, 15, 2026 26-01001S

**FIRST INSERTION**  
**NOTICE OF PUBLIC SALE**  
To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on May 26, 2026, the personal property in the below-listed units, which may include but are not limited to household and personal items, office and other equipment. The public sale of these items will begin at 10:15 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storage-treasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.  
**PUBLIC STORAGE # 77571, 2485 Luther Rd, Punta Gorda, FL 33983, (941) 270-3547**  
**Time: 10:15 AM**  
**Sale to be held at www.storage-treasures.com.**  
A142 - hillard, Jeannetta; B150 - dieujuste, Anthony; B161 - Pagan, Rhiannon; C215 - Malloy, Michael; E108 - Tapp, Charles; E134 - Campos, Maria; F109 - kindt, William  
**PUBLIC STORAGE # 25445, 1120 US Hwy 41 ByPass S, Venice, FL 34285, (941) 786-0632**  
**Time: 10:30 AM**  
**Sale to be held at www.storage-treasures.com.**  
A019 - Turner, Aaron; B005 - Stillwagon, Linda; B010 - kustom us Judd, Eric; B070 - CRESPI, VINCENT K; C011 - Albritton, Ryan O; GD06 - Andreu, Kristyn; GL04 - Skelding, Jill  
**PUBLIC STORAGE # 26656, 3500 Laurel Rd E, North Venice, FL 34275, (941) 800-2108**  
**Time: 10:45 AM**  
**Sale to be held at www.storage-treasures.com.**  
2116 - Peacock, Linda  
**PUBLIC STORAGE # 00125, 490 Jacaranda Blvd, Venice, FL 34292, (941) 275-9592**  
**Time: 11:00 AM**  
**Sale to be held at www.storage-treasures.com.**  
1048 - Yates, Ron; 1135 - Ola style Hawatmeh, Ola; 2027 - Hammel, Leilani; 2032 - swanson, Ivory; 2084 - Wynn, Alona; 2093 - Hardy, Howard; 3116 - rhodes, casey F; 3132 - Brown, Curtis; 3171 - Lawrence, Gregory; 3186 - Dufour, Kyle  
**PUBLIC STORAGE # 22124, 660 S Tamiami Trl, Osprey, FL 34229, (941) 918-0932**  
**Time: 11:15 AM**  
**Sale to be held at www.storage-treasures.com.**  
3147 - Espinoza, Veronica Moreno; 5003 - Dorman, John; 6005 - balisciano, Dennis  
**PUBLIC STORAGE # 21005, 6133 S Tamiami Trail, Sarasota, FL 34231, (941) 316-6542**  
**Time: 11:30 AM**  
**Sale to be held at www.storage-treasures.com.**  
1055 - Burnham, Raquel; 2120 - Schultz, Christine; 3209 - KELLOGG, COLLIN; P002 - Williams, Jameriah  
**PUBLIC STORAGE # 29209, 4550 Clark Rd, Sarasota, FL 34233, (941) 328-3541**  
**Time: 11:45 AM**  
**Sale to be held at www.storage-treasures.com.**  
E306 - fisler, jennifer; E379 - Madey, De; E425 - Michelin, Bill; E456 - Adams, Lisa; E534 - Sikora, Brenda; E627A - Michelin, Bill  
**PUBLIC STORAGE # 25854, 4050 Bee Ridge Rd, Sarasota, FL 34233, (941) 328-8654**  
**Time: 12:00 PM**  
**Sale to be held at www.storage-treasures.com.**  
1032 - Wirick, Joshua; 2031 - Torres, Viviana; 2327 - Tillman, Samuel; 2614 - Mullins, Jennifer; 3005 - Disaster Shield LLC LeBlance, James; 5012 - Valencia, Luz Eliana Hernandez; 7003 - Gallery Properties International Nutt, Christopher; 9057 - McCraw, Jair  
**PUBLIC STORAGE # 25855, 1169 N Beneva Rd, Sarasota, FL 34232, (941) 413-0819**  
**Time: 12:15 PM**  
**Sale to be held at www.storage-treasures.com.**  
4125 - lmothe, Rob j; 4141 - Howard, Dana; 6013 - Rapp, Lavaughn; 6030 - Smith, Lanard; 6053 - Martinez, Manuel; 6139 - Gracy, Barbara; 6150 - Henderson, Tyrek; 6151 - Arresse, Jenny; 6157 - Judge, Christopher; 6270 - Thomas, Dorie; 6271 - Martin, Marcelina; 6304 - Police Athletic League Of Sarasota Co., INC. Hill, Dewayne; 7001 - Ross, Samuel; 7023 - Colavita, Peter; 7115 - mae, Roshon; 7219 - Mihajlov, Milos; 9125 - Dorociak, Rich  
**PUBLIC STORAGE # 77920, 4451 Cattleman Rd, Sarasota, FL 34233, (941) 263-4407**  
**Time: 01:30 PM**  
**Sale to be held at www.storage-treasures.com.**  
1020 - Givens, LaRon; 3916 - Gibson, Ryan m  
Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244 -8080.  
May 8, 15, 2026 26-01003S

**FIRST INSERTION**  
**NOTICE OF PUBLIC SALE**  
Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:  
4029 Bee Ridge Road Sarasota, FL 34233, on 05/28/2026 at 10:00am  
York Electrical, Inc dba Anderson York  
- Business Inventory  
York Electrical, Inc dba Anderson York  
-Personal/Business  
Allias Harrison  
-Dirtbikes, powerwheels, parts, bumpers, wheels, tires.  
Sheila Evans  
-3 large items 8 feet in length and 3 feet wide a couple smaller items  
The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.  
May 8, 15, 2026 26-01000S

**FIRST INSERTION**  
**NOTICE OF PUBLIC SALE**  
To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on May 26, 2026, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 11:30 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storage-treasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.  
**PUBLIC STORAGE # 25890, 7000 Professional Pkwy E, Lakewood Ranch, FL 34240, (941) 444-9371**  
**Time: 11:30 AM**  
**Sale to be held at www.storage-treasures.com.**  
N029 - Corona, Ramiro  
**PUBLIC STORAGE # 25949, 5425 N Washington Blvd, Sarasota, FL 34234, (941) 413-0887**  
**Time: 11:45 AM**  
**Sale to be held at www.storage-treasures.com.**  
1021 - Torres, Fernando; 1032 - Minor, Lori; 1095 - Wright, Arthur; 1101 - Ruffin, Rochelle; 1115 - Fonseca, Norma; 1150 - Haygood, Shameka; 115455 - Marcel, Michael; 1156 - Dexter, Benjamin; 1189 - Selheimer, Timothy; 1222 - Patton, Sean; 1242 - Patterson, Othele; B27 - Boos, Janell; B46 - Tillery, Jacqueline; B47 - Halla, Taylor; C16 - Smith, Howard; C42 - Wilson, Jonathan; CC02 - Smith, Rod; D09 - Keaton, Thaddeus; D15 - Edelin, Bonnie; D35 - Molina, Lorri; F23 - Marsh, David; G02 - Leissler, Lisa; G22 - Sinflorant, Bidney; XX40 - Delgado, Roger  
**PUBLIC STORAGE # 00130, 9408 SR 64, Bradenton, FL 34212, (941) 867-7942**  
**Time: 12:00 PM**  
**Sale to be held at www.storage-treasures.com.**  
1105 - Dominguez, Zenaida; 1214 - kriegler, Carol; 1511 - Heibel, Todd; 3029 - Thompson, Preslie; 3607 - Holmes, Markel  
**PUBLIC STORAGE # 23918, 5150 University Pkwy, Sarasota, FL 34243, (941) 260-2433**  
**Time: 12:15 PM**  
**Sale to be held at www.storage-treasures.com.**  
B2014 - Spradlin, Timothy; B2022 - Hernandez, Alex; B2122 - Coleman, Tanya; C0319 - Shockey, Jennifer; E5019 - MacLeod, Gary; E5030 - Russell, William; E5054 - Saul, Christian; G0737 - Serena, Mary; J0901 - Galambos, Frank; J0906 - Galambos, Frank; J0913 - Dreseher, Robert; K1116 - Galambos, Frank  
**PUBLIC STORAGE # 77638, 6415 Initiative Blvd, Sarasota, FL 34240, (941) 259-6580**  
**Time: 12:30 PM**  
**Sale to be held at www.storage-treasures.com.**  
1101 - Stephens, Thomas; 1120 - Mannion, Rob; 1132 - McNabb, Megan; 2104 - Andrew, Gabriel; 2310 - Stotler, Herbert; 2317 - Angelo, Becky; 2420 - Palmer, Deja; 2503 - Young, Katrece; 2514 - White, Aaliyah; 3001 - Byrd, Brady; 3154 - Brice, Kimberly; 3174 - Zevallos, David; 3417 - Sparling, Sharon  
**PUBLIC STORAGE # 00134, 1651 Sarasota Center Blvd, Sarasota, FL 34240, (941) 231-3228**  
**Time: 12:30 PM**  
**Sale to be held at www.storage-treasures.com.**  
2027 - Johnson, Dashawn  
Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244 -8080.  
May 8, 15, 2026 26-01002S

**FIRST INSERTION**  
**NOTICE OF PUBLIC SALE**  
Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:  
5005 Englewood Road, Venice, FL 34293 Date: 05/28/2026 Time: 10.30am  
Randy Branham  
Mattresses trunk furniture boxes  
The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.  
May 8, 15, 2026 26-00999S

**PUBLISH YOUR LEGAL NOTICE**

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

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

Call **941-906-9386** and select the appropriate County name from the menu option or email [legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)

FLORIDA'S NEWSPAPER FOR THE C-SUITE  
**Business Observer**  
VPOB0824 1/8

--- ESTATE ---

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY, FLORIDA  
PROBATE DIVISION  
**Case No.: 26 CP 1825 NC**  
**IN RE: ESTATE OF**  
**GUY LESLIE DAVIDSON,**  
**Deceased.**

The administration of the estate of GUY LESLIE DAVIDSON, deceased, whose date of death was February 19, 2026, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is PO BOX 3079, SARASOTA, FL 34230-3079. 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. T

The date of first publication of this notice is May 8, 2026.

**Personal Representative**

**Amy Davidson**

**AMY LYNNE DAVIDSON**

521 Altair Road

Venice, FL 34293

Attorney for Personal Representative:

Bret Clark, Esquire

FB #384038

PO BOX 1133

Englewood, Florida 34295

Tel: (941) 404-4704

BretClark@WebNetLawyer.Com

May 8, 15, 2026

26-01038S

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT, IN  
AND FOR SARASOTA COUNTY,  
FLORIDA  
PROBATE DIVISION  
**Case No. 2025 CP 003180 NC**  
**IN RE: ESTATE OF**  
**STEPHANIE OLYNYK,**  
**Deceased.**

The Administration of the Estate of Stephanie Olynky, deceased, whose date of death was April 5, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main St., Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

## NOTICE.

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

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

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

The date of first publication of this notice is May 8, 2026.

**Personal Representative:**

**/s/ Roman Olynky**

**Roman Olynky**

Attorney for Personal Representative:

/s/ Alexis B. Diaz

Alexis Bucelo Diaz, Esq.

BUCELO DIAZ LAW PLLC

2645 Executive Park Drive, Suite 643

Weston, FL 33331

Telephone: (954) 399-1910

Email Address: adiaz@bucelodiaz.com

Florida Bar No. 86918

May 8, 15, 2026

26-01033S

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA PROBATE DIVISION  
**File No. 2026CP001580NC**  
**Division PROBATE**  
**IN RE: ESTATE OF**  
**JOEL LEVINE Deceased.**

The administration of the estate of JOEL LEVINE, deceased, whose date of death was July 14, 2025, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, FL 34230. 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 sur-

viving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in s. 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 May 8, 2026.

**Co-Personal Representatives:**

**ELLEN LEVINE**

32 Louis Drive

New York, NY 11747

**THEODORE J METZGER**

1 Riverside Drive, Apt 14MW

New York, NY 10023

Attorney for Personal Representative:

JONATHAN T. ANDERSON, Attorney

Florida Bar Number: 0188530

Wood, Seil and Anderson, P.A.

3665 Bee Ridge Road, Suite # 300

Sarasota, FL 34233

Telephone: (941) 954-5772

Fax: (941) 925-9164

E-Mail: jonathan@wsa-law.com

Secondary E-Mail:

group@wsa-law.com

May 8, 15, 2026

26-01029S

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY, FLORIDA  
PROBATE DIVISION  
**File Number: 2026 CP 001712**  
**Division: NC**  
**IN RE: ESTATE OF**  
**LOIS RITA ZAHN,**  
**Deceased.**

The administration of the estate of LOIS RITA ZAHN, deceased, whose date of death was 90; is pending in the Circuit Court for Sarasota County, Florida, Probate Division; File Number 2026 CP 001712 NC the address of

which is 2000 Main Street, Room 102, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, and who have been served a copy of this notice, must file their claims with this Court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE

OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA PROBATE DIVISION  
**File No. 2026-CP-002042-NC**  
**IN RE: ESTATE OF**  
**DAVID JOSEPH BERKELEY,**  
**Deceased.**

The administration of the estate of DAVID JOSEPH BERKELEY, deceased, whose date of death was February 28, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. 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 de-

mands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is May 8, 2026.

**Personal Representative:**

**Catherine Gould**

**c/o Christopher A. Likens, Esq.**

1800 Second Street, Suite 971

Sarasota, FL 34236

Attorney for Personal Representative:

Christopher A. Likens

Florida Bar Number: 0981303

CHRISTOPHER A LIKENS, P.A.

1800 Second Street, Suite 971

Sarasota, FL 34236

Telephone: (941) 365-7838

eservice@calikens.com

May 8, 15, 2026

26-01028S

## FIRST INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2026 CP 2349 NC**  
**IN RE: ESTATE OF**  
**DOUGLAS DYALL,**  
**Deceased.**

TO: Family Members of Douglas Dyall

YOU ARE NOTIFIED that a Petition for Administration has been filed in this Court. You are required to serve a copy of your written defenses, if any, on Petitioner's attorney, whose name and address are: Robert D. Hines, Esq., Hines Norman Hines, P.L., 1312 W. Fletcher

Avenue, Suite B, Tampa, FL 33612, on or before 28 to 60 days from 1st date of publication and to file the original of the written defenses with the Clerk of this Court either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or order for the relief demanded, without further notice.

Signed on this 30 day of April, 2026.

KAREN E RUSHING, CLERK

As Clerk of the Court

(SEAL) By: Glen Kopinsky

As Deputy Clerk

May 8, 15, 22, 29, 2026

26-01006S

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA  
PROBATE DIVISION  
**File Number: 2026-CP-2155-NC**  
**IN RE: ESTATE OF**  
**BONITA ANN RITCHISON,**  
**deceased**

The administration of the estate of BONITA ANN RITCHISON, deceased, whose date of death was June 27, 2025, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is POST OFFICE BOX 3079, SARASOTA, FLORIDA 34230-3072. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent

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

ALL CLAIMS NOT SO FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE 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 May 8, 2026

**Personal Representative:**

**LEE ANNE PARSONS**

4911 Beacon Road

Palmetto, FL 34221

Attorney for Personal Representative:

J. Kevin Drake of

J. Kevin Drake, P.A.

Florida Bar No.: 705055

1432 First Street

Sarasota, FL 34236

(941) 954-7750

kdrake@drakelawyers.com

dussher@drakelawyers.com

May 8, 15, 2026

26-01043S

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA  
PROBATE DIVISION  
**File No. 2026 CP 001735 NC**  
**IN RE: ESTATE OF**  
**Freida G. Johnson**  
**Deceased.**

The administration of the estate of Freida Johnson, deceased, whose date of death was December 19th, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34236. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is May 8, 2026.

**Sandra Combs**

P.O. Address:

435 South Gulfstream Ave.,

Unit 208, Sarasota, FL 34236

**Personal Representative**

ANDREW W. ROSIN, P.A.

Attorneys for Personal Representative

1966 HILLVIEW STREET

SARASOTA, FL 34239

Telephone: (941) 359-2604

Florida Bar No. 0598305

Email Addresses:

arosin@rosinlawfirm.com

May 8, 15, 2026

26-01008S

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2026 CP 002081 SC**  
**Division Probate**  
**IN RE: ESTATE OF**  
**ANTHONY P. EGAN, JR.**  
**Deceased.**

The administration of the estate of ANTHONY P. EGAN, JR., deceased, whose date of death was January 4, 2026, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230. The names and addresses of the personal representatives and the personal representative's attorney are set forth below.

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

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

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

by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is May 8, 2026.

**Personal Representatives:**

**PATRICK J. EGAN**

576 Painter Road

Media, Pennsylvania 19063

**ANTHONY P. EGAN, III**

8 Burning Tree Lane

Boca Raton, Florida 33431

Attorney for Personal Representatives:

BRADEN H. SHARRER, Attorney

Florida Bar Number: 0084674

FARR LAW FIRM P.A.

237 Nokomis Avenue South

Venice, FL 34285

Telephone: (941) 488-7751

Fax

## --- ESTATE ---

## FIRST INSERTION

**NOTICE TO CREDITORS  
(Summary Administration)**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2026 CP 1483 NC**  
**Division PROBATE**  
**IN RE: ESTATE OF**  
**OLGA LOPUKHIN-KRONE**  
**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 OLGA LOPUKHIN-KRONE, deceased, File Number 2026 CP 1483 NC, by the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237; that the decedent's date of death was January 18, 2026; that the total value of the estate is \$71,454.78 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address  
KRUNE REVOCABLE TRUST  
7698 Calle Facil  
Sarasota, Florida 34238

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the de-

cedent 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 May 8, 2026.

**Person Giving Notice:**  
**DONALD JOHN KRONE**  
7698 Calle Facil

Sarasota, Florida 34238  
Attorney for Personal Representative  
M. MICHELLE ROBLES, ESQ.

Attorney  
Florida Bar Number: 283120  
7729 Holiday Drive

Sarasota, Florida 34231  
Telephone: (941) 315-2114  
Fax: (941) 827-2988

E-Mail: michelle@robleslaw.com  
Secondary E-Mail:  
probate@robleslaw.com

May 8, 15, 2026 26-01019S

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR THE  
TWELFTH JUDICIAL CIRCUIT  
IN AND FOR SARASOTA COUNTY,  
FLORIDA

**File No. 2025CP003434SC**  
**Division PROBATE**  
**IN RE: ESTATE OF**  
**L. MAXINE BURKS**  
**Deceased.**

The administration of the estate of L. MAXINE BURKS, deceased, whose date of death was May 15, 2024, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. 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.

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 May 8, 2026.

**Personal Representative:**  
**MARSHA C. GERMEROTH**

1130 Larchmont Drive  
Englewood, Florida 34223  
Attorney for Personal Representative:  
Jessica K Close, Esq.

Attorney  
Florida Bar Number: 1011273

737 S. Indiana Ave., Suite B  
Englewood, FL 34223

Telephone: (941) 548-7883  
Fax: (941) 841-4051

E-Mail: jclose@closelegal.com  
Secondary E-Mail:

office@closelegal.com  
May 8, 15, 2026 26-01010S

## FIRST INSERTION

**NOTICE OF ADMINISTRATION**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT, IN  
AND FOR SARASOTA COUNTY,  
FLORIDA

**PROBATE DIVISION**  
**Case No. 2025 CP 003180 NC**  
**IN RE: ESTATE OF**  
**STEPHANIE OLYNYK,**  
**Deceased.**

The Administration of the Estate of Stephanie Olynyk, deceased, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main St., Sarasota, FL 34237. The Estate is testate.

The names and addresses of the personal representative and the Personal Representative's attorney are set forth below. The fiduciary lawyer-client privilege in Florida Statutes Section 90.5021 applies with respect to the personal representative and any attorney employed by the personal representative.

Any interested person on whom a copy of the Notice of Administration is served who challenges the validity of the will or any codicils, venue, or jurisdiction of the court is required to file any objection with the court in the manner provided in the Florida Probate Rules WITHIN THE TIME REQUIRED BY LAW, which is on or before the date that is 3 months after the date of service of a copy of the Notice of Administration on that person, or those objections are forever barred. The 3-month time period may only be extended for estoppel based upon a misstatement by the personal representative regarding the time period within which an objection must be filed. The time period may not be extended for any other reason, including affirmative representation, failure to disclose information, or misconduct by the personal representative or any other person. Unless sooner barred by section 733.212(3), all objections to the validity of a will or any codicils, venue, or the jurisdiction of the court must be

filed no later than the earlier of the entry of an Order of Final Discharge of the Personal Representative or 1 year after service of the notice of administration.

A petition for determination of exempt property is required to be filed by or on behalf of any person entitled to exempt property under Section 732.402 WITHIN THE TIME REQUIRED BY LAW, which is on or before the later of the date that is 4 months after the date of service of a copy of the Notice of Administration on such person or the date that is 40 days after the date of termination of any proceeding involving the construction, admission to probate, or validity of the will or involving any other matter affecting any part of the exempt property, or the right of such person to exempt property is deemed waived.

An election to take an elective share must be filed by or on behalf of the surviving spouse entitled to an elective share under Sections 732.201-732.2155 WITHIN THE TIME REQUIRED BY LAW, which is on or before the earlier of the date that is 6 months after the date of service of a copy of the Notice of Administration on the surviving spouse, or an attorney in fact or a guardian of the property of the surviving spouse, or the date that is 2 years after the date of the decedent's death.

The time for filing an election to take an elective share may be extended as provided in the Florida Probate Rules.

**Personal Representative:**  
**/s/ Roman Olynyk**  
**Roman Olynyk**

Attorney for Personal Representative:  
**/s/ Alexis B. Diaz**  
Alexis Bucelo Diaz, Esq.

BUCELO DIAZ LAW PLLC  
2645 Executive Park Drive, Suite 643  
Weston, FL 33331

Telephone: (954) 399-1910  
Email Address: adiaz@bucelodiaz.com  
Florida Bar No. 86918

May 8, 15, 2026 26-01034S

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR THE  
TWELFTH JUDICIAL CIRCUIT  
IN AND FOR SARASOTA COUNTY,  
FLORIDA

**File No. 2026CP001945SC**  
**Division PROBATE**  
**IN RE: ESTATE OF**  
**BYRON E. BLAKESLEE**  
**Deceased.**

The administration of the estate of BYRON E. BLAKESLEE, deceased, whose date of death was August 3, 2025, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is 2000 Main Street, Room 102, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no

duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is May 8, 2026.

**Personal Representative:**

**Patricia Jane Day**  
7795 Manasota Key Rd.  
Englewood, Florida 34223

Attorney for Personal Representative:  
Jessica K Close, Esq.

Attorney  
Florida Bar Number: 1011273

406 N. Indiana Avenue, Suite 2  
Englewood, FL 34223

Telephone: (941) 548-7883  
Fax: (941) 841-4051

E-Mail: jclose@closelegal.com  
Secondary E-Mail:

office@closelegal.com  
May 8, 15, 2026 26-01049S

## FIRST INSERTION

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

**CASE NO. 2026 CP 002080**  
**IN RE: ESTATE OF**  
**ROBERT L. GALVIN,**  
**Deceased.**

The administration of the ESTATE OF ROBERT L. GALVIN, deceased, whose date of death was March 26, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

TION 733.702 WILL BE FOREVER BARRED.

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

The personal representative 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. The written demand must be filed with the clerk.

The date of the first publication of this Notice is May 8, 2026.

**Personal Representative:**

**CARL A. MUNDELL**  
c/o 1217 S. Tamiami Trail  
Sarasota, Florida 34239

Attorney for Personal Representative:

**/s/ J. ALLISON ARCHBOLD**  
**J. ALLISON ARCHBOLD**  
Florida Bar Number: 115088  
Archbold Law Firm, P.A.

1217 S. Tarniarni Trail  
Sarasota, FL 34239

Telephone: (941) 960-8825  
Fax: (941) 313-8456

Primary Email: jaa@archbold.law  
Secondary Email:

service@archbold.law  
May 8, 15, 2026 26-01024S

## FIRST INSERTION

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

**File No. 2026 CP 001895 SC**  
**Division Probate**  
**IN RE: ESTATE OF**  
**H. LEE KINNEY AKA**  
**HAROLD LEE KINNEY**  
**Deceased.**

The administration of the estate of H. Lee Kinney aka Harold Lee Kinney, deceased, whose date of death was January 15, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 4004 S. Tamiami Tr., Venice, FL 34293. 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 Com-

munity Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. 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 May 8, 2026.

**Personal Representative:**

**Angela K. Berdine**  
**c/o Ledbetter Cowan Law Group**  
229 Pensacola Rd.  
Venice, FL 34285

Attorney for Personal Representative:

Ledbetter Cowan Law Group  
Steven W. Ledbetter, Esq.,  
FL Bar No. 41345

Email: Steve@LedbetterCowan.com  
Callie W. Cowan, Esq.,  
FL Bar No. 57893

Email: callie@LedbetterCowan.com  
Jada W. Terreros, Esq.

FL Bar No. 1032584  
Email: jada@LedbetterCowan.com  
Oksana Melnichenko, Esq.,

FL Bar No. 1059375  
Email: oksana@LedbetterCowan.com  
229 Pensacola Road

Venice, Florida 34285  
Tel: (941) 256-3965  
Fax: (941) 866-7514

2nd Email:  
probate@LedbetterCowan.com  
May 8, 15, 2026 26-01051S

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2026 CP 1997 NC**  
**Division: Probate**  
**IN RE: ESTATE OF**  
**CARLENE S. CARRAGHER**  
**Deceased.**

The administration of the estate of CARLENE S. CARRAGHER, deceased, whose date of death was December 1, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2002 Ringling Boulevard, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property

held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.

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

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is May 8, 2026.

**Personal Representative:**

**LANI SNYDER**  
**c/o Staas Law Group, P.L.L.C.**  
801 E. Venice Ave., Ste. 2  
Venice, FL 34285

Attorney for Personal Representative:

**JULIE A. COLLINS**  
Florida Bar Number: 0151483  
Staas Law Group, P.L.L.C.

801 E. Venice Ave., Ste. 2  
Venice, FL 34285  
Telephone: (941) 408-8555  
Fax: (941) 408-8556

E-Mail: jcollins@staaslawgroup.com  
Secondary E-Mail:

e-service@veniceelderlaw.com  
May 8, 15, 2026 26-01035S

## FIRST INSERTION

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

**File No. 2026 CP 2010 SC**  
**Division: Probate**  
**IN RE: ESTATE OF**  
**DOROTHY I. HOLLIS,**  
**Deceased.**

The administration of the estate of Dorothy I. Hollis, deceased, whose date of death was March 26, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 4004 S. Tamiami Trail, Venice, FL 34293. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property

held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is May 8, 2026.

**Personal Representative:**

**Steven W. Ledbetter**  
229 Pensacola Road  
Venice, Florida 34285

Attorney for Personal Representative:  
Ledbetter Cowan Law Group  
Jada W. Terreros, Esq.,

FL Bar No. 1032584  
Email: jada@LedbetterLawFL.com  
229 Pensacola Road,  
Venice, Florida 34285

Tel: (941) 256-3965  
Fax: (941) 866-7514  
2nd Email:

probate@LedbetterLawFL.com  
May 8, 15, 2026 26-01025S

## FIRST INSERTION

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

**File No. 2026 CP 002180NC**  
**Division: Probate**  
**IN RE: ESTATE OF**  
**LEONA R. WITTE, 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 Leona R. Witte, deceased, File Number 2026 CP 002180 NC, by the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237; that the decedent's date of death was January 15, 2026; that the total value of the estate is \$38,700.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address  
Larry H. Witte, Trustee of  
The Witte Joint Trust dated

May 7, 2015  
561 Misty Pine Drive  
Venice, Florida 34292

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. NOTWITH-

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

The personal representative 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. The written demand must be filed with the clerk.

The date of first publication of this Notice is May 8, 2026.

-- ESTATE --

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA PROBATE DIVISION  
File No. 2026 CP 1227 NC  
IN RE: ESTATE OF  
MILAN V. ADRIAN  
Deceased.

The administration of the estate of MILAN V. ADRIAN, deceased, whose date of death was November 25, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is May 8, 2026.

**Linda Adrian**

3030 Grand Bay Blvd., Unit 312  
Longboat Key, FL 34228

David G. Bowman, Jr., Esq.  
Bowman, George, Scheb & Chapman, PA  
2750 Ringling Blvd., Suite 3  
Sarasota, FL 34237  
(941) 366-5510  
Florida Bar No. 801933  
dbowmanj@bowmangeorge.com  
Attorneys for Personal Representative  
May 8, 15, 2026 26-010485

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE  
12TH JUDICIAL CIRCUIT  
IN AND FOR SARASOTA COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No.: 2025 CP 004739 NC  
IN RE: ESTATE OF  
CARMEN DELIA JIMENEZ,  
Deceased.

The administration of the estate of CARMEN DELIA JIMENEZ, Deceased, whose date of death was October 9, 2024, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is 2071 Ringling Blvd., 12TH, FL 34237. 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 732.221.

The date of first publication of this notice is May 8, 2026.

**DENISE ACEVEDO,**

**Personal Representative**

Attorney for Personal Representative:  
Scott R. Bugay, Esquire  
Florida Bar No. 5207  
2501 Hollywood Blvd. Suite 206  
Hollywood, FL 33020  
Telephone: (305) 956-9040  
Fax: (305) 945-2905  
Primary Email:  
Scott@srblawyers.com  
Secondary Email:  
genesis@srblawyers.com  
May 8, 15, 2026 26-010205

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA PROBATE DIVISION  
File No: 26CP000453SC  
Division: Probate  
IN RE: ESTATE OF  
LENA G. ALLEN  
Deceased.

The administration of the estate of Lena G. Allen, deceased, whose date of death was March 3, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main St, Sarasota, FL 34237. 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 May 8, 2026.

**Personal Representative:**

**Tamara Allen**

96 Ellis Brook Road  
PO BOX 1521  
West Dover, Vermont 05356  
Attorney for Personal Representative:  
Lori A. Wellbaum  
Attorney  
Florida Bar Number: 071110  
WELLBAUM LAW PA  
686 N. Indiana Avenue  
Englewood, FL 34223  
Telephone: (941) 474-3241  
Fax: (941) 475-2927  
E-Mail: lori@wellbaumlaw.com  
Secondary E-Mail:  
anne@wellbaumlaw.com  
May 8, 15, 2026 26-010445

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 2026 CP 2323 NC  
IN RE: ESTATE OF  
ROBERT V. BEELER, a/k/a  
ROBERT V. BEELER, JR.  
Deceased.

The administration of the estate of ROBERT V. BEELER, deceased, whose date of death was April 7, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

## NOTICE.

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

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

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

The date of first publication of this notice is May 8, 2026.

**Robert P. Scheb**

2750 Ringling Blvd., Ste. 3  
Sarasota, FL 34237

Robert P. Scheb, Esq.  
Bowman, George, Scheb & Chapman, PA  
2750 Ringling Blvd., Suite 3  
Sarasota, FL 34237  
(941) 366-5510  
Florida Bar No. 398519  
rscheb@bowmangeorge.com  
Attorneys for Personal Representative  
May 8, 15, 2026 26-010475

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2026 CP 2072 SC  
Division: Probate  
IN RE: ESTATE OF  
JENNIFER ELAINE SUAREZ,  
Deceased.

The administration of the estate of Jennifer Elaine Suarez, deceased, whose date of death was February 5, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 4004 S. Tamiami Trail, 1st Floor, Venice, FL 34293. 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 May 8, 2026.

**Personal Representative:**

**Susan R. Henkel**

c/o Ledbetter Cowan Law Group  
229 Pensacola Rd.  
Venice, FL 34285  
Attorney for Personal Representative:  
Ledbetter Cowan Law Group  
Jada W. Terreros, Esq.,  
FL Bar No. 1032584  
229 Pensacola Road,  
Venice, Florida 34285  
Tel: (941) 256-3965  
Fax: (941) 866-7514  
2nd Email:  
probate@LedbetterCowan.com  
May 8, 15, 2026 26-010365

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA PROBATE DIVISION  
File No. 2026CP001713  
Division Probate  
IN RE: ESTATE OF  
CHRISTOPHER A. STICKNEY  
Deceased.

The administration of the estate of Christopher A. Stickney, deceased, whose date of death was March 12, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Clerk of Court - Probate Division, 2000 Main Street, Room 102, Sarasota, Florida 34237. 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 May 8, 2026.

**Personal Representative:**

**Theresa A. Stickney**

105 Simmons Drive  
East Islip, New York 11730  
Attorney for Personal Representative:  
Bonnie A. Brown, Esq.  
Florida Bar Number: 0011097  
Law Office of Bonnie A. Brown  
801 SE Johnson Avenue, Unit 168  
Stuart, Florida 34995-5134  
Telephone: (772) 266-0411  
Fax: (772) 266-0299  
E-Mail: bonnie@bonniebrownpa.com  
Secondary E-Mail:  
cynthia@flesteteparalegal.com  
May 8, 15, 2026 26-010395

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2026 CP 001824 SC  
Division Probate  
IN RE: ESTATE OF  
EDWARD MILLING HUNTER AKA  
EDWARD M. HUNTER  
Deceased.

The administration of the estate of Edward Milling Hunter aka Edward M. Hunter, deceased, whose date of death was March 16, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 4004 S. Tamiami Tr., Venice, FL 34293. 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 Com-

munity Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes. The written demand must be filed with the clerk.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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 May 8, 2026.

**Personal Representative:**

**Alexandra Elizabeth Milling Hunter**  
c/o Ledbetter Cowan Law Group  
229 Pensacola Rd.  
Venice, FL 34285

Attorney for Personal Representative:  
Ledbetter Cowan Law Group  
Steven W. Ledbetter, Esq.,  
FL Bar No. 41345  
Email: Steve@LedbetterCowan.com  
Callie W. Cowan, Esq.,  
FL Bar No. 57893  
Email: callie@LedbetterCowan.com  
Jada W. Terreros, Esq.  
FL Bar No. 1032584  
Email: jada@LedbetterCowan.com  
Oksana Melnichenko, Esq.,  
FL Bar No. 1059375  
Email: oksana@LedbetterCowan.com  
229 Pensacola Road  
Venice, Florida 34285  
Tel: (941) 256-3965  
Fax: (941) 866-7514  
2nd Email:  
probate@LedbetterCowan.com  
May 8, 15, 2026 26-010535

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 2026 CP 002347 NC  
Division Probate  
IN RE: ESTATE OF  
DONALD L BRAND, SR. Deceased.

The administration of the estate of DONALD L. BRAND, SR., deceased, whose date of death was November 1, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota Clerk of Courts, 2000 Main Street, Sarasota, Florida 34237. 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 May 8, 2026.

**Personal Representative:**

**Donald L. Brand, Jr.**  
2164 Cedarbend Drive  
Holt, Michigan 48842  
Attorney for Personal Representative:  
Season A. Chisholm, Attorney  
Florida Bar Number: 1044362  
Spanski Law, PLLC  
304 West Venice Avenue, Suite 217  
Venice, FL 34285  
Telephone: (941) 206-2223  
Fax: (941) 206-2224  
E-Mail: Season@spanskilaw.com  
E-Mail: Heather@spanskilaw.com  
May 8, 15, 2026 26-010465

## FIRST INSERTION

**NOTICE TO CREDITORS**  
(Summary Administration)  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA PROBATE DIVISION  
File No: 2026 CP 002417 NC  
IN RE: ESTATE OF  
GERALD LEWIS SARGENT, A/K/A  
GERALD SARGENT, A/K/A  
GERALD SARGENT, Deceased.

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

You are hereby notified that The Summary Administration of the estate of GERALD LEWIS SARGENT, A/K/A GERALD L. SARGENT, A/K/A GERALD SARGENT, deceased, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is 2000 Main St., Sarasota, FL, 34237, in File No. 2026 CP 002417 NC; that the decedent's date of death was March 27, 2026; that the total value of the estate is \$37,132.29 and that the names and addresses of those to whom the estate assets are to be assigned by such order are:

Name Address  
ARMANDO C. MACHADO  
3424 El Rado Court  
Sarasota, FL 34232  
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 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 732.216-732.288 Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.221, Florida Statutes. The written demand must be filed with the clerk.

The date of first publication of this Notice is May 8, 2026.

**Personal Giving Notice:**

**ARMANDO C. MACHADO**  
3424 El Rado Court  
Sarasota, Florida 34232  
Attorney for Person Giving Notice  
DAVID R. CORNISH  
Attorney for Armando C. Machado  
Florida Bar Number: 0225924  
355 W. Venice Ave. VENICE, FL 34285  
Telephone: (941) 483-4246  
Fax: (941) 485-8163  
E-Mail: davidr.cornish@verizon.net  
Secondary E-Mail: none  
May 8, 15, 2026 26-010455

## PUBLISH YOUR LEGAL NOTICE

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

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

Call 941-906-9386

or email [legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)

Business  
Observer

--- ACTIONS / SALES / ESTATE ---

## FIRST INSERTION

**AMENDED NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA**

**CASE NO.: 2025 CA 005873 NC PARKSTONE HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, v. ALL UNKNOWN HEIRS, SPOUSES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR CLAIMANTS BY AND THROUGH UNDER OR AGAINST EUGENE E. LEDWITH, DECEASED, KIM LEDWITH, A KNOWN HEIR OF EUGENE E. LEDWITH, DECEASED AND UNKNOWN TENANT, Defendant(s).**

NOTICE IS GIVEN that pursuant to a Final Judgment of Foreclosure dated April 29, 2026, in Case No. 2025 CA 005873 NC, of the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida, in which PARKSTONE HOMEOWNERS ASSOCIATION, INC. is the Plaintiff and All Unknown Heirs, Spouses, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees or Claimants by and Through under or Against Eugene E. Ledwith, Deceased, Kim Ledwith, a Known Heir of Eugene E. Ledwith, Deceased, are the Defendant(s), Karen E. Rushing, the

Clerk of Court, will sell to the highest and best bidder for cash online at [www.sarasota.realforeclose.com](http://www.sarasota.realforeclose.com) at 9:00 a.m. on Monday, June 15, 2026, the following described property as set forth in said Final Judgment, to wit:

Lot 5, Block 19, PARKSTONE, according to the Plat thereof recorded in Plat Book 43, Page 5, of the Public Records of Sarasota County, Florida.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNERS 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

DATED on May 4th, 2026.

By: David M. Dilts, Esq.

Florida Bar No: 68615

Attorney for Plaintiff

May 8, 15, 2026 26-01026S

## FIRST INSERTION

**NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL DIVISION: A**

**CASE NO.: 2025 CA 004044 NC U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. MICHAEL PATTERSON; BANK OF AMERICA, N.A.; FLORIDA HOUSING FINANCE CORPORATION; STONEYBROOK AT VENICE COMMUNITY ASSOCIATION INC.; EMILY KOPKE; 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), KAREN E. RUSHING as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at [www.sarasota.realforeclose.com](http://www.sarasota.realforeclose.com) at 9:00 AM on the 28 day of May, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 2141, STONEYBROOK AT VENICE, UNIT 4, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 45, PAGE 28, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. PROPERTY ADDRESS: 11723 TEMPEST HARBOR LOOP, VENICE, FL 34292

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 this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 29 day of April 2026.

By: /s/ Lindsay Maisonet  
Lindsay Maisonet, Esq.  
Bar Number: 93156

Submitted by:  
De Cubas & Lewis, P.A.  
PO Box 5026  
Fort Lauderdale, FL 33310  
Telephone: (954) 453-0365  
Facsimile: (954) 771-6052  
Toll Free: 1-800-441-2438  
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516  
[eservice@decubaslewis.com](mailto:eservice@decubaslewis.com)  
25-02997  
May 8, 15, 2026 26-01018S

## FIRST INSERTION

**NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA**

**CASE NO.: 2024 CA 005548 WELLS FARGO BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR SECURITIZED ASSET BACKED RECEIVABLES LLC TRUST 2006-NC3 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-NC3, Plaintiff, VS. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF JEANNETTE R. JACKSON, DECEASED; et al., Defendant(s).**

TO: Janessa Davis  
Last Known Residence: 2175 Leon Ave Sarasota, FL 34234  
TO: Valerie Miller Ituadon  
Last Known Residence: 2175 Leon Ave Sarasota, FL 34234  
TO: Jacqueline Morris  
Last Known Residence: 2175 Leon Ave Sarasota, FL 34234  
TO: Eddie Joe Morris  
Last Known Residence: 17297 NW Highway 335 Williston, FL 32696  
TO: Jeneen Morris  
Last Known Residence: 2175 Leon Ave Sarasota, FL 34234  
YOU ARE NOTIFIED that an action to foreclose a mortgage on the follow-

ing property in SARASOTA County, Florida:

LOT 7, BLOCK A, IRVINGTON HEIGHTS, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 211-A, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA

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

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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated on March 13, 2026.

KAREN E RUSHING, CLERK

As Clerk of the Court

(SEAL) By: G. Kopinsky

As Deputy Clerk

1221-16459B

Ref# 16183

May 8, 15, 2026 26-01016S

## FIRST INSERTION

**NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA**

**CASE NO. 2026 CA 001329 NC WELLS FARGO BANK, N.A. Plaintiff, v. LYDIA A. BLANEY, ET AL. Defendants.**

TO: LYDIA A. BLANEY, Current residence unknown, but whose last known address was: 2209 DE VORE ST, NORTH PORT, FL 34291-5669

YOU ARE NOTIFIED that an action to foreclose a mortgage on the

following property in Sarasota County, Florida, to-wit:

LOT 22, BLOCK 577, 18TH ADDITION TO PORT CHARLOTTE SUBDIVISION ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 14, PAGES 6, 6A THROUGH 6V OF THE PUBLIC RECORDS OF SARASOTA 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, on or

## FIRST INSERTION

**NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File Number 2026 CP 2108 NC IN RE: ESTATE OF DIAMANTINO ASSUNCAO, Deceased.**

The administration of the ESTATE OF DIAMANTINO ASSUNCAO, deceased, whose date of death was March 6, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

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

The personal representatives have no duty to discover whether any property

held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act 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 SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

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

The date of the first publication of this Notice is May 8, 2026.

**Personal Representatives:**

JANE ASSUNCAO BANNISTER  
c/o 1515 Ringling Blvd., 10th Floor  
Sarasota, Florida 34236

JEAN ASSUNCAO  
c/o 1515 Ringling Blvd., 10th Floor  
Sarasota, Florida 34236

Attorney for Personal Representatives:  
RICHARD R. GANS  
Florida Bar No. 0040878  
FERGESON SKIPPER, P.A.  
1515 Ringling Boulevard, 10th Floor  
Sarasota, Florida 34236  
(941) 957-1900  
[rgans@fergesonskipper.com](mailto:rgans@fergesonskipper.com)  
[services@fergesonskipper.com](mailto:services@fergesonskipper.com)  
May 8, 15, 2026 26-01055S

## FIRST INSERTION

**NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2026 CP 1605 NC Division Probate IN RE: ESTATE OF RICHARD LEE HARTUNG Deceased.**

The administration of the estate of Richard Lee Hartung, deceased, whose date of death was November 17, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, Florida 34230. 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

Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of the Court on this 1 day of May, 2026.

Karen E. Rushing  
Clerk of the Circuit Court  
(SEAL) By: Glen Kopinsky  
Deputy Clerk

100001564  
May 8, 15, 2026 26-01030S

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 May 8, 2026.

**Personal Representative:**

Gregory Hartung  
1492 Berkshire Avenue  
Winter Park, Florida 32789

Attorney for Personal Representative:  
T. Thomas Shirley  
Attorney

Florida Bar Number: 0154581  
Dunkin & Shirley, P.A.  
170 West Dearborn Street  
Englewood, Florida 34223  
Telephone: (941) 474-7753  
Fax: (941) 475-1954  
E-Mail: [tom@dunkinshirley.com](mailto:tom@dunkinshirley.com)  
Secondary E-Mail:  
[a4@dunkinshirley.com](mailto:a4@dunkinshirley.com)  
May 8, 15, 2026 26-01056S

# 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**

LV20906\_V26

## --- ACTIONS / SALES ---

## FIRST INSERTION

**NOTICE OF ACTION - CONSTRUCTIVE SERVICE**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT  
IN AND FOR SARASOTA COUNTY,  
FLORIDA

GENERAL JURISDICTION  
DIVISION  
Case No. 2026-CA-000172-NC  
Freedom Mortgage Corporation  
Plaintiff, vs.  
The Unknown Heirs, Devises,  
Grantees, Assignees, Lienors,  
Creditors, Trustees, and all other  
parties claiming interest by, through,  
under or against the Estate of  
Rashida Tina Stayrook, Deceased  
; et al;  
Defendants.

TO: Kole Viktor Pjeter Kukaj a/k/a  
Kole Kukaj  
Last Known Address: 325 NW 33rd Ter,  
Apt 201, Pompano Beach, FL 33069

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

LOT 12, BLOCK 6, NEWTOWN,  
ACCORDING TO THE PLAT  
THEREOF, AS RECORDED IN  
PLAT BOOK A, PAGE 53, OF  
THE PUBLIC RECORDS OF  
SARASOTA COUNTY, FLOR-  
IDA.

has been filed against you and you are

required to serve a copy of your written  
defenses, if any, to it on Julie York, Es-  
quire, Brock & Scott, PLLC., the Plain-  
tiff's attorney, whose address is 4919  
Memorial Hwy, Suite 135, Tampa, FL  
33634, within thirty (30) days of the  
first date of publication on or before  
June 8, 2026, and file the original with  
the Clerk of this Court either before ser-  
vice on the Plaintiff's attorney or imme-  
diately thereafter; otherwise a default  
will be entered against you for the relief  
demanded in the complaint or petition.

If you are a person with a disability  
who needs any accommodation in or-  
der to participate in this proceeding,  
you are entitled, at no cost to you,  
to the provision of certain assistance.  
Please contact the Sarasota County  
Jury Office, P.O. Box 3079, Sarasota,  
Florida 34230-3079, (941)861-7400,  
at least seven (7) days before your  
scheduled court appearance, or imme-  
diately upon receiving this notification  
if the time before the scheduled ap-  
pearance is less than seven (7) days;  
if you are hearing or voice impaired,  
call 711.

DATED on April 29, 2026.

Karen Rushing  
As Clerk of the Court  
(SEAL) By Glen Kopinsky  
As Deputy Clerk

File # 25-F03702

May 8, 15, 2026

26-01014S

## FIRST INSERTION

**NOTICE OF SALE PURSUANT TO  
CHAPTER 45**

IN THE CIRCUIT COURT OF THE  
12TH JUDICIAL CIRCUIT  
IN AND FOR SARASOTA COUNTY,  
FLORIDA

CASE NO.: 2025 CA 003117 NC  
CITIBANK, N.A. AS OWNER  
TRUSTEE FOR NEW  
RESIDENTIAL MORTGAGE LOAN  
TRUST 2015-2,  
Plaintiff, vs.  
UNKNOWN SUCCESSOR  
TRUSTEE OF THE PALOMA  
IBARRA LIVING TRUST, UTD,  
SEPT. 16, 2005; UNKNOWN  
BENEFICIARIES OF THE  
PALOMA IBARRA LIVING TRUST,  
UTD, SEPT. 16, 2005; TRUIST  
BANK F/K/A SUNTRUST BANK;  
REGIONS BANK F/K/A AMSOUTH  
BANK; HABITAT FOR HUMANITY  
SARASOTA, INC.,  
Defendant(s).

NOTICE OF SALE IS HEREBY GIV-  
EN pursuant to the order of Uniform  
Final Judgment of Foreclosure dated  
February 19, 2026, and entered in Case  
No. 2025 CA 003117 NC of the Circuit  
Court of the 12TH Judicial Circuit  
in and for Sarasota County, Florida,  
wherein Citibank, N.A. As Owner  
Trustee For New Residential Mortgage  
Loan Trust 2015-2, is Plaintiff and Un-  
known Successor Trustee Of The Pa-  
loma Ibarra Living Trust, Utd, Sept. 16,  
2005; Unknown Beneficiaries Of The  
Paloma Ibarra Living Trust, Utd, Sept.  
16, 2005; Truist Bank f/k/a Suntrust  
Bank; Regions Bank f/k/a Amsouth  
Bank; Habitat For Humanity Sarasota,  
Inc., are Defendants, the Office of the  
Clerk of Karen E. Rushing, Sarasota  
County Clerk of the Court will sell via  
online auction at <https://www.sarasota.realforeclose.com/>  
at 9:00 a.m. on the  
23rd day of June, 2026, the following

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

LOT 67, TOWN AND COUN-  
TRY ESTATES UNIT 1, AS PER  
PLAT THEREOF RECORDED  
IN PLAT BOOK 9, PAGE 60, OF  
THE PUBLIC RECORDS OF  
SARASOTA COUNTY, FLOR-  
IDA.

Property Address: 4986 Buchan-  
an Place, Sarasota, Florida 34231  
and all fixtures and personal property  
located therein or thereon, which are  
included as security in Plaintiff's mort-  
gage.

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 or-  
der to participate in this proceeding,  
you are entitled, at no cost to you,  
to the provision of certain assistance.  
Please contact the Sarasota County  
Jury Office, P.O. Box 3079, Sarasota,  
Florida 34230-3079, (941)861-7400,  
at least seven (7) days before your  
scheduled court appearance, or imme-  
diately upon receiving this notification  
if the time before the scheduled ap-  
pearance is less than seven (7) days;  
if you are hearing or voice impaired,  
call 711.

Dated: 5/4/2026

McCabe, Weisberg & Conway, LLC  
By: 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](mailto:FLpleadings@mwc-law.com)

File No: 25-400124

May 8, 15, 2026

26-01041S

## FIRST INSERTION

**RE-NOTICE OF FORECLOSURE  
SALE**

IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL  
CIRCUIT IN AND FOR SARASOTA  
COUNTY, FLORIDA

CASE NO.: 2025 CA 002939 NC  
NEWREZ LLC D/B/A  
SHELLPOINT MORTGAGE  
SERVICING,  
Plaintiff, vs.  
CATHERINE G. MAYER;  
UNKNOWN SPOUSE OF  
CATHERINE G. MAYER; UNLOCK  
PARTNERSHIP SOLUTIONS INC.;  
CROSS RIVER BANK; UNKNOWN  
TENANT(S) IN POSSESSION  
#1 and #2, and ALL OTHER  
UNKNOWN PARTIES, et.al.,  
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant  
to an Amended Uniform Final Judg-  
ment of Mortgage Foreclosure dated  
January 9, 2026 and an Order Cancel-  
ing and Rescheduling Foreclosure Sale  
dated May 2, 2026, entered in Civil  
Case No.: 2025 CA 002939 NC of the  
Circuit Court of the Twelfth Judicial  
Circuit in and for Sarasota County,  
Florida, wherein NEWREZ LLC D/B/A  
SHELLPOINT MORTGAGE SERVIC-  
ING, Plaintiff, and CATHERINE G.  
MAYER; UNLOCK PARTNERSHIP  
SOLUTIONS INC.; CROSS RIVER  
BANK, are Defendants.

KAREN E. RUSHING, The Clerk of  
the Circuit Court, will sell to the high-  
est bidder for cash, at [www.sarasota.realforeclose.com](http://www.sarasota.realforeclose.com),  
at 9:00 AM, on the  
8th day of July, 2026, the following de-  
scribed real property as set forth in said  
Judgment, to wit:

LOT 2, CLIFT SUBDIVISION,  
ACCORDING TO THE PLAT  
THEREOF, AS RECORDED IN  
PLAT BOOK 28, PAGE 47, OF  
THE PUBLIC RECORDS OF  
SARASOTA COUNTY, FLOR-  
IDA.

If you are a person claiming a right to  
funds remaining after the sale, you  
must file a claim with the clerk before  
the clerk reports the surplus as un-  
claimed. If you fail to file a timely claim  
you will not be entitled to any remain-  
ing 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 cannot afford an attorney,  
contact Gulfcoast Legal Services at  
(941) 366-1746 or [www.gulfcoastlegal.org](http://www.gulfcoastlegal.org).  
or Legal Aid of Manasota at (941)  
366-0038 or [www.legalaidofmanasota.org](http://www.legalaidofmanasota.org).  
If you do not qualify for free legal  
assistance or do not know an attorney,  
you may call an attorney referral service  
(listed in the phone book), or contact  
the Florida Bar Lawyer Referral Service  
at (800) 342-8011.

If you are a person with a disability  
who needs any accommodation in  
order to participate in this proceed-  
ing, you are entitled, at no cost to you,  
to the provision of certain assistance.  
Please contact the Sarasota County  
Jury Office, P.O. Box 3079, Sarasota,  
Florida 34230-3079, (941)861-7400,  
at least seven (7) days before your  
scheduled court appearance, or imme-  
diately upon receiving this notification  
if the time before the scheduled ap-  
pearance is less than seven (7) days;  
if you are hearing or voice impaired,  
call 711.

Dated: May 4, 2026

/s/ Brian L. Rosaler

By: Brian L. Rosaler

Florida Bar No.: 0174882.

Attorney for Plaintiff:

Brian L. Rosaler, Esquire

Popkin & Rosaler, P.A.

1701 West Hillsboro Boulevard

Suite 400

Deerfield Beach, FL 33442

Telephone: (954) 360-9030

Facsimile: (954) 420-5187

25-52164

May 8, 15, 2026

26-01040S

## FIRST INSERTION

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

Case No. 2026 CA 000407 NC  
FIFTH THIRD BANK, NATIONAL  
ASSOCIATION  
Plaintiff, vs.

FRANCISCO CALERO LOPEZ,  
et al.  
Defendants.

TO: FRANCISCO CALERO LOPEZ  
LAST KNOWN ADDRESS  
2903 47TH AVE N  
SAINT PETERSBURG, FL 33714

You are notified that an action to  
foreclose a mortgage on the following  
property in Sarasota County, Florida:

LOT 9, PINE MEADOW II  
SUBDIVISION, ACCORDING  
TO THE PLAT THEREOF, RE-  
CORDED IN PLAT BOOK 24,  
PAGE 39, OF THE PUBLIC RE-  
CORDS OF SARASOTA COUN-  
TY, FLORIDA.

commonly known as 3950 SAWYER-  
WOOD RD, SARASOTA, FL 34233  
has been filed against you and you are  
required to serve a copy of your written  
defenses, if any, to it on David R. Byars  
of Kass Shuler, P.A., plaintiff's attorney,

whose address is P.O. Box 800, Tampa,  
Florida 33601, (813) 229-0900, on or  
before June 8, 2026, (or 30 days from  
the first date of publication, whichever  
is later) and file the original with the  
Clerk of this Court either before ser-  
vice on the Plaintiff's attorney or imme-  
diately thereafter; otherwise, a default  
will be entered against you for the relief  
demanded in the Complaint.

If you are a person with a disability  
who needs any accommodation in or-  
der to participate in this proceeding,  
you are entitled, at no cost to you,  
to the provision of certain assistance.  
Please contact the Sarasota County  
Jury Office, P.O. Box 3079, Sarasota,  
Florida 34230-3079, (941)861-7400,  
at least seven (7) days before your  
scheduled court appearance, or imme-  
diately upon receiving this notification  
if the time before the scheduled ap-  
pearance is less than seven (7) days;  
if you are hearing or voice impaired,  
call 711.

Dated: May 1, 2026.

CLERK OF THE COURT  
Honorable Karen E. Rushing  
2000 Main Street  
Sarasota, Florida 34237  
(SEAL) By: G. Kopinsky  
Deputy Clerk

078950/2532768/and

May 8, 15, 2026

26-01031S

## FIRST INSERTION

**NOTICE OF ACTION  
(CONSTRUCTIVE SERVICE)**  
IN THE CIRCUIT COURT FOR THE  
TWELFTH JUDICIAL CIRCUIT IN  
AND FOR SARASOTA COUNTY,  
FLORIDA

Case No.: 2025 CA 006154 SC  
DIVISION H CIRCUIT  
MENDY RANDALL, individually  
and as assignee of Lynn Tropp, and  
LISA HOLLINGER, individually and  
as assignee of Lynn Tropp,  
Plaintiffs, v.

STEVEN TROPPE, MICHAEL J.  
TROPPE, SR., WILLIAM F. TROPPE,  
JR., JOSEPH ANTHONY TROPPE,  
Defendants.

TO: William Tropp  
39 Calle Susana  
Elk Grove, CA 95624  
William F. Tropp, Jr  
17700 Live Oak Ct.  
Reno, NV 89508

YOU ARE NOTIFIED that an action  
for breach of fiduciary duty, constructive  
trust, and unjust enrichment has been  
filed against you in the above Court and  
you are required to serve a copy of your  
written defenses, if any, on Mandi Clay,  
Esq., Plaintiffs' attorney, whose address  
is Martinez Law, P.A., 18115 US High-  
way 41 N, Suite 600, Lutz, FL 33549  
on or before June 15, 2026, and file the  
original with the Clerk of this Court  
located at 2000 Main St. Sarasota, FL  
34237 either before service on Plain-  
tiffs' attorney or immediately thereaf-  
ter; otherwise a default will be entered  
against you for the relief demanded in  
the complaint or petition.

This notice shall be published once

a week for four (4) consecutive weeks  
in the Business Observer - Sarasota  
County.

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. Future papers in this  
lawsuit will be mailed to the address on  
record at the clerk's office.

If you are a person with a disability  
who needs any accommodation in or-  
der to participate in this proceeding,  
you are entitled, at no cost to you,  
to the provision of certain assistance.  
Please contact the Sarasota County  
Jury Office, P.O. Box 3079, Sarasota,  
Florida 34230-3079, (941)861-7400,  
at least seven (7) days before your  
scheduled court appearance, or imme-  
diately upon receiving this notification  
if the time before the scheduled ap-  
pearance is less than seven (7) days;  
if you are hearing or voice impaired,  
call 711.

Witness my hand and the seal of this  
court April 30, 2026

KAREN E RUSHING  
Clerk of the Court  
(SEAL) By: Glen Kopinsky  
As Deputy Clerk

Mandi Clay, Esquire  
MARTINEZ LAW, P.A.  
18115 US Highway 41 N, Suite 600  
Lutz, FL 33549  
Phone: (813) 803-4887  
mclay@martinezlawfla.com  
Attorneys for Plaintiffs  
May 8, 15, 22, 29, 2026 26-01012S

## FIRST INSERTION

**NOTICE OF SALE**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT  
IN AND FOR SARASOTA COUNTY,  
FLORIDA

CIVIL DIVISION  
Case #: 2025 CA 001902 NC  
DIVISION: A

1 Sharpe Opportunity Intermediate  
Trust  
Plaintiff, -vs.-

Eco Holdings Investments, LLC;  
Donato Ciaccia; Unknown Parties  
in Possession #1, as to 873 Riviera  
Lane, Port Charlotte, FL 33948,  
if living, and all Unknown Parties  
claiming by, through, under

and against the above named  
Defendant(s); Unknown Parties  
in Possession #2, as to 873 Riviera  
Lane, Port Charlotte, FL 33948,  
if living, and all Unknown Parties  
claiming by, through, under

and against the above named  
Defendant(s); Unknown Parties  
in Possession #1, as to 5039 Brack  
Avenue, North Port, FL 34288, if  
living, and all Unknown Parties  
claiming by, through, under

and against the above named  
Defendant(s); Unknown Parties  
in Possession #2, as to 5039 Brack  
Avenue, North Port, FL 34288, if  
living, and all Unknown Parties  
claiming by, through, under

and against the above named  
Defendant(s); Freedom Forever FL  
LLC  
Defendant(s).

NOTICE IS HEREBY GIVEN pursu-  
ant to order rescheduling foreclosure  
sale or Final Judgment, entered in Civil  
Case No. 2025 CA 001902 NC of the  
Circuit Court of the 12th Judicial Cir-  
cuit in and for Sarasota County, Flori-  
da, wherein 1 Sharpe Opportunity Inter-  
mediate Trust, Plaintiff and Eco Holdings  
Investments, LLC are defendant(s), I,  
Clerk of Court, Karen E. Rushing, will  
sell to the highest and best bidder for  
cash VIA THE INTERNET AT WWW.  
SARASOTA.REALFORECLOSE.COM  
AT 9:00 A.M. on June 2, 2026, the fol-  
lowing described property as set forth  
in said Final Judgment, to-wit:

PARCEL 1: LOT 20, BLOCK  
4292, PORT CHARLOTTE  
SUBDIVISION SECTION  
SIXTY SIX, ACCORDING TO

THE PLAT THEREOF, AS  
RECORDED IN PLAT BOOK  
6, PAGES 4A THROUGH 4G,  
INCLUSIVE, OF THE PUBLIC  
RECORDS OF CHARLOTTE  
COUNTY, FLORIDA.

PARCEL 2: LOT 5, BLOCK 379,  
PORT CHARLOTTE SUBDI-  
VISION, SECTION TWENTY  
THREE, ACCORDING TO  
THE PLAT THEREOF, AS RE-  
CORDED IN PLAT BOOK 5,  
PAGES 14A THROUGH 14E,  
INCLUSIVE, OF THE PUBLIC  
RECORDS OF CHARLOTTE  
COUNTY, FLORIDA.

PARCEL 3: LOT 10, BLOCK  
1057, TWENTY FOURTH AD-  
DITION TO PORT CHAR-  
LOTTE SUBDIVISION, AC-  
CORDING TO THE PLAT  
THEREOF, AS RECORDED IN  
PLAT BOOK 14, PAGES 14,  
14A THROUGH 14M, INCLUSIVE,  
OF THE PUBLIC RECORDS  
OF SARASOTA COUNTY,  
FLORIDA.

ANY PERSON CLAIMING AN IN-  
TEREST IN THE SURPLUS FROM  
THE SALE, IF ANY, OTHER THAN  
THE PROPERTY OWNER AS OF  
THE DATE OF THE LIS PENDENS  
MUST FILE A CLAIM NO LATER  
THAN THE DATE THAT THE  
CLERK REPORTS THE FUNDS AS  
UNCLAIMED.

If you are a person with a disability  
who needs any accommodation in  
order to participate in this proceed-  
ing, you are entitled, at no cost to you,  
to the provision of certain assistance.  
Please contact the Sarasota County  
Jury Office, P.O. Box 3079, Sarasota,  
Florida 34230-3079, (941)861-7400,  
at least seven (7) days before your  
scheduled court appearance, or imme-  
diately upon receiving this notification  
if the time before the scheduled ap-  
pearance is less than seven (7) days;  
if you are hearing or voice impaired,  
call 711.  
Submitted By: ATTORNEY FOR  
PLAINTIFF:  
LOGS LEGAL GROUP LLP  
750 Park of Commerce Blvd., Suite 130  
Boca Raton, Florida 33487  
(561) 998-6700  
(561) 998-6707  
25-332482 FCo1 948  
May 8, 15, 2026 26-01015S

## FIRST INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
12TH JUDICIAL CIRCUIT IN AND  
FOR SARASOTA COUNTY, FLORIDA  
CASE NO.: 2026 CA 000953 NC  
ATHENE ANNUITY & LIFE  
COMPANY,  
Plaintiff, v.

NATALJA ZAREMBO; et al,  
Defendant(s).

To the following Defendant(s):  
ANN MARIE RAMLOGAN  
(Last Known Address: 4406 MAUR-  
BACH TERRACE, NORTH PORT, FL  
34286)

YOU ARE NOTIFIED that an ac-  
tion to foreclose based on boundaries  
established by acquiescence, on the  
following described property:

LOT 18, BLOCK 89, OF SEV-  
ENTH ADDITION TO PORT  
CHARLOTTE SUBDIVISION,  
ACCORDING TO THE MAP  
OR PLAT THEREOF AS RE-  
CORDED IN PLAT BOOK 12,  
PAGE 19, PUBLIC RECORDS  
OF SARASOTA COUNTY,  
FLORIDA.

PROPERTY ADDRESS: 4406  
MAURBACH TERRACE,  
NORTH PORT, FL 34286  
has been filed against you and you are  
required to serve a copy of your written  
defenses, if any, to it, on Ghidotti | Berg-

er LLP, Attorney for Plaintiff, whose  
address is 10800 Biscayne Blvd., Suite  
201, Miami, FL 33161 6-15-2026, a date  
which is within thirty (30) days after  
the first publication of this Notice in  
the Business Observer and file the origi-  
nal with the Clerk of this Court either  
before service on Plaintiff's attorney or  
immediately thereafter; otherwise a de-  
fault will be entered against you for the  
relief demanded in the complaint.

This notice is provided pursuant to  
Administrative Order No. 2010-08

If you are a person with a disability  
who needs any accommodation in  
order to participate in this proceed-  
ing, you are entitled, at no cost to you,  
to the provision of certain assistance.  
Please contact the Sarasota County  
Jury Office, P.O. Box 3079, Sarasota,  
Florida 34230-3079, (941)861-7400,  
at least seven (7) days before your  
scheduled court appearance, or imme-  
diately upon receiving this notification  
if the time before the scheduled ap-  
pearance is less than seven (7) days;  
if you are hearing or voice impaired,  
call 711.

WITNESS my hand and the seal of  
this Court this 28 day of April, 2026.

KAREN E. RUSHING  
As Clerk of the Court  
(SEAL) By G. Kopinsky  
As Deputy Clerk

May 8, 15, 2026

26-01005S

## FIRST INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT IN  
AND FOR SARASOTA  
COUNTY, FLORIDA

CASE NO. 2024 CA 003259 NC  
MIDFIRST BANK  
Plaintiff, v.

THE UNKNOWN HEIRS,  
GRANTEES, DEVISEES, LIENORS,  
TRUSTEES, AND CREDITORS  
OF JACQUELINE DECHAMBRE  
A/K/A JACQUELINE A.  
DECHAMBRE F/K/A JACQUELINE  
A. WEAVER A/K/A JACQUELINE  
WEAVER, DECEASED, ET AL.  
Defendants.

TO: CHRISTOPHER GUTH A/K/A  
CHRISTOPHER DAVID GUTH JR,  
Current residence unknown, but whose  
last known address was:  
2100 N. LINE STREET, UNIT G101,  
LANDSALE, PA 19446

YOU ARE NOTIFIED that an ac-  
tion to foreclose a mortgage on the  
following property in Sarasota Coun-  
ty, Florida, to-wit:

LOT(S) 33, BLOCK 148, 8TH  
ADDITION TO PORT CHAR-  
LOTTE SUBDIVISION, AC-  
CORDING TO THE PLAT  
THEREOF, RECORDED IN  
PLAT BOOK 12, PAGE(S) 20,  
20A-20Z2, OF THE PUBLIC  
RECORDS OF SARASOTA  
COUNTY, FLORIDA.

has been filed against you and you are

required to serve a copy of your writ-  
ten defenses, if any, to it on eXL Legal,  
PLLC, Plaintiff's attorney, whose ad-  
dress is 12425 28th Street North, Suite  
200, St. Petersburg, FL 33716, on or  
before June 15, 2026 or within thirty  
(30) days after the first publication of  
this Notice of Action, and file the origi-  
nal with the Clerk of this Court at 2000  
Main Street, Sarasota, FL 34237, 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 this proceed-  
ing, you are entitled, at no cost to you,  
to the provision of certain assistance.  
Please contact the Sarasota County  
Jury Office, P.O. Box 3079, Sarasota,  
Florida 34230-3079, (941)861-7400,  
at least seven (7) days before your  
scheduled court appearance, or imme-  
diately upon receiving this notification  
if the time before the scheduled ap-  
pearance is less than seven (7) days;  
if you are hearing or voice impaired,  
call 711.

WITNESS my hand and seal of the  
Court on this 28 day of April, 2026.

Karen E. Rushing  
Clerk of the Circuit Court  
(SEAL) By: Glen Kopinsky  
Deputy Clerk



**Newsprint is inherently superior to the internet for public notice** because reading a newspaper is a serendipitous process.

We find things in newspapers we weren't expecting to see. On the internet, we search for specific information and ignore everything else.

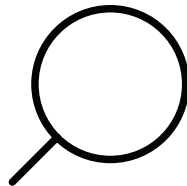


**Citizens continue to learn about vital civic matters from newspaper notices.**

Documented examples of people taking action and alerting their community after reading a newspaper notice are reported on a regular basis.

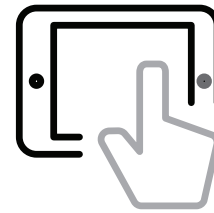
**Verifying publication is difficult-to-impossible on the web.**

That's why the courts subject digital evidence to far greater scrutiny than evidence published in newspapers



**Significant numbers of people in rural areas still lack high-speed internet access.**

Those who are older than 65 or who have lower incomes or lack high-school diplomas are also cut off from the internet in far higher numbers than the average.

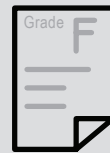


**Moreover, the real digital divide for public notice is growing**

due to the massive migration to smartphones and other small-screen digital devices

**Governments aren't very good at publishing information on the internet.**

Unlike newspaper publishers, **public officials aren't compelled by the free market to operate effective websites.**



**Types Of Public Notices**

**Citizen Participation Notices**

- Government Meetings and Hearings
- Meeting Minutes or Summaries
- Agency Proposals
- Proposed Budgets and Tax Rates
- Land and Water Use
- Creation of Special Tax Districts
- School District Reports
- Zoning, Annexation and Land Use Changes

**Commercial Notices**

- Unclaimed Property, Banks or Governments
- Delinquent Tax Lists, Tax Deed Sales
- Government Property Sales
- Permit and License Applications

**Court Notices**

- Mortgage Foreclosures
- Name Changes
- Probate Rulings
- Divorces and Adoptions
- Orders to Appear in Court

**Stay Informed, It's Your Right to Know.**

For legal notice listings go to: [Legals.BusinessObserverFL.com](https://Legals.BusinessObserverFL.com)

To publish your legal notice call: 941-906-9386 or [Legal@BusinessObserverFL.com](mailto:Legal@BusinessObserverFL.com)

## --- ACTIONS / SALES ---

## FIRST INSERTION

**NOTICE OF ACTION FOR StepParent Adoption**  
IN THE CIRCUIT COURT OF THE  
12th JUDICIAL CIRCUIT,  
IN AND FOR SARASOTA COUNTY,  
FLORIDA

**Case No.: 25DR6702SC**  
**Edward Michael Morales,**  
**Petitioner and**  
**James Joseph Corr,**  
**Respondent.**  
TO: James Joseph Corr  
8410 155th Ave Howard Beach NY  
11414

YOU ARE NOTIFIED that an action for Adoption has filed against you and that you are required to serve a copy of your written defenses, if any, to it on Edward Michael Morales, whose address is 13141 Steinhatchee Loop Venice FL 34293 on or before 06-09-2026, and file the original with the clerk of this Court at KAREN E. RUSHING, CLERK 4004 S TAMiami TRAIL, VENICE, FL 34293, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be en-

tered 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: 05-05-2026.

KAREN E. RUSHING, CLERK  
CLERK OF THE CIRCUIT COURT  
(SEAL) By: Deputy Clerk  
May 8, 15, 22, 29, 2026 26-010505

**NOTICE OF ACTION TO QUIET TITLE TO REAL PROPERTY BASED ON FRAUDULENT CONVEYANCE UNDER SECTION 65.091, FLORIDA STATUTES**

IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT IN  
AND FOR SARASOTA COUNTY,  
FLORIDA

**CASE NO.: 2026-CA-002264 NC**  
**FRANKLIN A. AGUILO,**  
**Plaintiff, v.**  
**RGO MARKETING LLC, an Arizona limited liability company, and UNKNOWN PARTIES, Defendants.**

To: RGO Marketing LLC, an Arizona limited liability company, Defendant's unknown spouse, heirs, devisees, grantees, judgment creditors, and all other parties claiming by, through, under, or against defendants or parties or claiming to have any right, title, or interest in

the property described below, and all parties all parties having or claiming to have any right, title or interest in the property herein described

YOU ARE HEREBY NOTIFIED that an action has been commenced to quiet and confirm title of Plaintiff in and to lands located in Sarasota County, Florida.

YOU ARE HEREBY FURTHER NOTIFIED that the action seeks to quiet title, based on fraudulent conveyance under section 65.091, F.S., to the following real property, lying and being situated in Sarasota County, Florida, more particularly described as follows:

Lot 15, Block B, Subdivision of Block B, Longboat Key Estates, according to the map or plat thereof as recorded in Plat Book 6, Page(s) 11, Public Records of Sarasota County, Florida, together with that certain real property

## FIRST INSERTION

of that portion of land located between Lot 15, Block B, Longboat Key Estates and the channel adjacent thereto.

Parcel Identification Number: 0002-11-0001  
more commonly known as 557 Kingfisher Lane, Longboat Key, Florida 34228.

This action has been filed against you and you are required to serve a copy of your written defense, if any, upon George Pappas, Esquire, Williams Parker Harrison Dietz & Getzen, attorneys for Plaintiff, whose address is 50 Central Avenue, Eighth Floor, Sarasota, Florida 34236, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded

in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of this Court on the 29 day of April, 2026.

Karen E. Rushing  
Clerk of  
Circuit Court  
(SEAL) By: G. Kopinsky  
Deputy Clerk

May 8, 15, 22, 29, 2026 26-010075

## SUBSEQUENT INSERTIONS

## --- PUBLIC SALES / SALES / ACTIONS ---

## SECOND INSERTION

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE  
12TH JUDICIAL CIRCUIT,  
IN AND FOR SARASOTA COUNTY,  
FLORIDA

GENERAL JURISDICTION  
DIVISION

**CASE NO.: 2023 CA 008709 NC**  
**PENNYMAC LOAN SERVICES, LLC, Plaintiff, vs.**  
**SUSAN L. GAYTON; CITY OF NORTH PORT, FLORIDA; US DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; GRAN PARADISO OWNERS ASSOCIATION; UNKNOWN SPOUSE OF SUSAN L. GAYTON, Defendant(s).**

NOTICE IS HEREBY GIVEN pursuant to Uniform Final Judgment of Mortgage Foreclosure dated April 16, 2026 entered in Civil Case No. 2023 CA 008709 NC of the Circuit Court of the 12th Judicial Circuit in and for Sarasota County, Florida, wherein PENNYMAC LOAN SERVICES, LLC is Plaintiff and SUSAN L. GAYTON, et al, are Defendants. The Clerk, KAREN E. RUSHING, shall sell to the highest and best bidder for cash at SARASOTA'S County's On-Line Public Auction website: <https://sarasota.realforeclose.com>, at 09:00 AM on June 02, 2026, in accordance with Chapter 45, Florida Statutes, the following described property located in SARASOTA County, Florida, as set forth in said Uniform Final Judgment of Mortgage Foreclosure to-wit: LOT 250, OF GRAN PARADISO, TOWNHOMES 1B, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN

PLAT BOOK 51, PAGE 175, OF THE PUBLIC RECORDS OF SARASOTA 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Todd C. Drosky, Esq.  
FRENKEL LAMBERT WEISMAN & GORDON, LLP  
One East Broward Boulevard,  
Suite 1111  
Fort Lauderdale, Florida 33301  
Telephone: (954) 522-3233 |  
Fax: (954) 200-7770  
FL Bar #: 54811  
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516  
fleservice@flvlaw.com  
04-098625-F00  
May 1, 8, 2026 26-00951S

## FOURTH INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT IN  
AND FOR SARASOTA COUNTY,  
FLORIDA

**CASE NO.: 2026 CA 000494 NC**  
**IN RE: ARTHUR P. JENTOFT REVOCABLE TRUST, u/a/d August 30, 1994, as Amended and Restated, and the Jentoft Family Trust created thereunder**

**BANK OF AMERICA, N.A., as Trustee of the ARTHUR P. JENTOFT REVOCABLE TRUST, u/a/d August 30, 1994, as Amended and Restated, and of the Jentoft Family Trust created thereunder, Plaintiff, v.**

**JACQUELINE JENTOFT WOLTERS, individually and as Trustee of the JOAN C. JENTOFT TRUST, u/a/d August 30, 1994, as Amended and Restated, and TODD J. JENTOFT, Defendants.**

To: Todd J. Jentoft  
Whose residence is unknown

YOU ARE NOTIFIED that an action has been filed against you in Sarasota County, Florida, by Bank of America, N.A., as Trustee of the Arthur P. Jentoft Revocable Trust, u/a/d August 30, 1994, as Amended and Restated, and of the Jentoft Family Trust created thereunder, (together, the "Trusts"), for a determination by the Court regarding the proper beneficiary of the assets of the Trusts, and to construe a term of the Revocable Trust. The action is pending in the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida and is styled pursuant to the caption set forth above.

You are required to serve a copy of your written defenses, if any, to the action upon Bonnie Lee A. Polk, Williams

Parker Harrison Dietz & Getzen, Attorneys for the Plaintiff, whose address is 50 Central Ave., Eighth Floor, Sarasota, Florida 34235, on or before a date not less than 28 days or more than 60 days after the first publication of this notice and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

If you cannot afford an attorney, you may contact Legal Aid of Manastoa at (941)366-0038 or [www.legalaidofmanastoa.org](http://www.legalaidofmanastoa.org), or Gulfcoast Legal Services at (800)230-5920 or <https://www.gulfcoastlegal.org>. If you do not qualify for free legal assistance or do not know an attorney, you may use an attorney referral service or contact the Florida Bar Referral Service at (800)342-8011 or <https://www.floridabar.org/public/lrs/>.

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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the Seal of this Court on April 7, 2026.

KAREN E. RUSHING  
Clerk of the Court  
(SEAL) By: G. Kopinsky  
as Deputy Clerk  
April 17, 24; May 1, 8, 2026 26-00814S

## SECOND INSERTION

**NOTICE OF ACTION**  
RE: GULF TIDES OF LONGBOAT  
KEY CONDOMINIUM ASSOCIATION, INC

SARASOTA County, Florida  
Non-Judicial Timeshare foreclosure process

TO: Unit Owner(s)  
Last Known Address  
Unit Week(s)  
Amount due:  
Lorri L Rinehart  
7349 Brushwood Drive  
Camby, IN 46113  
101/37  
\$2,677.46

Robert Donaldson and Laura Donaldson  
342 Vanderbilt Blvd  
Oakdale, NY 11769  
107/21  
\$3,012.54  
Dennis Edward Ecuver, Dennis Christopher Ecuver & Patricia Anne Ecuver  
Old Post House Old Post Office Lane

South Ferriby, N Lines DN186HH  
Great Britain  
202/40  
\$2,619.95  
204/42  
\$2,619.95  
Kenneth A Lenoff and Larisa Lenoff  
5 Azalea Road  
Newark, DE 19711  
209/32  
\$3,029.31

YOU ARE HEREBY NOTIFIED of an action for non-judicial foreclosure of timeshare units on the Claim of Lien on the following described real property, located in SARASOTA County, Florida, to-wit:

Unit Numbers and Week Numbers (as set forth above) in GULF TIDES OF LONGBOAT KEY, A Condominium, according to the Declaration of Condominium thereof, recorded in Official Records Book 1446, Page 429, of the Public Records of Sarasota

## SECOND INSERTION

County, Florida and all amendments thereto, together with an undivided share in the common elements appurtenant thereto.

has been filed against you. If you fail to cure the default as set forth in this notice or take other appropriate action with regard to this foreclosure matter, you risk losing ownership of your timeshare interest through the trustee foreclosure procedure established in Section 721.855, Florida Statutes. You may choose to sign and send to the trustee an objection form, exercising your right to object to the use of the trustee foreclosure procedure. If you would like an Objection form, you should contact the undersigned Trustee, Thomas L Avrutis, Esquire, in writing. Upon the trustee's receipt of your signed objection form, the foreclosure of the lien with respect to the default specified in this notice shall be subject to the judicial foreclosure procedure only. You have the right to cure your default in

the manner set forth in this notice at any time before the trustee's sale of your timeshare interest. Objections must be made in writing to:

Thomas L Avrutis, Esquire  
TRUSTEE FOR GULF TIDES OF LONGBOAT KEY CONDOMINIUM ASSOCIATION, INC.  
201 Fletcher Avenue,  
Second Floor  
Sarasota, FL 34237  
within 30 days of the first date of publication of this Notice.

If you do not object to the use of the trustee foreclosure procedure, you will not be subject to a deficiency judgment even if the proceeds from the sale of your timeshare interest are insufficient to offset the amounts secured by the lien.

Dated this 24th day of APRIL, 2026.  
Thomas L Avrutis, Esquire, TRUSTEE  
TRUSTEE for GULF TIDES OF LONGBOAT KEY CONDOMINIUM ASSOCIATION, INC  
May 1, 8, 2026 26-00972S

## THIRD INSERTION

## REQUEST FOR PROPOSALS (RFP)

**Indoor Multi-Use Sports and boathouse Facility**  
**Issued by: Nathan Benderson Park Conservancy**  
**Issue Date: April 21, 2026**  
**Proposal Due Date: May 22, 2026**

## 1. Introduction and Purpose

Nathan Benderson Park Conservancy is seeking proposals from qualified construction firms for the construction of a new indoor multi-use sports and recreation facility. The intent of this Request for Proposals (RFP) is to identify a highly qualified firm with demonstrated experience delivering similar facilities, particularly large-scale indoor athletic complexes, in climates comparable to the project location. Selection will be based on a qualifications-driven evaluation process, with cost considered along with contractor fees

## 2. Project Overview

The proposed project consists of the construction of a new indoor sports and support facility that will include, at a minimum, (see Architectural drawings in file directory) the following components:

- Eight (8) full-size indoor basketball (16 Volleyball) courts, w baskets, nets. Etc.
- Concession, full kitchen and food service area(s)
- Multi-use / flexible programming space
- Boathouse facilities (including storage and support areas)
- Weight rooms and fitness training areas
- Administrative and office space
- Boardroom and VIP space
- Restrooms, locker rooms, and support spaces
- Technology - Digital signage, scoreboard, IT infrastructure
- Building systems, site coordination, and all associated infrastructure

The facility is intended to support year-round use for tournaments, training, community recreation, and administrative functions.

## 3. Project Location

The project will be located in Sarasota, FL. Proposers should consider local climate conditions, permitting requirements, labor availability, and logistical considerations associated with construction in this region.

## 4. Scope of Services

The selected firm will be responsible for, at a minimum:

- Construction of all building, structural, mechanical, electrical, plumbing, and specialty systems
- Coordination with designers, consultants, and owner representatives
- Site logistics, safety management, and quality control
- Commissioning, closeout, and warranty services
- Site and Utility work is included

## 5. Proposal Requirements

Proposals shall be concise, well organized, and include the following information:

## 5.1 Firm Qualifications and Experience

- Company background, history, and years in business
- Description of the firm's experience constructing similar facilities, including but not limited to:
  - Indoor basketball or court-based athletic facilities
  - Multi-court or tournament-scale sports complexes
  - Facilities with fitness, concession, and office components
- boathouses
- For each relevant project, provide:
  - Project name and location
  - Size and scope
  - Construction cost
  - Delivery method
  - Owner reference and contact information

## 5.2 Climate and Environmental Experience

- Description of projects completed in climates similar to the project location
- Experience addressing climate-specific considerations such as:
  - Energy efficiency and building envelope performance
  - Indoor air quality and humidity control for athletic facilities
  - Wind (Hurricane) loads

## 5.3 Project Team

- Identification of key personnel proposed for this project
- Resumes highlighting relevant experience with comparable facilities
- Description of the firm's approach to project management, quality control, and safety

## 5.4 Cost Proposal

- Preliminary construction cost estimate or proposed fee structure, as applicable
- Description of cost control methods and value engineering experience
- Examples of successfully delivering projects within budget

## 5.5 Familiarity with the Local Area

- Experience working in Southwest Florida.
- Familiarity with local codes, permitting agencies, subcontractor markets, and suppliers
- Description of any existing relationships that may benefit the project

## 5.6 Business Health and Capacity

- Statement regarding the financial stability and overall health of the firm
- Disclosure of:
  - Current and projected workload
  - Outstanding or pending litigation
- Any defaulted or terminated contracts within the past five (5) years
- Evidence of bonding capacity and insurance coverage

## 5.7 Additional Relevant Experience

- Experience with public or private sports facilities
- Experience with fast-track or phased construction
- Experience coordinating with multiple stakeholders or community users
- Proven track record of on time and withing budget projects.

## 6. Evaluation Criteria

Proposals will be evaluated using the following criteria and relative weighting:

1. **Qualifications and Relevant Experience** - Similar facilities, complexity, and scale
2. **Climate-Specific and Technical Experience** - Demonstrated success in comparable environments
3. **Project Team and Management Approach** - Experience, organization, and proposed staffing
4. **Cost and Cost Control Approach** - Competitiveness, transparency, and budget management
5. **Familiarity with the Local Area** - Local knowledge and resources
6. **Business Health and Capacity** - Financial stability and ability to perform the work
7. **Completion on time and withing budget** - Proof of relevant experience of meeting deadlines.

Nathan Benderson Park Conservancy reserves the right to conduct interviews, request additional information, or negotiate with one or more proposers.

## 7. Proposal Submission Instructions

- Proposals shall be submitted electronically and/or in hard copy as specified below:
  - Number of copies: 3
  - Submission address or email: Nathan Benderson Park Conservancy
  - 5851 Nathan Benderson Circle, Sarasota, FL 34235: [Bpatneude@nathanbendersonpark.org](mailto:Bpatneude@nathanbendersonpark.org)
  - Proposals must be received no later than May 22, 2026 5:00pm. Late submissions may not be considered.

## 8. Schedule (Anticipated)

- RFP Issued: April 21, 2026
- Questions Due: April 30, 2026
- Responses to Questions Issued: May 5, 2026
- Proposals Due: May 22, 2026
- Interviews (if required): May 29, 2026
- Selection and Notice of Award: June 15, 2026
- Required Completion date 05/2028

## 9. General Conditions

- Nathan Benderson Park Conservancy reserves the right to reject any or all proposals
  - This RFP does not commit the Owner to award a contract or pay any costs incurred in proposal preparation
  - All submitted materials become the property of Nathan Benderson Park Conservancy

## 10. Contact Information

All communications regarding this RFP shall be directed to:  
Courtney Kreilick, Nathan Benderson Park Conservancy,  
[CKreilick@nathanbendersonpark.org](mailto:CKreilick@nathanbendersonpark.org) 941 358 7275

April 24; May 1, 8, 15, 2026

26-00945S

### 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.

## --- ESTATE ---

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 2026 CP 001618 NC  
IN RE: ESTATE OF  
DONALD F. ADDISON  
Deceased.

The administration of the Estate of Donald F. Addison, deceased, whose date of death was December 30, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the Personal Representative and the Personal Representative's Attorney are set forth below.

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

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

The Personal Representative has no duty to discover whether any property

held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is May 1, 2026.

**Personal Representative:**  
**Mark Addison**  
4 Guilfoyle Avenue  
Binghamton, New York 13903  
Attorney for Personal Representative:  
Harrison B. Zipper, Esq., Attorney  
Florida Bar Number: 1029866  
HINMAN HOWARD & KATTELL  
LLP  
4600 N. Ocean Blvd., Suite 206  
Boynton Beach, FL 33435  
Telephone: (561) 276-1008  
Fax: (561) 272-2793  
E-Mail: HZipper@hkh.com  
HHKFLDocDelivery@hkh.com  
May 1, 8, 2026 26-00996S

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA PROBATE DIVISION  
File No. 2026CP000822SC  
Division Probate  
IN RE: ESTATE OF  
BRADFORD W. LOWE  
Deceased.

The administration of the estate of Bradford W. Lowe, deceased, whose date of death was October 25, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is May 1, 2026.

**Personal Representative:**  
**Lora H. Lowe**  
12 Barbara Court  
Dartmouth, Massachusetts 02747  
Attorney for Personal Representative:  
Christopher J Ward  
E-mail Addresses: cward@latanzi.com, cward@hotmail.com  
Florida Bar No. 21330  
La Tanzi Spaulding & Landreth, LLP  
20 West Road, P.O. Box 2300  
Orleans, Massachusetts 02653  
Telephone: (508) 255-2133  
May 1, 8, 2026 26-00987S

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA PROBATE DIVISION  
File No. 2026 CP 001621 NC  
IN RE: ESTATE OF  
GEORGE DOMINIC PICKHARDT,  
Deceased.

The administration of the estate of GEORGE DOMINIC PICKHARDT, deceased, whose date of death was December 27, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is May 1, 2026.

**Personal Representative:**  
**KAREN H. HERSHBERGER**  
4211 Osprey Pointe  
Woodstock, GA 30189  
Attorney for Personal Representative:  
FLETCHER H. RUSH  
Florida Bar No. 0100586  
Williams Parker Harrison  
Dietz & Getzen  
50 Central Avenue, Eighth Floor  
Sarasota, FL 34236  
Telephone: 941-552-2563  
Designation of Email Addresses for  
service: Primary:  
frush@williamsparker.com  
Secondary:  
elethbridge@williamsparker.com  
May 1, 8, 2026 26-00998S

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2025 CP 001409 NC  
Division Probate  
IN RE: ESTATE OF  
DONALD R. GILES  
Deceased.

The administration of the estate of Donald R. Giles, deceased, whose date of death was December 8, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is May 1, 2026.

**Personal Representative:**  
**Cynthia A. Giallongo**  
35 Georges Way  
Wellfleet, Massachusetts 02667  
Attorney for Personal Representative:  
Christopher J. Ward  
E-mail Addresses: cward@latanzi.com, cward@latanzi.com  
Florida Bar No. 21330  
LaTanzi, Spaulding & Landreth, LLP  
20 West Road; PO Box 2300  
Orleans, Massachusetts 02653  
Telephone: (508) 255-2133  
May 1, 8, 2026 26-00994S

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA  
PROBATE DIVISION  
Case. No: 2026-CP-002127-SC  
IN RE: ESTATE OF  
THOMAS H. WENTZ, III,  
Deceased./

The administration of the estate of THOMAS H. WENTZ, III, deceased, whose date of death was February 6, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. The name and address 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.

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 Friday, May 1, 2026.

**Personal Representative:**  
**JAMES J. WHALEN**  
8388 S. Tamiami Trail, Apt. 209  
Sarasota, FL 34238  
Attorney for Personal Representative:  
Gregory S. Band, L.L.M.  
Attorney  
Florida Bar Number: 869902  
BAND LAW GROUP, P.L.  
1543 Second Street  
Sarasota, FL 34236  
Telephone: (941) 917-0505  
Fax: (941) 917-0506  
E-Mail: gband@bandlawgroup.com  
May 1, 8, 2026 26-00997S

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 2025-CP-006138-SC  
Division Probate  
IN RE: ESTATE OF  
JESSIE J. MARCUS, a/k/a  
JEANETTE MARCUS  
Deceased.

The administration of the estate of Jessie J. Marcus, deceased, whose date of death was April 22, 2024, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is 4004 S. Tamiami Trail Venice, FL 34293. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no

duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is May 1, 2026.

Signed on 27th this day of April, 2026.

**Jed Marcus**  
**Ancillary Personal Representative**  
/s/ JoAnne K. Seales  
JoAnne K. Seales  
Attorney for  
Ancillary Personal Representative  
Florida Bar No. 0030591  
SHUTTS & BOWEN LLP  
1858 Ringling Blvd. Suite 300  
Sarasota, FL 34236  
Telephone: (941) 552-3773  
Primary E-Mail: jksccourt@shutts.com  
Secondary E-Mail: teresa@ssg.law  
May 1, 8, 2026 26-00989S

## SECOND INSERTION

**NOTICE OF ADMINISTRATION**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT IN  
AND FOR SARASOTA COUNTY,  
FLORIDA  
PROBATE DIVISION  
FILE NUMBER: 2025-CP-3767-NC  
IN RE: ESTATE OF  
STEVE GAVRILIS,  
Deceased

The administration of the estate of STEVE GAVRILIS, deceased, who died on or about February 8 2022, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is Judge Lynn N. Silvertooth Judicial Center, 2002 Ringling Boulevard, Sarasota, Florida 34237, mailing address is P.O. Box 3079, Sarasota, Florida 34230. The estate is intestate, the names and addresses of the personal representatives and the personal representative's attorney are set forth below.

Any interested person on whom a copy of the notice of administration is served who challenges the validity of the Will, qualifications of the personal representative, venue or the jurisdiction

of the court is required to file any objection with the court in the manner provided in the Florida Probate Rules, WITHIN THE TIME REQUIRED BY LAW OR THOSE OBJECTIONS ARE FOREVER BARRED.

Any person who may be entitled to exempt property is required to file a petition for determination of exempt property WITHIN THE TIME REQUIRED BY LAW OR THE RIGHT TO EXEMPT PROPERTY IS DEEMED WAIVED. An election to take an elective share must be filed WITHIN THE TIME PROVIDED BY LAW.

Dated: APRIL 23, 2026  
**Christos Gavrilis**  
**Co-petitioner**  
**Stylianios Gavrilis**  
**Co-petitioner**  
Nicholas P. Sardelis, Chartered  
2151 Main St., Ste. 100  
Sarasota, FL 34237  
(941)3661200  
service-document-nps@sardelisandbowles.com  
By: Nicholas P. Sardelis, Jr.  
FBN: 0337587  
May 1, 8, 2026 26-00959S

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA PROBATE DIVISION  
File No. 2026 CP 1370 SC  
Division: PROBATE  
IN RE: ESTATE OF  
SHEPARD MARX GOODMAN  
Deceased.

The administration of the Estate of SHEPARD MARX GOODMAN, deceased, File No. 2026 CP 1370 SC, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is Post Office Box 3079, Sarasota, Florida 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and persons having claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN THREE MONTHS AFTER THE DATE OF THIS NOTICE.

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

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

The date of first publication of this notice is May 1, 2026.

**Personal Representative:**  
**Marjorie Bates**  
28 Rebecca Road  
Scituate, MA 02066  
Attorney for Personal Rep.  
Robert A. Dickinson  
FL Bar No: 0161468  
460 S. Indiana Ave.  
Englewood, FL 34223  
(941) 474-7600  
May 1, 8, 2026 26-00957S

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT IN  
AND FOR SARASOTA COUNTY  
Probate Division  
File No. 2026-CP-001242  
IN RE: ESTATE OF  
DANIEL ELSTEIN,  
Deceased.

The administration of the estate of Daniel Elstein, deceased, whose date of death was February 17, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Judge Lynn N. Silvertooth Judicial Center, 2002 Ringling Blvd., Sarasota, FL 34237. 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 sur-

viving 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 May 1, 2026.

**Personal Representative:**  
**/s/ Tracy Elstein**  
**Tracy Elstein**  
422 E. 72nd Street, Apt. 8A  
New York, New York 10021  
Attorney for Personal Representative:  
**/s/ Shaina S. Kamen**  
Shaina S. Kamen, Esq.  
Florida Bar Number: 70539  
Counsel for Petitioner  
Holland & Knight LLP  
701 Brickell Ave., Suite 3300  
Miami, Florida 33131  
Telephone: (305) 789-7482  
Fax: (305) 789-7799  
E-Mail: Shaina.Kamen@hklaw.com  
Secondary E-Mail:  
diana.musa@hklaw.com  
Secondary E-Mail:  
miapwsservice@hklaw.com  
May 1, 8, 2026 26-00980S

## HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER

- Notice to creditors / Notice of administration / Miscellaneous / Public Announcement - Fax, Mail or e-mail your notice to the Business Observer office in the required county for publication.
- Notice of actions / Notice of sales / DOM / Name Change / Adoption, etc.
- When submitting a notice directly to the courthouse, please indicate your preference to publish with the Business Observer.
- On the date of the first published insertion, a preliminary proof of publication/invoice will be mailed to you for proofing and payment. An actual copy of the published notice will be attached.
- Upon completion of insertion dates, your affidavit will be delivered promptly to the appropriate court
- A file copy of your delivered affidavit will be sent to you.

**Business  
Observer**

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Business  
Observer

## --- ESTATE ---

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2026-CP-001975-NC  
Division Probate  
IN RE: ESTATE OF  
MARVIN EMERY  
Deceased.

The administration of the estate of MARVIN EMERY, deceased, whose date of death was March 20, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or de-

mands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is May 1, 2026.

**Personal Representative:**  
**Margaret Mary Harrington**  
10236 Morecambel Blvd.  
Leland, NC 28451

Attorney for Personal Representative:  
F. Gant McCloud  
Attorney  
Florida Bar Number: 0072163  
F. GANT MCCLOUD, P.A.  
1605 Main Street, Suite 900  
Sarasota, FL 34236  
Telephone: (941) 957-9330  
E-Mail: gant@  
boardcertifiedestateplanning.com  
May 1, 8, 2026 26-00995S

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA PROBATE DIVISION  
File No. 2026 CP 002095 NC  
Division Probate  
IN RE: ESTATE OF  
JOANNE MUSTARI a/k/a  
JOANNE CAROL MARSELL  
MUSTARI,  
Deceased.

The administration of the estate of JOANNE MUSTARI a/k/a JOANNE CAROL MARSELL MUSTARI, deceased, whose date of death was May 5, 2022, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota FL 34230. The names and address of the personal representative/ petitioner, and petitioner's attorney are set forth below.

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

All other creditors of the decedent

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

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

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

The date of first publication of this notice is: May 1, 2026.

**Peggy Marsell**  
**PETITIONER FOR**  
**SUMMARY ESTATE**  
7571 Riverwood Dr.  
Foley, AL 36535

Melissa Posey Furman, Esq.  
Attorney for Petitioner  
for Summary Estate  
Florida Bar No. 0690090  
Furman & Furman Attorneys, LLP  
PO Box 610  
Loxley, AL 36551-0610  
Telephone: 850-429-7431  
Email:  
poseymelissa@mindspring.com  
May 1, 8, 2026 26-00982S

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT IN  
AND FOR SARASOTA COUNTY,  
FLORIDA  
PROBATE DIVISION  
FILE NUMBER: 2025-CP-3767-NC  
IN RE: ESTATE OF:  
STEVE GAVRILIS,  
Deceased

The administration of the estate of Steve Gavrilis, deceased, whose date of death was February 8, 2022, is pending in the Circuit Court of Sarasota County, Florida, Probate Division, the address of which is 2002 Ringling Blvd., Sarasota, Florida 34237. 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 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 May 1, 2026.

**Christos Gavrilis**  
1005 Tropical Dr.  
Bradenton, FL

**Co-Personal Representative**  
**Stylianios Gavrilis**  
8179 Gabanna Dr.  
Sarasota, FL

**Co-Personal Representative**  
Law Offices of  
Nicholas P. Sardelis, Chartered  
2151 Main St., Ste. 100  
Sarasota, FL 34237  
(941) 366-1200  
service-document-nps@  
sardelisandbowles.com  
Nicholas P. Sardelis, Jr.  
FBN 337587  
Attorney for  
Co-Personal Representatives  
May 1, 8, 2026 26-00958S

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT  
IN AND FOR SARASOTA COUNTY  
PROBATE DIVISION  
Case No. 2026-CP-000512  
IN RE: ESTATE OF  
INA M. BARTLEY, Deceased.

The administration of the estate of INA M. BARTLEY, deceased, whose date of death was August 15, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2002 Ringling Blvd., Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

creditor as specified under s. 732.221, Florida Statutes. The written demand must be filed with the clerk.

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

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

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

The date of first publication of this notice is May 1, 2026.

**Personal Representative:**  
**DIONNE WALKER**  
124 Upper Mealines  
Harlow, Essex  
CM18 7AN, UK

Attorney for Personal Representative:  
/s/ Caitlin M. Powell  
Caitlin M. Powell, Esq./FBN 118385  
JOHNSON, POPE, BOKOR, RUPPEL  
& BURNS, LLP  
311 Park Place Blvd., Ste. 300  
Clearwater, Florida 33759  
Telephone: (727) 461-1818  
Primary E-mail: CaitlinP@jppfirm.com  
Secondary E-mail:  
JessicaL@jppfirm.com  
May 1, 8, 2026 26-00975S

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA PROBATE DIVISION  
File No. 2026 CP 1739 SC  
Division Probate  
IN RE: ESTATE OF  
RUTH MARIE BONK Deceased.

The administration of the estate of RUTH MARIE BONK, deceased, whose date of death was January 29, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. 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 May 1, 2026.

**Personal Representative:**  
**JANET SLUSSER**  
13438 Attaviano Street  
Venice, Florida 34293

Attorney for Personal Representative:  
ANTHONY G. MOWRY, Attorney  
Florida Bar Number: 107374  
BERG, BREWER, KESSLER &  
MOWRY PLLC  
1872 S. Tamiami Trail, Suite D  
Venice, FL 34293  
Telephone: (941) 493-0871  
Fax: (941) 486-4106  
E-Mail: tony@bkmpllc.com  
Secondary E-Mail:  
phoebe@bkmpllc.com  
May 1, 8, 2026 26-00974S

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA PROBATE DIVISION  
File No. 2026 CP 741 NC  
Division Probate  
IN RE: ESTATE OF  
GAYLE H. HARTSTEIN  
Deceased.

The administration of the estate of Gayle H. Hartstein, deceased, whose date of death was December 23, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, Florida 34230. 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 May 1, 2026.

**Personal Representative:**  
**Karen Heller**  
321 Morning Sky Drive  
Hamilton, Montana 59840

Attorney for Personal Representative:  
T. Thomas Shirley, Attorney  
Florida Bar Number: 154581  
Dunkin & Shirley, P.A.  
170 West Dearborn Street  
Englewood, Florida 34223  
Telephone: (941) 474-7753  
Fax: (941) 475-1954  
E-Mail: tom@dunkinshirley.com  
Secondary E-Mail:  
a4@dunkinshirley.com  
May 1, 8, 2026 26-00973S

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2026 CP 001892 NC  
IN RE: ESTATE OF  
PAULA WAGNER BUSCHER,  
Deceased.

The administration of the estate of PAULA WAGNER BUSCHER, deceased, whose date of death was February 17, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. 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 sur-

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

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

NOTWITHSTANDING THE TIME 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 May 1, 2026.

**Personal Representative:**  
**MARK MITCHELL**  
411 Vanderkloot Drive  
Osprey, FL 34229

Attorney for Personal Representative:  
ELIZABETH P. COTTOM  
Florida Bar No. 92847  
Williams Parker Harrison Dietz & Getzen  
50 Central Avenue, Eighth Floor  
Sarasota, FL 34236  
Telephone: 941-366-4800  
Designation of Email  
Addresses for service:  
Primary:  
ecottom@williams-parker.com  
Secondary:  
pkhoe@williams-parker.com  
May 1, 8, 2026 26-00981S

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA PROBATE DIVISION  
File No. 2026-CP-001883-SC  
Division Probate  
IN RE: ESTATE OF  
JAMES R. CLINE  
Deceased.

The administration of the estate of James R. Cline, deceased, whose date of death was December 29, 2025, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. 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 5/1/2026.

**Personal Representative:**  
**Richard Cline**  
6803 Laverne Ave.  
Parma, Ohio 44129

Attorney for Personal Representative:  
Teresa K. Bowman, Esq.  
Attorney for the  
Personal Representative  
Florida Bar Number: 0021453  
TERESA K BOWMAN PA  
3277 Fruitville Rd., Suite D-2  
SARASOTA, FL 34237  
Telephone: (941) 735-5200  
Fax: (941) 234-0604  
E-Mail: tkbowman@tkbowmanpa.com  
Secondary E-Mail:  
liz@tkbowmanpa.com  
May 1, 8, 2026 26-00966S

## SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
SARASOTA COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 2025-CP-005065 NC  
Division Probate  
IN RE: ESTATE OF  
WILLIAM E. RYAN Deceased.

The administration of the estate of William E. Ryan, deceased, whose date of death was June 29, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 200 Main Street, Room 102, Sarasota, Florida 34237. 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 May 1, 2026.

**Personal Representative:**  
**Joseph Benjamin Ryan**  
1808 South 2nd Street  
Oskaloosa, Iowa 52577

Attorney for Personal Representative:  
Brett H. Sifrit, Esq.  
Attorney for Personal Representative  
Florida Bar Number: 105564  
Farr Law Firm P.A.  
99 Nesbit Street  
Punta Gorda, FL 33950  
Telephone: (941) 639-1158  
Fax: (941) 639-0028  
E-Mail: bsifrit@farr.com  
Secondary E-Mail:  
mbuckley@farr.com;  
probate@farr.com  
May 1, 8, 2026 26-00947S

## 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.



## --- ACTIONS / SALES ---

## SECOND INSERTION

**NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA**

IN AND FOR SARASOTA COUNTY CIVIL DIVISION  
**CASE NO. 2025 CA 005115 NC OAKS CLUB CORPORATION, Plaintiff, vs. ASANKA WEERASURIYA and MARIAN WEERASURIYA Defendants.**

NOTICE is hereby given that, pursuant to the Final Judgment entered on April 16, 2026 in the above-referenced matter pending in the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida, the Clerk of Court will sell to the highest and best bidder for cash via the internet at www.sarasota.realforeclose.com at 9:00 a.m. on June 15, 2026 the following property described below, situated in Sarasota County, Florida, as set forth in the Final Judgment:

THE PHYSICAL ADDRESS IS:  
 75 Osprey Point Drive  
 Osprey, Florida 34229  
 DESCRIPTION OF THE REAL PROPERTY:  
 Lots 140 and 141, OAKS, a subdivision, as per Plat thereof recorded in Plat Book 28, Page 48 of the Public Records of Sarasota County, Florida.

Any person who is claiming an interest

in the surplus, if any, resulting from the foreclosure sale, other than the property owner as of the date of the Lis Pendens, must file a claim on same with the Clerk of Court within 60 days after the foreclosure 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

DATED this 28th day of April 2026.  
 ADAMS & REESE LLP  
 2001 Siesta Drive, Suite 302  
 Sarasota, Florida 34239  
 Phone: (941) 316-7600  
 Fax: (941) 316-7676  
 Primary E-mail:  
 david.boyyette@arlaw.com  
 Secondary E-mail:  
 helen.martin@arlaw.com  
 Counsel for Plaintiff  
 By: /s/ David L. Boyette  
 David L. Boyette  
 Florida Bar No. 0813140  
 May 1, 8, 2026 26-00990S

## SECOND INSERTION

**AMENDED NOTICE OF SALE IN THE CIRCUIT CIVIL COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR SARASOTA COUNTY CIVIL DIVISION**

**Case No. 58-2025-CA-001012 Division C**  
**LIVE OAK BANKING COMPANY Plaintiff, vs. JOSEPH W. RAMSAY AND NATHALY RAMSAY, INDIVIDUALLY AND AS CO-TRUSTEES OF THE STILL KICKING REVOCABLE TRUST U/A/D JANUARY 24, 2019, RE-FORMED MANAGEMENT GROUP, INC., SDG AUTOMOTIVE, INC., FIDE AUTOMOTIVE, INC., GRATIA AUTOMOTIVE, INC. Defendants.**

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on October 29, 2025, in the Circuit Court of Sarasota County, Florida, Karen E. Rushing, Clerk of the Circuit Court, will sell the property situated in Sarasota County, Florida described as:

LOTS 22 AND 23, BLOCK 1282, 26TH ADDITION TO PORT CHARLOTTE SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 3, OF THE PUBLIC RECORDS OF

SARASOTA COUNTY, FLORIDA and commonly known as: 2658 N. BISCAYNE DRIVE, NORTH PORT, FL 34291; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, www.sarasota.realforeclose.com, on June 26, 2026 at 9:00 A.M.

Any persons 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated: April 24, 2026  
 By: /s/ Richard S. McIver  
 Richard S. McIver  
 Attorney for Plaintiff  
 May 1, 8, 2026 26-00968S

## SECOND INSERTION

**NOTICE OF ACTION TO QUIET TITLE TO REAL PROPERTY IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA**

**Case No.: 2026 CA 2251 SC WILLIAM R. ZAPOR, JR., as Successor Trustee of the FLORENCE B. BARIL TRUST dated September 15, 1997, Plaintiff, v. THE UNKNOWN TRUSTEE OR TRUSTEES, SUCCESSOR TRUSTEE OR TRUSTEES, BENEFICIARIES, DEVISEES, GRANTEES, CREDITORS, LIENORS, HEIRS, SPOUSES, ASSIGNS, and all other persons or entities claiming by, through, under, or against LEONARD C. BARIL and FLORENCE B. BARIL, as Trustees under Agreement dated July 8, 1994; the unknown spouses, heirs, devisees, grantees, creditors, and all other parties claiming by, through, under, or against LEONARD C. BARIL, deceased; the unknown spouses, heirs, devisees, grantees, creditors, and all other parties claiming by, through, under, or against FLORENCE B. BARIL, deceased; and all persons or entities having or claiming any right, title, estate, lien, or interest in the real property described herein, Defendants.**

TO: THE UNKNOWN TRUSTEE OR TRUSTEES, SUCCESSOR TRUSTEE OR TRUSTEES, BENEFICIARIES, DEVISEES, GRANTEES, CREDITORS, LIENORS, HEIRS, SPOUSES, ASSIGNS, and all other persons or entities claiming by, through, under, or against LEONARD C. BARIL and FLORENCE B. BARIL, as Trustees under Agreement dated July 8, 1994; the unknown spouses, heirs, devisees, grantees, creditors, and all other parties claiming by, through, under, or against LEONARD C. BARIL, deceased; the unknown spouses, heirs, devisees, grantees, creditors, and all other parties claiming by, through, under, or against FLORENCE B. BARIL, deceased; and all persons or entities having or claiming any right, title, estate, lien, or interest in the real property described

herein. YOU ARE HEREBY NOTIFIED that an action has been commenced to quiet title to the following real property, lying and being situated in Sarasota County, Florida, more particularly described as follows:

UNIT 804, BUILDING 2, VENICE COSTA BRAVA, A CONDOMINIUM, AS PER DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 1038, PAGE 1373, AS AMENDED, AND AS PER PLAT THEREOF RECORDED IN CONDOMINIUM BOOK 7, PAGE 30, AS AMENDED IN CONDOMINIUM BOOK 9, PAGE 15, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED 1/126TH INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO.

This action has been filed against you and you are required to serve a copy of your written defenses, if any, with the clerk of the court and to serve a copy upon Bryan S. Kessler, Esq., Attorney for the Plaintiffs, whose address is 1872 Tamiami Trail S, Suite D, Venice, Florida 34293, not later than 30 days after the first publication of this notice; otherwise, a default will be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of this Court on the 22 day of April, 2026.  
 KAREN E. RUSHING  
 CIRCUIT COURT CLERK (SEAL) By: Glen Kopinsky  
 Deputy Clerk  
 May 1, 8, 15, 22, 2026 26-00952S

## SECOND INSERTION

**NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA**

**CASE NO.: 2025 CA 003095 NC PLAINS COMMERCE BANK, Plaintiff, vs. NICHOLE A. MILLER AND CHRISTOPHER R. MILLER, AS TRUSTEES OF THE DROWSY NINJAS TRUST DATED MAY 11, 2023 and ALPHA FOUNDATION SPECIALISTS, LLC D/B/A MATTHEW SHANLEY, AND ALL KNOWN OR UNKNOWN SUB-CONTRACTORS, SUB-SUB-CONTRACTORS, AND MATERIALMEN WHO MAY CLAIM A RIGHT TO FILE A LIEN, Defendants.**

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered on April 21, 2026, in the above-captioned action, the following property situated in Sarasota County: Lots 18, 19, 20, 21 and 22, Block 1437, TWENTY-NINTH ADDITION TO PORT CHARLOTTE SUBDIVISION, according to the map or plat thereof as recorded in Plat Book 15, Page(s) 13, Public Records of Sarasota County, Florida.

Shall be sold to the highest and best bid-

der for cash by the Clerk of Court, Karen E. Rushing, on May 27, 2026 at 9:00 A.M. at electronic sale at www.sarasota.realforeclose.com in accordance with Section 45.031, Florida Statutes

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 per the requirements set forth in FL Stat. 45.302.

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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941) 861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

HENNEN LAW, PLLC  
 By: /s/ Michael W. Hennen  
 Attorneys for the Plaintiff  
 Michael W. Hennen, Esq.  
 Florida Bar No. 0011565  
 Hennen Law, PLLC  
 425 West Colonial Drive, Suite 204  
 Orlando, FL 32804  
 (Michael@HennenLaw.com)  
 May 1, 8, 2026 26-00976S

## SECOND INSERTION

**NOTICE OF SALE PURSUANT TO CHAPTER 45**

IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA

**CASE NO.: 2025 CA 004548 NC LOANDEPOT.COM, LLC, Plaintiff, v. MITCHELL MARKLIN, et al, Defendant(s).**

NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment in Foreclosure entered on April 16, 2026 and entered in Case No. 2025 CA 004548 NC in the Circuit Court of the 12th Judicial Circuit in and for Sarasota County, Florida, wherein MITCHELL MARKLIN, are the Defendants. The Clerk of the Court, KAREN E. RUSHING, will sell to the highest bidder for cash at https://www.sarasota.realforeclose.com on May 21, 2026 at 9:00am, the following described real property as set forth in said Final Judgment, to wit:

LOT 171, VILLAS OF SABAL TRACE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 41, PAGE 18, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

and commonly known as: 5449 APPOMATTOX DR, NORTH PORT, FL 34287 (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.

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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

GHIDOTTI | BERGER LLP  
 Attorneys for Plaintiff  
 10800 Biscayne Blvd., Suite 201  
 Miami, FL 33161  
 Telephone: (305) 501-2808  
 Facsimile: (954) 780-5578  
 By: /s/ Rebecca E. Smith  
 Jason Duggar, Esq.  
 FL Bar No.: 83813  
 Christophal Hellewell, Esq.  
 FL Bar No.: 114230  
 Anya E. Macias, Esq.  
 FL Bar No.: 0458600  
 Tara Rosenfeld, Esq.  
 FL Bar No.: 59454  
 Johanni Fernandez-Marmol, Esq.  
 FL Bar No.: 1055042  
 Jimmy Edwards, Esq.  
 FL Bar No.: 81855  
 Rebecca E. Smith, Esq.  
 FL Bar No.: 1069865  
 Spencer Gollahon, Esq.  
 FL Bar No.: 647799  
 Paris Roach, Esq.  
 FL Bar No.: 1028751  
 fcpleadings@ghidottiberger.com  
 May 1, 8, 2026 26-00949S

## SECOND INSERTION

**NOTICE OF SALE PURSUANT TO CHAPTER 45**

IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA

**CASE NO.: 2025 CA 004439 NC LOANDEPOT.COM, LLC, Plaintiff, v. CARRIE B. SMITH, et al, Defendant(s).**

NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment in Foreclosure entered on April 16, 2026 and entered in Case No. 2025 CA 004439 NC in the Circuit Court of the 12th Judicial Circuit in and for Sarasota County, Florida, wherein DEAN EBERT AND CARRIE SMITH, are the Defendants. The Clerk of the Court, KAREN E. RUSHING, will sell to the highest bidder for cash at https://www.sarasota.realforeclose.com on May 21, 2026 at 9:00am, the following described real property as set forth in said Final Judgment, to wit:

BEGIN AT A POINT WHICH IS 2812.81 FEET WEST AND 2595.78 FEET SOUTH FROM THE NE CORNER OF SECTION 6, TOWNSHIP 39 SOUTH, RANGE 20 EAST; THENCE S. 52 DEGREES 08' 38" EAST, 220 FEET THENCE S. 37 DEGREES 51' 22" WEST, 150 FEET MORE OR LESS, TO THE INTERSECTION WITH A CANAL; THENCE NORTH-WESTERLY MEANDERING SAID CANAL, 220 FEET MORE OR LESS, TO THE INTERSECTION WITH A LINE BEARING S. 37 DEGREES 51' 22" WEST, FROM THE POINT OF BEGINNING; THENCE N. 37 DEGREES 51' 22" EAST, ALONG SAID LINE, 160 FEET MORE OR LESS, TO THE POINT OF BEGINNING. LYING AND BEING IN SARASOTA COUNTY, FLORIDA

and commonly known as: 673 S MOON DR, VENICE, FL 34292 (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.

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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

GHIDOTTI | BERGER LLP  
 Attorneys for Plaintiff  
 10800 Biscayne Blvd., Suite 201  
 Miami, FL 33161  
 Telephone: (305) 501-2808  
 Facsimile: (954) 780-5578  
 By: /s/ Rebecca E. Smith  
 Jason Duggar, Esq.  
 FL Bar No.: 83813  
 Christophal Hellewell, Esq.  
 FL Bar No.: 114230  
 Anya E. Macias, Esq.  
 FL Bar No.: 0458600  
 Tara Rosenfeld, Esq.  
 FL Bar No.: 59454  
 Johanni Fernandez-Marmol, Esq.  
 FL Bar No.: 1055042  
 Jimmy Edwards, Esq.  
 FL Bar No.: 81855  
 Rebecca E. Smith, Esq.  
 FL Bar No.: 1069865  
 Spencer Gollahon, Esq.  
 FL Bar No.: 647799  
 Paris Roach, Esq.  
 FL Bar No.: 1028751  
 fcpleadings@ghidottiberger.com  
 May 1, 8, 2026 26-00948S

## SECOND INSERTION

**NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA**

**CASE NO.: 2025 CA 006656 NC NEWREZ LLC DBA SHELLPOINT MORTGAGE SERVICING, Plaintiff, v. ALL UNKNOWN HEIRS, BENEFICIARIES, LEGATEES, DEVISEES, PERSONAL REPRESENTATIVES, CREDITORS AND ANY OTHER PERSON CLAIMING BY, THROUGH, UNDER OR AGAINST KENNETH L. POWELL DECEASED; et al, Defendant(s).**

To the following Defendant(s):  
 SEAN M. POWELL  
 (Last Known Address: 222 W Wentworth St, Englewood, FL 34223)

YOU ARE NOTIFIED that an action to foreclose based on boundaries established by acquiescence, on the following described property:

THE WEST 1/2 OF THE WEST 1/2 OF THE SOUTHWEST 1/2 OF THE SOUTHEAST 1/4 OF LOT 74, PLAT OF ENGLEWOOD, AS PER PLAT THEREOF RECORDED IN PLAT BOOK A, PAGE 29, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.  
 PROPERTY ADDRESS: 222 W WENTWORTH ST, ENGLEWOOD, FL 34223

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Ghidotti | Berger LLP, Attorney for Plaintiff, whose address is 10800 Biscayne Blvd., Suite 201, Miami, FL 33161 June 1, 2026, a date which is within thirty (30) days after the first publication of this Notice in the Business Observer and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

This notice is provided pursuant to Administrative Order No. 2010-08

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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court this 24 day of April, 2026.

KAREN E. RUSHING  
 As Clerk of the Court (SEAL) By: G. Kopinsky  
 As Deputy Clerk  
 May 1, 8, 2026 26-00967S

## SECOND INSERTION

**NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA**

GENERAL JURISDICTION DIVISION

**CASE NO. 2024 CA 004187 NC WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST, Plaintiff, vs. DEBRA L. WALDOCH et al, Defendant(s).**

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated April 16, 2026, and entered in 2024 CA 004187 NC of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST is the Plaintiff and DEBRA L. WALDOCH; UNITED STATES OF AMERICA ON BEHALF OF THE SMALL BUSINESS ADMINISTRATION; VILLA ROSA SARASOTA HOMEOWNERS ASSOCIATION, INC.; EQUITY TRUST COMPANY FBO SERGIO DECESARE are the Defendant(s). Karen Rushing as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.sarasota.realforeclose.com, at 09:00 AM, on May 21, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 49, BLOCK E, VILLA ROSA, UNIT II-A, A SUBDIVISION, AS PER PLAT THEREOF

RECORDED IN PLAT BOOK 42, PAGES 10, 10A THROUGH 10D, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

Property Address: 4365 RELECTIONS PKWY, SARASOTA, FL 34233

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.

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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 23 day of April, 2026.  
 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: fmail@raslg.com  
 By: \S/Danielle Salem  
 Danielle Salem, Esquire  
 Florida Bar No. 0058248  
 Communication Email: dsalem@raslg.com  
 24-188180 - MiM  
 May 1, 8, 2026 26-00977S

## SECOND INSERTION

**NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45**

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA

**CASE NO.: 2025 CA 002340 CARRINGTON MORTGAGE SERVICES, LLC, Plaintiff, vs.**

**UNKNOWN HEIRS BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES; FOUNDATION FINANCE COMPANY LLC; PATRICIA LYN GLEASON; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS Defendant(s).**

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on April 16, 2026 in Civil Case No. 2025 CA 002340, of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein, CARRINGTON MORTGAGE SERVICES, LLC is the Plaintiff, and UNKNOWN HEIRS BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES; FOUNDATION FINANCE COMPANY LLC; PATRICIA LYN GLEASON; 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 UN-

KNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Karen E. Rushing will sell to the highest bidder for cash at www.sarasota.realforeclose.com on June 2, 2026 at 09:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOTS 8822 AND 8823, SOUTH VENICE, UNIT NO. 31, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 6, PAGE 84, OF THE PUBLIC RECORDS OF SARASOTA 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 22nd day of April, 2026.  
 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  
 1133-3808B  
 May 1, 8, 2026 26-00962S

## --- ACTIONS / SALES ---

## SECOND INSERTION

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT OF  
FLORIDA IN AND FOR SARASOTA  
COUNTY  
GENERAL JURISDICTION  
DIVISION**CASE NO. 2025 CA 004144 NC**  
**PLANET HOME LENDING, LLC,**  
**Plaintiff, vs.**  
**SHAWN G. SHELTON, et al.,**  
**Defendant.**

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered April 16, 2026 in Civil Case No. 2025 CA 004144 NC of the Circuit Court of the TWELFTH JUDICIAL CIRCUIT in and for Sarasota County, Sarasota, Florida, wherein PLANET HOME LENDING, LLC is Plaintiff and Shawn G. Shelton, et al., are Defendants, the Clerk of Court, KAREN E. RUSHING, will sell to the highest and best bidder for cash electronically at www.sarasota.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 21st day of May, 2026 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 71, Venice Palms Phase II, according to the map or plat thereof, as recorded in Plat Book 41, Pages 44, 44A through

44C, inclusive, of the Public Records of Sarasota 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

By: /s/ Sara Collins  
Sara Collins, Esq.  
McCalla Raymer Leibert Pierce, LLP  
Attorney for Plaintiff  
225 E. Robinson Street, Suite 155  
Orlando, FL 32801  
Phone: (407) 674-1673  
Fax: (321) 248-0420  
Email: MRService@mccalla.com  
Fla. Bar No.: 53992  
25-11680FL  
May 1, 8, 2026 26-009705

## SECOND INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT IN  
AND FOR SARASOTA COUNTY,  
FLORIDA**CASE NO. 2025 CA 004916 NC**  
**ARCEP 12 LLC, A FLORIDA**  
**LIMITED LIABILITY**  
**Plaintiff, vs.**  
**MICHAEL J. FITCH; et al.,**  
**Defendant(s)**TO: MICHAEL J. FITCH & UNKNOWN SPOUSE OF MICHAEL J. FITCH  
242 S. Washington Blvd., #330  
Sarasota, FL 34236MICHAEL J. FITCH & UNKNOWN SPOUSE OF MICHAEL J. FITCH  
866 Hudson Ave, Apt. 866  
Sarasota, FL 34236

YOU ARE NOTIFIED, that an action to foreclose a mortgage on the following property in Sarasota County, Florida: Condominium Unit Numbers 864 and 866, HUDSON LANDINGS, A CONDOMINIUM, according to the Declaration of Condominium recorded in Official Records Book 2138, Page 1489, and subsequent amendments thereto, and as per Plat thereof Recorded in Condominium Book 28, Page 9, of the Public Records of Sarasota County, Florida, together with Docking Spaces 4A and 4B as shown on the Plat of Hudson Landings as a Limited Common Element Appurtenant to the aforesaid Condominium Unit. under Sarasota

County Property Record Information No. 2036072009  
Property Address: 866 HUDSON AVE., APT. 866, SARASOTA, FL 34236

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on JOHN L. PENSON, P.A., Plaintiff's attorney, whose address is 1900 Sunset Harbour Drive, 2nd Floor Annex, Miami Beach, FL., 33139, on or before this 1 day of June, 2026 and file the original with the Clerk of this Court either before service on Plaintiff's attorneys or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint or Petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 21 day of, April, 2026

Clerk of the Court  
Karen E. Rushing  
(SEAL) By: Glen Kopinsky  
As Deputy ClerkFile No. 25-136  
May 1, 8, 2026 26-009565

## SECOND INSERTION

**AMENDED NOTICE OF SALE**  
IN THE CIRCUIT CIVIL COURT OF THE  
TWELFTH JUDICIAL CIRCUIT  
OF FLORIDA, IN AND FOR  
SARASOTA COUNTY  
CIVIL DIVISION**Case No. 2025 CA 000978 NC**  
**Division C**  
**LIVE OAK BANKING COMPANY**  
**Plaintiff, vs.**  
**JDS HOLDINGS 2, LLC, FIDE**  
**AUTOMOTIVE, INC., JOSEPH W.**  
**RAMSAY, NATHALY RAMSAY,**  
**THE STILL KICKING REVOCABLE**  
**TRUST U/A DATED JANUARY 24,**  
**2019, SCRIPTURA AUTOMOTIVE,**  
**INC., SDG AUTOMOTIVE, INC.,**  
**RE-FORMED MANAGEMENT**  
**GROUP, INC., GRATIA**  
**AUTOMOTIVE, INC.**  
**Defendants.**

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on October 29, 2025, in the Circuit Court of Sarasota County, Florida, Karen E. Rushing, Clerk of the Circuit Court, will sell the property situated in Sarasota County, Florida described as:

A PART OF SECTION 18, TOWNSHIP 39 SOUTH, RANGE 19 EAST, COMMENCING FROM THE SW CORNER OF LOT 7, BLOCK F, COUNTRY CLUB ESTATES, UNIT 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 6, PAGE 74, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA; THENCE NORTH 50 DEGREES 15'00" WEST, A DISTANCE OF 5.60 FEET, THENCE SOUTH 39 DEGREES 45'00" WEST, A DISTANCE OF 195.10 FEET; THENCE SOUTH 50 DEGREES 15'00" EAST, A DISTANCE OF 190.00 FEET TO THE SW CORNER OF TRACT "B" OF AMORA SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 42, PAGE 33, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA; THENCE ALONG THE

WESTERLY LINE OF SAID PLAT, NORTH 39 DEGREES 45'00" EAST, A DISTANCE OF 407.40 FEET; THENCE SOUTH 80 DEGREES 40'00" WEST, A DISTANCE OF 281.26 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH ALL TANGIBLE AND INTANGIBLE PROPERTY OF THE DEBTOR, INCLUDING, BUT NOT LIMITED TO THE DEBTOR'S INTEREST NOW OWNED AND HEREAFTER ACQUIRED IN THE FOLLOWING TYPES OF PROPERTY (AS DEFINED BY THE UNIFORM COMMERCIAL CODE): ACCOUNTS, INVENTORY, EQUIPMENT, FURNITURE AND OTHER TANGIBLE ASSETS; GENERAL INTANGIBLES; CHATTEL PAPER; INSTRUMENTS.

and commonly known as: 915-925 S TAMIAMI TRAIL, VENICE, FL 34285; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, www.sarasota.realforeclose.com, on June 26, 2026 at 9:00 A.M..

Any persons 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated: April 23, 2026  
By: /s/ Richard S. McIver  
Richard S. McIver  
Attorney for Plaintiff  
May 1, 8, 2026 26-009695

## SECOND INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
12TH JUDICIAL CIRCUIT, IN AND  
FOR SARASOTA COUNTY, FLORIDA  
CIVIL DIVISION**CASE NO.: 2026 CA 000073 NC**  
**UNION HOME MORTGAGE**  
**CORPORATION,**  
**Plaintiff, vs.**  
**QUYNHCHI T. DUONG A/K/A**  
**QUYNH-CHI T. DUONG, et al.,**  
**Defendants.**TO: UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST ON THE ESTATE OF PHOUNG DINH TRUONG A/K/A PHUONG TRUONG  
1730 S SAN MATEO DRIVE, NORTH-PORT, FL 34288

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

LOT 20, BLOCK 867, SIXTEENTH ADDITION TO PORT CHARLOTTE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 13, PAGE 15, 15A THROUGH 15H, INCLUSIVE, OF THE PUBLIC RECORDS OF SARASOTA 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 &amp; Lewis, P.A., Attorney for Plaintiff, whose address is PO BOX 5026, FORT LAUDERDALE, FL 33310 on or before June 1, 2026, 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 this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court this 22 day of April, 2026.

KAREN E. RUSHING  
As Clerk of the Court  
(SEAL) By Glen Kopinsky  
As Deputy Clerk25-05263  
May 1, 8, 2026 26-009545

## SECOND INSERTION

**NOTICE OF SALE**  
IN THE COUNTY COURT OF THE  
12th JUDICIAL CIRCUIT  
IN AND FOR SARASOTA COUNTY,  
FLORIDA**CASE NO: 25-CC-7012**  
**TOSCANA ISLES MASTER**  
**ASSOCIATION, INC., a**  
**not-for-profit Florida corporation,**  
**Plaintiff, vs.**  
**RAFAL P. MATYSIAK; GRAZYNA**  
**M. GRYKA; UNKNOWN SPOUSE**  
**OF RAFAL P. MATYSIAK;**  
**UNKNOWN SPOUSE OF**  
**GRAZYNA M. GRYKA; AND**  
**UNKNOWN TENANT(S),**  
**Defendants.**

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

Lot 407, TOSCANA ISLES, UNIT 2, PHASE 6, according to the Plat thereof as recorded in Plat Book 55, Page 336, of the Public Records of Sarasota County, Florida, and any subsequent amendments to the aforesaid.

Property Address: 333 Villorosi Boulevard, Nokomis, FL 34275  
at public sale, to the highest and best bidder, for cash, via Internet at www.sarasota.realforeclose.com at 9:00 A.M. on May 19, 2026

IF THIS PROPERTY IS SOLD AT PUBLIC AUCTION, THERE MAY BE

ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PERSONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS PURSUANT TO THIS FINAL JUDGMENT.

IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS.

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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

MANKIN LAW GROUP  
By BRANDON K. MULLIS, ESQ.  
Attorney for Plaintiff  
E-Mail:  
Service@MankinLawGroup.com  
2535 Landmark Drive, Suite 212  
Clearwater, FL 33761  
(727) 725-0559  
FBN: 0023217  
May 1, 8, 2026 26-009845

## SECOND INSERTION

**NOTICE OF FORECLOSURE SALE**  
**PURSUANT TO CHAPTER 45**  
**IN THE CIRCUIT COURT OF THE**  
**TWELFTH JUDICIAL CIRCUIT**  
**IN AND FOR SARASOTA COUNTY,**  
**FLORIDA****CASE NO.: 2023 CA 001140**  
**WILMINGTON SAVINGS FUND**  
**SOCIETY, FSB, NOT IN ITS**  
**INDIVIDUAL CAPACITY BUT**  
**SOLELY IN ITS CAPACITY AS**  
**OWNER TRUSTEE FOR ONITY**  
**LOAN ACQUISITION TRUST**  
**2025-HB2,**  
**Plaintiff, vs.**  
**CARLOS COLCAS; UNKNOWN**  
**SPOUSE OF CARLOS COLCAS;**  
**UNITED STATES OF AMERICA,**  
**DEPARTMENT OF HOUSING**  
**AND URBAN DEVELOPMENT;**  
**UNKNOWN TENANT #1;**  
**UNKNOWN TENANT #2; ANY**  
**AND ALL UNKNOWN PARTIES**  
**CLAIMING BY, THROUGH,**  
**UNDER AND AGAINST THE**  
**HEREIN NAMED INDIVIDUAL**  
**DEFENDANT(S) WHO ARE NOT**  
**KNOWN TO BE DEAD OR ALIVE,**  
**WHETHER SAID UNKNOWN**  
**PARTIES MAY CLAIM AN**  
**INTEREST AS SPOUSES, HEIRS,**  
**DEVISEES, GRANTEES, OR**  
**OTHER CLAIMANTS**  
**Defendant(s).**

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on April 15, 2026 in Civil Case No. 2023 CA 001140, of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein, WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS OWNER TRUSTEE FOR ONITY LOAN ACQUISITION TRUST 2025-HB2 is the Plaintiff, and CARLOS COLCAS; UNKNOWN SPOUSE OF CARLOS COLCAS; UNITED STATES OF AMERICA, DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN TENANT #1; UNKNOWN TENANT #2; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED

INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Karen E. Rushing will sell to the highest bidder for cash at www.sarasota.realforeclose.com on June 16, 2026 at 09:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 1, BURNSWOOD SUBDIVISION, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 21, PAGE 9, OF THE PUBLIC RECORDS OF SARASOTA 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 16th day of April, 2026.  
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  
By: Zachary Ullman  
FBN: 106751  
Primary E-Mail:  
ServiceMail@aldridgepite.com  
1395-840B  
May 1, 8, 2026 26-009505

## SECOND INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
12TH JUDICIAL CIRCUIT, IN AND  
FOR SARASOTA COUNTY, FLORIDA  
CIVIL DIVISION**CASE NO.: 2026 CA 000032 NC**  
**NATIONSTAR MORTGAGE LLC,**  
**Plaintiff, vs.**  
**JAY I ABRAMS A/K/A JAY**  
**ABRAMS AND MARYLYN E.**  
**ABRAMS, et al.,**  
**Defendants.**TO: MARYLYN E. ABRAMS  
4814 POST POINTE DR, SARASOTA, FL 34233  
UNKNOWN SPOUSE OF MARVIN ABRAMS  
4814 POST POINTE DR, SARASOTA, FL 34233

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

LOT 260, GROVE POINTE, UNIT 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 34, PAGE 1, OF THE PUBLIC RECORDS OF SARASOTA 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 &amp; Lewis, P.A., Attorney for Plaintiff,

whose address is PO BOX 5026, FORT LAUDERDALE, FL 33310 on or before June 1, 2026, 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 this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court this 21 day of April, 2026.

KAREN E. RUSHING  
As Clerk of the Court  
(SEAL) By Glen Kopinsky  
As Deputy Clerk25-04376  
May 1, 8, 2026 26-009535

## SECOND INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
12th JUDICIAL CIRCUIT, IN AND  
FOR SARASOTA, FLORIDA.**CASE No. 2026 CA 000413 NC**  
**LONGBRIDGE FINANCIAL, LLC,**  
**Plaintiff vs.**  
**MARION E. KNOX-THOMPSON**  
**AKA MARION KNOX-THOMPSON**  
**AKA MARION E. KNOX, et al.,**  
**Defendants**TO: MARION E. KNOX-THOMPSON  
AKA MARION KNOX-THOMPSON  
AKA MARION E. KNOX  
7 BARTLETT ROAD, RANDOLPH,  
MA 02368  
188 TANAGER ROAD, VENICE, FL  
34293UNKNOWN SPOUSE OF MARION E. KNOX-THOMPSON AKA MARION KNOX-THOMPSON AKA MARION E. KNOX  
7 BARTLETT ROAD, RANDOLPH,  
MA 02368  
188 TANAGER ROAD, VENICE, FL  
34293

AND TO: All persons claiming an interest by, through, under, or against the aforesaid Defendant(s).

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Sarasota County, Florida:

THE EAST 1/2 OF LOT 15250  
AND ALL OF LOTS 15251 AND  
15252 SOUTH VENICE UNIT  
58, ACCORDING TO THE  
PLAT THEREOF AS RECORDED  
IN PLAT BOOK 7, PAGE 28,  
OF THE PUBLIC RECORDS  
OF SARASOTA COUNTY,

FLORIDA.

has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Greenspoon Marder, LLP, Default Department, Attorneys for Plaintiff, whose address is Trade Centre South, Suite 700, 100 West Cypress Creek Road, Fort Lauderdale, FL 33309, and file the original with the Clerk within 30 days after the first publication of this notice in Business Observer, on or before June 1, 2026; otherwise a default and a judgment may be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS MY HAND AND SEAL OF SAID COURT on this 21 day of April.

Karen E. Rushing  
As Clerk of said Court  
(SEAL) By: Glen Kopinsky  
As Deputy ClerkPrepared by: Greenspoon Marder, LLP  
(954) 491-1120;  
gmforeclosure@gmlaw.com  
May 1, 8, 2026 26-009555

## SECOND INSERTION

**NOTICE OF SALE**  
IN THE CIRCUIT COURT  
OF THE TWELFTH JUDICIAL  
CIRCUIT  
IN AND FOR SARASOTA COUNTY,  
FLORIDA**Case Number: 2025 CA 005680 NC**  
**Division C Circuit**  
**SOUTHSTATE BANK, N.A.,**  
**Plaintiff, vs.**  
**DONNA PRATT f/k/a DONNA**  
**LOFFMAN, individually, DONNA**  
**PRATT f/k/a DONNA LOFFMAN**  
**as Trustee of the Christopher**  
**Lesniak Trust, DONNA PRATT**  
**f/k/a DONNA LOFFMAN as**  
**Independent Executor of the Estate**  
**of Christopher Allan Lesniak,**  
**Deceased, UNKNOWN SPOUSE**  
**OF DONNA PRATT a/k/a DONNA**  
**LOFFMAN, THE PALMER CLUB**  
**AT PRESTANCIA CONDOMINIUM**  
**NO. 1 ASSOCIATION, INC. a Florida**  
**not for profit corporation, PALMER**  
**RANCH MASTER PROPERTY**  
**OWNERS ASSOCIATION, INC., a**  
**Florida not for profit corporation,**  
**THE PALMER CLUB AT**  
**PRESTANCIA NEIGHBORHOOD**  
**ASSOCIATION, INC., a Florida**  
**not for profit corporation, and**  
**UNKNOWN TENANT(S) IN**  
**POSSESSION,**  
**Defendants.**

Notice is hereby given that pursuant to the Uniform Final Judgment of Mortgage Foreclosure entered April 15, 2026, in case number 2025CA-005680 in the Circuit Court of the Twelfth Judicial Circuit, in and for Sarasota, Florida, wherein SOUTHSTATE BANK, N.A. is Plaintiff, and DONNA PRATT f/k/a DONNA LOFFMAN, individually, DONNA PRATT f/k/a DONNA LOFFMAN as Trustee of the Christopher Lesniak Trust, DONNA PRATT f/k/a DONNA LOFFMAN as Independent Executor of the Estate of Christopher Allan Lesniak, Deceased, UNKNOWN SPOUSE OF DONNA PRATT a/k/a DONNA LOFFMAN, THE PALMER CLUB AT PRESTANCIA CONDOMINIUM NO. 1 ASSOCIATION, INC. a Florida not for profit corporation, PALMER RANCH MASTER PROPERTY OWNERS ASSOCIATION, INC., a Florida not for profit corporation, THE

PALMER CLUB AT PRESTANCIA NEIGHBORHOOD ASSOCIATION, INC., a Florida not for profit corporation, and UNKNOWN TENANT(S) IN POSSESSION, are Defendants, Karen E. Rushing, the Clerk of the Court, will sell to the highest and best bidder for cash online at www.sarasota.realforeclose.com, at 9:00 a.m. on the 2nd day of June, 2026, the following described real as set forth in said final judgment, to wit:

Unit 205, THE PALMER CLUB AT PRESTANCIA CONDOMINIUM NO. 1, a Condominium, according to The Declaration of Condominium recorded in O.R. Book 2245, Page 640, and all exhibits and amendments thereof, and recorded in Condominium Plat Book 29, Page 4, Public Records of Sarasota County, Florida  
Property Address: 3731 Sarasota Square Blvd., Unit 205-D, Sarasota, Florida 34238

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim within sixty (60) days after the sale.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Submitted by:  
Krista Mahalak  
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Attorneys for Plaintiff  
May 1, 8, 2026 26-009835