

Public Notices

SARASOTA COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION
Fictitious Name Notice
Notice is hereby given that Zenith Insurance Management Services, Inc., desiring to engage in business under the fictitious name Zenith Claims Solutions located at 101 Paramount Dr., Ste. 300, Sarasota, FL 34232, intends to register said name in Sarasota County with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
May 15, 2026 26-01066S

FIRST INSERTION
NOTICE OF PUBLIC SALE
The following personal property of LINDA ROMANOWIZ will, on May 28, 2026, at 10:00 a.m., at 5314 Sudbury Place, Lot #264, Sarasota, Sarasota County, Florida 34233; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:
1985 SCHU MOBILE HOME,
VIN: S202165A,
TITLE NO.: 0041794018, and
VIN: S202165B,
TITLE NO.: 0041794017
and all other personal property located therein
PREPARED BY:
J. Matthew Bobo
Lutz, Bobo & Telfair, P.A.
2 North Tamiami Trail, Suite 500
Sarasota, Florida 34236
(PO#3326-1042)
May 15, 22, 2026 26-01070S

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 Hendralux Beauty located at 15 Paradise Plaza, PMB 193 in the City of Sarasota, Sarasota, FL 34239 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 8th day of May, 2026
EB Success, LLC
May 15, 2026 26-01079S

FIRST INSERTION
ADVERTISEMENT OF SALE
NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801-83.809). The undersigned will sell at public sale by competitive bidding on Friday, the 5th day of June, 2026, at 10:00 AM, at lockerfox.com. Said property has been stored and is located at: Space Shop Self Storage, 3323 17th St, Sarasota, FL, 34235. Aikens, Linda Appliances, boxes, furniture, household goods, tools. The sale is subject to cancellation in the event of settlement between the owner and obligated party.
May 15, 22, 2026 26-01068S

FIRST INSERTION
NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES
NOTICE IS HEREBY GIVEN that Dana Fabiani will engage in business under the fictitious name SARASOTA WELLNESS MD, with a physical address 5573 Marquesas Circle Sarasota, FL 34233, with a mailing address 5573 Marquesas Circle Sarasota, FL 34233, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.
May 15, 2026 26-01098S

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 JUNKCO+ of the Florida Suncoast located at 6601 S Tamiami Trail, STE 305 in the City of Sarasota, Sarasota, FL 34231 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 11th day of May, 2026
Big Ten Junk Removal LLC
May 15, 2026 26-01097S

FIRST INSERTION
Notice of Public Meeting Lakewood Ranch Stewardship District

A meeting of the Board of Supervisors of the Lakewood Ranch Stewardship District will be held on Tuesday, May 26, 2026, at 9:00 a.m. at Schroeder-Manatee Ranch, Inc., 14400 Covenant Way, Lakewood Ranch, FL 34202. The meeting is open to the public and will be conducted in accordance with provisions of Florida Law for independent special districts. The meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Supervisors or staff may participate by speaker telephone.

A copy of the agenda for the meeting may be obtained at the offices of the District Manager, PFM Group Consulting LLC, located at 3501 Quadrangle Boulevard, Suite 270, Orlando 32817, (407) 723-5900, during normal business hours.

Any person requiring special accommodations at the meeting because of disability or physical impairment should contact the District Office at (407) 723-5900 at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.

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

Jane Gaarlandt
District Manager
May 15, 2026 26-01062S

FIRST INSERTION
NOTICE OF QUALIFYING PERIOD FOR CANDIDATES FOR THE BOARD OF SUPERVISORS OF THE SARASOTA NATIONAL COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the Sarasota National Community Development District will commence at noon on June 8, 2026, and close at noon on June 12, 2026. Candidates must qualify for the office of Supervisor with the Sarasota County Supervisor of Elections at any of the following locations:

Election Operations Center
4440 Fruitville Rd.
Sarasota, FL 34232
941.861.8606

Sarasota Office
Terrace Building
2001 Adams Lane
Sarasota, FL 34237
Ph: 941-861-8600

Venice Office
Robert L. Anderson Administration Center
4000 S Tamiami Trail, Room 1070
Venice, FL 34293
Ph: 941-861-3760

North Port Office
13640 Tamiami Trail
North Port, FL 34287
Ph: 941-423-9540

All candidates shall qualify for individual seats in accordance with Section 99.061, Florida Statutes, and must also be a "qualified elector" of the District, as defined in Section 190.003, Florida Statutes. A "qualified elector" is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Sarasota County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, Florida Statutes.

The Sarasota National Community Development District has three (3) seats up for election, specifically seats 1, 4 and 5. Each seat carries a four-year term of office. Elections are nonpartisan and will be held at the same time as the general election on November 3, 2026, and in the manner prescribed by law for general elections.

For additional information, please contact the Sarasota County Supervisor of Elections.

District Manager
Sarasota National Community Development District
May 15, 2026 26-01084S

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 Anti Mori Labs located at 5846 Calla Lilly Dr in the City of Sarasota, Sarasota, FL 34232 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 6th day of May, 2026
Steven Nathaniel Whitmore
May 15, 2026 26-01067S

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 Moonlight to Morning Baby Support LLC located at 1691 Guttenburg Rd in the City of North Port, Sarasota, FL 34288 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 7th day of May, 2026
Lindsay Gabbard
May 15, 2026 26-01072S

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 Tunlaw Consulting located at 11550 Tapestry Ln in the City of Venice, Sarasota, FL 34293 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 8th day of May, 2026
Randolph Sawyer
May 15, 2026 26-01078S

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 Marketa AI located at 468 Quay Commons #1130 in the City of Sarasota, Sarasota, FL 34236 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 1st day of May, 2026
Lexi Core Systems LLC
Lexi Oberson
May 15, 2026 26-01082S

FIRST INSERTION
NOTICE OF QUALIFYING PERIOD FOR CANDIDATES FOR THE BOARD OF SUPERVISORS OF THE TOSCANA ISLES COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given that the qualifying period for candidates for seats on the Board of Supervisors of the Toscana Isles Community Development District (the "District") will commence at noon on Monday June 8, 2026, and close at noon on Friday June 12, 2026. Candidates may qualify for the office of board member of the District with the Supervisor with the Sarasota County Supervisor of Elections located at 4440 Fruitville Rd., Sarasota, FL 34232, (941) 861-8600, or in person at the following office locations:

SARASOTA OFFICE
Terrace Building
2001 Adams Lane
Sarasota, FL 34237

VENICE OFFICE
Robert L. Anderson Administration Center
4000 S. Tamiami Trail, Rm 114
Venice, FL 34293

NORTH PORT OFFICE
Biscayne Plaza
13640 Tamiami Trail
North Port, FL 34287

All candidates shall qualify for individual seats in accordance with Section 99.061, Florida Statutes, and must also be a qualified elector of the District. A qualified elector is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Sarasota County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, Florida Statutes.

The District has two (2) seats up for election, specifically seats 1 and 3. Each seat carries a four-year term of office. Elections are nonpartisan and will be held at the same time as the general election on November 3, 2026, in the manner prescribed by law for general elections.

Please note that information in this notice is subject to change. For the latest information and additional information, please contact the office of the Sarasota County Supervisor of Elections or visit their website at www.sarasotavotes.gov.
May 15, 2026 26-01087S

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(s) indicated:
Auction Date:
06/04/2026
Multiple Facilities - Multiple Units
Extra Space Storage - 5311 34th St W Bradenton, FL 34210- (941)263-3625-@10:00AM
Jarrett Troupe- 3 bdr apt essentials
Prince Gehndyu- Mattresses, Couch, Clothes. Household goods.
Nicholas Mann- Living room and bedroom
James Garcia- Bedroom, living room king mattress, two dressers, televisions, desk and desk chair, clothes in bags
Extra Space Storage - 1930 Cortez Rd W Bradenton, FL 34207- (941)302-9918-@10:00AM
Chloe Carnegie- 3 tvs Tv stand Dining room table 3 mattress Boxes Grill
Billy Wetherington- Household Goods
Sheila McDaniel- household items
Extra Space Storage - 5305 Manatee Ave W Bradenton, FL 34209- (561)288-4405- @9:30AM
Albert SIMKUS- Household Goods/Furniture
Marie Bither- Household/Furniture
Skyler Manfredi- household items
Extra Space Storage - 5717 14th St W Bradenton, FL 34207- (941)866-6675-@10:00AM
Charles Herbert Lee Laycock- household items
Jennifer Stieg- household items, clothes, purses
Timothy Lipka- Household Goods
Aaron Long- Few totes and boxes, 4 or 5 total.
Extra Space Storage - 3708 Manatee Ave W Bradenton, FL 34205- (941)292-2323- @10:00AM
Diego Garcia- Clothes, boxes, personal items
Extra Space Storage - 8400 Fruitville Rd Sarasota, FL 34240- (941)263-3695-@10:00AM
Kenneth Baker- king bed queen bed 2 dressers 2 night stands 10 boxes dining table
Extra Space Storage will hold a public auction to sell personal property described belonging to those individuals listed at the location indicated. The auction will be listed and advertised on www.storagetreasures.com. Purchase must be made with cash only and paid 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 15, 22, 2026 26-01064S

FIRST INSERTION
NOTICE OF QUALIFYING PERIOD FOR CANDIDATES FOR THE BOARD OF SUPERVISORS OF THE LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the Lakeside Plantation Community Development District ("District") will commence at noon on June 8, 2026, and close at noon on June 12, 2026. Candidates must qualify for the office of Supervisor with the Sarasota County Supervisor of Elections located at Biscayne Plaza, 13640 Tamiami Trail, North Port, Florida 34287; Ph: (941) 423-9540. All candidates shall qualify for individual seats in accordance with Section 99.061, Florida Statutes, and must also be a "qualified elector" of the District, as defined in Section 190.003, Florida Statutes. A "qualified elector" is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Sarasota County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, Florida Statutes.

The Lakeside Plantation Community Development District has three (3) seats up for election, specifically seats 1, 2, and 3. Each seat carries a four-year term of office. Elections are nonpartisan and will be held at the same time as the general election on November 3, 2026, and in the manner prescribed by law for general elections.

For additional information, please contact the Sarasota County Supervisor of Elections.
May 15, 2026 26-01063S

FIRST INSERTION
NOTICE OF QUALIFYING PERIOD FOR CANDIDATES FOR THE BOARD OF SUPERVISORS OF THE WINDWARD AT LAKEWOOD RANCH COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the Windward at Lakewood Ranch Community Development District will commence at noon on June 8, 2026, and close at noon on June 12, 2026. Candidates must qualify for the office of Supervisor with the Sarasota County Supervisor of Elections at any of the following locations:

Election Operations Center
4440 Fruitville Rd.
Sarasota, FL 34232
941.861.8606

Sarasota Office
Terrace Building
2001 Adams Lane
Sarasota, FL 34237
Ph: 941-861-8600

Venice Office
Robert L. Anderson Administration Center
4000 S Tamiami Trail, Room 1070
Venice, FL 34293
Ph: 941-861-3760

North Port Office
13640 Tamiami Trail
North Port, FL 34287
Ph: 941-423-9540

All candidates shall qualify for individual seats in accordance with Section 99.061, Florida Statutes, and must also be a "qualified elector" of the District, as defined in Section 190.003, Florida Statutes. A "qualified elector" is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Sarasota County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, Florida Statutes.

The Windward at Lakewood Ranch Community Development District has two (2) seats up for election, specifically seats 2 and 5. Each seat carries a four-year term of office. Elections are nonpartisan and will be held at the same time as the general election on November 3, 2026, and in the manner prescribed by law for general elections.

For additional information, please contact the Sarasota County Supervisor of Elections.

District Manager
Windward at Lakewood Ranch Community Development District
May 15, 2026 26-01083S

--- PUBLIC SALES / ESTATE ---

FIRST INSERTION

NOTICE OF

NONDISCRIMINATORY POLICY AS TO STUDENTS

The Sarasota Preschool admits students of any race, color, national and ethnic origin to all the rights, privileges, programs, and activities generally accorded or made available to students of the organization. It does not discriminate on the basis of race, color, national and ethnic origin in administration of its educational policies, admissions policies, scholarship and loan programs, and other organization administered programs.

May 15, 2026

26-01104S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2025 CP 004596 NC
Division PROBATE
IN RE: ESTATE OF
KRISTOPHER DOUGLAS REED,
Deceased.

The administration of the estate of KRISTOPHER DOUGLAS REED, deceased, whose date of death was October 21, 2023, 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.

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 15, 2026.

JENNIFER MICHELE REED**Personal Representative**

4550 47th Street W, Unit 615

Bradenton, FL 34210

MARY LYNN DESJARLAIS
Attorney for Personal Representative
Florida Bar No. 0347469
Desjarlais Law & Title
2750 Stickney Point Rd, #201
Sarasota, FL 34231
Telephone: 941-923-3388
Email:
mldesjarlais@attorneydesjarlais.com

May 15, 22, 2026

26-01105S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA PROBATE DIVISION
CASE NO. 2026 CP 002126 NC
IN RE: ESTATE OF
PHYLLIS ANN RUBINOVITZ,
Deceased.

The administration of the ESTATE OF PHYLLIS ANN RUBINOVITZ, deceased, whose date of death was March 2, 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 are required to be served with this notice 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 s. 732.221, Florida Statutes. The written demand must be filed with the clerk.

The date of the first publication of this Notice is May 15, 2026.

Personal Representative:**ROBERT N. RUBINOVITZ**

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. Tamiami Trail

Sarasota, FL 34239

Telephone: (941) 960-8825

Fax: (941) 313-8456

Primary Email: jaa@archbold.law

Secondary Email:

service@archbold.law

May 15, 22, 2026

26-01101S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT
OF THE TWELFTH JUDICIAL
CIRCUIT IN AND FOR
SARASOTA COUNTY, FLORIDA
File No. 25 CP 4971
Division: Probate
IN RE: ESTATE OF

**RICHELLE G. FREGNAN, a/k/a
RICHELLE GAY FREGNAN, a/k/a
SHELLIE FREGNAN, Deceased.**

The administration of the estate of Richelle G. Fregnan, deceased, whose date of death was November 19, 2023, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Clerk, 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 must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

NOTWITHSTANDING THE TIME 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 15, 2026.

Personal Representative

/s/ Anne Claire Chaufour-Fregnan

Anne Claire Chaufour-Fregnan

7019 Oriole Avenue

Springfield, VA 22150

Attorney for Personal Representative

/s/ Peter J. Pike Peter J. Pike

Florida Bar No. 38833

Pike Law Firm, PA

4901 26th Street West, Suite B

Bradenton, FL 34207

Telephone: 941-312-2580

E-Mail: peter@pikereclaw.com

Secondary E-Mail: pat@pikereclaw.com

May 15, 22, 2026

26-01106S

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Sovereigns Samarians Home Care located at 2636 Cadiz St, in the County of Sarasota, in the City of North Port, Florida 34286 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at North Port, Florida, this 11th day of May, 2026.

Edith Casimir

May 15, 2026

26-01095S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
Case No.: 2026-CP-002354-NC
IN RE: ESTATE OF
CHERYL E. MOORE,
Deceased./

The administration of the estate of CHERYL E. MOORE, deceased, whose date of death was April 8, 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 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.

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 15, 2026.

Personal Representative:**Robert M. Ohanesian**

723 Benjamin Franklin Dr.

Sarasota, FL 34236

Attorney for Personal Representative:

Gregory S. Band, LL.M.

Attorney for Personal Representative

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 15, 22, 2026

26-01115S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
12TH JUDICIAL CIRCUIT
IN AND FOR SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2026 CP 001925 NC
IN RE: ESTATE OF
CHRI RAE COLLINS, Deceased.

The administration of the estate of CHRI RAE COLLINS, Deceased, whose date of death was December 12, 2025, 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 persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

The date of first publication of this notice is May 15, 2026.

JAMES PAUL COLLINS,**Personal Representative**

Attorney for Personal Representative:

Scott R. Bugay, Esquire

Florida Bar No. 5207

2501 Hollywood Blvd. Suite 206

Hollywood, FL 33020

Telephone: (954)767-3399

Fax: (305) 945-2905

Primary Email:

Scott@srblawyers.com

Secondary Email:

genesis@srblawyers.com

May 15, 22, 2026

26-01107S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2026 CP 000486 SC
Division: Probate
IN RE: ESTATE OF
VICTOR HAROLD VARNER
Deceased.

The administration of the estate of Victor Harold Varner, 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 4004 South 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. 732.221, 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 15, 2026.

/s/Larry K. Varner

Larry K. Varner

Personal Representative

4890 Ageman Avenue

North Port, FL 34288

/s/Mark Martella

Mark Martella

Attorney for Personal Representative

Email Addresses:

mark@martellalaw.com

lara@martellalaw.com

Florida Bar No. 0024021

Martella Law Firm, PLLC

18245 Paulson Drive, Suite 131

Port Charlotte, FL 33954

Telephone: (941) 867-6865

May 15, 22, 2026

26-01108S

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 John Patrick University of Health & Applied Sciences located at 5901 North Honore Avenue, #130 in the City of Sarasota, Sarasota, FL 34243 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 7th day of May, 2026

Brent Murphy

May 15, 2026

26-01069S

FIRST INSERTION

**STAR FARMS VILLAGE AT NORTH PORT STEWARDSHIP DISTRICT
NOTICE OF MEETING**

The Board of Supervisors ("Board") of the Star Farms Village at North Port Stewardship District ("District") will hold regular meeting on June 3, 2026 at 12:00 p.m., at 551 N. Cattlemen Rd., Suite 304, Sarasota, Florida 34232 to consider any and all business which may properly come before it.

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

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

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

District Manager

May 15, 2026

26-01114S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 000163 NC
IN RE: ESTATE OF
EDWARD PEREZ,
Deceased.

The administration of the estate of EDWARD PEREZ, deceased, whose date of death was April 8, 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, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes.

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

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

The date of first publication of this notice is: May 15, 2026.

AURA M. PEREZ**Personal Representative**

5566 Carmona Place

Sarasota, FL 34238

Robert D. Hines, Esq.

Attorney for Personal Representative

Florida Bar No. 0413550

Hines Norman Hines, P.L.

1312 W. Fletcher Avenue, Suite B

Tampa, FL 33612

Telephone: 813-265-0100

Email: rhines@hnh-law.com

Secondary Email:

jrvera@hnh-law.com

May 15, 22, 2026

26-01110S

FIRST INSERTION

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

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
12TH JUDICIAL CIRCUIT IN AND
FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
FILE NO: 2026 CP 001178 NC
IN RE: THE ESTATE OF
DAVID STAR,
Deceased.

The administration of the Estate of DAVID STAR, deceased, whose date of death was January 17, 2025, is pending in the Circuit Court in and for Sarasota County, Florida, Probate Division, at File No. 2026 CP 001178 NC, the address of which is 2071 Ringling Blvd., Sarasota, FL 34237. The name and address of the Personal Representative and the attorneys for the Personal Representative are set forth below.

All creditors of the decedent and other persons who have claims or demands against decedent's estate, including unliquidated, contingent or unliquidated claims, and who have been served a copy of this notice, must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons who have claims or demands against the decedent's estate, including 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 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 15, 2026.

ELEANOR HAINES,
Personal Representative
629 Victoria Avenue, Westmount,
Quebec, Canada H3Y 2R8
HINSHAW & CULBERTSON LLP
Attorneys for Personal Representative
201 East Las Olas Blvd, Suite 1450 Ft.
Lauderdale, FL 33301
Telephone: (954) 467-7900
Facsimile: (954) 467-1024
Email: rmanella@hinshawlaw.com
By: /s/ Ross H. Manella, Esquire
Ross H. Manella, Esquire
Florida Bar No. 288942
May 15, 22, 2026 26-01100S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2025 CP 006358 SC
Division: PROBATE
IN RE: ESTATE OF
UNA MAE DAILEY
Deceased.

The administration of the estate of Una Mae Dailey, deceased, whose date of death was November 28, 2025, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, Florida 34239-3079. 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.

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 15, 2026.

Personal Representative:
Pamela Lackey
1951 Kilpatrick Road
Nokomis, Florida 34275
Attorney for Personal Representative:
/s/William Galarza
William Galarza, Esq. Attorney
Florida Bar Number: 0760501
6151 Lake Osprey Drive Suite 300
Sarasota, FL 34240
Telephone: (941) 487 8602
Fax: (941) 296 80117
E-Mail: wgalarza@galarzalaw.com
Secondary E-Mail:
galarzawilliam@gmail.com
May 15, 22, 2026 26-01074S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2026 CP 002157 SC
Division: PROBATE
IN RE: ESTATE OF
ELIZABETH MARY ARMOUR
a/k/a Elizabeth Brown Armour,
Deceased.

The administration of the estate of Elizabeth Mary Armour a/k/a Elizabeth Brown Armour, deceased, whose date of death was March 4, 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, 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 15, 2026.

Personal Representative:
Jeanne A. Armour
3632 Pitch Lane
Sarasota, FL 34232
Attorney for Personal Representative:
Charla M. Burchett
E-Mail Addresses:
cburchett@shutts.com
cmbcourt@shutts.com
Florida Bar No. 0813230
Shutts & Bowen LLP
1858 Ringling Blvd., Suite 300
Sarasota, FL 34236
Telephone: (941) 552-3500
May 15, 22, 2026 26-01071S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-001024-NC
IN RE: ESTATE OF
JUDITH E. HUNNIFORD,
Deceased.

The administration of the estate of JUDITH E. HUNNIFORD, deceased, whose date of death was January 10, 2026; 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 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 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 15, 2026.

DAVE M. EVANS, JR.
Personal Representative
2601 Cattleman Road, Suite 503
Sarasota, Florida 34232
Dave M. Evans, Jr.
Attorney for Personal Representative
Email: DEvans@leeandevans.com
Secondary Email:
SKrauss@leeandevans.com
Florida Bar No. 1013511
Lee & Evans, P.A.
2601 Cattleman Road, Suite 503
Sarasota, Florida 34232
Telephone: (941) 954-0067
May 15, 22, 2026 26-01073S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 002000 SC
Division: PROBATE
IN RE: ESTATE OF
JOHN S. MAUGERI Deceased.

The administration of the estate of JOHN S. MAUGERI, deceased, whose date of death was October 15, 2025, 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 15, 2026.

Personal Representative:
DIANE V. MAUGERI
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 15, 22, 2026 26-01075S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2026-CP-001090SC
IN RE: ESTATE OF
MURIEL A. GOLDSMITH A/K/A
MURIEL GOLDSMITH
Deceased.

The administration of the estate of Muriel A. Goldsmith A/K/A Muriel Goldsmith, deceased, whose date of death was January 2, 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 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 15, 2026.

Personal Representative:
Eric Heicklen
15339 River Birch Court
Punta Gorda, Florida 33955
Attorney for Personal Representative:
Jenny C. Hazel, Attorney
Florida Bar Number: 0163562
MCCROY LAW FIRM
309 Tamiami Trail
PUNTA GORDA, FL 33950
Telephone: (941) 205-1122
Fax: (941) 205-1133
E-Mail: jenny@mccroylaw.com
Secondary E-Mail:
allee@mccroylaw.com
May 15, 22, 2026 26-01088S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR SARASOTA COUNTY,
FLORIDA PROBATE DIVISION
Case No.: 2026 CP 001993 SC
IN RE: ESTATE OF
MARY JANE MCRAE
Deceased.

The administration of the estate of Mary Jane McRae, deceased, whose date of death was on or about February 7, 2026, is pending in the Circuit Court for the Twelfth Judicial Circuit in and 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 WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is May 15, 2026.

Personal Representative:
Kira Lynn Hvidsten
10178 Sweetgrass Circle #206
Naples, FL 34104
Attorney for Personal Representative:
James L. Essenson, Esq.
(FBN 0359033)
100 Wallace Ave., Ste. 310
Sarasota, FL 34237
Phone (941) 954-0303
essenson@essensonlaw.com
bwelch@essensonlaw.com
May 15, 22, 2026 26-01065S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File Number 2026-CP-1937 NC
IN RE: ESTATE OF
JOHN M. HERR,
Deceased.

The administration of the ESTATE OF JOHN M. HERR, deceased, whose date of death was November 16, 2025, 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.

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 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 15, 2026.

Personal Representative:
DEBORAH HERR HOLDEN
c/o 1515 Ringling Blvd., 10th Floor
Sarasota, Florida 34236
Attorney for Personal Representative:
RICHARD R. GANS
Florida Bar No. 0040878
FERGESSON SKIPPER, P.A.
1515 Ringling Boulevard, 10th Floor
Sarasota, Florida 34236
(941) 957-1900
rgans@fergessonskipper.com
services@fergessonskipper.com
May 15, 22, 2026 26-01080S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE TWELFTH JUDICIAL
CIRCUIT COURT IN AND FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-001424
IN RE: ESTATE OF
CYNDY LORRY, Deceased.

The administration of the estate of Cyndy Lorry, deceased, whose date of death was June 5, 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 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 15, 2026.

Personal Representative:
Drew Daddono, Esq.
Florida Bar Number: 111946
1227 North Franklin Street
Tampa, FL 33602
(813) 444-2573
contact@
anchortrustmanagement.com
drew@anchortrustmanagement.com
Attorney for Personal Representative:
Drew Daddono, Esq.
Florida Bar Number: 111946
1227 North Franklin Street
Tampa, FL 33602
(813) 444-2573
contact@
anchortrustmanagement.com
drew@anchortrustmanagement.com
May 15, 22, 2026 26-01099S

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

FLORIDA'S NEWSPAPER FOR THE C-SUITE

**Business
Observer**

Q&A

Who benefits from legal notices?

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

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

Are there different types of legal notices?

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

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

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

Are internet-only legal notices sufficient?

ANo. 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.

How much do legal notices cost?

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

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

VIEW NOTICES ONLINE AT
Legals.BusinessObserverFL.com

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

--- ESTATE / SALES ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2025-CP-003813-NC
Division Probate
IN RE: ESTATE OF
DIANA STONE TREGLOWN,
Deceased.

The administration of the estate of DIANA STONE TREGLOWN, deceased, whose date of death was June 4, 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.

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 15, 2026.

Signed on this 28 day of July, 2025.

LORIEN A. HANSON
Personal Representative
2785 50th Avenue West, Apt. 23
Bradenton, FL 34207

Alice S. Bowman
Attorney for Personal Representative
Florida Bar No. 0978485
MacLeod, McGinness & Bowman, PA
1800 Second Street, Ste. 971
Sarasota, FL 34236
Telephone: (941)954-8788
Email: alice@mandm-law.com
Secondary Email:
jenny@mandm-law.com

May 15, 22, 2026 26-011115

FIRST INSERTION

**AMENDED 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,
ASSIGNEE, LIENORS,
CREDITORS, TRUSTEES, AND
ALL OTHER PARTIES CLAIMING
AN INTEREST BY, THROUGH,
UNDER, OR AGAINST THE
ESTATE OF MARK R. GLEASON,
DECEASED; FOUNDATION
FINANCE COMPANY LLC;
PATRICIA LYN GLEASON;**
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, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF MARK R. GLEASON, DECEASED; FOUNDATION FINANCE COMPANY LLC; PATRICIA LYN GLEASON; 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 13th day of May, 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, Esq.

FBN: 106751

Primary E-Mail:

ServiceMail@aldridgepite.com

1133-3808B

May 15, 22, 2026 26-011115

SAVE

TIME



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**Business
Observer**

--- ACTION / SALES ---

FIRST INSERTION

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

CASE NO.: 2024 CC 005756 SC FOXWOOD CONDOMINIUM ASSOCIATION, INC., a Florida Not for Profit Corporation, Plaintiff, v. ROSEMARIE SAPONARA, Defendant.

Notice is hereby given that pursuant to a Amended Final Judgment of Foreclosure entered on 04/24/2026 in the above-styled cause, in the County Court of Sarasota County, Florida, Karen E. Rushing, Clerk of Circuit Court, will sell the property situated in Sarasota County, Florida legally described as:

That certain condominium parcel composed of Unit 312, and the undivided shares in those common elements appurtenant thereto in accordance with and subject to the covenants, conditions, restrictions, easements, terms and other provisions of that Declaration of Condominium of FOXWOOD CONDOMINIUM a Condominium, as recorded in Official Record Book 1665, Page 467, of the Public Records of Sarasota County, Florida

and all subsequent amendments thereto; and the plan thereof, recorded in Condominium Book 22, Pages 7 thru 7F, of the Public Records of Sarasota County, Florida.

Commonly known as: 605 Linden Dr., Englewood, FL 34223. In an online sale at www.sarasota.realforeclose.com, in accordance with Chapter 45, Florida Statutes, beginning at 09:00 a.m. on June 8, 2026.

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

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 11th day of May 2026.
May 15, 22, 2026 26-01102S

FIRST INSERTION

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

**CIVIL DIVISION
CASE NO.: 2024 CC 007808 NC VERANDA BEACH CLUB CONDOMINIUM ASSOCIATION, INC., a Florida not for profit corporation, Plaintiff, vs.**

ANY AND ALL UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS OF LAUREN DILLON, DECEASED; ERIK DISSEL; ANY AND ALL UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS OF W.P. DISSEL, DECEASED; AND ANY AND ALL UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS OF M.G.P. DISSEL-VENNEKER, DECEASED.

NOTICE is hereby given pursuant to the Final Judgment as to Count IV entered in the above noted case that the following property will be sold in Sarasota County, Florida by the Sarasota County Clerk, described as:

Unit 107, Week No. 4, VERANDA BEACH CLUB, a Condominium, according to the Declaration of Condominium recorded in Official Records Book 1525, Page(s) 1328, and all subsequent amendments thereto, and as per plat thereof, recorded in Condominium Book 19, Page 6, and

amendments thereto, of the Public Records of Sarasota County, Florida, together with an undivided interest in the common elements.

At public sale, to the highest and best bidder for cash, via the internet at www.sarasota.realforeclose.com, at 9:00 a.m. on the 27th day of May, 2026. The highest bidder shall immediately post with the Clerk, a deposit equal to 5% of the final bid. The deposit must be by wire transfer, cash, cashier's check, or money order payable to the Clerk of the Circuit Court.

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: May 11, 2026
Respectfully submitted,
Hankin & Hankin
100 Wallace Avenue, Suite 100
Sarasota, FL 34237
By: Michael T. Hankin, Esquire
Florida Bar No. 0696961
Attorney For Plaintiff
May 15, 22, 2026 26-01093S

FIRST INSERTION

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

**CIVIL DIVISION
CASE NO.: 2024 CC 007808 NC VERANDA BEACH CLUB CONDOMINIUM ASSOCIATION, INC., a Florida not for profit corporation, Plaintiff, vs.**

ANY AND ALL UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS OF LAUREN DILLON, DECEASED; ERIK DISSEL; ANY AND ALL UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS OF M.G.P. DISSEL-VENNEKER, DECEASED.

NOTICE is hereby given pursuant to the Final Judgment as to Count II entered in the above noted case that the following property will be sold in Sarasota County, Florida by the Sarasota County Clerk, described as:

Unit 108, Week No. 38, VERANDA BEACH CLUB, a Condominium, according to the Declaration of Condominium recorded in Official Records Book 1525, Page(s) 1328, and all subsequent amendments thereto, and as per plat thereof, recorded in Condominium Book 19, Page

6, and amendments thereto, of the Public Records of Sarasota County, Florida, together with an undivided interest in the common elements.

At public sale, to the highest and best bidder for cash, via the internet at www.sarasota.realforeclose.com, at 9:00 a.m. on the 27th day of May, 2026. The highest bidder shall immediately post with the Clerk, a deposit equal to 5% of the final bid. The deposit must be by wire transfer, cash, cashier's check, or money order payable to the Clerk of the Circuit Court.

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: May 11, 2026
Respectfully submitted,
Hankin & Hankin
100 Wallace Avenue, Suite 100
Sarasota, FL 34237
By: Michael T. Hankin, Esquire
Florida Bar No. 0696961
Attorney For Plaintiff
May 15, 22, 2026 26-01092S

FIRST 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 000241 NC U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR GREENPOINT MORTGAGE FUNDING TRUST MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-AR2, Plaintiff, vs.**

ANGELIKA U. CALLEN, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated July 31, 2025, and entered in 2024 CA 000241 NC of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR GREENPOINT MORTGAGE FUNDING TRUST MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-AR2 is the Plaintiff and ANGELIKA U. CALLEN; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR RBS CITIZENS, N.A.; JACARANDA WEST HOMEOWNERS' ASSOCIATION #1, INC. 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 June 02, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 33145, UNIT 33, VENICE GARDENS, AS PER PLAT

THEREOF RECORDED IN PLAT BOOK 22, PAGE 36, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. 1608 BOB O LINK DR, VENICE, FL 34293

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 11 day of May, 2026.
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, LLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
By: \S\Danielle Salem
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email: dsalem@raslg.com
23-139731 - NaP
May 15, 22, 2026 26-01103S

FIRST INSERTION

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

CASE NO. 2026 CA 000056 NC MIDFIRST BANK Plaintiff, v. THE UNKNOWN HEIRS, GRANTEEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF MILDRED E MERULLO, DECEASED, ET AL. Defendants.

TO: THE UNKNOWN HEIRS, GRANTEEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF MILDRED E MERULLO, DECEASED Current Resident Unknown, but whose last known address was: 3466 LALANI BLVD, SARASOTA, FL 34232-5522

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

LOT 369, RIDGEWOOD ESTATES 9TH ADDITION, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 19, 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 eXL Legal,

PLLC, Plaintiff's attorney, whose address 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 original 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 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 the Court on this 6 day of May, 2026.

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

1000011438
May 15, 22, 2026 26-01058S

FIRST INSERTION

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

**CIVIL DIVISION
CASE NO.: 2024 CC 007808 NC VERANDA BEACH CLUB CONDOMINIUM ASSOCIATION, INC., a Florida not for profit corporation, Plaintiff, vs.**

ANY AND ALL UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS OF LAUREN DILLON, DECEASED; ERIK DISSEL; ANY AND ALL UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS OF M.G.P. DISSEL-VENNEKER, DECEASED.

NOTICE is hereby given pursuant to the Final Judgment as to Count I entered in the above noted case that the following property will be sold in Sarasota County, Florida by the Sarasota County Clerk, described as:

Unit 110, Week No. 50, VERANDA BEACH CLUB, a Condominium, according to the Declaration of Condominium recorded in Official Records Book 1525, Page(s) 1328, and all subsequent amendments thereto, and as per plat thereof, recorded in Condominium Book 19, Page

6, and amendments thereto, of the Public Records of Sarasota County, Florida, together with an undivided interest in the common elements.

At public sale, to the highest and best bidder for cash, via the internet at www.sarasota.realforeclose.com, at 9:00 a.m. on the 27th day of May, 2026. The highest bidder shall immediately post with the Clerk, a deposit equal to 5% of the final bid. The deposit must be by wire transfer, cash, cashier's check, or money order payable to the Clerk of the Circuit Court.

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: May 11, 2026
Respectfully submitted,
Hankin & Hankin
100 Wallace Avenue, Suite 100
Sarasota, FL 34237
By: Michael T. Hankin, Esquire
Florida Bar No. 0696961
Attorney For Plaintiff
May 15, 22, 2026 26-01091S

FIRST INSERTION

AMENDED 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; 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; 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 13 day of May, 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, Esq.
FBN: 106751
Primary E-Mail: ServiceMail@aldridgepite.com
1395-840B
May 15, 22, 2026 26-01112S

FIRST INSERTION

AMENDED 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 MARION 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, Karen E. Rushing, the Clerk of Circuit Court in and for Sarasota County, 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 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 12th day of May 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 15, 22, 2026 26-01109S

FIRST INSERTION

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

**CIVIL DIVISION
CASE NO.: 2024 CC 007808 NC VERANDA BEACH CLUB CONDOMINIUM ASSOCIATION, INC., a Florida not for profit corporation, Plaintiff, vs.**

ANY AND ALL UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS OF LAUREN DILLON, DECEASED; ERIK DISSEL; ANY AND ALL UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS OF M.G.P. DISSEL-VENNEKER, DECEASED.

NOTICE is hereby given pursuant to the Final Judgment as to Count V entered in the above noted case that the following property will be sold in Sarasota County, Florida by the Sarasota County Clerk, described as:

Unit 107, Week No. 5, VERANDA BEACH CLUB, a Condominium, according to the Declaration of Condominium recorded in Official Records Book 1525, Page(s) 1328, and all subsequent amendments thereto, and as per plat thereof, recorded in Condominium Book 19, Page 6, and

amendments thereto, of the Public Records of Sarasota County, Florida, together with an undivided interest in the common elements.

At public sale, to the highest and best bidder for cash, via the internet at www.sarasota.realforeclose.com, at 9:00 a.m. on the 27th day of May, 2026. The highest bidder shall immediately post with the Clerk, a deposit equal to 5% of the final bid. The deposit must be by wire transfer, cash, cashier's check, or money order payable to the Clerk of the Circuit Court.

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: May 11, 2026
Respectfully submitted,
Hankin & Hankin
100 Wallace Avenue, Suite 100
Sarasota, FL 34237
By: Michael T. Hankin, Esquire
Florida Bar No. 0696961
Attorney For Plaintiff
May 15, 22, 2026 26-01094S

--- ACTIONS / SALES ---

FIRST INSERTION

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

CASE NO. 2025 CA 005395 NC
REGIONS BANK DBA REGIONS
MORTGAGE
Plaintiff, v.

TANIA TRIANA; UNKNOWN
SPOUSE OF TANIA TRIANA;
CARLOS TRIANA, JR; RODOLFO
TRIANA; UNKNOWN TENANT
1; UNKNOWN TENANT 2; CITY
OF SARASOTA, FLORIDA, A
MUNICIPAL CORPORATION
Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on April 28, 2026, in this cause, in the Circuit Court of Sarasota County, Florida, the office of Karen E. Rushing, Clerk of the Circuit Court, shall sell the property situated in Sarasota County, Florida, described as:

LOT 32, BLOCK 577, 18TH
ADDITION TO PORT CHAR-
LOTTE SUBDIVISION, AC-
CORDING TO THE PLAT
THEREOF, AS RECORDED IN
PLAT BOOK 14 AT PAGES 6, 6A
THROUGH 6V, OF THE PUB-
LIC RECORDS OF SARASOTA
COUNTY, FLORIDA.
a/k/a 2449 DE VORE ST,
NORTH PORT, FL 34291-5669

at public sale, to the highest and

best bidder, for cash, online at www.sarasota.realforeclose.com, on June 08, 2026 beginning at 09:00 AM.

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

If you are a person with a disability who needs any accommodation in order to participate in 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 at St. Petersburg, Florida this 8 day of May, 2026.

eXL Legal, PLLC

Designated Email Address:

efiling@exlegal.com

12425 28th Street North, Suite 200

St. Petersburg, FL 33716

Telephone No. (727) 536-4911

Attorney for the Plaintiff

/s/ Peter E. Lanning

Peter E. Lanning

FL Bar: 562221

1000011114

May 15, 22, 2026

26-01085S

FIRST INSERTION

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

CASE NO. 2026 CA 000075 NC
NATIONSTAR MORTGAGE LLC,
Plaintiff, vs.
AMANDA BETH HANCOCK A/K/A
AMANDA HANCOCK, et al.,
Defendant.

To the following Defendant(s):
Any and all unknown parties claiming by, through, under, and against estate of Nancy Miller a/k/a Nancy Ann Miller a/k/a Nancy A. Miller, whether said unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants

5469 Neon Ave., North Port, FL 34291

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

LOT 29, BLOCK 608, EIGH-
TEENTH ADDITION TO PORT
CHARLOTTE SUBDIVISION,
ACCORDING TO THE PLAT
THEREOF, AS RECORDED IN
PLAT BOOK 14, PAGES 6, 6A
THROUGH 6V, OF THE PUB-
LIC 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 McCalla Raymer Leibert Pierce, LLP, 225 East Robinson Street, Suite 155, Orlando,

FL 32801 and file the original with the Clerk of the above- styled Court on or before June 15, 2026 or 30 days from the first publication, otherwise 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 the 8 day of May, 2026.

KAREN E. RUSHING
CLERK OF COURT
OF SARASOTA COUNTY

By G. Kopinsky

As Deputy Clerk

Submitted by:

MCCALLA RAYMER LEIBERT

PIERCE, LLP

225 East Robinson Street, Suite 155,

Orlando, FL 32801

Phone: (407) 674-1850

Email: AccountsPayable@mccalla.com

25-14464FL

May 15, 22, 2026

26-01089S

FIRST INSERTION

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

CASE NO. 2026 CA 000014 NC
MIDFIRST BANK
Plaintiff, v.
ALISON LACEY, ET AL.
Defendants.

TO: ALISON LACEY
Current residence unknown, but whose last known address was: 4720 VIGNETTE WAY, SARASOTA, FL 34240-2536

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

LOT 581 OF ARTISTRY,
PHASE 1A, ACCORDING TO
THE PLAT THEREOF, AS RE-
CORDED IN PLAT BOOK 50,
PAGE 45, OF THE PUBLIC RE-
CORDS OF SARASOTA COUN-
TY, 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

before June 15, 2026 or within thirty (30) days after the first publication of this Notice of Action, and file the original 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 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 the Court on this 4 day of May, 2026.

Karen E. Rushing

Clerk of the Circuit Court

(SEAL) By: Glen Kopinsky

Deputy Clerk

1000011310

May 15, 22, 2026

26-01060S

FIRST INSERTION

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

CIRCUIT CIVIL DIVISION
CASE NO.: 2026-CA-000935

DAWN TROXEL,

Plaintiff, vs.

WYLON M CLARK,

Defendant.

NOTICE is hereby given that a civil action commenced on or about February 13, 2026, and is now pending as case number 2026-CA-000935 in the Circuit Court in the State of Florida, County of Sarasota.

The name of the unserved party to the action is:

Waylon M. Clark, 202 Verona Street

South, Nokomis, FL 34275

and the nature of the proceeding is a Partition of Real Property.

This notice shall be published once each week for two consecutive weeks in the Business Observer.

Each defendant is required to serve written defenses to the Complaint on plaintiff's attorney, Stephen K. Hachey, Esq., whose address is 10521 Bloomingdale Ridge Dr, Riverview, FL 33578, on or before the 30th day after the first publication of this Notice, and to file the original of the defenses with the clerk of this court either before service

on plaintiff's attorney or immediately thereafter. If a defendant fails to do so, a default will be entered against that defendant 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.

WITNESS my hand and the seal of said court at Sarasota County, Florida on this 6 day of May 2026.

KAREN E. RUSHING

AS CLERK OF THE COURT

(SEAL) BY Glen Kopinsky

As Deputy Clerk

/s/ Stephen K. Hachey

Stephen K. Hachey, Esq.

Florida Bar No.: 15322

Law Offices of Stephen K. Hachey, P.A.

10521 Bloomingdale Ridge Dr.

Riverview, FL 33578

Phone: 813-549-0096

E-service: eservice@hacheylawpa.com

May 15, 22, 2026

26-01057S

FIRST INSERTION

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

CASE NO. 2025 CC 4076 NC
WOODSIDE TERRACE
CONDOMINIUM ASSOCIATION,

INC., a Florida not-for-profit

corporation,

Plaintiff, vs.

KENT W. MILLER; UNKNOWN

SPOUSE OF KENT W. MILLER;

TENANT OR OCCUPANT #1,

AS UNKNOWN TENANT OR

OCCUPANT IN POSSESSION;

and TENANT OR OCCUPANT

#2, AS UNKNOWN TENANT OR

OCCUPANT IN POSSESSION,

Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Summary Final Judgment of Foreclosure as to Count I entered on May 4, 2026 in the above styled Case Number 2025-CC-4076 NC, in the County Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida, wherein WOODSIDE TERRACE CONDOMINIUM ASSOCIATION, INC., is Plaintiff and that KENT W. MILLER is Defendant.

KAREN E. RUSHING, Sarasota County Clerk of Court will sell to the highest and best bidder for cash at www.sarasota.realforeclose.com at 9:00 am on August 4, 2026, the following described property set forth in said Final Judgment, to-wit:

Unit 101, WOODSIDE TERRACE, a Condominium, PHASE I, according to the Declaration of Condominium recorded in O.R. Book 1502, Pages 2013 thru 2100, and according to plat recorded in Condominium Book 18, Pages 37, 37A thru 37E, of the Public Records of Sarasota County, Florida.

With a street address of 7133 Wood Creek Drive, #101, Sarasota, Florida 34231.

Any person or entity 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 with the Clerk no later than the date that the Clerk reports the funds are unclaimed. If you fail to file a claim, you will not be entitled to any remaining funds.

If the sale is set aside, the Purchaser may be entitled to only a return of the sale deposit less any applicable fees and costs and shall have no other records against the Plaintiff, Defendants or

their attorneys.

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 THE PROPERTY OWNER, YOU MAY CLAIM THESE FUNDS YOURSELF. YOU ARE NOT REQUIRED TO HAVE A LAWYER OR ANY OTHER REPRESENTATION AND YOU DO NOT HAVE TO ASSIGN YOUR RIGHTS TO ANYONE ELSE IN ORDER FOR YOU TO CLAIM ANY MONEY TO WHICH YOU ARE ENTITLED. PLEASE CHECK WITH THE CLERK OF THE COURT OF SARASOTA COUNTY, WITHIN TEN (10) DAYS AFTER THE SALE TO SEE IF THERE IS ADDITIONAL MONEY FROM THE FORECLOSURE SALE THAT THE CLERK HAS IN THE REGISTRY OF THE COURT.

IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, IF ANY, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A TIMELY CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS.

If you are 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.

MICHELLE A. ROWE, ESQ.

Florida Bar No. 0036605

JOHN PAUL JABRO, ESQUIRE

Florida Bar No. 1049661

The Law Offices of

Lobeck & Rowe, P.A.

2033 Main Street, Suite 403

Sarasota, Florida 34237-6063

(941) 955-5622

Email: mrowe@lobeckrowe.com

Email: jjabro@lobeckrowe.com

Attorneys for Plaintiff

May 15, 22, 2026

26-01077S

FIRST INSERTION

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

CASE NO. 2026 CC 003068

SIESTA BREAKERS
CONDOMINIUM ASSOCIATION,
INC., a Florida not-for-profit
corporation,

Plaintiff, vs.

SAID SINAI; CAROL SINAI;

TENANT OR OCCUPANT #1,

AS UNKNOWN TENANT OR

OCCUPANT IN POSSESSION;

TENANT OR OCCUPANT #2,

AS UNKNOWN TENANT OR

OCCUPANT IN POSSESSION.

Defendants.

To: SAID SINAI and CAROL SINAI, and all others whom it may concern:

The property herein described is as follows:

Unit No. 408, together with storage area 88, of SIESTA BREAKS CONDOMINIUM, a Condominium, according to the Declaration of Condominium recorded in O.R. Book 1350, Page 1, and all exhibits and amendments thereto, and recorded in Condominium Plat Book 13, Page 35 of the Public Records of Sarasota County, Florida.

With an address of 6480 Mid-nigh Pass Road, #408, Sarasota, FL 34242.

YOU ARE HEREBY NOTIFIED that a Complaint to foreclose a claim of lien has been filed and commenced in this court by the Plaintiff, SIESTA BREAKERS CONDOMINIUM ASSOCIATION, INC., and you are required to serve a copy of your written defenses, if

any, to it on Michelle A. Rowe, Esquire, attorney for Plaintiff, whose address is Lobeck & Rowe, PA, 2033 Main Street, Suite 403, Sarasota, Florida 34237, and file the original with the clerk of the above-styled court within thirty (30) days from the first date of publication; otherwise a default will be entered against you for the relief prayed for in the Complaint or Petition.

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.

KAREN E. RUSHING

(SEAL) By: G. Kopinsky

As Deputy Clerk

Attorney for Plaintiff:

MICHELLE A. ROWE, ESQUIRE

Florida Bar No. 0036605

MICHELLE REVELT, ESQUIRE

Florida Bar No. 116054

The Law Offices of Lobeck & Rowe, P.A.

2033 Main Street, Suite 403

Sarasota, FL 34237

Ph: (941) 955-5622

Email: mrowe@lobeckrowe.com

Secondary: mrevelt@lobeckrowe.com

Tertiary: carrieta@lobeckrowe.com

Attorneys for Plaintiff, SIESTA

BREAKERS CONDOMINIUM

ASSOCIATION, INC.

May 15, 22, 2026

26-01081S

FIRST INSERTION

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

CIVIL DIVISION

CASE NO.: 2024 CC 007808 NC

VERANDA BEACH CLUB

CONDOMINIUM ASSOCIATION,

INC., a Florida not for profit

corporation,

Plaintiff, vs.

ANY AND ALL UNKNOWN

HEIRS, DEVISEES, GRANTEEES,

ASSIGNEES, LIENORS,

CREDITORS, TRUSTEES,

OR OTHER CLAIMANTS OF

LAUREN DILLON, DECEASED;

ERIK DISSEL; ANY AND ALL

UNKNOWN HEIRS, DEVISEES,

SUBSEQUENT INSERTIONS

--- PUBLIC SALES ---

SECOND 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.storagetreasures.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

SECOND 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
services@fergesonskipper.com
May 8, 15, 2026 26-01055S

SECOND 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.storagetreasures.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.storagetreasures.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.storagetreasures.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.storagetreasures.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.storagetreasures.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.storagetreasures.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.storagetreasures.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.storagetreasures.com.

E306 - fisler, jennifer; E379 - Madye, De; E425 - Michelon, Bill; E456 - Adams, Lisa; E534 - Sikora, Brenda; E627A - Michelon, Bill

PUBLIC STORAGE # 25854, 4050 Bee Ridge Rd, Sarasota, FL 34233, (941) 328-8654 Time: 12:00 PM

Sale to be held at www.storagetreasures.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.storagetreasures.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 Cattlemen Rd, Sarasota, FL 34233, (941) 263-4407 Time: 01:30 PM

Sale to be held at www.storagetreasures.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

SECOND 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 TAMAMI TRAIL, VENICE, FL 34293, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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

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

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.
Dated: 05-05-2026.

KAREN E. RUSHING, CLERK
CLERK OF THE CIRCUIT COURT
(SEAL) By: Deputy Clerk
May 8, 15, 22, 29, 2026 26-01050S

SECOND 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

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
Secondary E-Mail:
a4@dunkinshirley.com
May 8, 15, 2026 26-01056S

THIRD 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 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

SECOND 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.storagetreasures.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

SECOND 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.storagetreasures.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

SECOND 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.storagetreasures.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

SECOND 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.storagetreasures.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.storagetreasures.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.storagetreasures.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 - Sinfiorant, 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.storagetreasures.com.

1105 - Dominguez, Zenaida; 1214 - krieger, Carol; 1511 - Heibel, Todd; 3029 - Thompson, Preslie; 3607 - Holmes, Marge

PUBLIC STORAGE # 23918, 5150 University Pkwy, Sarasota, FL 34243, (941) 260-2433 Time: 12:15 PM

Sale to be held at www.storagetreasures.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.storagetreasures.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.storagetreasures.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

--- ESTATE ---

SECOND 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

SECOND 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 Olynik, 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 Olynik

Roman Olynik

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

SECOND 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

SECOND 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 unmaturred, 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

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

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR SARASOTA COUNTY,
FLORIDA PROBATE DIVISION
Case Number: 2026 CP 001472 NC
IN RE: ESTATE OF
PRISCILLA PARKER
Deceased.

The administration of the estate of Priscilla Parker, deceased, whose date of death was February 4, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2002 Ringling Blvd., Sarasota, FL 34237. The name and address of the petitioner and the petitioner's attorney are set forth below.

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

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

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. See, Florida Statute Section 733.710; Tsuji v. Fleet, 366 So.3d 1020 (Fla. 2023).

The petitioner 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.

Petitioner

John Munroe

1800 2nd Street, Suite 854

Sarasota, Florida 34236

Attorney for Petitioner

Nick Roknich, IV, Esq.

Florida Bar No. 1028324

1800 2nd Street, Suite 854

Sarasota, Florida 34236

nicholas@nrpropertylaw.com

May 8, 15, 2026

26-01011S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2026 CP 001680 NC
IN RE: ESTATE OF
JOAN P. SHEIL,
Deceased.

The administration of the estate of JOAN P. SHEIL, 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, 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 8, 2026.

Personal Representative:

RICHARD CARL WILBUR, JR.

11225 North Fox Meadow Dr.

Brimfield, IL 61517

Attorney for Personal Representative:

GIANNA M. TOMEO

Florida Bar No. 1049538

Williams Parker Harrison Dietz

& Getzen

50 Central Avenue

Sarasota, FL 34236

Telephone: 941-329-6623

Designation of Email

Addresses for service:

Primary: gtomeo@williamsparker.com

Secondary:

pkehoe@williamsparker.com

May 8, 15, 2026

26-01009S

SECOND 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

SECOND 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

SECOND 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.

--- ESTATE ---

SECOND 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
KRONE 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 Person Giving Notice
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@robleslawpa.com
Secondary E-Mail:
probate@robleslawpa.com

May 8, 15, 2026 26-01019S

SECOND 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

SECOND 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

SECOND 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

SECOND 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

SECOND 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

SECOND 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

SECOND 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-

--- ESTATE ---

SECOND 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. 732.2211, 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.

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 26-01048S

SECOND 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 732.2211.

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 26-01020S

SECOND 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. 732.2211, 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:

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 26-01044S

SECOND 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. 732.2211, 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.

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 26-01047S

SECOND 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. 732.2211, 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:

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 26-01036S

SECOND 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. 732.2211, 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:

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 26-01039S

SECOND 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. 732.2211, 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:

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 26-01053S

SECOND 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. 732.2211, 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.</

--- ACTIONS / SALES / ESTATE ---

SECOND 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 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

SECOND 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 Defendant(s).

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 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

25-02997

May 8, 15, 2026 26-01018S

SECOND 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 Itudon

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

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

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

SECOND INSERTION

before June 8, 2026 or within thirty (30) days after the first publication of this Notice of Action, and file the original 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 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 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

SECOND 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 26-01007S

FOURTH 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: Bpatneau@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 941 358 7275

April 24; May 1, 8, 15, 2026

26-00945S

PUBLISH YOUR LEGAL NOTICE

Call **941-906-9386**

and select the appropriate County name from the menu option

or email legal@businessobserverfl.com

FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business Observer

LV20878_V23

--- ACTIONS / SALES ---

SECOND 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, Devisees, 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, FLORIDA.

has been filed against you and you are

required to serve a copy of your written defenses, if any, to it on Julie York, Esquire, Brock & Scott, PLLC, the Plaintiff's attorney, whose address is 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 service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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 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

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 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 GIVEN 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 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., 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 COUNTRY ESTATES UNIT 1, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 9, PAGE 60, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

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

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the 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: 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
File No: 25-400124
May 8, 15, 2026 26-01041S

SECOND 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 Judgment of Mortgage Foreclosure dated January 9, 2026 and an Order Canceling 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 SERVICING, 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 highest bidder for cash, at www.sarasota.realforeclose.com, at 9:00 AM, on the 8th day of July, 2026, the following described 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, FLORIDA.

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

If you cannot afford an attorney, contact Gulfoast Legal Services at (941) 366-1746 or www.gulfoastlegal.org, or Legal Aid of Manasota at (941) 366-0038 or 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 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: 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

SECOND 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, RECORDED IN PLAT BOOK 24, PAGE 39, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

commonly known as 3950 SAWYERWOOD 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 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 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: 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

SECOND 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 TROPF, MICHAEL J. TROPF, SR., WILLIAM F. TROPF, JR., JOSEPH ANTHONY TROPF, 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 Highway 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 Plaintiffs' attorney or immediately thereafter; 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 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 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

SECOND 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 pursuant 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 Circuit in and for Sarasota County, Florida, wherein 1 Sharpe Opportunity Intermediate 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 following 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 SUBDIVISION, SECTION TWENTY THREE, ACCORDING TO THE PLAT THEREOF, AS RECORDED 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 ADDITION TO PORT CHARLOTTE SUBDIVISION, ACCORDING 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 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 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 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: 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 FC01 948
May 8, 15, 2026 26-01015S

SECOND 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 MAURBACH TERRACE, NORTH PORT, FL 34286)

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

LOT 18, BLOCK 89, OF SEVENTH ADDITION TO PORT CHARLOTTE SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED 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 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 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

SECOND 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, GRANTEE, 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, LANSDALE, PA 19446

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

LOT(S) 33, BLOCK 148, 8TH ADDITION TO PORT CHARLOTTE SUBDIVISION, ACCORDING 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 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 before June 15, 2026 or within thirty (30) days after the first publication of this Notice of Action, and file the original 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 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 the Court on this 28 day of April, 2026.

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

111100407
May 8, 15, 2026 26-01013S

SECOND INSERTION

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

Case No. 2024 CA 006287 NC
EF MORTGAGE, LLC, Plaintiff, vs.
GLOBAL STAR REAL ESTATE INVESTMENT AND COMMODITIES, LLC; GARY YOUNG A/K/A GARY ALLEN YOUNG; NIGEL ERROL LOREIHE; PANACEA OF VENICE, A CONDOMINIUM INC.; CFL BUILDING CONTRACTORS LLC, Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure filed March 19, 2026 and entered in Case No. 2024 CA 006287 NC, of the Circuit Court of the 12th Judicial Circuit in and for SARASOTA County, Florida, wherein EF MORTGAGE, LLC is Plaintiff and GARY YOUNG A/K/A GARY ALLEN YOUNG; NIGEL ERROL LOREIHE; GLOBAL STAR REAL ESTATE INVESTMENT AND COMMODITIES, LLC; PANACEA OF VENICE, A CONDOMINIUM INC.; CFL BUILDING CONTRACTORS LLC; are defendants. KAREN E. RUSHING, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.SARASOTA.REALFORECLOSE.COM, at 9:00 A.M., on May 27, 2026, the following described property as set forth in said Final Judgment, to wit:

UNIT NO. 14, PANACEA OF VENICE, A CONDOMINIUM F/K/A PORTOFINO OF VENICE LAND CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN INSTRUMENT NO. 2005281485, AS AFFECTED BY CERTIFICATE OF AMENDMENT CREATED AMENDED AND RESTATED DECLARATION RECORDED IN INSTRUMENT NO. 2018125576, AND RECORDED IN CONDOMINIUM PLAT BOOK 38, PAGE 44, 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 NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

RATION OF CONDOMINIUM RECORDED IN INSTRUMENT NO. 2005281485, AS AFFECTED BY CERTIFICATE OF AMENDMENT CREATED AMENDED AND RESTATED DECLARATION RECORDED IN INSTRUMENT NO. 2018125576, AND RECORDED IN CONDOMINIUM PLAT BOOK 38, PAGE 44, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. UNIT NO. 23, PANACEA OF VENICE, A CONDOMINIUM F/K/A PORTOFINO OF VENICE LAND CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN INSTRUMENT NO. 2005281485, AS AFFECTED BY CERTIFICATE OF AMENDMENT CREATED AMENDED AND RESTATED DECLARATION RECORDED IN INSTRUMENT NO. 2018125576, AND RECORDED IN CONDOMINIUM PLAT BOOK 38, PAGE 44, 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 1st day of May, 2026.
Marc Granger, Esq.
Bar No.: 146870
Kahane & Associates, P.A.
1619 NW 136th Avenue, Suite D-220
Sunrise, Florida 33323
Telephone: (954) 382-3486
Telefacsimile: (954) 382-5380
Designated service email:
notice@kahaneandassociates.com
File No.: 24-01353 CSLC
May 8, 15, 2026 26-01017S