

MANATEE COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Veyga Cleaning located at 16910 Harvest Moon Way in the City of Bradenton, Manatee, FL 34211 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 18th day of May, 2026
Connor Meyer
Johnny Melikian
May 22, 2026

26-00831M

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 Piña Colada Fest located at 13905 Green Hammock in the City of Bradenton, Manatee, FL 34211 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 19th day of May, 2026
VD Brands LLC
Frances Vives
May 22, 2026

26-00835M

FIRST INSERTION

NOTICE OF QUALIFYING PERIOD FOR CANDIDATES FOR THE BOARD OF SUPERVISORS OF THE HERITAGE HARBOUR SOUTH COMMUNITY DEVELOPMENT DISTRICT.

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the Heritage Harbour South 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 Manatee County Supervisor of Elections located at 600 301 Blvd W, Bradenton, Florida 34205 Ph: (941) 741-3823. 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 the District, and who is registered to vote with the Manatee County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, Florida Statutes.

The Heritage Harbour South Community Development District has two (2) seats up for election, specifically seats 3 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 Manatee County Supervisor of Elections.
May 22, 2026

26-00821M

FIRST INSERTION

NOTICE OF RECEIPT OF AN APPLICATION THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT

Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource permit application number 941476 from Desoto Apartments, LLC 1228 Euclid Ave 4th Floor Cleveland, OH 44115. Application received: 5/19/2026. Proposed activity: minor system. Project name: Desoto Square Mall Minor Modification. Project size 5.06 acres Location: Section(s) 2, Township 35 South, Range 17 East, in Manatee County. Outstanding Florida Water: no. Aquatic preserve: no

The application is available for public inspection Monday through Friday at 7601 U.S. Highway 301 North, Tampa, Florida 33637 or through the "Application & Permit Search Tools" function on the District's website at www.watermatters.org/permits/. Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the date of this notice. If you wish to be notified of intended agency action or an opportunity to request an administrative hearing regarding the application, you must send a written request referencing the permit application number to the Southwest Florida Water Management District, Regulation Bureau, 7601 U.S. Highway 301 North, Tampa, Florida 33637 or submit your request through the District's website at www.watermatters.org. The District does not discriminate based on disability. Anyone requiring accommodation under the ADA should contact the Regulation Bureau at (813)985-7481 or (800)836-0797, TDD only (800)231-6103.
May 22, 2026

26-00836M

FIRST INSERTION

WILLOW WALK COMMUNITY DEVELOPMENT DISTRICT NOTICE OF AUDIT COMMITTEE AND BOARD MEETING

Notice is hereby given that the Board of Supervisors (the "Board") of the Willow Walk Community Development District (the "District") will conduct an Audit Committee Meeting with the regular Board meeting immediately following on **June 2, 2026, at 4:00 p.m. at the Parrish Fire District, Station #2 Training Room, 3804 N Rye Rd., Parrish FL 34219**. The purpose of the meeting is to discuss any business coming before the Board. A copy of the agenda for the meeting may be obtained by contacting the office of the District Manager c/o Rizzetta & Company, Inc., 2700 South Falkenburg Road, Suite 2745, Riverview, Florida 33578 ("District Manager's Office").

The meeting will be conducted in accordance with the provisions of Florida law for community development districts and will be open to the public. The meeting may be continued in progress without additional notice to a date, time, and place to be specified on the record at the meeting.

At the meeting, staff or Board members may participate by speaker telephone. Any person requiring special accommodations at the meeting because of a disability or physical impairment should contact the District Manager's Office at least three (3) business days 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 Manager's 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 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.

Stephanie DeLuna
District Manager

May 22, 2026

26-00809M

FIRST INSERTION

NOTICE OF QUALIFYING PERIOD FOR CANDIDATES FOR THE BOARD OF SUPERVISORS OF THE PARRISH PLANTATION COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given that the qualifying period for candidates for seats on the Board of Supervisors of the Parrish Plantation 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 Manatee County Supervisor of Elections by contacting the Manatee County Supervisor of Elections office at (941) 741-3823 or Info@VoteManatee.gov to coordinate how to properly submit the paperwork, or submit in person at the following locations:

Manatee County Supervisor of Elections
600 301 Blvd. W, Suite 108
Bradenton FL 34205

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 Manatee 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 3 and 4**. 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 Manatee County Supervisor of Elections or visit their website at www.votemanatee.com.

District Manager,
Jayna Cooper
May 22, 2026

26-00807M

FIRST INSERTION

NOTICE OF QUALIFYING PERIOD FOR CANDIDATES FOR THE BOARD OF SUPERVISORS OF THE LEXINGTON COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the Lexington 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 Manatee County Supervisor of Elections located at 600 301 Boulevard West; Suite 108; Bradenton, Florida 34205; Phone: 941-741-3823 or e-mail at Info@votemanatee.gov.

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 Manatee County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, Florida Statutes.

The Lexington Community Development District has two (3) Seats up for election, specifically Seats #3, Seat #4 and Seat #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, in the manner prescribed by law for General Elections.

For additional information, please contact the Manatee County Supervisor of Elections.
May 22, 2026

26-00806M

FIRST INSERTION

BROOKSTONE COMMUNITY DEVELOPMENT DISTRICT NOTICE OF MEETING

The Board of Supervisors ("Board") of the Brookstone Community Development District ("District") will hold a regular meeting on June 5, 2026 at 11:00 a.m., or as soon thereafter as the matter may be heard, at the Country Inn & Suites, Bradenton/Lakewood Ranch, 5610 Manor Hill Lane, Bradenton, Florida 34203.

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

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

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

District Manager
May 22, 2026

26-00820M

FIRST INSERTION

NOTICE OF RULEMAKING REGARDING THE RECREATIONAL FACILITIES KAYAK POLICIES OF THE WATER'S EDGE COMMUNITY DEVELOPMENT DISTRICT

In accordance with Chapters 120 and 190, Florida Statutes, the District hereby gives the public notice of its intent to adopt its proposed amended Recreational Facilities Kayak Policies (the "Proposed Rules"). The Proposed Rules and Rates number is 2026-01. Prior notice of rule development relative to the Proposed Rules and Rates was published in the Manatee County Business Observer on May 15, 2026.

A public hearing will be conducted by the Board of Supervisors (the "Board") of the Water's Edge Community Development District (the "District") on **June 25, 2026, at 6:00 p.m. at the Parrish Fire Station #2 Training Room, 3804 N. Rye Road, Parrish, FL 34219** relative to the adoption of the Proposed Rules. Pursuant to Sections 190.011(5) and 190.012(3), Florida Statutes, the Proposed Rules will not require legislative ratification.

The summary, purpose and effect of the Proposed Rules is to provide for efficient and effective District amenity operations and to ensure compliance with recent changes to Florida law. The specific grant of rulemaking authority for the adoption of the Proposed Rules and Rates includes Sections 190.011(5), 190.011(15) and 190.035, Florida Statutes. The specific laws implemented in the Proposed Rules and Rates include, but are not limited to, Sections 190.035(2), 190.011(5), and 120.54, and 120.81, Florida Statutes.

A statement of estimated regulatory costs, as defined in Section 120.541(2), Florida Statutes, has not been prepared relative to the Proposed Rules and Rates. Any person who wishes to provide the District with a proposal for a lower cost regulatory alternative as provided by Section 120.541(1), Florida Statutes, must do so in writing within twenty one (21) days after publication of this notice to the District Manager's Office.

For more information regarding the public hearing, the Proposed Rules and Rates, or for a copy of the Proposed Rules and Rates and the related incorporated documents, if any, please contact the District Manager c/o Governmental Management Services - Tampa, 4530 Eagle Falls Place, Tampa, Florida 33619, aferguson@gms-tampa.com (the "District Manager's Office").

This public hearing may be continued to a date, time, and place to be specified on the record at the hearing without additional notice. If anyone chooses to appeal any decision of the Board with respect to any matter considered at the public hearing, such person will need a record of the proceedings and should accordingly ensure that a verbatim record of the proceedings is made which includes the testimony and evidence upon which such appeal is to be based. At the public hearing, staff or Supervisors may participate in the public hearing by speaker telephone.

Pursuant to the provisions of the Americans with Disabilities Act, any person requiring special accommodations at this public hearing because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the public hearing. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8771 or 1 800-955-8770 for aid in contacting the District Manager's Office.

Amanda Ferguson, District Manager
Water's Edge Community Development District
May 22, 2026

26-00810M

PUBLISH YOUR
LEGAL NOTICE

Email
legal@businessobserverfl.com

Business
Observer

FIRST INSERTION

EVERGREEN COMMUNITY DEVELOPMENT DISTRICT NOTICE OF MEETING

The Board of Supervisors ("Board") of the Evergreen Community Development District ("District") will hold a regular meeting on June 5, 2026 at 11:00 a.m., or as soon thereafter as the matter may be heard, at Country Inn & Suites, Bradenton/Lakewood Ranch, 5610 Manor Hill Lane, Bradenton, Florida 34203.

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

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

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

District Manager
May 22, 2026

26-00818M

FIRST INSERTION

WILLOWS COMMUNITY DEVELOPMENT DISTRICT NOTICE OF MEETING

The Board of Supervisors ("Board") of the Willows Community Development District ("District") will hold a regular meeting on June 5, 2026 at 11:00 a.m., or as soon thereafter as the matter may be heard, at Country Inn & Suites, Bradenton/Lakewood Ranch, 5610 Manor Hill Lane, Bradenton, Florida 34203.

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

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

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

District Manager
May 22, 2026

26-00819M

FIRST INSERTION

NOTICE OF SPECIAL MEETING OF THE BOARD OF SUPERVISORS OF THE HARBOURAGE AT BRADEN RIVER COMMUNITY DEVELOPMENT DISTRICT

NOTICE IS HEREBY GIVEN that the Harbourage at Braden River Community Development District (the "District") will hold a special meeting (the "Meeting") of its Board of Supervisors (the "Board") on June 15, 2026, at 12:30 p.m., at The Harbourage CDD Clubhouse at 5705 Key West Place, Bradenton, FL 34203.

A copy of the agenda for the Meeting may be obtained by contacting the District Manager, Rizzetta & Company, Inc., 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614, via telephone at (813) 533-2950 or via email at sdeluna@rizzetta.com (the "District Manager's Office") during normal business hours. The Meeting is open to the public and will be conducted in accordance with the provisions of Florida law for 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 one or more Supervisors will participate by telephone. Any person requiring special accommodations in order to access and participate in the Meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (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 Manager's 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 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.

Stephanie DeLuna
District Manager

HARBOURAGE AT BRADEN RIVER
COMMUNITY DEVELOPMENT DISTRICT
May 22, 2026

26-00805M

--- PUBLIC SALES ---

FIRST INSERTION

**PUBLIC NOTICE
COPPERSTONE COMMUNITY DEVELOPMENT DISTRICT
SPECIAL MEETING
ATTORNEY/CLIENT SESSION MEETING
WEDNESDAY, JUNE 10, 2026, AT 6:15 PM
Palmetto Branch Library, 923 6th Street West, Palmetto, FL 34221**

A meeting will be held under the Attorney/Client Session provisions available under Florida's Sunshine Law, Section 286.011(8), Florida Statutes, on Wednesday, June 10, 2026, and beginning at 6:15 p.m. and lasting approximately ninety (90) minutes at the request of the District's Attorney. This meeting shall be held at Palmetto Branch Library, 923 6th Street West, Palmetto, FL 34221. This meeting shall commence at an open meeting and then will move into an Attorney/Client Session limited in attendance to the District Attorneys, Marisa Powers and Matthew Liebert, and District Managers, Stephanie DeLuna and Sam Stevens, who will meet in private with the Board of Supervisors of the Copperstone Community Development District (Adam Bailey, Gerard Litrenta, Tom Fretz, Michael Fondario, Cory Richter), and a court reporter who will transcribe the full proceedings to be made part of the public record for release at the conclusion of the litigation for the purpose of discussing settlement negotiations or strategy sessions related to litigation expenditures in the following court case: Copperstone Community Development District v. Crosscreek Environmental, Inc., et al, Case No.: 2023-CA-004175. At the conclusion of the private portion of the meeting, the meeting shall then reopen in public.

PURSUANT TO SECTION 286.0105, FLORIDA STATUTES, IF AN INDIVIDUAL DECIDES TO APPEAL ANY DECISION MADE BY THE BOARD OF SUPERVISORS WITH RESPECT TO ANY MATTER CONSIDERED AT THIS MEETING, A RECORD OF THE PROCEEDINGS WILL BE REQUIRED AND THE INDIVIDUAL WILL NEED TO ENSURE THAT A VERBATIM TRANSCRIPT OF THE PROCEEDINGS IS MADE, WHICH RECORDING INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS BASED.

PURSUANT TO SECTION 286.26, FLORIDA STATUTES, IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT AND FLORIDA STATE STATUTES, PERSONS WITH DISABILITIES NEEDING SPECIAL ASSISTANCE TO PARTICIPATE IN THIS PROCEEDING SHOULD CONTACT THE DISTRICT MANAGER AT LEAST THREE BUSINESS DAYS PRIOR TO THE MEETING (813) 933-5571.

May 22, 2026 26-00826M

FIRST INSERTION

**NORTHLAKE STEWARDSHIP DISTRICT
NOTICE MEETING**

Notice is hereby given that the Board of Supervisors ("Board") of the Northlake Stewardship District ("District") will hold a regular meeting on June 17, 2026 at 5:00 p.m., or as soon thereafter as the matter may be heard, at 6102 162nd Ave E., Parrish, Florida 34219, for the purpose of considering any business which may properly come before it.

The meeting is open to the public and will be conducted in accordance with the provision of Florida law. 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://northlakesd.net/>.

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

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

District Manager
May 22, 2026 26-00813M

FIRST INSERTION

NOTICE OF PUBLIC SALE

Pursuant to the Florida Self Storage Lien Act, the owner of a self-storage facility has a lien upon all personal property located at the self-service storage facility for rent or other charges incurred for the storage of the personal property. Due to the failure to pay the rent, the owner is enforcing its lien and intends to sell or otherwise dispose of the personal property located in the rented spaces listed in this notice. THIS NOTICE IS BEING PROVIDED PURSUANT TO FLORIDA STATE LAW BEFORE the sale; the tenants listed may pay the amount necessary to satisfy the lien and the reasonable expenses incurred to redeem the personal property. ADVERTISEMENT OF SALE: Notice is hereby given that the personal property located in the following storage units will be sold by competitive bidding.

Bidding: All bidding will take place online at StorageTreasures.com on June 12, 2026, at 11:00 AM EST. Property will be sold to the highest bidder.

7001 - 8400 Cortez Rd, Bradenton, FL 34210 - 941-491-0148; Charles Burns-Totes, mini-fridge, box of DVD's, music mixer, speakers, TV, computer monitors, tool bags with knee pads. IMPORTANT - Unit contains a vehicle which isn't included in the sale. Julian Johnson- Totes, clothes, personal items, bedding, furniture, speaker, barbells, dog crate, rug.

7007 - 4305 32nd St., Bradenton, FL 34205 - 941-491-0109; agata hatka- Battery charger, tote, rug, bicycle parts. Perdomo Yajaira- Clothing, bags, box fan, mattress, box spring, tv's, mirror, entertainment center, luggage. Shawn Bradley- Bicycles, boxes, bags, swords, wooden shelf.

7008 - 3760 Cortez Rd W, Bradenton, FL 34210 - 941-491-0083; claire de-whurst- 2 boxes, totes, duffel bag. Terri Skidmore Porter- mattress, boxes, totes, basket, clothes, paper towels.

7020 - 4660 53rd Ave East, Bradenton, FL 34203 - 941-307-7616; Carmella Constantinou- Tools, Boxes, Bags, Totes, Furniture, Toys, Cooler, Aquarium, Bar stools, Coffee table, Metal shelf, Corner shelf, Axe, Patio curtains, Paint roller frame, Picture frame, Buckets of tools, Folding table. Charlotte Burgess- Boxes, Bed frame, Table & chairs, Wall art, Metal shelves, Wooden cabinet, Fans, Lamps, Kids toys, Xmas stuff. Misc furniture, Misc items. Liquidation Sales- Gym bags, Totes, Clothes, Boots, Bags, Ironing board, Basket. Dexica Barton- Sectional Couch, Ottoman, Clothes, Clothes basket, Stainless steel pot, Purses.

8028 - 6403 E State Rd 64, Bradenton, FL 34208 - 941-941-451-5939; Lawrence Funsch- Lawn equipment, tools, mower, gun safe back pack sprayer, industrial fan tools. Cherry Martinez- clothes, cooler, dresser, luggage, boxes, bags, misc. Brandon Lopez- rubber flooring, clothes, tile cutter, tools, computer, tv screen. Arturo Vivaldo- bags, clothing, totes.

7103 - 10415 Portal Crossing, Bradenton, FL 34211 - 941-491-0117; Mark Gallegos- Big screen TV, Giant stuffed Bear, Clothes, Mattress, Wall art, Bags, Totes.

7106 - 1102 53rd Ave West, Bradenton, FL 34207 - 941-347-9604; Lisa Ortega-Arcade machines, Metal shelf, Totes, Tiedown straps, Hand truck dolly, Shop Vac, Computer monitor, Folding table. Lisa Ortega- Refrigerator, Arcade machines, Office chairs, Bar stools. Lisa Ortega- Arcade Machines, Folding table. Neana Holloway- Christmas decorations, Mirror, Fan, Dehumidifier, Sony stereo, Totes, Cushions, Giraffe Statue, Printer, Painting, Lisa Ortega- Dresser, Wicker table, Armoire, Coffee tables, Foot locker, Lamps, Wicker chairs, Art work, Boxes, Sign. Dan De-Long- Table saws, Engine hoist, Truck bumper, Pressure cleaner, Tile saw, Tarps, Furniture dolly, Tool bag, Buckets, Safe, Copper tubing, Metal scaffold cat walk, Bed frame, Misc wood.
May 22, 2026 26-00830M

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 06/05/2026 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: 1957 SKYL mobile home bearing vehicle identification number 4163, and all personal items located inside the mobile home. Last Tenant: Dennis James Burmeister, All Unknown Beneficiaries, Heirs, Successors, Assigns, and Devises of Dennis James Burmeister, and Unknown Party or Parties in Possession. Sale to be held at: Trade Winds Mobile Home Park, 5917 14th Street West, Lot No. 301, Bradenton, Florida 34207, (978-728-1658).
May 22, 29, 2026 26-00849M

FIRST INSERTION

**NOTICE OF QUALIFYING PERIOD FOR CANDIDATES
FOR THE BOARD OF SUPERVISORS OF THE
SUMMER WOODS COMMUNITY DEVELOPMENT DISTRICT**

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the Summer Woods 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 Manatee County Supervisor of Elections located at 600 301 Blvd. W., Suite 108, Bradenton FL 34205; Ph: (941) 741-3823. 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 Manatee County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, Florida Statutes.

The Summer Woods Community Development District has (3) seats up for election, specifically seats 3, 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 Manatee County Supervisor of Elections.
May 22, 2026 26-00853M

FIRST INSERTION

**NOTICE OF QUALIFYING PERIOD FOR CANDIDATES FOR
THE BOARD OF SUPERVISORS OF THE
COPPERSTONE COMMUNITY DEVELOPMENT DISTRICT**

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the Copperstone Community Development District will commence at 12 p.m. on June 8, 2026, and close at 12 p.m. on June 12, 2026. Candidates must qualify for the office of Supervisor with the Manatee County Supervisor of Elections located at 600 301 Blvd. W., Suite 108, Bradenton, Florida 34205, Phone: (941) 741-3823. 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" of the District 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 Manatee County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, Florida Statutes.

The Copperstone 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 non-partisan 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 Manatee County Supervisor of Elections.

Sam Stevens
District Manager
Copperstone Community Development District
May 22, 2026 26-00852M

FIRST INSERTION

**NOTICE OF QUALIFYING PERIOD FOR CANDIDATES
FOR THE BOARD OF SUPERVISORS OF THE
DW BAYVIEW COMMUNITY DEVELOPMENT DISTRICT**

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the DW Bayview 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 Manatee County Supervisor of Elections located at 600 301 Blvd. W, Suite 108, Bradenton, Florida 34205; Ph: (941) 741-3823. 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 Manatee County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, Florida Statutes.

The DW Bayview Community Development 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, and in the manner prescribed by law for general elections.

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

Rachel Welborn
District Manager
May 22, 2026 26-00855M

FIRST INSERTION

**NOTICE OF QUALIFYING PERIOD FOR CANDIDATES
FOR THE BOARD OF SUPERVISORS OF THE
TREVESTA COMMUNITY DEVELOPMENT DISTRICT**

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the Trevesta 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 Manatee County Supervisor of Elections located at 600 301 Blvd. W., Suite 108, Bradenton, FL 34205, Phone: (941) 741-3823. 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 Manatee County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, Florida Statutes.

The Trevesta Community Development District has three (3) seats up for election, specifically Seats 1, 2 and 3, each carrying 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 Manatee County Supervisor of Elections.

Sam Stevens
District Manager
May 22, 2026 26-00854M

FIRST INSERTION

**NOTICE OF QUALIFYING PERIOD FOR CANDIDATES FOR THE BOARD
OF SUPERVISORS OF THE EAGLE POINTE COMMUNITY DEVELOPMENT
DISTRICT**

Notice is hereby given that the qualifying period for candidates for office of Supervisor of the Board of the Eagle Pointe Community Development District (the "District") will commence at **noon on June 8, 2026 and close at noon on June 12, 2026**. Candidates may qualify for the office of Supervisor of the District with the Manatee County Supervisor of Elections located at 600 301 Boulevard West, Suite 108 Bradenton, FL 34205-7946, Ph: (941) 741-3823. 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 Manatee 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 Manatee County Supervisor of Elections or visit their website at info@votemanatee.gov.

May 22, 2026 26-00851M

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 Full Throttle Marine located at 909 21st Ave W in the City of Palmetto, Manatee, FL 34221 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 19th day of May, 2026
James Hurff
May 22, 2026 26-00839M

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 DOMINICK'S FAMILY PIZZA located at 8317 N Lockwood Ridge Road in the City of Sarasota, Manatee, FL 34243 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 19th day of May, 2026
FJSR LLC
John Papandrea
May 22, 2026 26-00840M

FIRST INSERTION

NOTICE OF PUBLIC SALE

The following personal property of DORIS MCCAULEY and SYLVESTER FLOWERS, will, on June 3, 2026, at 10:00 a.m., at 3715 14TH Street West, Lot #310, Bradenton, Manatee County, Florida 34205; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109: 1966 CHAM MOBILE HOME, VIN: 0653581404, TITLE NO.: 0001899696 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#4337-11021)
May 22, 29, 2026 26-00843M

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 CONSTRUCTION RISK & SAFETY PARTNERS located at 14508 SKIPPING STONE LOOP in the City of PARRISH, Manatee, FL 34219 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 19th day of May, 2026
FJSR HOLDINGS LLC
JOHN PAPANDREA
May 22, 2026 26-00841M

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 06/05/2026 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1966 DONA mobile home bearing vehicle identification number 502553 and all personal items located inside the mobile home. Last Tenant: Lori Lynn Decker, Lori Lynn Decker, as the Personal Representative of the Estate of Stanley Richard Kosierowski, Stanley Richard Kosierowski and Unknown Party or Parties in Possession. Sale to be held at: Palm Village, 3528 14th Street West, Bradenton, Florida 34205, 941-748-5224.
May 22, 29, 2026 26-00842M

FIRST INSERTION

**NOTICE OF QUALIFYING PERIOD FOR CANDIDATES
FOR THE BOARD OF SUPERVISORS OF THE
LAKEWOOD RANCH STEWARDSHIP DISTRICT**

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the Lakewood Ranch Stewardship District will commence at noon on June 8, 2026, and close at noon on June 12, 2026. Pursuant to Section 99.061(3), candidates must qualify for the office of Supervisor with the Florida Department of State, Division of Elections, Bureau of Election Records, R.A. Gray Building, Room 316, 500 South Bronough Street, Tallahassee, Florida 32399-0250, Ph: (850) 245-6240. 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 Chapter 2005-338(5), Laws of Florida. 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 Manatee County or Sarasota County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, Florida Statutes.

The Lakewood Ranch Stewardship District has one (1) seat up for election by the qualified electors thereof, specifically Seat 3. The 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 Florida Department of State.
May 22, 2026 26-00808M

FIRST INSERTION

**NOTICE OF QUALIFYING PERIOD FOR CANDIDATES
FOR THE BOARD OF SUPERVISORS OF THE
HARRISON RANCH COMMUNITY DEVELOPMENT DISTRICT**

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the Harrison Ranch Community Development District will commence at **noon on Monday, June 8, 2026, and close at noon on Friday, June 12, 2026**. Candidates must qualify for the office of Supervisor with the Manatee County Supervisor of Elections located at 600 301 Boulevard W, Bradenton, Florida 34205. The Supervisor of elections may be contacted by phone at (941) 741-3823. 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 Manatee County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, Florida Statutes.

The Harrison Ranch Community Development District has three (3) seats up for election through the general election process, specifically Seats 1, 2, and 3. Each seat carries a four (4)-year term of office. Elections are non-partisan 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 Manatee County Supervisor of Elections.
May 22, 2026 26-00858M

--- ESTATE ---

FIRST INSERTION

**NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2026-CP-001059-AX
IN RE: ESTATE OF
VIVIENNE H. JEFFERIES
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 VIVIENNE H. JEFFERIES, deceased, File Number 2026-CP-001059-AX, by the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205; that the decedent's date of death was March 17, 2026; that the total value of the estate is \$75,000 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
Ian Malcolm Jefferies, as Trustee of The Vivienne H. Jefferies Living Trust dated January 9, 1995
111 Pishgah Rd
Oxford, CT 06478

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court

WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.288 Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211, Florida Statutes. The written demand must be filed with the clerk.

The date of first publication of this Notice is May 22, 2026.

**Personal Giving Notice:
IAN MALCOLM JEFFERIES**
111 Pishgah Road
Oxford, CT 06478
Attorney for Person Giving Notice
Neil R. Covert, Esquire
Attorney
Florida Bar Number: 227285
Neil R. Covert, P.A.
311 Park Place Blvd., Ste. 180
Clearwater, Florida 33759
Telephone: (727) 449-8200
Fax: (727) 450-2190
E-Mail: ncovert@covertlaw.com
Secondary E-Mail:
service@covertlaw.com
May 22, 29, 2026 26-00833M

FIRST INSERTION

**NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2026CP000034AX
IN RE: ESTATE OF
STEPHEN ERIC SANDSTROM
Deceased.**

The administration of the estate of Stephen Eric Sandstrom, deceased, whose date of death was December 2, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave. W., Bradenton, Florida 34205. 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 22, 2026.

**Personal Representative:
Afton Coleman**
4725 Edgemont Drive
Jonesboro, Arkansas 72405
Attorney for Personal Representative:
Shelly A. Gallagher
Attorney
Florida Bar Number: 0046371
3411 Magic Oak Lane
Sarasota, FL 34232
Telephone: (941) 312-5202
Fax: (941) 952-1094
E-Mail: sgesq@shellygallagherlaw.com
May 22, 29, 2026 26-00844M

FIRST INSERTION

**NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA PROBATE DIVISION
File No. 2026-CP-000923
Division Probate
IN RE: ESTATE OF
JANICE PERMENTIER MILLER
a/k/a JANICE P. MILLER a/k/a
JANICE MAE PERMENTIER
MILLER
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 JANICE PERMENTIER MILLER a/k/a JANICE P. MILLER a/k/a JANICE MAE PERMENTIER MILLER, deceased, File Number 2026-CP-000923, by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Avenue West, Bradenton, Florida 34205; that the decedent's date of death was November 4, 2025; that the total value of the estate is \$13,878.84 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
LORETTA P. IRONS
c/o Jenna Kyle Meltzer
802 11th Street West
Bradenton, Florida 34205
ALL INTERESTED PERSONS ARE

NOTIFIED THAT:

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

The date of first publication of this Notice is May 22, 2026.

**Personal Giving Notice:
LORETTA P. IRONS
c/o Jenna Kyle Meltzer**
802 11th Street West
Bradenton, Florida 34205
Blalock Walters, P.A.
Florida Bar Number: 1028517
Attorney for Person Giving Notice
JENNA KYLE MELTZER, Attorney
802 11th Street West
Bradenton, Florida 34205-7734
Telephone: (941) 748-0100
E-Mail: jmelzter@blalockwalters.com
Secondary E-Mail:
jschembri@blalockwalters.com
Alternate Secondary E-Mail:
mchapman@blalockwalters.com
May 22, 29, 2026 26-00846M

FIRST INSERTION

**NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-1049
IN RE: ESTATE OF
RICHARD BRUCE DAVIS
Deceased.**

The administration of the estate of RICHARD BRUCE DAVIS, deceased, whose date of death was September 21, 2025, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Ave. W., Bradenton, FL 34205. 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 22, 2026.

**Personal Representative:
Richard A. Davis**
9604 Cortez Road W.
Unit 336
Bradenton, Florida 34210
Attorney for Personal Representative:
CHARLES J. PRATT, JR., Attorney
Florida Bar Number: 319171
DYE HARRISON KNOWLES
HAMRICK KIRKLAND PRATT
DEPAOLA & JOHNSON, PLLC
410 43rd Street West, Suite N
BRADENTON, FL 34209
(941) 746-1167
cpratt@dye-harrison.com
May 22, 29, 2026 26-00828M

FIRST INSERTION

**NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 577
IN RE: ESTATE OF
CAROL G. TAPPE,
Deceased.**

The administration of the estate of CAROL G. TAPPE, deceased, whose date of death was FEBRUARY 8, 2026, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. 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 22, 2026.

**Personal Representative
James Tappe**
310 East Spring Street
Zelienople, PA 16063
Attorney for Personal Representative
William Shaffer, Esq.
Bouziary Shaffer, LLC
Attorney for Petitioner
Florida Bar No. 65952
In a joint venture with
Hamilton Price, P.A.
2400 Manatee Ave. W.
Bradenton, FL 34205
Telephone: 941-748-0550
Email: Will@hamiltonpricelaw.com
Secondary Email:
Tara@hamiltonpricelaw.com
May 22, 29, 2026 26-00827M

FIRST INSERTION

**NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No.: 2026-CP-1088
Division: Probate
IN RE: ESTATE OF
MICHAEL KRISTOF, Deceased.**

The administration of the estate of Michael Kristof, deceased, whose date of death was March 28, 2026, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. 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 22, 2026.

**Personal Representative:
Sarasota Private Trust Company**
240 South Pineapple Avenue;
Suite 501
Sarasota, FL 34236
Attorney for Personal Representative:
Forrest J. Bass, Attorney
Florida Bar Number: 68197
Farr Law Firm, PA
99 Nesbit Street
Punta Gorda, FL 33950
Telephone: (941)639-1158
Fax: (941)639-0028
E-mail: fbass@farr.com
Secondary E-Mail:
msleeper@farr.com and
probate@farr.com
May 22, 29, 2026 26-00832M

FIRST INSERTION

**NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-000490
Division Probate
IN RE: ESTATE OF
CHARLES H. RESNICK
Deceased.**

The administration of the estate of CHARLES H. RESNICK, deceased, whose date of death was January 20, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. 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 22, 2026.

**Personal Representative:
Andrew M. Resnick**
43 Winter Street
Portland, Maine 04102
Attorney for Personal Representative:
Gary W. Peal, Esquire
Attorney for Personal Representative
Florida Bar Number: 0438650
Berlin Patten Ebling PLLC
3700 S Tamiami Trail #200
Sarasota, Florida 34239
Telephone: (941) 954-9991
Fax: (941) 954-9992
E-Mail: speal@berlinpatten.com
Secondary E-Mail:
slindsay@berlinpatten.com
May 22, 29, 2026 26-00815M

FIRST INSERTION

**NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA PROBATE DIVISION
File No. 2026-CP-000248
IN RE: ESTATE OF
MARGARETA ANNILIESE
KRUEGER, a/k/a
MARGARETA A. KRUEGER
Deceased.**

The administration of the estate of MARGARETA ANNILIESE KRUEGER, a/k/a MARGARETA A. KRUEGER, deceased, whose date of death was July 15, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue W., Bradenton, Florida 34205. The name and address of the personal representative 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.

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 22, 2026.

**Personal Representative:
DONNA I. SOBEL**
4900 Manatee Avenue West, Suite 206
Bradenton, Florida 34209
Attorney for Personal Representative:
DONNA I. SOBEL, ESQUIRE
Attorney
Florida Bar Number 370096
4900 Manatee Avenue W., Suite 206
Bradenton, FL 34209
Telephone: (941) 747-0001
Facsimile: (941) 746-2094
E-Mail: donna@sobelattorneys.com
Secondary E-Mail:
scharles@sobelattorneys.com
May 22, 29, 2026 26-00811M

FIRST INSERTION

**NOTICE TO CREDITORS
IN THE TWELFTH JUDICIAL
CIRCUIT COURT IN AND FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-000273
IN RE: ESTATE OF
RITA MARY CARNEY,
Deceased.**

The administration of the estate of Rita Mary Carney, deceased, whose date of death was January 26, 2026, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West Bradenton, FL 34205. 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 22, 2026.

**Personal Representative:
Drew Daddono**
1227 North Franklin Street
Tampa, Florida 33602
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 22, 29, 2026 26-00814M

SUBSCRIBE TO THE BUSINESS OBSERVER
Call: (941) 362-4848 or go to: www.businessobserverfl.com

**Business
Observer**

--- ACTIONS / SALES ---

FIRST INSERTION

**NOTICE OF ACTION
TERMINATION OF PARENTAL
RIGHTS**

IN THE CIRCUIT COURT OF THE
12TH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY
CASE NO. 2014-DP-1116 Div.J

**IN THE INTEREST OF:
B.M.B. DOB: 5/4/2017,
MINOR CHILD**

TO: Nicole Blandino, address unknown
YOU ARE HEREBY NOTIFIED
that the State of Florida, Department of
Children and Families, has filed a Peti-
tion to terminate your parental rights
and permanently commit the follow-
ing child for adoption: B.M.B. born on
5/4/2017. You are hereby commanded
to appear on June 30, 2026, at 10:00
AM before the Honorable Gilbert A.
Smith, Jr. at the Manatee County Judi-
cial Center Courtroom 3A 1051 Mana-
tee Ave. W Bradenton, Florida 34206,
for an ADVISORY HEARING.

FAILURE TO PERSONALLY AP-
PEAR AT THIS ADVISORY HEAR-
ING CONSTITUTES CONSENT TO
THE TERMINATION OF PARENTAL
RIGHTS OF THIS CHILD (OR CHILD-
REN). IF YOU FAIL TO APPEAR
ON THE DATE AND TIME SPECI-
FIED, YOU MAY LOSE ALL LEGAL
RIGHTS AS A PARENT TO THE
CHILD OR CHILDREN NAMED IN
THIS NOTICE.

In and for Manatee County:

If you cannot afford an attorney, con-
tact Gulfoast Legal Services at (941)
746-6151 or www.gulfoastlegal.org,
or Legal Aid of Manasota at (941) 747-
1628 or www.legalaidofmanasota.org.
If you do not qualify for free legal assis-
tance or do not know an attorney, you
may email 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 accommodations in or-
der to participate in this proceeding,
you are entitled, at no cost to you,
to the provision of certain assistance.
Please contact the Manatee County
Jury Office, P.O. Box 25400, Braden-
ton, Florida 34206, (941) 741-4062,
at least seven (7) days before your sched-
uled 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 as Clerk of said
Court and the Seal thereof, this 6 day
of May, 2026.

Angelina Colonnese,
Clerk of Court
By: (SEAL) C. Gaskin
As Deputy Clerk
May 22, 29; June 5, 12, 2026
26-00812M

FIRST INSERTION

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

Case No.: 2026 CA 001188 AX
Agency Case No.: 2026-007050

**IN RE: FORFEITURE OF:
TWELVE THOUSAND ONE
HUNDRED EIGHTY-ONE
DOLLARS (\$12,181.00) IN U.S.
CURRENCY**

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

YOU ARE NOTIFIED that an action
pursuant to the Florida Contraband
Forfeiture Act has been filed by Peti-
tioner, Manatee County Sheriff's Office,
on the following property in Manatee
County, Florida: TWELVE THOU-
SAND ONE HUNDRED EIGHTY-
ONE DOLLARS (\$12,181.00) IN U.S.
CURRENCY, and you are required to
serve a copy of your written defenses
to it, if any, on the Attorney for Peti-
tioner, Brian A. Iten, General Counsel,
Manatee County Sheriff's Office, at the
address of 600 Hwy. 301 Blvd. W, Ste.
202, Bradenton, FL 34205 within 20
days after last publication of this No-
tice and file the original with the Clerk
of this Court either before service on
Petitioner's attorney or immediately

thereafter; otherwise a default will be
entered against you for the relief de-
manded in the Complaint.

In and for Manatee County:

If you cannot afford an attorney, con-
tact Gulfoast Legal Services at (941)
746-6151 or www.gulfoastlegal.org,
or Legal Aid of Manasota at (941) 747-
1628 or www.legalaidofmanasota.org.
If you do not qualify for free legal assis-
tance or do not know an attorney, you
may email 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 accommodations in or-
der to participate in this proceeding,
you are entitled, at no cost to you,
to the provision of certain assistance.
Please contact the Manatee County
Jury Office, P.O. Box 25400, Braden-
ton, Florida 34206, (941) 741-4062,
at least seven (7) days before your sched-
uled 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 15, 2026
ANGELINA COLONNESO, CLERK
OF THE CIRCUIT COURT
MANATEE COUNTY, FLORIDA
1115 Manatee Avenue West
Bradenton, FL 34205
May 22, 29 2026 26-00823M

FIRST INSERTION

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

CIVIL DIVISION
CASE NO. 2016-CA-000235

**U.S. BANK TRUST NATIONAL
ASSOCIATION, NOT IN ITS
INDIVIDUAL CAPACITY BUT
SOLELY AS OWNER TRUSTEE OF
NEW RESIDENTIAL MORTGAGE
LOAN TRUST 2020-NPL2,
Plaintiff, vs.**

**ALEXANDER L. PRESH A/K/A
ALEXANDER PRESH A; BRANDIA
S. PRESH A/K/A BRANDIA
PRESH A; ULONDA J. SCOTT
A/K/A ULONDA SCOTT; TAMIKA
PRESH A; CLERK OF THE
CIRCUIT COURT OF MANATEE
COUNTY, FLORIDA; STATE OF
FLORIDA; UNKNOWN TENANT
NO. 1; UNKNOWN TENANT NO.
2; and ALL UNKNOWN PARTIES
CLAIMING INTERESTS BY,
THROUGH, UNDER OR AGAINST
A NAMED DEFENDANT TO
THIS ACTION, OR HAVING OR
CLAIMING TO HAVE ANY RIGHT,
TITLE OR INTEREST IN THE
PROPERTY HEREIN DESCRIBED,
Defendant(s).**

NOTICE IS HEREBY GIVEN pursuant
Uniform Final Judgment of Mortgage
Foreclosure dated May 7, 2026, and
entered in Case No. 2016-CA-000235
of the Circuit Court in and for Manatee
County, Florida, wherein U.S. BANK
TRUST NATIONAL ASSOCIATION,
NOT IN ITS INDIVIDUAL CAPACITY
BUT SOLELY AS OWNER TRUSTEE
OF NEW RESIDENTIAL MORTGAGE
LOAN TRUST 2020-NPL2 is Plaintiff
and ALEXANDER L. PRESH A/K/A
ALEXANDER PRESH A; BRANDIA S.
PRESH A/K/A BRANDIA PRESH A;
ULONDA J. SCOTT A/K/A ULONDA
SCOTT; TAMIKA PRESH A; CLERK
OF THE CIRCUIT COURT OF
MANATEE COUNTY, FLORIDA;
STATE OF FLORIDA; UNKNOWN
TENANT NO. 1; UNKNOWN
TENANT NO. 2; and ALL UNKNOWN
PARTIES CLAIMING INTERESTS
BY, THROUGH, UNDER OR
AGAINST A NAMED DEFENDANT
TO THIS ACTION, OR HAVING OR
CLAIMING TO HAVE ANY RIGHT,
TITLE OR INTEREST IN THE

PROPERTY HEREIN DESCRIBED,
are Defendants, ANGELINA "ANGEL"
COLONNESO, Clerk of the Circuit
Court, will sell to the highest and
best bidder for cash website of www.
manatee.realforeclose.com, 11:00
a.m., on June 24, 2026 , the following
described property as set forth in said
Order or Final Judgment, to-wit:

LOT 16, LAURELWOOD SUB-
DIVISION, AS PER PLAT
THEREOF RECORDED IN
PLAT BOOK 19, PAGES 171
AND 172 OF THE PUBLIC RE-
CORDS OF MANATEE COUN-
TY, FLORIDA.

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

If you are a person with a disability
who needs any accommodations in or-
der to participate in this proceedings,
you are entitled, at no cost to you,
to the provisions of certain assistance.
Please contact ADA Coordinator at
least 7 days before your scheduled ap-
pearance, or immediately upon receiv-
ing this notification if the time before
the scheduled appearance is less than
7 days; if you are hearing or voice im-
paired, call 711.

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

DATED May 15, 2026.
By: /s/ Ian Dolan
Ian C. Dolan
Florida Bar No.: 757071
Roy Diaz, Attorney of Record
Florida Bar No. 767700
Diaz Anselmo & Associates, P.A.
Attorneys for Plaintiff
499 NW 70th Ave., Suite 309
Fort Lauderdale, FL 33317
Telephone: (954) 564-0071
Facsimile: (954) 564-9252
Service E-mail: answers@dallegal.com
1446-178744 / PC1
May 22, 29, 2026 26-00825M

FIRST INSERTION

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

CASE NO. 2026 CA 0536
CHRISTENSON LLC

**Plaintiff, vs.
MARC S. BARLOW
Defendant.**

TO: THE UNKNOWN HEIRS OF
MARC S. BARLOW
7740 Talisman Dr.
Port Richey, FL 34668

YOU ARE NOTIFIED that an action
for adverse possession and to quiet title
on the following property in Manatee
County, Florida:

THE SOUTH 20 FEET OF LOT
4, BLOCK H, OF LA SELVA
PARK AS PER PLAT THEREOF
RECORDED IN PLAT BOOK 4,
PAGE 20, OF THE PUBLIC RE-
CORDS OF MANATEE COUN-
TY, FLORIDA (OR 2298/1638)
PI # 15619.0010/9

has been filed against the above de-
fendants and you are required to serve
a copy of your written defenses, if any,
on or before July 6, 2026, on Mark A.
Nelson, Law Office of Mark A. Nelson
P.A. 2424 Manatee Ave. W., Bradenton,
FL 34205, and file the original with this
Court either before service on Plain-
tiff's attorney or immediately thereaf-
ter; otherwise a default will be entered
against you for the relief demanded in
the Complaint.

This action shall be published once
each week for four consecutive weeks
in the Business Observer, Manatee
County, FL.

In and for Manatee County:

If you cannot afford an attorney, con-
tact Gulfoast Legal Services at (941)
746-6151 or www.gulfoastlegal.org,
or Legal Aid of Manasota at (941) 747-
1628 or www.legalaidofmanasota.org.
If you do not qualify for free legal assis-
tance or do not know an attorney, you
may email 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 disabili-
ty who needs any accommodations in
order to participate in this proceed-
ing, you are entitled, at no cost to
you, to the provision of certain as-
sistance. Please contact the Manatee
County Jury Office, P.O. Box 25400,
Bradenton, Florida 34206, (941) 741-
4062, at least seven (7) days before
your scheduled court appearance, or
immediately upon receiving this noti-
fication if the time before the sched-
uled appearance is less than seven
(7) days; if you are hearing or voice
impaired, call 711.

DATED: May 15th 2026
ANGELINA COLONNESO
CLERK OF THE CIRCUIT COURT
By: (SEAL) K. Gaffney
Deputy Clerk
May 22, 29; June 5, 12, 2026
26-00824M

FIRST INSERTION

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

CASE NO.: 2026CA000730
WELLS FARGO BANK, N.A.,

**Plaintiff, vs.
JOSEF LISKA; JANA LISKOVA;
et al.,
Defendant(s).**

TO: Josef Liska
Last Known Residence: 7207 Cleary
Ter Bradenton, FL 34209-5813

TO: Jana Liskova
Last Known Residence: 7207 Cleary
Ter Bradenton, FL 34209-5813

YOU ARE NOTIFIED that an action
to foreclose a mortgage on the following
property in Manatee County, Florida:
LOT 238 PALMA SOLA
TRACE, ACCORDING TO THE
PLAT THEREOF, RECORDED
IN PLAT BOOK 46, PAGE 146,
OF THE PUBLIC RECORDS
OF MANATEE 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 FROM THE FIRST DATE OF
PUBLICATION, and file the original
with the clerk of this court either
before service on Plaintiff's attorney
or immediately thereafter; otherwise a

default will be entered against you for
the relief demanded in the complaint or
petition.

In and for Manatee County:

If you cannot afford an attorney, con-
tact Gulfoast Legal Services at (941)
746-6151 or www.gulfoastlegal.org,
or Legal Aid of Manasota at (941) 747-
1628 or www.legalaidofmanasota.org.
If you do not qualify for free legal assis-
tance or do not know an attorney, you
may email 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 accommodations in or-
der to participate in this proceeding,
you are entitled, at no cost to you,
to the provision of certain assistance.
Please contact the Manatee County
Jury Office, P.O. Box 25400, Braden-
ton, Florida 34206, (941) 741-4062,
at least seven (7) days before your sched-
uled 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 5/14/2026.
Angelina Colonnese
Manatee County Clerk
of The Circuit Court
As Clerk of the Court
By: (SEAL) S Bell As Deputy Clerk
1113-063B
Ref# 17823
May 22, 29, 2026 26-00822M

FIRST INSERTION

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

CASE NO. 2025CA000597AX
BENWORTH CAPITAL PARTNERS
PR LLC, a Puerto Rico Limited
Liability Company

**Plaintiff, v.
J&W LEGACY HOLDING LLC, a
Florida Limited Liability Company,
CAPE TOWN VILLAGE
CONDOMINIUM ASSOCIATION,
INC., a Florida Corporation Not for
Profit; JEFFERY C. STEPHENS,
an individual; WALTER LOOS, an
individual, and J DOE; et al
Defendant(s).**

NOTICE IS HEREBY GIVEN pursuant
Consent Judgment of Foreclosure
entered May 6, 2026 in CASE NO.
2025CA000597AX in the Circuit
Court of the Twelfth Judicial Circuit
in and for Manatee County, Florida
wherein INDOCAN INVESTMENT
(USA) CORPORATION, a Florida
Corporation (owning 100%) by
and through as Plaintiff and J&W
LEGACY HOLDING LLC, a Florida
Limited Liability Company; CAPE
TOWN VILLAGE CONDOMINIUM
ASSOCIATION, INC., a Florida
Corporation Not for Profit; JEFFERY C.
STEPHENS, an individual; WALTER
LOOS, an individual, and J DOE
n/k/a Julie Kirkwood, and all others in
possession if any; et al, as Defendants,
and as required by Statute 45.031(2),
Angelina Colonnese, Esq., Clerk of the
Circuit Court shall sell to the highest
and best bidder for cash at electronic
sale beginning at 11:00 AM on June
9, 2026 at www.manatee.realforeclose.
com (website), the following described
property as set forth in said Final
Judgment of Mortgage Foreclosure, to
wit:

UNIT NO.23, OF CAPE TOWN
VILLAGE, PHASE 1, A LAND
CONDOMINIUM, ACCORD-
ING TO THE DECLARATION
OF CONDOMINIUM THERE-

OF, RECORDED IN OFFI-
CIAL RECORDS BOOK 1431,
PAGE 4309, OF THE PUBLIC
RECORDS OF MANATEE
COUNTY, FLORIDA, AND ALL
AMENDMENTS THERETO,
TOGETHER WITH ITS UNDI-
VIDED SHARE IN THE COM-
MON ELEMENTS
a/k/a at 2309 64th STREET W,
BRADENTON, FL 34209.

IF YOU ARE A PERSON CLAIM-
ING A RIGHT TO FUNDS REMIN-
ING 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 LIS PENDENS MAY
CLAIM THE SURPLUS.

If you are a person with a disabili-
ty who needs any accommodations in
order to participate in this proceed-
ing, you are entitled, at no cost to
you, to the provision of certain as-
sistance. Please contact the Manatee
County Jury Office, P.O. Box 25400,
Bradenton, Florida 34206, (941) 741-
4062, at least seven (7) days before
your scheduled court appearance, or
immediately upon receiving this noti-
fication if the time before the sched-
uled appearance is less than seven
(7) days; if you are hearing or voice
impaired, call 711.

DATED THIS 14th day of May, 2026
Submitted by:
Albert D. Rey, Esquire of
Albert D. Rey, P.A.
Fla Bar No. 885142
Attorney for Plaintiff
12955 SW 42 Street, Suite 6,
Miami, FL 33175
Ph. 305-597-0440
Designated e-mail for service:
adreyteam@gmail.com and
adrey@bellsouth.net
May 22, 29, 2026 26-00816M

FIRST INSERTION

**RE-NOTICE OF FORECLOSURE
SALE**

IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT,
IN AND FOR MANATEE COUNTY,
FLORIDA CIVIL DIVISION

CASE NO.: 2025 CA 002774 AX
DATA MORTGAGE INC., DBA
ESSEX MORTGAGE
Plaintiff, v.

**Anne Danner, et al.
Defendants.**

NOTICE IS HEREBY GIVEN pursuant
to an Order on Plaintiff's Motion to
Reschedule Sale and a Final Judgment
of Foreclosure dated March 26, 2026,
and entered in Case No. 2025 CA
002774 AX of the Circuit Court of the
Twelfth Judicial Circuit in and for
Manatee County, Florida, wherein
DATA MORTGAGE INC., DBA ESSEX
MORTGAGE, is Plaintiff, and Anne
Danner, et al. are Defendants, the
clerk, Angelina Angel Colonnese, will
sell to the highest and best bidder for
cash, beginning at 11:00 AM manatee.
realforeclose.com, in accordance with
Chapter 45, Florida Statutes, on the
July 1, 2026, the following described
property as set forth in said Final
Judgment, to wit:

Begin at the Northeast corner
of Southwest 1/4 of Northeast
1/4 of Section 11, Township 35
South, Range 17 East, thence
run West 443 feet thence South
666 feet for the Point of Begin-
ning, thence East 114 feet, thence
North 83.25 feet, thence West
114 feet thence South 83.25 feet
to the Point of Beginning, lying
and being in Manatee County,
Florida; Also described as Lot 7,

PARK ACRES, UNIT NO. 1, ac-
cording to the plat thereof as re-
corded in Plat Book 11, Page 68,
of the Public Records of Manatee
County, Florida.

If you are a person claiming a right to
funds remaining after the sale, you
must file a claim with the clerk no later
than the date that the clerk reports the
funds as unclaimed. If you fail to file a
claim, you will not be entitled to any
remaining funds. After the funds are re-
ported 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 disabili-
ty who needs any accommodations in
order to participate in this proceed-
ing, you are entitled, at no cost to
you, to the provision of certain as-
sistance. Please contact the Manatee
County Jury Office, P.O. Box 25400,
Bradenton, Florida 34206, (941) 741-
4062, at least seven (7) days before
your scheduled court appearance, or
immediately upon receiving this noti-
fication if the time before the sched-
uled appearance is less than seven
(7) days; if you are hearing or voice
impaired, call 711.

DATE: May 12, 2026
Orlans Law Group PLLC
Attorneys for Plaintiff
621 S. Federal Highway, Suite 10
Fort Lauderdale, FL 33301
Tel (561) 576-6893
Fax (561) 576-6894 ext. 1565
FLForeclosure@orlans.com
By: /s/ Heather L. Griffiths
Heather L. Griffiths
FL Bar #91444
Orlans #25-010516
May 22, 29, 2026 26-00829M

FIRST INSERTION

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

CIVIL DIVISION
CASE NO.: 2026-CC-000141

**DUVAL LENDING AT, LLC,
A NEW MEXICO LIMITED
LIABILITY COMPANY, AS
TRUSTEE OF ORLANDO
ASSET ONE TRUST,
Plaintiff, vs.
OAKS HOLDING 34639 LLC,
Defendant.**

NOTICE IS HEREBY GIVEN
pursuant to an Order of Final
Judgment of foreclosure dated May
11, 2026, and entered in Case No.:
2026-CC-000141, of the Circuit Court
of the Twelfth Judicial Circuit in and
for Manatee County, Florida, wherein
the property will sell to the highest and
best bidder for cash at https://manatee.
realforeclose.com , the Clerk's website
for on-line auctions at 11:00 a.m. on the
10th day of June, 2026 , the following
described property as set forth in said
Order or Final Judgment, to wit:

(LEGAL DESCRIPTION)
LOT 16, UNIT 9, WOODS OF
WHITFIELD, UNITS 8 & 9, AS
PER PLAT THEREOF AS RE-
CORDED IN PLAT BOOK 22,
PAGES 12 THROUGH 14 OF

THE PUBLIC RECORDS OF
MANATEE COUNTY, FLORI-
DA.
PROPERTY ADDRESS: 904
CYPRESS WOOD LANE,
SARASOTA, FL

The above is to be published in Busi-
ness Observer. Any person claiming an
interest in the surplus from the sale, if
any, other than the property owner as
of the date of the Lis Pendens, must
file a claim within sixty (60) days after
the sale. If you are a person with a dis-
ability who needs any accommodations
in order to participate in this proceed-
ings, you are entitled, at no cost to you,
to the provisions of certain assistance.
Please contact ADA Coordinator at
least 7 days before your scheduled ap-
pearance, or immediately upon receiv-
ing this notification if the time before
the scheduled appearance is less than
7 days; if you are hearing or voice im-
paired, call 711.

Respectfully Submitted,
Charles R. Pinson, Esq.
Pinson Law, P.A.
7821 N. Dale Mabry Hwy, Ste 110
Tampa, FL 33614
Phone: (813) 574-7736
Fax: (813) 200-1057
Charles@pinsonlawpa.com
FL Bar No.: 125279
Attorney for Plaintiff
May 22, 29, 2026 26-00804M

FIRST INSERTION

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

CASE NO: 2025-CC-3495
COUNTRY CLUB/EDGEWATER
VILLAGE ASSOCIATION, INC.,
a not-for-profit Florida corporation,

**Plaintiff, vs.
MICHAEL TILDEN BEASLEY;
UNKNOWN SPOUSE OF
MICHAEL TILDEN BEASLEY;
AND UNKNOWN TENANT(S),
Defendants.**

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

Lot 29, LAKEWOOD RANCH
COUNTRY CLUB VILLAGE,
SUBPHASE D, UNIT 3A, A/K/A
GLENEAGLES, a subdivision
according to the Plat thereof as
recorded in Plat Book 32, Pages
177 through 180, of the Public
Records of Manatee County,
Florida, and any subsequent
amendments to the aforesaid.
Property Address: 7706 U.S.
Open Loop, Lakewood Ranch,
FL 34202

at public sale, to the highest and best
bidder, for cash, via the Internet at
www.manatee.realforeclose.com at
10:00 A.M. on JULY 16, 2026

IF THIS PROPERTY IS SOLD AT

PUBLIC AUCTION, THERE MAY BE
ADDITIONAL MONEY FROM THE
SALE AFTER PAYMENT OF PER-
SONS WHO ARE ENTITLED TO BE
PAID FROM THE SALE PROCEEDS
PURSUANT TO THIS FINAL JUDG-
MENT.

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

If you are a person with a disability
who needs any accommodations in or-
der to participate in this proceeding,
you are entitled, at no cost to you,
to the provision of certain assistance.
Please contact the Manatee County
Jury Office, P.O. Box 25400, Braden-
ton, Florida 34206, (941) 741-4062,
at least seven (7) days before your sched-
uled court appearance, or immediately
upon receiving this notification if the
time before the scheduled appearance
is less than seven (7) days; if you are
hearing or voice impaired, call 711.

MANKIN LAW GROUP
BRANDON K. MULLIS, ESQ.
Email:
Service@MankinLawGroup.com
Attorney for Plaintiff
2535 Landmark Drive, Suite 212
Clearwater, FL 33761
(727) 725-0559
FBN: 23217
May 22, 29, 2026 26-00817M

IV20906_V11



SAVE TIME

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

--- ACTIONS / SALES / ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
File No. 2026-CP-001046 AX
Probate Division
IN RE: ESTATE OF
Constance C. Novak, Deceased.

The administration of the estate of Constance C. Novak, deceased, whose date of death was March 30, 2026, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Manatee County Courthouse, Probate Division, P.O. Box 25400, Bradenton, FL 34206-5400. 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 22, 2026.

Personal Representative:**Christopher A. Novak**

2011 37th Street West

Bradenton, FL 34205

Attorney for Personal Representative:

Michael M. Hamrick

Email Address:

mhamrick@dyeharrison.com

Email Address:

cgodfrey@dyeharrison.com

Florida Bar No. 0290556

Dye Harrison Knowles Hamrick

Kirkland Pratt DePaola & Johnson,

PLLC

410 43rd Street West, Suite N

Bradenton, FL 34209

Telephone: 941-747-1871

May 22, 2026

26-00848M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-000947-AX
Division Probate
IN RE: ESTATE OF
AMY L. ROBERTS
Deceased.

The administration of the estate of AMY L. ROBERTS, deceased, whose date of death was June 27, 2025 and is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. 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 22, 2026.

Personal Representative:**Millard J. Roberts**

11315 80th St. East,

Parrish, FL 34219

Attorney for Personal Representative:

F. Gant McCloud, Attorney

Florida Bar Number: 0072163

F. GANT MCCLOUD, P.A.

1605 Main Street, Suite 900

Sarasota, FL 34236

Telephone: (941) 957-9330

E-Mail: gant@

boardcertifiedestateplanning.com

May 22, 2026

26-00856M

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA PROBATE DIVISION
File No. 2026-CP-00623
Division Probate
IN RE: ESTATE OF
MICHAEL DAVID VAN ABEL a/k/a
MICHAEL D. VANABEL a/k/a
MICHAEL D. VANABEL a/k/a
MICHAEL VAN ABEL 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 MICHAEL DAVID VAN ABEL a/k/a MICHAEL D. VANABEL a/k/a MICHAEL D. VANABEL a/k/a MICHAEL VAN ABEL, deceased, File Number 2026-CP-00623, by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Avenue West, Bradenton, Florida 34205; that the decedent's date of death was November 21, 2025; that the total value of the estate is \$62,696.23 and that the names and addresses of those to whom it has been assigned by such order are:

| Name | Address |
|-----------------------|--------------------------|
| CHASE JORDAN VAN ABEL | c/o Jenna Kyle Meltzer |
| | 802 11th Street West |
| | Bradenton, Florida 34205 |

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court

WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.288 Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211, Florida Statutes. The written demand must be filed with the clerk.

The date of first publication of this Notice is May 22, 2026.

Person Giving Notice:**CHASE JORDAN VAN ABEL****c/o Jenna Kyle Meltzer****Blalock Walters, P.A.**

802 11th Street West

Bradenton, Florida 34205-7734

Attorney for Person Giving Notice:

JENNA KYLE MELTZER

Attorney for

CHASE JORDAN VAN ABEL

Florida Bar Number: 1028517

Blalock Walters, P.A.

802 11th Street West

Bradenton, Florida 34205-7734

Telephone: (941) 748-0100

E-Mail: jmeltzer@blalockwalters.com

Secondary E-Mail:

jschembri@blalockwalters.com

Alternate Secondary E-Mail:

mchapman@blalockwalters.com

May 22, 2026

26-00850M

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT OF
FLORIDA IN AND FOR MANATEE
COUNTY
GENERAL JURISDICTION
DIVISION
CASE NO.
412025CA001677CAAXMA
FREEDOM MORTGAGE
CORPORATION,
Plaintiff, vs.
LOUDWIGE GRACIA, et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered January 29, 2026 in Civil Case No. 412025CA001677CAAXMA of the Circuit Court of the TWELFTH JUDICIAL CIRCUIT in and for Manatee County, Bradenton, Florida, wherein FREEDOM MORTGAGE CORPORATION is Plaintiff and Loudwige Gracia, et al., are Defendants, the Clerk of Court, ANGELINA "ANGEL" COLONNESO, ESQ., will sell to the highest and best bidder for cash electronically at www.manatee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 17th day of June, 2026 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 328, Lexington, Phase IV, as

per the map or plat thereof, as recorded in Plat Book 45, Page 12, of the Public Records of Manatee 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 accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

By: /s/Robyn Katz
Robyn Katz, Esq.
McCalla Raymer Leibert Pierce, LLP
Attorney for Plaintiff

225 East Robinson Street, Suite 155

Orlando, FL 32801

Phone: (407) 674-1850

Fax: (321) 248-0420

Email: MRSservice@mccalla.com

Fla. Bar No.: 146803

25-12819FL

May 22, 2026

26-00857M

FIRST INSERTION

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

Case No.: 2026 CA 000761 AX
Agency Case No.: 2025-025133
IN RE: FORFEITURE OF:
SIX THOUSAND THREE
HUNDRED EIGHTY-SIX
DOLLARS (\$6,386.00) IN U.S.
CURRENCY

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

YOU ARE NOTIFIED that an action pursuant to the Florida Contraband Forfeiture Act has been filed by Petitioner, Manatee County Sheriff's Office, on the following property in Manatee County, Florida SIX THOUSAND THREE HUNDRED EIGHTY-SIX DOLLARS (\$6,386.00) IN U.S. CURRENCY, and you are required to serve a copy of your written defenses to it, if any, on the Attorney for Petitioner, Brian A. Iten, General Counsel, Manatee County Sheriff's Office, at the address of 600 Hwy. 301 Blvd. W., Ste. 202, Bradenton, FL 34205 within 20 days after last publication of this Notice and file the original with the Clerk of this Court either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against

you for the relief demanded in the Complaint.

In and for Manatee County:

If you cannot afford an attorney, contact Gulcoast Legal Services at (941) 746-6151 or www.gulcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email 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 accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, 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: 5/20/2026

ANGELINA COLONNESO,

CLERK OF THE CIRCUIT COURT

MANATEE COUNTY, FLORIDA

1115 Manatee Avenue West

Bradenton, FL 34205

BY: (SEAL) K. Gaffney

Deputy Clerk

May 22, 2026

26-00847M

FIRST INSERTION

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

CIVIL DIVISION
CASE NO.: 2025CC004581
BAYSHORE ON THE LAKE
CONDOMINIUM APARTMENTS,
PHASE II, OWNERS
ASSOCIATION, INC., a Florida
not-for-profit corporation,
Plaintiff, vs.
ROBERT G. CHRISTIE, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN that pursuant to the Final Judgment for Lien Foreclosure dated April 13, 2026, and entered in Case No. 2025CC004581 of the County Court of the Twelfth Judicial Circuit in and for Manatee County, Florida, the Clerk of the Court, Angelina Colonnese, will publicly sell to the highest and best bidder for cash at www.manatee.realforeclose.com beginning at 11:00 AM on June 24, 2026, the following described property:

UNIT NO. 218, BUILDING K, BAYSHORE-ON-THE-LAKE CONDOMINIUM APARTMENTS, PHASE II, SECTION 3, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN O.R. BOOK 993, PAGE 656, AND ALL EXHIBITS AND AMENDMENTS THEREOF, AND RECORDED IN CONDOMINIUM PLAT BOOK 11, PAGE 50, OF THE

PUBLIC RECORDS OF MANATEE 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 of the Court reports the surplus as unclaimed.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, 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 19 day of May 2026.

NAJMY THOMPSON, P.L.

/s/ Kari L. Martin

Kari L. Martin

Florida Bar No. 092862

1401 8th Avenue West

Bradenton, Florida 34205

Telephone: (941) 748-2216

Facsimile: (941) 748-2218

Service Email:

service.KM@najmythompson.com

Correspondence only:

kmartin@najmythompson.com;

Karyn;

bmiller@najmythompson.com

Attorney for Plaintiff

May 22, 2026

26-00838M

FIRST INSERTION

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

CASE NO.: 2025CC004482
ARBOR OAKS PROPERTY
OWNERS ASSOCIATION, INC., a
Florida not-for-profit corporation,
Plaintiff, vs.
BENJAMIN LADISLAO GODOY,
et al.
Defendant(s).

NOTICE IS HEREBY GIVEN that pursuant to the Final Judgment for Lien Foreclosure dated May 12, 2026, and entered in Case No. 2025CC004482 of the County Court of the Twelfth Judicial Circuit in and for Manatee County, Florida, the Clerk of the Court, Angelina Colonnese, will publicly sell to the highest and best bidder for cash at www.manatee.realforeclose.com beginning at 11:00 AM on June 23, 2026, the following described property:

LOT 20, ARBOR OAKS, PHASE I, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 21, PAGE 147, OF THE PUBLIC RECORDS OF MANATEE 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 of the Court reports the surplus as unclaimed.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, 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 19 day of May 2026.

NAJMY THOMPSON, P.L.

/s/ Kari L. Martin

Kari L. Martin

Florida Bar No. 092862

1401 8th Avenue West

Bradenton, Florida 34205

Telephone: (941) 748-2216

Facsimile: (941) 748-2218

Service Email:

service.KM@najmythompson.com

Correspondence only:

kmartin@najmythompson.com;

Secondary:

bmiller@najmythompson.com

Attorney for Plaintiff

May 22, 2026

26-00837M

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA PROBATE DIVISION
File No. 2026-CP-001008
Division Probate
IN RE: ESTATE OF
MARY ANN MARINO 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 MARY ANN MARINO, deceased, File Number 2026-CP-001008, by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Avenue, Bradenton, Florida 34205; that the decedent's date of death was April 16, 2026; that the total value of the estate is \$0.00 and that the names and addresses of those to whom it has been assigned by such order are:

| Name | Address |
|-------------------------|-------------------------------|
| ROBERT MICHAEL MARINO | 1255 Iris Lake Drive, Apt 305 |
| | Tampa, FL 33619 |
| MARY BETH SANCHO | 4740 20th Road North, #4408 |
| | Arlington, VA 22207 |
| CHRISTOPHER JOHN MARINO | 900 Patrick Henry Drive |
| | Arlington, VA 22205 |
| MARK THOMAS MARINO | 9065 SW 157th Avenue |
| | Beaverton, OR 97007 |

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.288 Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211, Florida Statutes. The written demand must be filed with the clerk.

The date of first publication of this Notice is May 22, 2026.

Person Giving Notice:

ROBERT MICHAEL MARINO**c/o Jenifer S. Schembri**

802 11th Street West

Bradenton, Florida 34205

Attorney for Person Giving Notice:

JENIFER S. SCHEMBRI

Attorney for Petitioner

Florida Bar Number: 154458

Blalock Walters, P.A.

802 11th Street West

Bradenton, Florida 34205-7734

Telephone: (941) 748-0100

E-Mail:

jschembri@blalockwalters.com

SUBSEQUENT INSERTIONS

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA PROBATE DIVISION
Case Number: 2026 CP 1033
IN RE: ESTATE OF
LILY ZHEN YARD,
Deceased.

The administration of The Estate of Lily Zhen, deceased whose date of death was 2/22/26, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Post Office Box 25400, Bradenton, Florida 34206. 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 unmatred, contingent or unliquidated claims on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS (30) 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 THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICA-

TION 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 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

Laura Yard

8925 77th Terrace West
Bradenton, FL 34202

Attorney for Personal Representative
WILLIAM H. MEEKS, JR.
Florida Bar No: 0278191

1429 60TH Avenue West, Suite 300
Bradenton, Florida 34207
941-755-2674

Attorney for Personal Representative
whmatty@aol.com
May 15, 22, 2026 26-00769M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA PROBATE DIVISION
File No. 2026 CP 0983
Division Probate
IN RE: ESTATE OF
LINDA SUSAN MAJESKY
Deceased.

The administration of the estate of LINDA SUSAN MAJESKY, deceased, whose date of death was February 26, 2026, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, P. O. Box 25400, Bradenton, FL 34206. 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 LATER OF 3 MONTHS AFTER 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.

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:

ROBERT J. JONES, JR.

6195 9th Ave Circle NE
Bradenton, FL 34212

Attorney for Personal Representative:
Rodney D. Gerling, Esq.
Florida Bar No. 0554340

Affordable Attorney
Gerling Law Group Chartered
6148 State Road 70 East,
Bradenton, FL 34203
Telephone: (941) 756-6600
Email: rgerling@gerlinglawgroup.com
May 15, 22, 2026 26-00785M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA PROBATE DIVISION
File No. 2026 CP 0861
Division Probate
IN RE: ESTATE OF
VINCENT KIRK BOZZETTI
Deceased.

The administration of the estate of VINCENT KIRK BOZZETTI, deceased, whose date of death was February 19, 2026, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, P. O. Box 25400, Bradenton, FL 34206. 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 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.

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:

MASSIMO BOZZETTI

702 South Street
Key West, FL 33040

Attorney for Personal Representative:
Rodney D. Gerling, Esq.
Florida Bar No. 0554340

Affordable Attorney
Gerling Law Group Chartered
6148 State Road 70 East,
Bradenton, FL 34203
Telephone: (941) 756-6600
Email: rgerling@gerlinglawgroup.com
May 15, 22, 2026 26-00786M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA PROBATE DIVISION
File No. 2026-CP-001023
IN RE: ESTATE OF
ROBERT RICHARD GUSTAFSON
Deceased.

The administration of the estate of Robert Richard Gustafson, deceased, whose date of death was February 20, 2026, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property

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

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

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

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

Personal Representative

Susan Marie Locklear

5719 Spanish Point Ct
Palmetto, FL 34221

Attorney for Personal Representative
Erika Dine/FBN: 0634581

Dine Elder Law, PLLC
11161 E SR 70, Unit 110-822
Lakewood Ranch, FL 34202

Telephone: (941) 746-3900
Fax: (941) 240-2132
E-Mail: erika@dinelaw.com
Secondary E-Mail:
diane@dinelaw.com

Attorney for Personal Representative
May 15, 22, 2026 26-00768M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2026CP001016
IN RE: ESTATE OF
SHARON L. MANGE
Deceased

The administration of the estate of SHARON L. MANGE, deceased, whose date of death was April 3, 2026, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is Post Office Box 25400, Bradenton, FL 34206. 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:

KYLE C. MANGE

6503 Stone River Road, Unit 305
Bradenton, Florida 34203

Attorney for Personal Representative:
JOHN FERRARI, JR. Attorney
Florida Bar Number: 111132

John Ferrari, PA
7100 S. Beneva Road
Sarasota, Florida 34238

Telephone: (941) 960-1676
Fax: (941) 296-8656
E-Mail: johnf@elderlegalf.com
Secondary E-Mail:
pollyb@elderlegalf.com

May 15, 22, 2026 26-00792M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA PROBATE DIVISION
File No. 2026-CP-000567
Division PROBATE
IN RE: ESTATE OF
JAMES B. HEIAN
Deceased.

The administration of the estate of JAMES B. HEIAN, deceased, whose date of death was November 7, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave. W., Bradenton, Florida 34205. 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:

DARLENE HEIAN

6429 Auburn Ave.
Bradenton, Florida 34207

Attorney for Personal Representative:
BART SCOVILL, Esquire
Attorney

Florida Bar Number: 0985716
8031 Cooper Creek Blvd., Suite 101
University Park, Florida 34201

Telephone: (941) 365-2253
E-Mail: bart@scovills.com
Secondary E-Mail:
melissa@scovills.com

May 15, 22, 2026 26-00795M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE
12TH JUDICIAL CIRCUIT IN AND
FOR MANATEE COUNTY,
FLORIDA
FILE NO. 2026 CP 000674 AX
Division PROBATE
IN RE: ESTATE OF
RICHARD HENRY WOLLWAGE
Deceased.

The administration of the estate of Richard Henry Wollwage, deceased, whose date of death was March 9, 2026, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Manatee County Judicial Center, 1051 Manatee Ave. W., Bradenton, FL, 34205. 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 the first publication of this notice is May 15, 2026.

Personal Representative:

Jessica Wollwage-Rymut

142 Highland Ave.
Lombard, Illinois 60148

Attorney for Personal Representative:
Stacey Maloney, Esq.
Attorney for

Jessica Wollwage-Rymut
Florida Bar Number: 1022354
The Law Office of

Stacey Maloney, PLLC
1990 Main St., Ste. 750
Sarasota, FL 34236

Telephone: (941) 301-8877
E-Mail: stacey@maloneylegalf.com
May 15, 22, 2026 26-00794M

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE
12TH JUDICIAL CIRCUIT IN AND
FOR MANATEE COUNTY,
FLORIDA
FILE NO. 2026 CP 000635 AX
Division PROBATE
IN RE: ESTATE OF
SUSAN WOLLWAGE
Deceased.

The administration of the estate of Susan Wollwage, deceased, whose date of death was February 19, 2026, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Manatee County Judicial Center, 1051 Manatee Ave. W., Bradenton, FL, 34205. 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 the first publication of this notice is May 15, 2026.

Personal Representative:

Jessica Wollwage-Rymut

142 Highland Ave.
Lombard, Illinois 60148

Attorney for Personal Representative:
Stacey Maloney, Esq.
Attorney for

Jessica Wollwage-Rymut
Florida Bar Number: 1022354
The Law Office of

Stacey Maloney, PLLC
1990 Main St., Ste. 750
Sarasota, FL 34236

Telephone: (941) 301-8877
E-Mail: stacey@maloneylegalf.com
May 15, 22, 2026 26-00793M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-000880
Division AX
IN RE: ESTATE OF
PATRICIA ANN LEMANSKI
Deceased.

The administration of the estate of PATRICIA ANN LEMANSKI, deceased, whose date of death was October 26, 2025, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property

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

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

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

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

Personal Representative:

GERALD F. LEMANSKI

30902 Taylor Grade Road
Duette, Florida 34219

Attorney for Personal Representative:
/s/ Thomas D. Sims
THOMAS D. SIMS
Florida Bar No. 61209

JOHNSON POPE BOKOR RUPPEL &
BURNS, LLP
360 Central Avenue, Suite 500
St. Petersburg, Florida 33701

Telephone: (727) 800-5980
E-Mail Address: tsims@jpfirm.com
Secondary E-Mail:

angelam@jpfirm.com
May 15, 22, 2026 26-00797M

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

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR MANATEE COUNTY CIVIL DIVISION

CASE NO.: 2024-CA-001288
SYNERGY RENTS, LLC,
a Florida limited liability company,
Plaintiff, vs.
G & L 12208 CR 675 LLC.,
a dissolved Florida limited liability company, **HENDRIK J. LAMPRECHT, AS CO-TRUSTEE OF THE HML 2020 TRUST u/a/d MAY 22, 2020, and MARIANA LAMPRECHT, AS CO-TRUSTEE OF THE HML 2020 TRUST u/a/d MAY 22, 2020, jointly and severally, Defendants.**

Notice is hereby given that, pursuant to a Final Judgment of Foreclosure entered in the above styled cause, in the Circuit Court of Manatee County, Florida, the Clerk will sell the property described below situated in Manatee County, Florida, described as:

The East 540.0 feet of the South 1/2 of the Northwest 1/4 of the Southeast 1/4 and the East 540.0 feet of the South 86.0 feet of the North 1/2 of the Northwest 1/4 of the Southeast 1/4 of Section 29, Township 33 South, Range 19 East, Manatee County, Florida. Subject to the right-of-

way of the South for State Road Number 675. Less that part of the above described parcel as described in O.R. Book 688, Page 636, Public Records of Manatee County, Florida.

at public sale, to the highest bidder, for cash. The judicial sale will be conducted electronically online at the following website [If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, \(941\) 741-4062, 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.](https://www.manatee.realforeclose.com/at 11:00 a.m. on June 17, 2026.</p>
</div>
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WITNESS my hand and the seal of said court on May 8th, 2026.

ANGELINA "ANGEL" COLONNESO
Manatee County Clerk of Court
1115 Manatee Ave West
Bradenton, FL 34206
By: (SEAL) K. Gaffney
Deputy Clerk
May 15, 22, 2026 26-00782M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-000975
IN RE: ESTATE OF VINCENT J. ALESI, Deceased.

The administration of the estate of VINCENT J. ALESI, deceased, whose date of death was January 26, 2026, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is PO Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no

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

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

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

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

CHRISTOPHER ALESI
Personal Representative
13075 Utopia Loop
Bradenton, FL 34211
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:
ntservice@hnh-law.com
May 15, 22, 2026 26-00801M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION
File Number 2026-CP-859
IN RE: ESTATE OF PEETER PERTEN, Deceased.

The administration of the ESTATE OF PEETER PERTEN, deceased, whose date of death was March 28, 2026, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, Florida 34206. 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 (N) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of the first publication of this Notice is 5/15, 2026.

Personal Representative:
LARRY GEIMER
c/o 1515 Ringling Blvd., 10th Floor
Sarasota, Florida 34236
Attorney for Personal Representative:
RICHARD R. GANS
Florida Bar No. 0040878
FERGESON SKIPPER, P.A.
1515 Ringling Boulevard, 10th Floor
Sarasota, Florida 34236
(941) 957-1900
rgans@fergesskipper.com
services@fergesskipper.com
May 15, 22, 2026 26-00781M

SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration)
IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026CP0569
Division Probate
IN RE: ESTATE OF Terry L. Hadlock 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 Terry L. Hadlock, deceased, File Number 2026CP0569; by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, P. O. Box 25400, Bradenton, Florida; that the decedent's date of death was February 10, 2026; that the total value of the estate is \$63,293.41 and that the names and address of those to whom it has been assigned by such order are:

NAME ADDRESS
Tara L. Colon
6410 24th Avenue East
Bradenton, FL 34208-6363
Kristopher L. Hadlock
6814 24th Avenue East
Bradenton, FL 34208-6363
ALL INTERESTED PERSONS ARE

NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA STATUTES. 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 15, 2026.

Person Giving Notice:
Tara L. Colon
6410 24th Avenue East
Bradenton, FL 34208-6363
Attorney for Person Giving Notice:
Dana Laganella Gerling, Esq.
Florida Bar No. 0503991
Affordable Attorney Group
Gerling Law Group Chartered
6148 State Road 70 East
Bradenton, Florida 34203
Telephone: (941) 756-6600
Email:
dlaganella@gerlinglawgroup.com
May 15, 22, 2026 26-00800M

SECOND INSERTION

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

CASE NO.: 2026DR1104
Division: 3
IN RE THE MARRIAGE OF: MAIRA ENID GONZALEZ MORELL, Petitioner, and FERNANDO MARTINEZ CARMONA, Respondent

To: Fernando Martinez Carmona
YOU ARE NOTIFIED that an action for Dissolution of Marriage, including claims for dissolution of marriage, payment of

debts, division of real and personal property, and for payments of support, has been filed against you. You are required to serve a copy of your written defenses, if any, to this action on William Galarza, Esq., Petitioner's attorney, whose address is 6151 Lake Osprey Drive, Suite 300, Sarasota, FL 34240, on or before 06/22/2026, and file the original with the clerk of this court at Manatee County Courthouse, 1115 Manatee Ave W, Bradenton, FL 34205, either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the petition.

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.

In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email 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 accommodations in order to participate in this proceeding, you are entitled, at no cost to you,

to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, 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
Angelina Colonneso
Manatee County Clerk of the Circuit Court
CLERK OF THE CIRCUIT COURT
By: /s/ T Leblanc
Deputy Clerk
May 15, 22, 29; June 5, 2026 26-00802M

FOURTH INSERTION

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

CIVIL DIVISION
CASE NO. 2026-CA-000476
PARADISE BAY ESTATES, INC., a Florida not-for-profit corporation, Plaintiff, -vs- THE UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEEES AND ASSIGNEES CLAIMING BY, THROUGH, UNDER OR AGAINST GARY L. HARRINGTON, deceased, THE UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEEES AND ASSIGNEES CLAIMING BY, THROUGH, UNDER OR AGAINST FAITH A. HARRINGTON, deceased, DEBORAH A. DURKEE, DENISE TOTTEN, THE UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEEES AND ASSIGNEES CLAIMING BY, THROUGH, UNDER OR AGAINST JOSEPH W. HARRINGTON, PAMELA LAFONTAINE, SARAH HARRINGTON, UNKNOWN

PERSON IN POSSESSION, UNITED STATES OF AMERICA INTERNAL REVENUE SERVICE, AND FLORIDA DEPARTMENT OF REVENUE, Defendants.

TO: DEFENDANTS, THE UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEEES AND ASSIGNEES CLAIMING BY, THROUGH, UNDER OR AGAINST JOSEPH W. HARRINGTON, deceased, UNKNOWN PERSON IN POSSESSION, DEBORAH A. DURKEE, and DENISE TOTTEN

YOU ARE NOTIFIED that Plaintiff, PARADISE BAY ESTATES, INC. has filed an action seeking to eject you and quiet title to real property identified as 10315 Cortez Road West, Unit 62-2, Bradenton, FL 34210, located in MANATEE County, and more particularly identified as follows:

Unit #62-2 of PARADISE BAY ESTATES, a Residential Cooperative, according to Exhibit "B" (Plot Plan) of the Master Form Proprietary Lease recorded in Official Records Book 1446,

Pages 7204-7262, of the Public Records of Manatee County, Florida,

upon which lies the following double-wide mobile home: MAKE: ANDE YEAR: 1952 VIN: 5317 TITLE: 0010567011 and on or before 30 days from the first date of publication of this Notice, you are required to serve a copy of your written defenses, if any, on Michael E. Schuchat, Esq., Plaintiff's attorney, whose address is Lutz, Bobo & Telfair, P. A., Two North Tamiami Trail, Suite 500, Sarasota, Florida 34236, and file the original with 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.

In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you

may email 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 accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court on this 27 day of APRIL, 2026.

Angelina "Angel" Colonneso
CLERK OF THE CIRCUIT COURT
By: (SEAL) K. Gaffney
Deputy Clerk
May 1, 8, 15, 22, 2026 26-00691M

SECOND INSERTION

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

CIRCUIT CIVIL DIVISION
CASE NO.:
412026CA000163CAAXMA
UNITED WHOLESALÉ MORTGAGE, LLC Plaintiff(s), vs. CHRISTOPHER A. BENGE; THE UNKNOWN SPOUSE OF CHRISTOPHER A. BENGE; THE UNKNOWN TENANT IN POSSESSION, Defendant(s).
TO: CHRISTOPHER A. BENGE
LAST KNOWN ADDRESS: 208 36TH STREET WEST, BRADENTON, FL 34205
CURRENT ADDRESS: UNKNOWN
TO: THE UNKNOWN SPOUSE OF CHRISTOPHER A. BENGE
LAST KNOWN ADDRESS: 208 36TH STREET WEST, BRADENTON, FL 34205
CURRENT ADDRESS: UNKNOWN

YOU ARE HEREBY NOTIFIED that a civil action has been filed against you in the Circuit Court of Manatee County, Florida, to foreclose certain real property described as follows:

LOT 5, BLOCK 16, OF EDGE-MERE A RESUBDIVISION, IN SECTION 28, TOWNSHIP 34 SOUTH, RANGE 17 EAST, MANATEE COUNTY, ACCORDING TO THE PLAT OF SAID SUBDIVISION RECORDED IN PLAT BOOK 4, PAGE 93, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA. AND BEGIN AT THE SW CORNER OF LOT 5, BLOCK 16, OF EDGE-MERE SUBDIVISION; THENCE NORTH 56 FEET, THENCE WEST; 49 FEET, MORE OR LESS TO THE WEST BOUNDARY LINE OF LOT 7, BLOCK 16; THENCE SOUTH 56 FEET, THENCE EAST 49 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

Property address: 208 36th

Street West, Bradenton, FL 34205

You are required to file a written response with the Court and serve a copy of your written defenses, if any, to it on Padgett Law Group, whose address is 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312, at least thirty (30) days from the date of first 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.

In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email 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 accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, 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 the 22nd day of April, 2026.

ANGELINA COLONNESO
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
BY: (SEAL) K. Gaffney
Deputy Clerk

Padgett Law Group
6267 Old Water Oak Road, Suite 203
Tallahassee, FL 32312
attorney@padgettlawgroup.com
TDP File No. 25-015510-1
May 15, 22, 2026 26-00798M

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR MANATEE COUNTY
GENERAL JURISDICTION
DIVISION
CASE NO.
412025CA000902CAAXMA
FIFTH THIRD BANK N.A., Plaintiff, vs. NAKESHA THOMAS A/K/A NAKESHA M. THOMAS A/K/A NAKESHA MARIE THOMAS, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered May 01, 2026 in Civil Case No. 412025CA000902CAAXMA of the Circuit Court of the TWELFTH JUDICIAL CIRCUIT in and for Manatee County, Bradenton, Florida, wherein FIFTH THIRD BANK N.A. is Plaintiff and Nakesha Thomas a/k/a Nakesha M. Thomas a/k/a Nakesha Marie Thomas, et al., are Defendants, the Clerk of Court, ANGELINA "ANGEL" COLONNESO, ESQ., will sell to the highest and best bidder for cash electronically at www.manatee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 3rd day of June, 2026 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 592, Copperstone Phase I, according to the Plat thereof, recorded in Plat Book 51, Page(s) 178 through 201, of the Public Records of Manatee 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 accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

By: /s/ Robyn Katz
Robyn Katz, Esq.
McCalla Raymer Leibert Pierce, LLP
Attorney for Plaintiff
225 East Robinson Street, Suite 155
Orlando, FL 32801
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: MRService@mccalla.com
Fla. Bar No.: 146803
25-11857FL
May 15, 22, 2026 26-00783M

THIRD INSERTION

PUBLIC NOTICE

Effective April 23, 2026, Marilian Canals Rivera, MD, will no longer be providing care at Optum.

Patients of Dr. Canals Rivera may continue care at Optum - Palmetto.



Patients can obtain copies of their medical record by using the QR code or visiting wellmedhealthcare.com for instructions on requesting a copy.
May 8, 15, 22, 29, 2026 26-00735M



Who benefits from legal notices?

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

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

SAVE TIME

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

Business Observer

FLORIDA'S LEADER FOR THE CREDIT

--- ACTIONS / SALES ---

THIRD INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.Certificate Number: 2019-2190
Tax Deed #: 2026TD000001

NOTICE IS HEREBY GIVEN THAT ELEVANTH TALENT LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 2019-2190 Year of Issuance 2019 Description of Property LOT 53 LEISURE LAKE MOBILE HOME PARK A CO-OP P1#24192.0270/6 Parcel ID Number 2419202706 Property Address: 53 LEISURE WAY PALMETTO, FL 34221 Names in which assessed: GEORGE HALICEK III, GEORGE HALICEK III AND LINDA L HALICEK REVOCABLE TRUST DTD 2/11/04, LINDA L HALICEK All of said property being in the County of Manatee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at manatee.realforeclose.com on 06/08/2026 at 10:00 am, by Angelina Colonnese, Manatee County Clerk of the Courts.

May 8, 15, 22, 29, 2026

26-00711M

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(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- 2 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 below 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

26-00758M

FOURTH INSERTION

PUBLIC NOTICE

2026 VALUE ADJUSTMENT BOARD APPLICANTS FOR
SPECIAL MAGISTRATE

Opportunities now exist for appraisers and attorneys, who are licensed in the State of Florida and meet the following criteria to serve as Special Magistrate(S) to the 2026 Value Adjustment Board, pursuant to Florida Statute 194.035 and Chapter 12D, Florida Administrative Code, for the purpose of taking testimony and making recommendations with regard to:

- The Special Magistrate must meet the following qualifications
 - A Special Magistrate must not be an elected or appointed official of the county.
 - A Special Magistrate must not be an elected or appointed official or employee of a taxing jurisdiction or of the State.
 - During a tax year in which a Special Magistrate serves, her or she must not represent any part before the board in any administrative review of property taxes.
 - All Special Magistrates must meet the qualifications specified in Section 194.035, F.S.
- A Special Magistrate appointed to hear issues of exemption, classifications, and portability assessment difference transfers shall be a member of the Florida Bar, with no less than five years experience in the area of ad valorem taxation and having received training provided by the department, or with no less than three years of such experience and having completed training provided by the department.
- A Special Magistrate appointed to hear issues regarding valuation of real estate shall be a state certified real estate appraiser with not less than five years experience in real property valuation and having received training provided by the department, or with no less than three years of such experience and having completed training provided by the department. A real property valuation Special Magistrate must be certified under Chapter 475, Part II F.S.
 - A Florida certified residential appraiser appointed by the Value Adjustment Board shall only hear petitions on the just valuation of residential real property of one to four residential units and shall not hear petitions on other types of real property.
 - A Florida certified general appraiser appointed by the Value Adjustment Board may hear petitions on the just valuation of any type of real property.
- A Special Magistrate appointed to hear issues regarding valuation of tangible personal property shall be a designated member of a nationally recognized appraiser's organization with no less than five years experience in tangible personal property valuation and having received training provided by the department, or with no less than three years of such experience and having completed training provided by the department.
- All Special Magistrates shall attend or receive an annual training program provided by the department. Special Magistrates substituting two years of experience must show they have completed the training by taking a written examination provided by the department. A Special Magistrate must receive or complete any required training prior to holding hearings.

- The Value Adjustment Board or Board legal counsel must verify a Special Magistrate's qualifications before appointing the Special Magistrate.
- The selection of a Special Magistrate must be based solely on the experience and qualification of such magistrate, and must not be influenced by any party, or prospective party, to a board proceeding or by an such party with an interest in the outcome of such proceeding. Special Magistrates must adhere to Rule 12D-9.022 F.A.C., relating to disqualification or recusal.

Please note that hearings will take place October, November and December of 2026, and January and February of 2027. Availability for these dates is necessary for consideration of appointment.

Qualified individuals wishing to apply should submit a resume on or before Friday, June 5, 2026, at 4:30 p.m., to:

Angelina "Angel" Colonnese Value Adjust Board Attn: Vicki Tessmer P.O. Box 25400 Bradenton, FL 34205 (941)741-4058 Or VAB@manateeclerk.com
May 1, 8, 15, 22, 2026 26-00675M

SECOND INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE
12th JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA

**CASE NO.: 2025-CC-003230
OAKHURST COMMUNITY
ASSOCIATION, INC.,
a not-for-profit Florida corporation,
Plaintiff, vs.**

**DOUGLAS FOSTER, ET AL.,
Defendants.**

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

Lot 111, OAKHURST-REVISED PORTION, according to the Plat thereof as recorded in Plat Book 54, Page 100, of the Public Records of Manatee County, Florida, and any subsequent amendments to the aforesaid.
Property Address: 2229 50th Street Circle East, Palmetto, FL 34221

at public sale, to the highest and best bidder, for cash, via the Internet at www.manatee.realforeclose.com at 10:00 A.M. on July 14, 2026

IF THIS PROPERTY IS SOLD AT PUBLIC AUCTION, THERE MAY BE ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PER-

SONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS PURSUANT TO THIS FINAL JUDGMENT.

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

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

MANKIN LAW GROUP
BRANDON K. MULLIS, ESQ.
Email: Service@MankinLawGroup.com
Attorney for Plaintiff
2535 Landmark Drive, Suite 212
Clearwater, FL 33761
(727) 725-0559
FBN: 23217
May 15, 22, 2026 26-00791M

SECOND INSERTION

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

**CASE NO.: 2023-CA-004171
CROSSCOUNTRY MORTGAGE,
LLC,
Plaintiff, vs.
CATHERINE STANCIL;
EARL ROBERT STANCIL, JR. et. al.,
Defendants.**

NOTICE IS HEREBY GIVEN pursuant to an Amended Final Judgment of Mortgage Foreclosure dated May 7, 2026 entered in Civil Case No. 2023-CA-004171 of the Circuit Court of the 12th Judicial Circuit in and for Manatee County, Florida, wherein CROSSCOUNTRY MORTGAGE, LLC, is Plaintiff and EARL ROBERT STANCIL, JR. AND CATHERINE STANCIL, are Defendants.
I ANGELINA "ANGEL" COLONNESO, Esq. will sell to the highest bidder for cash, online at www.manatee.realforeclose.com at 11:00 o'clock a.m. on the June 10, 2026 the following described property as set forth in said Final Judgment, to wit:

THE FOLLOWING DESCRIBED LAND, SITUATE, LYING AND BEING IN THE MANATEE COUNTY, FLORIDA, TO-WIT: LOT 26, BLOCK C, FRESH MEADOWS SUBDIVISION, PHASE 1, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 25, PAGE(S) 63 THROUGH 67, INCLUSIVE, OF THE PUBLIC RECORDS

OF MANATEE COUNTY, FLORIDA.
Property address: 6006 66th Street Circle East, Palmetto, FL 34221

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

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, 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.
LAW OFFICES OF MANGANELLI,
LEIDER & SAVIO P.A.
Counsel for Plaintiff
1900 N.W. Corporate Blvd., Ste. 200W
Boca Raton, FL 33431
Telephone: (561) 826-1740
Facsimile: (561) 826-1741
service@mlls-pa.com
mleider@mlls-pa.com
BY: /s/ Matthew B. Leider
MATTHEW B. LEIDER
FLORIDA BAR NO. 84424
May 15, 22, 2026 26-00796M

SECOND INSERTION

**NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
12TH JUDICIAL CIRCUIT IN AND
FOR MANATEE COUNTY, FLORIDA
CASE NO.: 412015CA002051AX
BANK OF NEW YORK MELLON
F/K/A BANK OF NEW YORK,
AS TRUSTEE, ON BEHALF OF
THE REGISTERED HOLDERS
OF ALTERNATIVE LOAN TRUST
2006-OA3, MORTGAGE PASS-
THROUGH CERTIFICATES
SERIES 2006-OA6,
Plaintiff, v.
JOHN FASEL, ET AL.,
Defendants.**

NOTICE IS HEREBY GIVEN pursuant to an Order dated May 5, 2026 entered in Civil Case No. 412015CA002051AX in the Circuit Court of the 12th Judicial Circuit in and for Manatee County, Florida, wherein BANK OF NEW YORK MELLON F/K/A BANK OF NEW YORK, AS TRUSTEE, ON BEHALF OF THE REGISTERED HOLDERS OF ALTERNATIVE LOAN TRUST 2006-OA3, MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2006-OA6, Plaintiff and JOHN FASEL; NANCY FASEL; CHARLES A. ROY ROOFING, INC.; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR COUNTRYWIDE HOME LOANS, INC., MIN NO. 1000157-0006490479-6, are defendants, Angelina Colonnese, Clerk of Court, will sell the property at public sale at www.manatee.realforeclose.com beginning at 11:00 AM on June 9, 2026 the following described property as set forth in said Final Judgment, to-wit:.

THE EAST 360 FEET OF THE NORTH 1/2 OF THE NORTH-WEST 1/4 OF THE NORTH-EAST 1/4 OF SECTION 15, TOWNSHIP 34 SOUTH,

RANGE 17 EAST, MANATEE COUNTY, FLORIDA, LESS; ROAD RIGHT OF WAY TO THE CITY OF PALMETTO.
Property Address: 1711 17th Street W., Palmetto, Florida 34221

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

THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, 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.

Kelley Kronenberg
10360 West State Road 84
Fort Lauderdale, FL 33324
Phone: (954) 370-9970
Fax: (954) 252-4571
Service E-mail: flrealprop@kelleykronenberg.com
/s/ Taji Foreman
Taji Foreman, Esq.
FBN: 58606
File No: M170046-JMV
May 15, 22, 2026 26-00770M

SECOND INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 6424 14th St W, Bradenton, FL 34207, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.Storagetreasures.com on 05/31/26 at 11:00 AM Contents include personal property along with the described belongings to those individuals listed below.

Unit B2157 Nicolas Danko Boxes, totes, books, clothing

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

Please contact the property with any questions. (941)263-7814

May 15, 22, 2026

26-00757M

FOURTH INSERTION

**NOTICE OF ACTION
(formal notice by publication)
IN THE CIRCUIT COURT FOR THE
12TH JUDICIAL CIRCUIT,
IN AND FOR MANATEE COUNTY,
FLORIDA**

**PROBATE DIVISION
File No.: 2026CP000913AX
IN RE: ESTATE OF
ROBERT MANN MCLENDON,
Deceased.**

TO: Mike Salzbach

YOU ARE NOTIFIED that a Petition for Administration, Notice of Administration, Petition to Waive Bond of Personal Representative, and Inventory has been filed in this court. You are required to serve a copy of your written defenses, if any, on petitioner's attorney, whose name and address is: Scott R. Bugay, Law Offices of Scott R. Bugay, P.A., 2501 Hollywood Blvd. Suite 206, Hollywood, FL 33020 on or before thirty (30) days from the date of this publication, and to file the original of the written defenses with the clerk of this court either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or order for the relief de-

manded, without further notice.
In and for Manatee County:
If you cannot afford an attorney, contact Gulfoast Legal Services at (941) 746-6151 or www.gulfoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011 or www.floridabar.org/public/lrs/.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, 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.

May 1, 8, 15, 22, 2026 26-00687M

FOURTH INSERTION

**NOTICE OF ACTION FOR
PETITION FOR DISSOLUTION
OF MARRIAGE
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA**

**CASE NO.: 2026 DR 0321
IN RE: The Marriage of:
KRISTAL JADE TURTON,
Petitioner/Wife, v.
RICHARD JOHN TURTON,
Respondent/Husband.**

TO: RICHARD JOHN TURTON

119 East Main Street

Fort Kent, ME 04743

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Petitioner's attorney, Whitney Coyne, whose address is 1620 Main Street, Suite 5, Sarasota, Florida 34236, on or before the 5 day of JUNE, 2026 and file the original with the clerk of this Court at Clerk of Circuit Court, P.O. Box 25400 Bradenton, FL 34206, 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.

In and for Manatee County:

If you cannot afford an attorney, contact Gulfoast Legal Services at (941) 746-6151 or www.gulfoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011 or www.floridabar.org/public/lrs/.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, 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: 04/24/2026.

ANGELINA COLONNESO

CLERK OF THE

CIRCUIT COURT

P.O. Box 25400

Bradenton, FL 34206

By: (SEAL) C. Gaskin

Deputy Clerk

COYNE LAW, PA

1620 Main St., Suite 5

Sarasota, Florida 34236

(941) 953-5333

woeyne@lawyersrq.com

/s/ Whitney C. Coyne

Whitney C. Coyne, Esq.

Attorney for Petitioner/Wife

Fla. Bar No.:603147

May 1, 8, 15, 22, 2026 26-00696M

FOURTH INSERTION

NOTICE OF SHERIFF'S SALE

NOTICE IS HEREBY GIVEN That pursuant to a Writ of Execution issued by the Miami-Dade Circuit Court of Miami-Dade County, Florida, on the 19th day of February, 2026, in the cause wherein Red Lambda Inc was plaintiff(s) and Bahram Yusefzadeh and V2R Group LLC was defendant(s), being case number 2025-006874-CA-01 in said Court, I, Charles R. Wells, as Sheriff of Manatee County, Florida, have this day levied upon **all the right, title and interest of the DEFENDANTS**, Bahram Yusefzadeh and V2R Group LLC, in and to the following described personal property, to-wit:

Any and all shares of stock, warrants, options, and other derivatives in Red Lambda Inc, held by Bahram Yusefzadeh, including without limitation, the following: (a) 3,000,001 shares of stock as reflected by Stock Certificate No. 3; (b) 237,500 shares of stock as reflected by Stock Certificate No. 5; and (c) 3,544,569 warrants, all as may have been affected by stock splits. Any and all shares of stock, warrants, options, and other derivatives in Red Lambda Inc, held by V2R Group LLC, a Delaware LLC, (f/k/a V2R Group Inc), including without limitation, the following: (a) 105,000,000 shares of stock as reflected by Stock Certificate No. 1; (b) 28,399,519 shares of stock as reflected by Stock Certificate No. 122; and (c) 212,704 shares of stock as reflected by Stock Certificate No. 191, all as may have been affected by stock splits. No physical certificates for any of the foregoing exists, instead the same are reflected only on the books, records, and ledger of Red Lambda Inc or in other records.

and on the 3rd day of June, 2026, at the Crime Prevention Unit located at 600 US Hwy 301 Blvd West Ste 174, Bradenton, Manatee County, Florida, 34205, at the hour of 10:00 a.m., or as soon thereafter as possible, I will offer the said property for sale at public outcry and will sell the same, **SUBJECT TO ALL TAXES LIENS AND ENCUMBRANCES**, if any, to the highest and best bidder for **CASH IN HAND**, the proceeds to be applied as far as may be to the payment of costs and the satisfaction of the above described execution.

In accordance with the Americans with Disabilities Act, persons with disabilities needing a special accommodation to participate in this proceeding should contact Daniel Sanchez, Manatee County Sheriff's Office, (941) 747-3011 ext. 2339, Monday through Friday, 8:00 a.m. to 5:00 p.m., not later than seven (7) days prior to the proceedings.

**CHARLES R. WELLS, SHERIFF
MANATEE COUNTY, FLORIDA**

BY: John Dickerman D.S.

May 1, 8, 15, 22, 2026

26-00689M