

Public Notices

SARASOTA COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION	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 C12 Suncoast located at 5317 Fruitville Rd, Ste 301 in the City of Sarasota, Sarasota, FL 34232 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 8th day of July, 2026 DKP Enterprising of Sarasota, LLC July 17, 2026	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 SaltPeak Studio located at 109 Inlets Blvd in the City of Nokomis, Sarasota, FL 34275 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 10th day of July, 2026 Mitchell Huyck July 17, 2026
26-01613S	26-01625S

FIRST INSERTION	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 Creative HQ located at 242 S Washington Blvd, Ste 330 in the City of Sarasota, Sarasota, FL 34236 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 14th day of July, 2026 Michael Fitch 1912 High Point LLC July 17, 2026	26-01643S

FIRST INSERTION
LAKEWOOD RANCH STEWARDSHIP DISTRICT
NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2027 PROPOSED BUDGET(S); AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

The Board of Supervisors (“**Board**”) of the Lakewood Ranch Stewardship District (“**District**”) will hold a public hearing and regular meeting as follows:

DATE:	August 7, 2026
TIME:	9:00 a.m.
LOCATION:	Offices of Schroeder-Manatee Ranch, Inc. 14400 Covenant Way Lakewood Ranch, FL 34202

The purpose of the public hearing is to receive comments and objections on the adoption of the District's proposed budget(s) for the fiscal year beginning October 1, 2026, and ending September 30, 2027 (“**Proposed Budget**”). A regular Board meeting of the District will also be held at the above time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, c/o PFM Management Services, LLC, 3501 Quadrangle Blvd., Suite 270, Orlando, Florida 32817, (407) 723-5900 (“**District Manager's Office**”), during normal business hours, or by visiting the District's website at <https://lakewoodranchstewardship.com/>.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing and/or meeting may be continued in progress to a date, time certain, and place to be specified on the record at the public hearing and/or meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

Any person requiring special accommodations at the public hearing or meeting 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 and 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 public hearing or 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.

District Manager July 17, 24, 2026	26-01620S
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FIRST INSERTION
LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2027 PROPOSED BUDGET(S); AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

The Board of Supervisors (“**Board**”) of the Lakeside Plantation Community Development District (“**District**”) will hold a public hearing and regular meeting as follows:

DATE:	August 19, 2026
TIME:	5:00 p.m.
LOCATION:	Lakeside Plantation Clubhouse 2800 Plantation Blvd. North Port, Florida 34289

The purpose of the public hearing is to receive comments and objections on the adoption of the District's proposed budget(s) for the fiscal year beginning October 1, 2026, and ending September 30, 2027 (“**Proposed Budget**”). A regular Board meeting of the District will also be held at the above time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, Governmental Management Services - Tampa, LLC, 4530 Eagle Falls Pl, Tampa, FL 33619, (813) 334-4844 (“**District Manager's Office**”), during normal business hours, or by visiting the District's website at <https://lakesideplantationcdd.com/>.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing and/or meeting may be continued in progress to a date, time certain, and place to be specified on the record at the public hearing and/or meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

Any person requiring special accommodations at the public hearing or meeting 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 and 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 public hearing or 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.

Amanda Ferguson District Manager July 17, 2026	26-01608S
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FIRST INSERTION	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 Huddl located at 1137 Coquille Street in the City of Siesta Key, Sarasota, FL 34242 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 14th day of July, 2026 The Scheduling Company LLC July 17, 2026	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 Pebble Sisters located at 17143 Blowfish Dr in the City of Nokomis, Sarasota, FL 34275 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 14th day of July, 2026 Kristina Falletti and Courtney Hope July 17, 2026
26-01647S	26-01648S

FIRST INSERTION	FIRST INSERTION
Notice of Public Sale Pursuant F.S. 328.17, United American Lien & Recovery as agent w/ power of attorney will sell the following vessel(s) to the highest bidder. Inspect 1 week prior @ marina; cash or cashier check; all auctions are held w/ reserve; any persons interested ph 954-563-1999 Sale Date August 7, 2026 @ 10:00	am 3411 NW 9th Ave #707 Ft Lauderdale FL 33309 V13316 2016 SLP FL8762RD Hull ID#: SLPYP376C616 outboard pleasure gas fiberglass 19ft R/O Dorothy Louise & William Andrew Gibson Lienor: Hidden Harbor Marina 7700 S Tamiami Trl Sarasota July 17, 24, 2026
	26-01626S

FIRST INSERTION
STAR FARMS VILLAGE AT NORTH PORT STEWARDSHIP DISTRICT
NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2027 PROPOSED BUDGET(S); AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

The Board of Supervisors (“**Board**”) of the Star Farms Village at North Port Stewardship District (“**District**”) will hold a public hearing and regular meeting as follows:

DATE:	August 5, 2026
TIME:	12:00 p.m.
LOCATION:	551 N. Cattlemen Road Suite 304 Sarasota, FL 34232

The purpose of the public hearing is to receive comments and objections on the adoption of the District's proposed budget(s) for the fiscal year beginning October 1, 2026, and ending September 30, 2027 (“**Proposed Budget**”). A regular Board meeting of the District will also be held at the above time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (561) 571-0010 (“**District Manager's Office**”) or by visiting the District's website, <https://starfarmsvillageatnorthportsd.net/>.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing and/or meeting may be continued in progress to a date, time certain, and place to be specified on the record at the public hearing and/or meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

Any person requiring special accommodations at the public hearing or meeting 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 and 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 public hearing or 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.

District Manager July 17, 24, 2026	26-01619S
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FIRST INSERTION
Lakewood Ranch Stewardship District Request for Proposals for Annual Audit Services

The Lakewood Ranch Stewardship District (the “District”) hereby requests proposals for annual financial auditing services. The proposals must provide for the auditing of the District's financial records for the fiscal year ending September 30, 2026, with an option for four (4) additional annual renewals. The District is a special-purpose form of local government established pursuant to and governed by provisions of Chapter 2005-338, Laws of Florida and Chapter 189, Florida Statutes, for the purpose of financing, constructing, and maintaining public infrastructure. The District is located in Sarasota and Manatee Counties. The District currently has an annual operating budget of approximately \$15,317,091.00, exclusive of debt service. The final contract will require that, among other things, the audit for the fiscal year ending September 30, 2026, be completed no later than April 15, 2027.

Each auditing entity submitting a proposal must be authorized to do business in Florida; hold all applicable state and federal professional licenses in good standing, including but not limited to a license under Chapter 473, Florida Statutes; and be qualified to conduct audits in accordance with “Government Auditing Standards,” as adopted by the Florida Board of Accountancy. Audits shall be conducted in accordance with Florida law and particularly Section 218.39, Florida Statutes, and the rules of the Florida Auditor General.

Proposals packages, which include additional qualification requirements, evaluation criteria and instructions to proposers, are available from the District's Manager at the address and telephone number listed below.

Proposers must provide one (3) hard copies and one (1) electronic copy (flash drive) of their proposals to Lakewood Ranch Stewardship District c/o PFM Management Services LLC, 3501 Quadrangle Boulevard, Suite 270, Orlando, Florida 32817, in an envelope marked on the outside “Auditing Services, Lakewood Ranch Stewardship District” Attention: Jane Gaarlandt. Proposals must be received by 12:00 p.m. on **Friday, July 31, 2026**, at the offices listed above. Please direct all questions regarding this Notice to the District Manager, who can be reached at (407) 723-5900.

Any protest regarding the terms of this Notice, or the proposal packages on file with the District Manager, must be filed in writing at the offices of the District Manager within seventy-two (72) calendar hours (excluding weekends) after publication of this Notice. The formal protest setting forth with particularity the facts and law upon which the protest is based shall be filed within seven (7) calendar days after the initial notice of protest was filed. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of any right to object or protest with respect to aforesaid Notice or proposal package provisions.

PFM Management Services LLC Jane Gaarlandt, District Manager July 17, 2026	26-01639S
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FIRST INSERTION	FIRST INSERTION
NOTICE OF PUBLIC SALE Notice is hereby given that on 07/31/2026, at 10:30 a.m., the following property will be sold at public auction pursuant to E.S. 715.109: A 1978 HOME mobile home bearing vehicle identification numbers 0165377AL and 0165377BL and all personal items located inside the mobile home. Last Tenant: Stuart Allen John DeMarcki, All Unknown Beneficiaries, Heirs, Successors, Assigns, and Devises of Stuart Allen John DeMarcki, and Unknown Party or Parties in Possession. Sale to be held at: Palm Terrace, 3223 North Lockwood Ridge Road, Sarasota, Florida 34234, 941-529-7005. July 17, 24, 2026	26-01654S

FIRST INSERTION	FIRST INSERTION
NOTICE OF PUBLIC SALE: On August 18, 2026 at 8:00 AM ET, a public auction will be held standing directly at the vessel's location on the property of the Sarasota Sailing Squadron, 1717 Ken Thompson Parkway, Sarasota, Florida 34236. This nonjudicial sale is being conducted to dispose of a 1985 CATALINA YACHTS 22 sailboat, Hull Identification Number: CTYH2948C585, pursuant to the possessory foreclosure frameworks of Florida Statute § 328.17 and FLHSMV Procedure VSTL-25. Last registered owners of record: William A. Gibson & Dorothy L. Gibson. The public sale will be executed via open floor cash bids, certified funds, or defensive corporate credit bid floor to satisfy outstanding 2024–2026 storage defaults. For account inquiries, contact the Marina office at street address: 1717 Ken Thompson Parkway, Sarasota, Florida 34236, Phone: (941) 388-2355, Email: manager@sarasotasailingsquadron.org . July 17, 24, 2026	26-01614S

FIRST INSERTION
SARASOTA NATIONAL COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2027 PROPOSED BUDGET(S); AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

The Board of Supervisors (“**Board**”) of the Sarasota National Community Development District (“**District**”) will hold a public hearing and regular meeting as follows:

DATE:	August 11, 2026
TIME:	1:00 p.m.
LOCATION:	Sarasota National Clubhouse 25500 National Boulevard Venice, Florida 34293

The purpose of the public hearing is to receive comments and objections on the adoption of the District's proposed budget(s) for the fiscal year beginning October 1, 2026, and ending September 30, 2027 (“**Proposed Budget**”). A regular Board meeting of the District will also be held at the above time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, c/o Wrathell, Hunt and Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (561) 571-0010 (“**District Manager's Office**”), during normal business hours, or by visiting the District's website at www.sarasotationalcdd.com.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing and/or meeting may be continued in progress to a date, time certain, and place to be specified on the record at the public hearing and/or meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

Any person requiring special accommodations at the public hearing or meeting 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 and 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 public hearing or 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.

Chuck Adams District Manager July 17, 24, 2026	26-01630S
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PUBLISH YOUR LEGAL NOTICE

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

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

Email legal@businessobserverfl.com

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 Quality Enclosures located at 2025 Porter Lake Drive in the City of Sarasota, Sarasota, FL 34240 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 15th day of July, 2026 Quality Enclosures, Inc. Steven S. Schwartz, President July 17, 2026	
	26-01658S

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION FILE NO. 26-CP-3611SC IN RE: ESTATE OF JOYCE E. HOSEA, Deceased.	
The administration of the estate of JOYCE .E HOSEA, deceased, File No. 26-CP-3611SC, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is South County Courthouse, 4004 South Tamiami Trail, Venice, Florida 34293. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmaturred, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE	
OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and persons having claims or demands against the decedent's estate, including unmaturred, contingent or unliquidated claims, must file their claim with this Court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. The date of the first publication of this Notice is July 17, 2026 Personal Representative: Lynn F. Hosea 6207 Oriole Boulevard Englewood, Florida 34224 Attorney for Personal Representative: Judy A. Romano, Esq. Florida Bar No. 881200 6719 Winkler Rd., Suite 118 Fort Myers, Florida 33919 Telephone: (239) 437-5378 July 17, 24, 2026	
	26-01652S

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2026 CP 3152 NC Division Probate IN RE: ESTATE OF STEPHEN ROCCO PETRONIO Deceased.	
The administration of the estate of Stephen Rocco Petronio, deceased, whose date of death was March 17, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2002 Ringling Blvd., Sarasota, FL 34237. The 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 July 17, 2026. Personal Representative: Carol Petronio Smith 333 Amber Circle Warrenton, Virginia 20186 Attorney for Personal Representative: Christopher D. Smith, Esq. Attorney for Carol Smith Florida Bar Number: 0605433 1561 Lakefront Dr Unit 204 SARASOTA, FL 34240 Telephone: (941) 202-2222 Fax: (941) 907-3040 E-Mail: smith@chrissmith.com July 17, 24, 2026	
	26-01657S

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR Sarasota COUNTY, FLORIDA PROBATE DIVISION File No. 2026 CP 3244 SC Division Probate IN RE: ESTATE OF June Lundy Gurley Deceased.	
The administration of the estate of June Lundy Gurley, deceased, whose date of death was March 12th, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death	
by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. 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 July 17, 2026 George S. Gurley c/o Kanetsky, Moore & DeBoer, PA P.O. Address: 227 Nokomis Avenue South Venice, FL 34285 Personal Representative JON R. FAHS, Jr. KANETSKY, MOORE & DEBOER, P.A. ATTORNEYS AT LAW Attorneys for Personal Representative 227 S. NOKOMIS AVE. VENICE, FL 34285 Telephone: (941) 485-1571 Florida Bar No. 1025389 Email Addresses: jrf@kmdpa.com July 17, 24, 2026	
	26-01661S

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 MassageLuXe located at 8230 S Tamiami Trl in the City of Sarasota, Sarasota, FL 34238 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 14th day of July, 2026 ESSENCE 2.0, LLC July 17, 2026	
	26-01651S

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No.: 2025CP003865 NC IN RE: ESTATE OF MARGARET E. ROGER, Deceased.	
The administration of the Estate of MARGARET E. ROGER, deceased, whose date of death was January 19, 2024, is pending in the Circuit Court for the 12th Judicial Circuit in Sarasota County, Florida, Probate Division; File Number 2025CP003865 NC; the address of which is Sarasota County Historic Courthouse, Probate Division, 2000 Main Street, Room 102, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons, who have claims or demands against decedent's estate, including unmaturred, contingent or unliquidated claims, and who have been served a copy of this notice, must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-	
TICE ON THEM. All other creditors of the decedent and other persons who have claims or demands against the decedent's estate, including unmaturred, contingent, or unliquidated claims, must file their claims within this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED WITHIN TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS: July 17, 2026. Personal Representative: LAURA L. WHITMAN c/o Merola & Freeman, P.A. Attorney for Personal Representative: HARRIET RAE FREEMAN, FBN 0083038 MEROLA & FREEMAN, P.A. 600 Sandtree Drive, Ste. 106 Palm Beach Gardens, FL 33403 Phone: 561-855-2000/ Fax: 561-624-0468 E-Mail: Harriet@MerolaFreeman.com July 17, 24, 2026	
	26-01644S

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2026 CP 000302 NC IN RE: ESTATE OF RICHARD GEORGE SCALIA, JR., Deceased.	
The administration of the estate of RICHARD GEORGE SCALIA, JR., deceased, whose date of death was November 5, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main St., Sarasota, FL 34237. The names and addresses of the curator and the curator'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: July 17 2026. Personal Representative Richard George Scalia, III 31 Summer Road Portland, ME 04103 Attorney for Personal Representative Steven Beispel, Esq. Florida Bar No. 1032605 Law Offices of Steven Beispel 2404 Hollywood Boulevard Hollywood, FL 33020-6607 Telephone: (917) 912-4552 Email: lawbeispiel@gmail.com July 17, 24, 2026	
	26-01653S

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2026 CP 3251 SC Division: Probate IN RE: ESTATE OF FENIA BIRON, Deceased.	
The administration of the estate of Fenia Biron, deceased, whose date of death was May 22, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 4004 S. Tamiami Trail, Venice, Florida 34293. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death	
by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is July 17, 2026 Co-Personal Representatives: Susan Henkel Petitioner Ronald Biron Petitioner Attorney for Co-Personal Representatives: Ledbetter Cowan Law Group Jada W. Terreros, Esq., FL Bar No. 1032584 Email: jada@LedbetteCowan.com 229 Pensacola Road, Venice, Florida 34285 Tel: (941) 256-3965 Fax: (941) 866-7514 2nd Email: probate@LedbetterCowan.com July 17, 24, 2026	
	26-01665S

FIRST INSERTION	
NOTICE OF PUBLIC SALE	
Notice is hereby given that on 07/31/2026, at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1960 KENT mobile home bearing vehicle identification number 1706 and all personal items located inside the mobile home. Last Tenant: Elvin Alonzo Silsby II and Pauline F. Torrey. Sale to be held at: Palm Terrace, 3223 North Lockwood Ridge Road, Sarasota, Florida 34234, 941-529-7005. July 17, 24, 2026	
	26-01655S

FIRST INSERTION	
NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION Case No.: 2026 CP 003100 NC IN RE: ESTATE OF MARK KROLL, A/K/A MARK EDWARD KROLL 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 on June 30, 2026 in the estate of Mark Kroll, deceased, File Number 2026 CP 003100 NC, by the Circuit Court for the Twelfth Judicial Circuit in and for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237; that the decedent's date of death was April 6, 2026; that the total value of the estate is tangible personal property valued at \$43,420.21 and that the name and address of those to whom it has been assigned by such order are: Name Address Aaron D. Robison 1647 Colleen Street, Sarasota, FL 34231 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 AND 733.710 OF THE FLORIDA PROBATE CODE. 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 July 17, 2026. Petitioner: /s/ Susan M. Robison 1647 Colleen Street, Sarasota, FL 34231 Attorney for Petitioner: s/ James L. Essenson James L. Essenson, Esquire 100 Wallace Ave., Ste. 310, Sarasota, FL 34237 Phone (941) 954-0303 essenson@essensonlaw.com bwlch@essensonlaw.com Fla. Bar # 0359033 July 17, 24, 2026	
	26-01641S

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2026 CP 3729 NC IN RE: ESTATE OF GARY P. BROWN Deceased.	
The administration of the estate of GARY P. BROWN, deceased, whose date of death was June 8, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. 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 July 17, 2026. Ellen M. Himes 7108 Java Drive, Sarasota, FL 34241 Robert P. Scheb, Esq. Bowman, George, Scheb & Chapman, PA 2750 Ringling Blvd., Suite 3 Sarasota, FL 34237 (941) 366-5510 Florida Bar No. 398519 rscheb@bowmangeorge.com Attorneys for Personal Representative July 17, 24, 2026	
	26-01659S

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File No. 2026 CP 003704 SC Division PROBATE IN RE: ESTATE OF ROSEMARIE KARAGOSIAN A/K/A ROSEMARIE JOHNSON KARAGOSIAN Deceased.	
The administration of the estate of ROSEMARIE KARAGOSIAN A/K/A ROSEMARIE JOHNSON KARAGOSIAN, deceased, whose date of death was May 26, 2026, is pending in the Circuit Court for Sarasota, Florida, Probate Division, the address of which is 4004 S. Tamiami Trail, Venice, FL 34293. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no	
duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is July 17, 2026. Personal Representative: William C. Stark 4 Mariners Way Mattapoisett, MA 02739 Attorney for Personal Representative: FEDERICO MOJICA, ESQUIRE Attorney for Personal Representative Florida Bar Number: 0124187 Ross & Mojica Law Group 871 Venetia Bay Blvd., Ste. 300B Venice, FL 34285 Telephone: (941) 480-1948 Fax: (941) 480-9277 E-Mail: federico@rossmojicalaw.com Secondary E-Mail: shawn@rossmojicalaw.com July 17, 24, 2026	
	26-01662S

LV20906_VII

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ESTATE

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 003359 NC
IN RE: ESTATE OF
ANTHONY MACALUSO Deceased.
The administration of the estate of Anthony Macaluso, deceased, whose date of death was January 19, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230-3079. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against 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 July 17, 2026.

Dina Fanti
Personal Representative
32094 Griffin Sands Lane
San Antonio, FL 33576

Wayne R. Coulter
Attorney for Personal Representative
Email Addresses:
info@delzercoulter.com
karen@delzercoulter.com
Florida Bar No. 114585
7920 U.S. Highway 19
Port Richey, FL 34668
Telephone: (727) 848-3404
July 17, 24, 2026 26-01621S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA PROBATE DIVISION
File No.: 2025-CP-003762 NC
IN RE: ESTATE OF
JENNIFER L. PETRESKY
Deceased.
The administration of the estate of Jennifer L. Petresky, whose date of death was July 11, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

A personal representative or curator has no duty to discover whether any property held at the time of the dece-

dent'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 July 17, 2026.

Jesse Porter Roberts
603 Shorewood Dr., Apt. #F-401
Cape Canaveral, FL 32920
Personal Representative
SHUMAKER, LOOP &
KENDRICK, LLP
Attorneys for Personal Representative
Jon P. Skelton, Esquire
Florida Bar No. 49939
101 E. Kennedy Blvd., Suite 2800
Tampa, Florida 33602
Telephone: (813) 229-7600
Facsimile: (813) 229-1660
Email Addresses:
jskelton@shumaker.com
tmccintyre@shumaker.com
July 17, 24, 2026 26-01646S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 003484 NC
Division: PROBATE
IN RE: ESTATE OF
JAMES ROY HASTINGS, A/K/A
JAMES R. HASTINGS, A/K/A
JAMES HASTINGS, Deceased.
The administration of the estate of James Roy Hastings, a/k/a James R. Hastings, a/k/a James Hastings, deceased, whose date of death was January 30, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no

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

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

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

The date of first publication of this notice is July 17, 2026.

Personal Representative:
Loraine K. Jones, a/k/a Lori Jones
211 Berschet Drive
South Charleston, OH 45368
Attorney for Personal Representative:
Cheyenne R. Young
Florida Bar Number: 0515299
WOTITZKY, WOTITZKY
& YOUNG, P.A.
1107 W. Marion Avenue, Unit #111
Punta Gorda, FL 33950
Telephone: (941) 639-2171
Fax: (941) 639-8617
E-Mail: cyoung@wotitzkylaw.com
Secondary E-Mail:
jackie@wotitzkylaw.com
July 17, 24, 2026 26-01612S

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA PROBATE DIVISION
File No. 2026CP001414NC
Division Probate
IN RE: ESTATE OF
Marjorie B. Gayheart
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 Marjorie B. Gayheart, deceased, File Number 2026CP1414NC; by the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Attn: Probate, 2000 Main Street, Sarasota Florida; that the decedent's date of death was January 19, 2026; that the total value of the estate is \$0.00 and that the names and address of those to whom it has been assigned by such order are:

NAME	ADDRESS
Molly Montgomery	4122 Beamer Court
	Cincinnati, OH 54245-7037
Ryan Gayheart	1278 Blacksmith Circle
	Batavia, OH 45103-9247

ALL INTERESTED PERSONS ARE NOTIFIED THAT:
All creditors of the estate of the dece-

dent 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 PROBATE CODE. 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 July 17, 2026.

Persons Giving Notice:
Molly Montgomery
4122 Beamer Court
Cincinnati, OH 45245-7037
Persons Giving Notice:
Ryan Gayheart
1278 Blacksmith Circle
Batavia, OH 45103-9247
Attorney for Persons Giving Notice:
Dana Laganella Gerling, Esq.
Florida Bar No. 0503991
Affordable Attorney
Gerling Law Group Chartered
6148 State Road 70 East
Bradenton, Florida 34203
Telephone: (941) 756-6600
Email:
dlaganella@gerlinglawgroup.com
July 17, 24, 2026 26-01640S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
Sarasota COUNTY,
FLORIDA PROBATE DIVISION
File No. 2026 CP 3087 NC
Division Probate
IN RE: ESTATE OF
Charles P. Mascheri Deceased.
The administration of the estate of Charles P. Mascheri, deceased, whose date of death was December 16th, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. 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 July 17, 2026

Dominic Mascheri
c/o Kanetsky, Moore & DeBoer, PA
P.O. Address:
227 Nokomis Avenue South
Venice, FL 34285
Personal Representative
JON R. FAHS, Jr.
KANETSKY, MOORE &
DEBOER, P.A.
ATTORNEYS AT LAW
Attorneys for Personal Representative
227 S. NOKOMIS AVE.
VENICE, FL 34285
Telephone: (941) 485-1571
Florida Bar No. 1025389
Email Addresses: jrjrf@kmdpa.com
July 17, 24, 2026 26-01615S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 26-CP-3031-NC
Division: Probate
IN RE: ESTATE OF
CHERYL JACKSON Deceased.
The administration of the estate of Cheryl Jackson, deceased, whose date of death was May 30, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Justice Center, 2063 Ringling Blvd, Sarasota, Florida 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 July 17, 2026.

Personal Representative:
Tammy Wilson
c/o Schwarz & Harris, P.A.
17841 Murdock Circle
Port Charlotte, Florida 33948
Attorney for Personal Representative:
Ellie K. Harris, Esq.
Florida Bar Number: 0021671
Elise V. Bouchard, Esq.
Florida Bar Number: 0109033
Schwarz & Harris, P.A.
17841 Murdock Circle
Port Charlotte, Florida 33948
Telephone: (941) 625-4158
Fax: (941) 625-5460
E-Mail: ellie@schwarzlaw.net
Secondary E-Mail:
mackenzie@schwarzlaw.net
July 17, 24, 2026 26-01627S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA PROBATE DIVISION
File No. 2026 CP 003579 NC
IN RE: ESTATE OF
SUZANNE GOSS
Deceased.
The administration of the estate of Suzanne Goss, deceased, whose date of death was April 11, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2002 Ringling Blvd., Sarasota, FL 34237. The 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 July 17, 2026.

Personal Representative:
Anne Ridings
P.O. Box 49375
Sarasota, FL 34230
Attorney for Personal Representative:
Erika Dine, Esquire/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
July 17, 24, 2026 26-01645S

FIRST INSERTION

NOTICE TO CREDITORS
(summary administration)
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2026 CP 003474 NC
IN RE: ESTATE OF
KAREN L. PALIER, Deceased.
You are hereby notified that an Order of Summary Administration has been entered in the estate of KAREN L. PALIER, deceased, File Number 2026 CP 003474 NC, by the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230; that the decedent's date of death was April 24, 2026; that the total value of the estate is \$1,000 and that the names and addresses of those to whom it has been assigned by such order are:

Name	Address
KATHY RENE STEWART AND MARK LAWRENCE STEWART AS CO-TRUSTEES OF THE KAREN L. PALIER TRUST AGREEMENT DATED MAY 4, 2001, AS AMENDED	429 Darian Way Ellijay, GA 30540

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 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211, Florida Statutes. The written demand must be filed with a clerk.

The date of first publication of this Notice is July 17, 2026.

Person Giving Notice:
KATHY RENE STEWART
489 Darian Way
Ellijay, GA 30540
MARK LAWRENCE STEWART
489 Darian Way
Ellijay, GA 30540
Attorney for Person Giving Notice:
ELIZABETH P. COTTOM
Florida Bar No. 92847
Williams Parker Harrison
Dietz & Getzen
50 Central Avenue, Eighth Floor
Sarasota, FL 34236
Telephone: 941-366-4800
Designation of Email Addresses for service: Primary:
ecottom@williamsparker.com
Secondary:
pkehoe@williamsparker.com
July 17, 24, 2026 26-01650S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 2801 NC
Division Probate
IN RE: ESTATE OF
RONALD VACCARO
Deceased.
The administration of the estate of RONALD VACCARO, deceased, whose date of death was November 22, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2002 Ringling Blvd., Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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 July 17, 2026.

Personal Representative:
Michael Vaccaro
20 S. Main St Apt 1
Montgomery, Pennsylvania 17752
Attorney for Personal Representative:
Christopher D. Smith, Esq.
Attorney
Florida Bar Number: 0605433
1561 Lakefront Dr Unit 204
SARASOTA, FL 34240
Telephone: (941) 202-2222
Fax: (941) 907-3040
E-Mail: smith@chrrissmith.com
Secondary E-Mail:
paralegals@chrrissmith.com
July 17, 24, 2026 26-01616S

PUBLISH YOUR LEGAL NOTICE

Call 941-906-9386 and select the appropriate County name from the menu option

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FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business Observer

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ESTATE

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 003617
Division PROBATE
IN RE: ESTATE OF
Francis J. Farina, a/k/a
Frank Farina
Deceased.

The administration of the estate of Francis J. Farina, also known as Frank Farina, deceased, whose date of death was May 12th, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230-3079. The names and addresses of the personal representatives and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, 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 July 17, 2026

Ellen F. Eggee
P.O. Address: 4652 Tippecanoe Trail,
Sarasota, FL 34233
Personal Representative
Comprehensive Estate Planning, PLLC
Attorneys for Personal Representative
2477 Stickney Point Road
Suite 215 B
Sarasota, FL 34231
Telephone: (941) 953-9600
Florida Bar No. 987026
Email Addresses:
jwest@johnwestiii.com
July 17, 24, 2026 26-016315

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 003466
IN RE: ESTATE OF
EUGENE F. WHITE, SR., Deceased.

The administration of the estate of EUGENE F. WHITE, SR., deceased, whose date of death was June 2, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Probate Court, P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is July 17, 2026.

Personal Representative:
MARY NANCY WHITE
537 Cutter Lane
Longboat Key, FL 34228
Attorney for Personal Representative:
JEFFREY T. TROIANO
Florida Bar No. 0031557
Williams Parker Harrison
Dietz & Getzen
50 Central Avenue, Eighth Floor
Sarasota, FL 34236
Telephone: 941-366-4800
Designation of Email
Addresses for service:
Primary:
jtroiano@williamsparker.com
Secondary:
spark@williamsparker.com
July 17, 24, 2026 26-01636S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 003488 NC
IN RE: ESTATE OF
INEZ E. TOMLINSON, Deceased.

The administration of the estate of INEZ E. TOMLINSON, deceased, whose date of death was May 17, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Probate Court, P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is July 17, 2026.

Personal Representative:
PATRICIA M. TOMLINSON
800 Crosswind Avenue
Sarasota, FL 34230
Attorney for Personal Representative:
JEFFREY T. TROIANO
Florida Bar No. 0031557
Williams Parker Harrison
Dietz & Getzen
50 Central Avenue, Eighth Floor
Sarasota, FL 34236
Telephone: 941-366-4800
Designation of
Email Addresses for service:
Primary:
jtroiano@williamsparker.com
Secondary:
spark@williamsparker.com
July 17, 24, 2026 26-01633S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 002816 NC
IN RE: ESTATE OF
JOAN BLANCHARD, Deceased.

The administration of the estate of JOAN BLANCHARD, deceased, whose date of death was November 3, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is July 17, 2026.

Personal Representative:
SUZANNE SIMONSON
7302 Wheatland Terrace
Cherry Valley, IL 61016
Attorney for Personal Representative:
LORENZO A. FERNANDEZ
Florida Bar No. 1039984
Williams Parker Harrison
Dietz & Getzen
50 Central Avenue, Eighth Floor
Sarasota, FL 34236
Telephone: 941-366-4800
Designation of Email Addresses for service: Primary:
lfernandez@williamsparker.com
Secondary:
pkhoe@williamsparker.com
July 17, 24, 2026 26-01635S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 003402 NC
IN RE: ESTATE OF
BARBARA ANN LASKER, Deceased.

The administration of the estate of BARBARA ANN LASKER, deceased, whose date of death was October 19, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Probate Court, P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is July 17, 2026.

Personal Representative:
ERIC LASKER
4006 N. Woodstock Street
Arlington Heights, VA 22207
Attorney for Personal Representative:
JEFFREY T. TROIANO
Florida Bar No. 0031557
Williams Parker Harrison Dietz & Getzen
50 Central Avenue, Eighth Floor
Sarasota, FL 34236
Telephone: 941-366-4800
Designation of
Email Addresses for service:
Primary:
jtroiano@williamsparker.com
Secondary: spark@williamsparker.com
July 17, 24, 2026 26-01638S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 002563 NC
IN RE: ESTATE OF
MARK JAMES HOLDA, Deceased.

The administration of the estate of MARK JAMES HOLDA, deceased, whose date of death was September 27, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Room 102, Sarasota, Florida 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is July 17, 2026

Personal Representative:
Alexandra Holda
8715 123rd Street
Palos Park, Illinois 60464
Attorney for Personal Representative:
EMILY M. FLINCHPAUGH, ESQ.
Attorney
Florida Bar Number: 1058216
BERLIN PATTEN EBLING PLLC
8433 Enterprise Circle, Suite 200
Lakewood Ranch, Florida 34202
Telephone: (941) 907-59022
Fax: (941) 954-9992
Primary Email:
eflinchpau@berlinpatten.com
Secondary Email:
probate@berlinpatten.com
July 17, 24, 2026 26-01632S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 003354 NC
IN RE: ESTATE OF
VERNON F. CHALFANT, Deceased.

The administration of the estate of VERNON F. CHALFANT, deceased, whose date of death was May 29, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, 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 July 17, 2026.

Personal Representative:
LILIANA CHALFANT
763 Tyler Drive
Sarasota, FL 34236
Attorney for Personal Representative:
DOUGLAS J. ELMORE
Florida Bar No. 0020858
Williams Parker Harrison
Dietz & Getzen
50 Central Avenue, Eighth Floor
Sarasota, FL 34236
Telephone: 941-366-4800
Designation of Email Addresses for service: Primary:
delmore@williamsparker.com
Secondary:
lfernandez@williamsparker.com
July 17, 24, 2026 26-01637S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT IN
AND FOR SARASOTA COUNTY,
FLORIDA
File No. 2026 CP 002374 SC
Division Probate
IN RE: ESTATE OF
HJALMAR R. BERG, JR. A/K/A
SKIP BERG Deceased.

The administration of the estate of Hjalmar R. Berg, Jr. a/k/a Skip Berg, deceased, whose date of death was October 27, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P. O Box 3079, Sarasota, FL 34230-3079. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is July 17, 2026.

Personal Representative:
BRYAN S. KESSLER
1872 S. Tamiami Trail, Suite D
Venice, Florida 34293
Attorney for Personal Representative:
ANTHONY G. MOWRY
Florida Bar Number: 107374
BERG, SLOAN, & MOWRY, PLLC
1872 S. Tamiami Trail, Suite D
Venice, FL 34293
Telephone: (941) 493-0871
Fax: (941) 486-4106
E-Mail: tony@sloanmowry.com
Secondary E-Mail:
jen@sloanmowry.com
July 17, 24, 2026 26-01649S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
12TH JUDICIAL CIRCUIT IN AND
FOR SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
FILE NO: 2026-CP-00197-2NC
IN RE: ESTATE OF
MARTHA MARGARET GARVEY
a/k/a MARTHA M. GARVEY,
Deceased.

The administration of the estate of MARTHA MARGARET GARVEY a/k/a MARTHA M. GARVEY, deceased, whose date of death was February 13, 2026, is pending in the Circuit Court for Sarasota County, Florida the address of which is Clerk of Court, Probate Division, 2000 Main Street, Sarasota, FL 34237. The name and address of the personal representative and the personal representative's attorney are set forth below.

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

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 sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211.

The date of first publication of this notice is July 17, 2026.

ERIN OLSEN a/k/a
ERIN GARVEY OLSEN
200 E 16th St., Apt. 9J
New York, NY 10003
/s/Liz Moneymaker
Elizabeth Moneymaker, Esq.
Liz Moneymaker, P.A.
Florida Bar Number: 885851
3833 Central Avenue
St. Petersburg, FL 33713
Phone: (727) 231-1540
Fax: (941) 751-0127
Email: liz@lizmoneymakerlaw.com
Secondary:
assistant@lizmoneymakerlaw.com
July 17, 24, 2026 26-01628S

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Business Observer

042626

ACTIONS / SALES

FIRST INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CASE NO.: 2025-CA-003377-NC U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS OWNER TRUSTEE OF THE LB-FLAT SERIES VI TRUST, Plaintiff, v. ALL UNKNOWN HEIRS, BENEFICIARIES, LEGATEES, DEVEISES, PERSONAL REPRESENTATIVES, CREDITORS AND ANY OTHER PERSON CLAIMING BY, THROUGH, UNDER OR AGAINST GUILDA BURTON, DECEASED, et al, Defendant(s). To the following Defendant(s): RACHEL K. ASELTINE (Last Known Address: 254 DYER	BLVD, HAMMOND, IN 46320) RENCON HOLDINGS LLC (Last Known Address: CROWLEY, DUNCAN A 1587 FIRETHORNE LAKES DR, SARASOTA, FL 34240) THE ESTATE OF DALLAS DILL BURTON, DECEASED (Last Known Address: 750 North Tamiami Trail, Unit #317, Sarasota, FL 34236) YOU ARE NOTIFIED that an action to foreclose based on boundaries established by acquiescence, on the following described property: UNIT NO. 317, RENAISSANCE I, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS INSTRUMENT NUMBER 2001000167, AND AMENDMENTS THERETO, AND AS PER PLAT THEREOF RECORDED IN CONDO-	MINIUM BOOK 34, PAGES 39 THROUGH 39HH, AND AMENDMENT THERETO, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. PROPERTY ADDRESS: 750 NORTH TAMIAMI TRAIL, UNIT #317, SARASOTA, FL 34236 has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Ghidotti Berger LLP, Attorney for Plaintiff, whose address is 10800 Biscayne Blvd., Suite 201, Miami, FL 33161 8-17-2026, a date which is within thirty (30) days after the first publication of this Notice in the Business Observer and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.
FIRST INSERTION	FIRST INSERTION	FIRST INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CIRCUIT CIVIL DIVISION CASE NO.: 2025 CA 005308 NC UMB BANK, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VERUS SECURITIZATION TRUST 2023-5 Plaintiff(s), vs. ONE ALEXANDER PROPERTIES LLC; SARASOTA COUNTY, FLORIDA; SERVICE FINANCE COMPANY, LLC Defendant(s). NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on April 13, 2026 in the above-captioned action, the Clerk of Court, Karen E. Rushing, will sell to the highest and best bidder for cash at www.sarasota.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 11th day of August, 2026 at 09:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit: LOTS 12 AND 13, BLOCK 21, SIESTA BEACH, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 167, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. Property address: 4901 Commonwealth Drive, Sarasota, FL	34242 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. Pursuant to the Fla. R. Jud. Admin. 2.516, the above signed counsel for Plaintiff designates attorney@padgettlawgroup.com as its primary e-mail address for service, in the above styled matter, of all pleadings and documents required to be served on the parties. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Respectfully submitted, PADGETT LAW GROUP STEVEN G. HURLEY, ESQ. Florida Bar # 99802 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 (850) 422-2520 (telephone) (850) 422-2567 (facsimile) attorney@padgettlawgroup.com Attorney for Plaintiff TDP File No. 24-004405-3 July 17, 24, 2026	Sarasota County, Florida, and as per Condominium Plat recorded in Condominium Book 14 at Pages 4 through 4B, inclusive of the public records of Sarasota County, Florida. YOU ARE HEREBY notified that a foreclosure action on the above described property has been filed against you in the above entitled Court and you are required to serve a copy of your written defenses to the Complaint on the Plaintiff's Attorney, DAVID K. OAKS, ESQ., of DAVID K. OAKS, P.A., P. O. Box 671, Saluda, NC 28773, and file the original with Karen E. Rushing, Clerk of the Court, P. O. Box 3079, Sarasota, FL 34230-3079 on or before the 17 day of August, 2026, otherwise a judgment may be entered against you for the relief demanded in the Complaint. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Witness my hand and seal of said Court on this 7 day of July, 2026. KAREN E. RUSHING Clerk of the Court (SEAL) By G. Kopinsky Deputy Clerk July 17, 24, 31; Aug. 7, 2026
FIRST INSERTION	FIRST INSERTION	FIRST INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL DIVISION Case No.: 2026 CA 003499 NC LARRY C. STARKEY and LUYDMILA STARKEY, husband and wife, Plaintiffs, vs. RUTH K. DANIELS; BMO BANK NATIONAL ASSOCIATION f/k/a THE HARRIS BANK NATIONAL ASSOCIATION f/k/a HARRIS TRUST/BANK OF MONTREAL f/ka HARRIS TRUST COMPANY OF FLORIDA, as Personal Representative of the Estate of RUTH K. DANIELS, deceased; BMO BANK NATIONAL ASSOCIATION f/k/a THE HARRIS BANK NATIONAL ASSOCIATION f/k/a HARRIS TRUST/BANK OF MONTREAL f/ka HARRIS TRUST COMPANY OF FLORIDA, as Trustee of the DANIELS REVOCABLE TRUST DATED JANUARY 22, 1992; and the unknown trustees, spouses, heirs, devisees, grantees, creditors, and all other parties claiming by, through, under, or against said defendants and all unknown natural persons, if alive, and if dead or not known to be dead or alive, their several and respective unknown spouses, heirs, devisees, grantees, and creditors or other parties claiming by, through, or under unknown natural persons; and all claimants, persons, or parties, natural or corporate, or whose exact legal status is unknown, claiming under any of the above-named or described defendants or parties claiming to have any right, title, or interest in the property hereafter described, Defendants. TO: RUTH K. DANIELS; and the unknown trustees, spouses, heirs, devisees, grantees, creditors, and all other parties claiming by, through, under, or against said defendants and all unknown natural persons, if alive, and if dead or not known to be dead or alive, their several and respective unknown spouses, heirs, devisees, grantees, and creditors or other parties claiming by, through, or under unknown natural persons; and all claimants, persons, or parties, natural or corporate, or whose	exact legal status is unknown, claiming under any of the above-named or described defendants or parties claiming to have any right, title, or interest in the property hereafter described. YOU ARE NOTIFIED that an action to quiet title to the following real property located in Sarasota County, Florida: LEGAL DESCRIPTION Lots 33 and 34, ARTIST ACRES, as per plat thereof, recorded in Plat Book 6, Page 5, Public Records of Sarasota County, Florida (collectively, "Lots 33 and 34," and individually, "Lot 33" or "Lot 34") and The East 5 feet of Lot 30, ARTIST ACRES, as per plat thereof, recorded in Plat Book 6, Page 5, Public Records of Sarasota County, Florida. PARCEL ID 0495140024 STREET ADDRESS 535 Viridian Street, Englewood, Florida 34223 has been filed in this Court, and you are required to serve your written defenses, if any, on Plaintiffs' attorneys: Roger H. Miller III, Esq. and Natasha K. Peet, Esq., Farr Law Firm P.A., 99 Nesbit Street, Punta Gorda, FL 33950, within twenty (20) days after service thereof, and file the original with the Clerk of Court either before service on Plaintiffs' attorney or immediately thereafter; otherwise, an order may entered for the relief demanded without further notice or hearing. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. DATED this July 9, 2026. KAREN E. RUSHING As Clerk of the Court (SEAL) BY G. Kopinsky as Deputy Clerk July 17, 24, 31; Aug. 7, 2026	NOTICE OF SALE, PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CASE NUMBER: 2024 CA 001899 WELLS FARGO BANK, N.A., AS SUCCESSOR TRUSTEE OF THE JAMES G. HAW SR. MARITAL TRUST, Plaintiff, vs. BIG RED REAL ESTATE, LLC, and UNKNOWN PERSONS CLAIMING AN INTEREST IN THE SUBJECT PROPERTY, Defendants. NOTICE IS HEREBY GIVEN pursuant to the Final Default Judgment of Foreclosure dated July 2, 2026, entered in Case No. 2024 CA 001899 in the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida, wherein WELLS FARGO BANK, N.A., AS SUCCESSOR TRUSTEE OF THE JAMES G. HAW SR. MARITAL TRUST, is the Plaintiff, and BIG RED REAL ESTATE, LLC, and UNKNOWN PERSONS CLAIMING AN INTEREST IN THE SUBJECT PROPERTY, are the Defendants, that the undersigned Clerk of Court will sell to the highest and best bidder for cash online at www.sarasota.realforeclose.com at 9:00 a.m. on August 20, 2026, in accordance with Chapter 45, Florida Statutes, the following described property as set forth in said Final Judgment, to wit: Commence at the Northeast corner of the Northeast 1/4 of Section 9, Township 36 South, Range 18 East, Sarasota County, Florida; thence along the Easterly line of said Northeast 1/4 of Section 9, S 00°02'52" E, a distance of 283.67 feet for a Point of Beginning; thence continue S 00°02'52" E along said Easterly line of the Northeast 1/4, a distance of 1246.00 feet; thence S 89°57'08" W, a distance of 385.00 feet; thence N 00°02'52" W, a distance of 946.00 feet to the Southeast corner of Tract "C" as shown on the plat of Hamlets Grove Subdivision recorded in Plat Book 31, Pages 35 thru 35G, of the Public Records of Sarasota County, Florida, thence along
FIRST INSERTION	FIRST INSERTION	FIRST INSERTION

PUBLISH YOUR LEGAL NOTICE

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

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

and select the appropriate County name from the menu option

or email legal@businessobserverfl.com

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT IN
AND FOR SARASOTA
COUNTY, FLORIDA
CASE NO. 2026 CA 002597 NC
MIDFIRST BANK
Plaintiff, v.
KRISTINI BURCHELL, ET AL.
Defendants.
TO: KRISTINI BURCHELL,
Current residence unknown, but whose
last known address was:
4192 HEATON TER, NORTH PORT,
FL 34286-2618
TO: JEROME MARION,
Current residence unknown, but whose
last known address was:

4192 HEATON TER, NORTH PORT,
FL 34286-2618
YOU ARE NOTIFIED that an action
to foreclose a mortgage on the following
property in Sarasota County, Florida,
to-wit:
LOT 8, BLOCK 107, SEVENTH
ADDITION TO PORT CHAR-
LOTTE SUBDIVISION, AC-
CORDING TO THE MAP OR
PLAT THEREOF, AS RECORD-
ED IN PLAT BOOK 12, PAGE
19, OF THE PUBLIC RECORDS
OF SARASOTA COUNTY,
FLORIDA.
has been filed against you and you are
required to serve a copy of your writ-
ten defenses, if any, to it on eXL Legal,

PLLC, Plaintiff’s attorney, whose ad-
dress is 12425 28th Street North, Suite
200, St. Petersburg, FL 33716, on or
before August 17 2026 or within thirty
(30) days after the first publication of
this Notice of Action, and file the origi-
nal with the Clerk of this Court at 2000
Main Street, Sarasota, FL 34237, either
before service on Plaintiff’s attorney or
immediately thereafter; otherwise, a
default will be entered against you for
the relief demanded in the complaint
petition.
If you are a person with a disability
who needs any accommodation in or-
der to participate in this proceeding,
you are entitled, at no cost to you,
to the provision of certain assistance.

Please contact the Sarasota County
Jury Office, P.O. Box 3079, Sarasota,
Florida 34230-3079, (941)861-7400,
at least seven (7) days before your
scheduled court appearance, or imme-
diately upon receiving this notification
if the time before the scheduled ap-
pearance is less than seven (7) days;
if you are hearing or voice impaired,
call 711.
WITNESS my hand and the seal of
this Court on this 10 day of July, 2026.
Karen E. Rushing
Clerk of the Circuit Court
(SEAL) By: G. Kopinsky
Deputy Clerk
1000011809
July 17, 24, 2026 26-01624S

FIRST INSERTION

**NOTICE OF ACTION BY
PUBLICATION**
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT IN
AND FOR SARASOTA COUNTY,
FLORIDA
CAUSE NO. 2026 CA 002164 NC
AAMG FC PROPERTIES, LLC
PLAINTIFF, vs.
UNKNOWN HEIRS, SPOUSES,
BENEFICIARIES, DEVISEES,
GRANTEES, ASSIGNEES,
LIENORS, CREDITORS,
TRUSTEES, AND ALL OTHERS
WHO MAY CLAIM AN INTEREST
IN THE ESTATE OF PAMELA A.
AMMERMAN, A/K/A PAMELA
ALICE AMMERMAN, DECEASED;
LISA JEAN AMMERMAN, AS
PERSONAL REPRESENTATIVE OF
THE ESTATE OF PAMELA ALICE
AMMERMAN, AS APPOINTED IN
SARASOTA COUNTY, FLORIDA
CIRCUIT COURT, PROBATE
DIVISION CASE NUMBER
2023 CP 002897 SC; LISA JEAN
AMMERMAN; USAA FEDERAL
SAVINGS BANK (“USAA FSB”);
SARASOTA COUNTY UTILITIES
DEPARTMENT; UNKNOWN

**PARTY OR PARTIES IN
POSSESSION OF 321 PALMETTO
RD. W, NOKOMIS, FL 34275, IF
ANY;**
DEFENDANTS
To the Defendants described above, in-
cluding but not limited to UNKNOWN
HEIRS, SPOUSES, BENEFICIA-
RIES, DEVISEES, GRANTEES, AS-
SIGNEES, LIENORS, CREDITORS,
TRUSTEES, AND ALL OTHERS
WHO MAY CLAIM AN INTEREST
IN THE ESTATE OF PAMELA A.
AMMERMAN, A/K/A PAMELA AL-
ICE AMMERMAN, DECEASED;
UNKNOWN PARTY OR PARTIES IN
POSSESSION OF 321 PALMETTO
RD. W, NOKOMIS, FL 34275, IF ANY;
and all parties having or claiming to
have any right, title or interest in the
property herein described, the identity
of which are unknown to Plaintiff;
YOU ARE HEREBY NOTIFIED that
an action has been filed against you in
the Twelfth Judicial Circuit Court in
and for Sarasota County, Florida. The
nature of the action is foreclosure of a
mortgage encumbering property with
street address 321 PALMETTO RD. W,
NOKOMIS, FL 34275, and more par-

ticularly described as follows:
Lot 23, and the Westerly 30 feet
of Lot 24, Block 43, Corrected
Plat of Bay Point, according to
the map or plat thereof as re-
corded in Plat Book 3, Page
66, Public Records of Sarasota
County, Florida.
Parcel No.: 0172030002
Within thirty (30) days after the first
publication of this notice, or August 17,
2026, YOU ARE REQUIRED to file a
copy of your written defenses, if any, to
this action with the Clerk of this Court
and either before service on Plaintiff’s
attorney or immediately thereafter. The
Attorney for the Plaintiff is:
Derek A. Harvey, Jr.
Law Office of Jerry N. Higgins, LLC
3426 Paoli Pike
Floyds Knobs, IN 47119
derek@jerryhigginslaw.net
If you fail to do so, a default may be
entered against you for the relief de-
manded in the Complaint.
If you are a person with a disability
who needs any accommodation in order
to participate in this proceeding, you
are entitled, at no cost to you, to the
provision of certain assistance. Please

contact the Sarasota County Jury Of-
fice, P.O. Box 3079, Sarasota, Florida
34230-3079, (941)861-7400, at least
seven (7) days before your scheduled
court appearance, or immediately upon
receiving this notification if the time
before the scheduled appearance is less
than seven (7) days; if you are hearing
or voice impaired, call 711.
WITNESS my hand and the seal of
this Court this 10 day of July, 2026.
Karen E. Rushing, Clerk of Courts
/s/ Karen E. Rushing
G. Kopinsky
Deputy Clerk
Civil Division
P.O. Box 3079
Sarasota, FL 34230
This action was filed on or about April
13th, 2026.
/s/ Derek A. Harvey, Jr.
Derek A. Harvey, Jr. - 1069334
Law Office of Jerry N. Higgins, LLC
3426 Paoli Pike
Floyds Knobs, IN 47119
(502) 625-3065 ext. 102
derek@jerryhigginslaw.net
Counsel for AAMG FC Properties, LLC
25-2874 AH
July 17, 24, 2026 26-01623S



Q What makes public notices in newspapers superior to other forms of notices?

A Public notices in newspapers are serendipitous. When readers page through a newspaper, they will find important public notice information they otherwise would not find anywhere else.

Rarely do consumers specifically search online for public notices.

Q Are internet-only legal notices sufficient?

A No. While the internet is clearly a useful resource, websites should not be used as the sole source of a legal notice.

Websites, whether controlled by a government body or a private firm, are not independent, archived, readily available or independently verified.

Newspaper legal notices fulfills all of those standards.

Q How much do legal notices cost?

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

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

Q Who benefits from legal notices?

A 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.

Q What is a public notice?

A A public notice is information intended to inform citizens of government activities. The notice should be published in a forum independent of the government, readily available to the public, capable of being securely archived and verified by authenticity.

The West Orange Times carries public notices in Orange County, Florida.

Q Are there different types of legal notices?

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

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

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

--- ACTIONS / SALES ---			
FIRST INSERTION		FIRST INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2026 CA 002008 NC ROCKET MORTGAGE, LLC S/B/M TO NATIONSTAR MORTGAGE LLC PLAINTIFF, VS. GARY BERKAL AND JACQUELINE J BERKAL A/K/A JACQUELINE JOYCE BERKAL, ET AL., DEFENDANT(S). TO: Gary Berkal Last Known Address: 3097 Parade Ter, North Port, FL 34286 Current Residence: UNKNOWN TO: Gary Berkal Last Known Address: 3553 Huntington Place Dr, Sarasota, FL 34237 Current Residence: UNKNOWN YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the fol-		lowing described property: Lot 29, Block 328, Fifth Addition to Port Charlotte Subdivision, according to the map or plat thereof, as recorded in Plat Book 11, Page(s) 33, 33A through 33R, inclusive, of the Public Records of Sarasota County, Florida. has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Tromberg, Morris & Partners, PLLC, Attorney for Plaintiff, whose address is 600 West Hillsboro Boulevard, Suite 600, Deerfield Beach, FL 33441, on or before August 17, 2026, within or before a date at least thirty (30) days after the first publication of this Notice in the The Business Observer, 1970 Main Street, 3rd Floor, Sarasota, FL 34236 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 com-	
		NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2025-CA-004955 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. ARGENIS CASTELLANOS DURAN, et al, Defendant(s). NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated May 28, 2026, and entered in Case No. 2025-CA-004955 of the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida in which U.S. Bank National Association, is the Plaintiff and Argenis Castellanos Duran, Josally Vazquez Rodriguez, Florida Housing Finance Corporation, are defendants, the Sarasota County Clerk of the Circuit Court Karen E.	

SUBSEQUENT INSERTIONS

--- NOTICE OF PUBLIC SALE / ACTION ---																			
SECOND INSERTION		SECOND INSERTION																	
Notice of Public Sale: The LockUp Self Storage at 845 N. Tamiami Trail, Nokomis, FL 34275 will sell the contents of the following units to satisfy a lien to the highest bidder on July 24th, 2026 by 11am, at www.storage treasures.com. All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account. Unit #3072- Laurie Cimmino -artificial floral arrangements, table, bins with personal effects, suitcase. Unit #3319 - Laurie Cimmino - ladies' clothes, two walkers, tool box, tool bag, totes and boxes with personal effects. Unit #3064 - Robert Foster - microwave, queen mattress, TV, tv stand, guitar, carpets. Unit #3518 - Todd Johnson - golf club sets, men's clothes, bicycle, helmet, air pump, miscellaneous personal effects. July 10, 17, 2026 26-01586S		NOTICE OF PUBLIC AUCTION/ SALE FOR NON-JUDICIAL TIMESHARE FORECLOSURE RE: GULF TIDES OF LONGBOAT KEY CONDOMINIUM ASSOCIATION, INC. SARASOTA County, Florida Non-Judicial Timeshare foreclosure process NOTICE IS HEREBY GIVEN that, pursuant to an action for non-judicial foreclosure of timeshare units on the Claim of Lien, dated February 5, 2026 and recorded as Instrument Number 2026026261 in the Official Records of Sarasota County, Florida, I will sell, to the highest and best bidder for cash, at GULF TIDES OF LONGBOAT KEY CONDOMINIUM ASSOCIATION Resort Manager's Office, 3008 Gulf of Mexico Drive, Longboat Key, <table><thead><tr><th>Unit Number:</th><th>Week Number:</th><th>Unit Number:</th><th>Week Number:</th></tr></thead><tbody><tr><td>101</td><td>37</td><td>107</td><td>02, 21</td></tr><tr><td>202</td><td>40</td><td>204</td><td>42</td></tr><tr><td>206</td><td>50</td><td>209</td><td>32</td></tr></tbody></table> TO: Owner(s) Address: Unit /Week Number(s) Amount due: Lorri L Rinehart 7349 Brushwood Drive Camby, IN 46113 101/37 \$2,677.46 with a per diem amount of \$1.32 from December 9, 2025 Dewey Clifford McCraw and Barbara Corn McCraw 1508 E Downing Street Hendersonville, NC 28792 107/02 \$3,029.31 with a per diem amount of \$1.49 from December 9, 2025 Robert Donaldson and Laura Donaldson 342 Vanderbilt Blvd Oakdale, NY 11769 107/21 \$3,012.54 with a per diem amount of \$1.49 from December 9, 2025 Dennis Edward Ecuyer, Dennis Christopher Ecuyer & Patricia Anne Ecuyer Old Post House Old Post Office Lane South Ferrisly, N Lincs DN186HH Great Britian 202/40 \$2,619.95 with a per diem amount of \$1.29 from December 9, 2025 204/42 \$2,619.95 with a per diem amount of \$1.29 from December 9, 2025		Unit Number:	Week Number:	Unit Number:	Week Number:	101	37	107	02, 21	202	40	204	42	206	50	209	32
Unit Number:	Week Number:	Unit Number:	Week Number:																
101	37	107	02, 21																
202	40	204	42																
206	50	209	32																
		FL 34228, on the 24th day of JULY, 2026, at 11:30 am, the following described real property located in Sarasota County, Florida, to-wit: Unit Numbers and Week Numbers as set forth below in GULF TIDES OF LONGBOAT KEY, A Condominium, according to the Declaration of Condominium thereof, as recorded in Official Records Book 1446, Page 429, of the Public Records of Sarasota County, Florida, and all amendments thereto, and as per Plat thereof recoded in Condominium Book 17, Page 7 of the Public Records of Sarasota County, Florida, together with an undivided share in the common elements appurtenant thereto. Mary Anne Amato 1592 Tanglewood Circle Sebring, FL 33872 206/50 \$3,029.31 with a per diem amount of \$1.49 from December 9, 2025 Kenneth A Lenoff and Larisa Lenoff 5 Azalea Road Newark, DE 19711 209/32 \$3,029.31 with a per diem amount of \$1.49 from December 9, 2025 The assessment lien created by the Claim of Lien was properly created and authorized pursuant to the timeshare instrument and applicable law, and the amounts secured by said lien are as set above. You may cure the default at any time prior to the public auction by paying the amount due, as set forth in this notice, to the undersigned Trustee at the address set forth below. THIS NOTICE OF PUBLIC AUCTION/SALE is dated this 6th day of JULY, 2026. THOMAS LAVRUTIS THOMAS LAVRUTIS, AS TRUSTEE FOR GULF TIDES OF LONGBOAT KEY CONDOMINIUM ASSOCIATION, INC 201 Fletcher Street, Second Floor Sarasota, FL 34237 Telephone (941) 955-7300 Facsimile (941) 953-7625 Email: john@timesharenjf.com July 10, 17, 2026 26-01597S																	

SECOND INSERTION			
THIRD INSERTION NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA Case No.: 2026 DR 3421 NC NANCY JEAN DONALDSON, Petitioner, and BERT ROSS DONALDSON, Respondent, TO: BERT ROSS DONALDSON 292 Hoosier Place, Sarasota, Florida 34232 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 Nancy Jean Donaldson, in care of Law Office of Craig C. Crary, P.A., whose address is 1681 9th Street, Sarasota, Florida, 34236 on or before 8/3/2026, and file the original with the clerk of this Court at P.O. Box 3079 Sarasota, FL 34230-3079 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. The action is asking the court to decide hose the following real or personal property should be divided: none Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office.		You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the address(es) on record at the clerk's office. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated: 6/24/2026 KAREN E RUSHING, CLERK CLERK OF THE CIRCUIT COURT (SEAL) By: Glen Kopinsky Deputy Clerk July 3, 10, 17, 24, 2026 26-01492S	
		NOTICE OF ACTION RE: LIMETREE BEACH RESORT CONDOMINIUM ASSOCIATION, INC SARASOTA County, Florida Non-Judicial Timeshare foreclosure process TO: Unit Owner(s) Last Known Address Unit Week(s) Amount due: Salvatore Calore, Jr Estate of Salvatore Calore, Jr All heirs and devisees of the Estate of Salvatore Calore, Jr 6 Priscilla Avenue Bellingham, MA 02019 104/37 \$1,324.60 110/36 \$1,324.59 Brian DeSchamps Estate of Brian DeSchamps All heirs and devisees of the Estate of Brian DeSchamps 351 Merline Road, Suite 101 Vernon, CT 06066 214/37 \$3,651.89 Doris Jahnke a/k/a Doris Bingenheimer Estate of Doris Jahnke All heirs and devisees of the Estate of Doris Jahnke 622 West Shore Drive Madison, WI 53715 113/51 \$2,361.32 Stephanie Safford 218 Cobblestone Way McDonough, GA 30252 208/38 \$2,237.48 Katya Ognyanovich Estate of Katya Ognyanovich All heirs and devisees of the Estate Of Katya Ognyanovich P.O. Box 7177 Carmel, CA 93921 326/50 \$1,348.34 326/51 \$1,348.34 Peter Wulfsohn and Marion Wulfsohn 2973 South Newark Avenue Aurora, CO 80014 202/32 \$3,319.2 Gary Chizmadia 2189 Lake View Drive Saylorsburg, PA 18353 115/48	

		\$2,000.36 YOU ARE HEREBY NOTIFIED of an action for non-judicial foreclosure of timeshare units on the Claim of Lien on the following described real property, located in SARASOTA County, Florida, to-wit: Unit Numbers and Week Numbers (as set forth above) in LIMETREE BEACH RESORT, A Condominium, according to the Declaration of Condominium thereof, as recorded in Official Records Book 1425, Page 1524 of the Public Records of Sarasota County, Florida and all amendments and exhibits thereto. has been filed against you. If you fail to cure the default as set forth in this notice or take other appropriate action with regard to this foreclosure matter, you risk losing ownership of your timeshare interest through the trustee foreclosure procedure established in Section 721.855, Florida Statutes. You may choose to sign and send to the trustee an objection form, exercising your right to object to the use of the trustee foreclosure procedure. If you would like an Objection form, you should contact the undersigned Trustee, Thomas L Avrutis, Esquire, in writing. Upon the trustee's receipt of your signed objection form, the foreclosure of the lien with respect to the default specified in this notice shall be subject to the judicial foreclosure procedure only. You have the right to cure your default in the manner set forth in this notice at any time before the trustee's sale of your timeshare interest. Objections must be made in writing to: Thomas L Avrutis, Esquire TRUSTEE FOR LIMETREE BEACH RESORT CONDOMINIUM ASSOCIATION, INC. 201 Fletcher Avenue, Second Floor Sarasota, FL 34237 within 30 days of the first date of publication of this Notice. If you do not object to the use of the trustee foreclosure procedure, you will not be subject to a deficiency judgment even if the proceeds from the sale of your timeshare interest are insufficient to offset the amounts secured by the lien. Dated this 6th day of JULY, 2026. Thomas L Avrutis, Esquire, Trustee for Limetree Beach Resort Condominium Association, Inc July 10, 17, 2026 26-01591S	
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SECOND INSERTION			
SECOND INSERTION NOTICE OF PUBLIC SALE To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on July 27, 2026, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 11:30 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storage treasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified. PUBLIC STORAGE # 25890, 7000 Professional Pkwy E, Lakewood Ranch, FL 34240, (941) 444-9371 Time: 11:30 AM Sale to be held at www.storage treasures.com. L003 - Corporate Quarters USA Quarters, Corporate; P124 - Leverett, Jami L PUBLIC STORAGE # 25949, 5425 N Washington Blvd, Sarasota, FL 34234, (941) 413-0887 Time: 11:45 AM Sale to be held at www.storage treasures.com. 1007 - Campbell, Latoya; 1032 - Minor, Lori; 1095 - Wright, Arthur; 1150 - Haygood, Shameka; 1251 - Cikovic, Richard; B02 - Zagazeta, Christian; B27 - Boos, Janell; B36 - Gaines, James; B46 - Tillery, Jacqueline; CC02 - Smith, Rod; D04 - Bradley, Jasmine; D18D22 - falasiri, Navid; E26 - Wijas, Monica; F11 - Wheeler, Priscilla; F38 - Minnick, Ashley; F60 - Pina, Jessica; G02 - Leissler, Lisa; G11 - Alexis, Rosemon; G22 - Sinflorant, Bidney; G29 - Winder, Billie; L07 - Martin, Reghan; XX03 - Reid, Shenyiah; XX15 - Rosier, Asia; XX28 - Rivers, Marlene; XX40 - Delgado, Roger; XX44 - Clark, Kayla PUBLIC STORAGE # 23918, 5150 University Pkwy, Sarasota, FL 34243, (941) 260-2433 Time: 12:15 PM Sale to be held at www.storage treasures.com. B2022 - Hernandez, Alex; B2122 - Coleman, Tanya; E5013 - Parker, Amy; E5019 - MacLeod, Gary; G0702 - MLG LLC Bob, Anderson; G0704 - MLG International LLC LLC, MLG INTERNATIONAL; G0716 - Hornbuckle, Tanya; G0717 - Oliveira Pedroso, Luciana; G0736 - Hughes, Robert; G0743 - hiraldo, josefina; H0855 - Thompson, Mary PUBLIC STORAGE # 00134, 1651 Sarasota Center Blvd, Sarasota, FL 34240, (941) 231-3228 Time: 12:30 PM Sale to be held at www.storage treasures.com. 1104 - Favaloro, Katrinka; 2027 - Johnson, Dashawn PUBLIC STORAGE # 77638, 6415 Initiative Blvd, Sarasota, FL 34240, (941) 259-6580 Time: 12:45 PM Sale to be held at www.storage treasures.com. 1101 - Stephens, Thomas; 2503 - Young, Katreece; 2514 - White, Aaliyah; 3001 - Byrd, Brady; 3417 - Sparling, Sharon Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080. July 10, 17, 2026 26-01555S		NOTICE OF PUBLIC SALE To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on July 27, 2026, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 10:15 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storage treasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified. PUBLIC STORAGE # 77571, 2485 Luther Rd, Punta Gorda, FL 33983, (941) 270-3547 Time: 10:15 AM Sale to be held at www.storage treasures.com. B146 - Curcie, Danielle; C176 - Blakely, Crystal; C182 - Rodriguez, Noel; C205 - Gardner, Jalisa; C215 - Malloy, Michael; E123 - Simmons, Angela PUBLIC STORAGE # 25445, 1120 US Hwy 41 ByPass S, Venice, FL 34285, (941) 786-0632 Time: 10:30 AM Sale to be held at www.storage treasures.com. C004 - Guillen, Ivan Egas; C021 - Youngberg, Jeffrey PUBLIC STORAGE # 26656, 3500 Laurel Rd E, North Venice, FL 34275, (941) 800-2108 Time: 10:45 AM Sale to be held at www.storage treasures.com. 1016 - Rockwell, Cornelius; 2116 - Peacock, Linda; A319 - DeTrain, Adam PUBLIC STORAGE # 00125, 490 Jacaranda Blvd, Venice, FL 34292, (941) 275-9592 Time: 11:00 AM Sale to be held at www.storage treasures.com. 2033 - noyes, Dustin; 2045 - Nothing Personal Conversations Ignited perry, Tara; 2084 - Wynn, Alona; 2093 - Hardy, Howard; 2187 - Medlin, Donna; 3017 - MCDERMOTT, MATTHEW; 3066 - Nothing Personal Conversations Ignited perry, Tara; 3186 - Dufour, Kyle PUBLIC STORAGE # 22124, 660 S Tamiami Trl, Osprey, FL 34229, (941) 918-0932 Time: 11:15 AM Sale to be held at www.storage treasures.com. 6005 - balisciano, Dennis PUBLIC STORAGE # 21005, 6133 S Tamiami Trail, Sarasota, FL 34231, (941) 316-6542 Time: 11:30 AM Sale to be held at www.storage treasures.com.	

		NOTICE OF ACTION RE: LIMETREE BEACH RESORT CONDOMINIUM ASSOCIATION, INC SARASOTA County, Florida Non-Judicial Timeshare foreclosure process TO: Unit Owner(s) Last Known Address Unit Week(s) Amount due: Salvatore Calore, Jr Estate of Salvatore Calore, Jr All heirs and devisees of the Estate of Salvatore Calore, Jr 6 Priscilla Avenue Bellingham, MA 02019 104/37 \$1,324.60 110/36 \$1,324.59 Brian DeSchamps Estate of Brian DeSchamps All heirs and devisees of the Estate of Brian DeSchamps 351 Merline Road, Suite 101 Vernon, CT 06066 214/37 \$3,651.89 Doris Jahnke a/k/a Doris Bingenheimer Estate of Doris Jahnke All heirs and devisees of the Estate of Doris Jahnke 622 West Shore Drive Madison, WI 53715 113/51 \$2,361.32 Stephanie Safford 218 Cobblestone Way McDonough, GA 30252 208/38 \$2,237.48 Katya Ognyanovich Estate of Katya Ognyanovich All heirs and devisees of the Estate Of Katya Ognyanovich P.O. Box 7177 Carmel, CA 93921 326/50 \$1,348.34 326/51 \$1,348.34 Peter Wulfsohn and Marion Wulfsohn 2973 South Newark Avenue Aurora, CO 80014 202/32 \$3,319.2 Gary Chizmadia 2189 Lake View Drive Saylorsburg, PA 18353 115/48	
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		\$2,000.36 YOU ARE HEREBY NOTIFIED of an action for non-judicial foreclosure of timeshare units on the Claim of Lien on the following described real property, located in SARASOTA County, Florida, to-wit: Unit Numbers and Week Numbers (as set forth above) in LIMETREE BEACH RESORT, A Condominium, according to the Declaration of Condominium thereof, as recorded in Official Records Book 1425, Page 1524 of the Public Records of Sarasota County, Florida and all amendments and exhibits thereto. has been filed against you. If you fail to cure the default as set forth in this notice or take other appropriate action with regard to this foreclosure matter, you risk losing ownership of your timeshare interest through the trustee foreclosure procedure established in Section 721.855, Florida Statutes. You may choose to sign and send to the trustee an objection form, exercising your right to object to the use of the trustee foreclosure procedure. If you would like an Objection form, you should contact the undersigned Trustee, Thomas L Avrutis, Esquire, in writing. Upon the trustee's receipt of your signed objection form, the foreclosure of the lien with respect to the default specified in this notice shall be subject to the judicial foreclosure procedure only. You have the right to cure your default in the manner set forth in this notice at any time before the trustee's sale of your timeshare interest. Objections must be made in writing to: Thomas L Avrutis, Esquire TRUSTEE FOR LIMETREE BEACH RESORT CONDOMINIUM ASSOCIATION, INC. 201 Fletcher Avenue, Second Floor Sarasota, FL 34237 within 30 days of the first date of publication of this Notice. If you do not object to the use of the trustee foreclosure procedure, you will not be subject to a deficiency judgment even if the proceeds from the sale of your timeshare interest are insufficient to offset the amounts secured by the lien. Dated this 6th day of JULY, 2026. Thomas L Avrutis, Esquire, Trustee for Limetree Beach Resort Condominium Association, Inc July 10, 17, 2026 26-01591S	
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SECOND INSERTION			
		1124 - Dinkins, Chase; 2143 - Zwack, Donald; 3165 - westside diversified inc. Barrett, Andrew; 3191 - KELLOGG, COLLIN; P002 - Williams, Jameriah PUBLIC STORAGE # 29209, 4550 Clark Rd, Sarasota, FL 34233, (941) 328-3541 Time: 11:45 AM Sale to be held at www.storage treasures.com. D196 - Sipla, William; D198 - Edmondson, Tawanah; E379 - Madey, De; E429 - Hem Healer LLC Gutoskie, Ian; E503 - Larkins, Judi; E612 - Kugler, Christian; E679 - Broz, Robert; E711 - Edmondson, Tawanah; E733 - Tubbert, Emily; E770 - Sipla, William PUBLIC STORAGE # 25854, 4050 Bee Ridge Rd, Sarasota, FL 34233, (941) 328-8654 Time: 12:00 PM Sale to be held at www.storage treasures.com. 1008 - lewis, Keniya; 1105 - Drayton, Lawanda; 1509 - Whalen, Katherine; 2031 - Torres, Viviana; 2327 - Tillman, Samuel; 2417 - Market Botany Curry, Cameron; 2419 - Market Botany Curry, Cameron; 2614 - Mullins, Jennfier; 3005 - Disaster Shield LLC LeBlance, James; 5012 - Valencia, Luz Eliana Hernandez PUBLIC STORAGE # 25855, 1169 N Beneva Rd, Sarasota, FL 34232, (941) 413-0819 Time: 12:15 PM Sale to be held at www.storage treasures.com. 1005 - Camacho, Juan; 4128 - Lopez, Yraldo; 4147 - Beale, Zoe; 6023 - Dawson, Khia; 6036 - Ashe, Patrick; 6103 - Popolizio, Amy; 6150 - Henderson, Tyrek; 6270 - Thomas, Dorie; 7223 - Wilson, Rose Anne; 7329 - Spencer, Leyton; 9125 - Dorociak, Rich PUBLIC STORAGE # 77920, 4451 Cattlemen Rd, Sarasota, FL 34233, (941) 263-4407 Time: 01:30 PM Sale to be held at www.storage treasures.com. 1020 - Givens, LaRon; 1031 - Curry, Cameron; 1037 - Curry, Cameron; 1121 - Heller, Thomas; 1124 - Conry, Pete; 1136 - Market Botany Curry, Cameron; 2134 - Mixfit Styles L.L.C Argo, Lauren; 2302 - Yusem, Brian; 3602 - Brodkorb, Emily Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080. July 10, 17, 2026 26-01556S	

--- ACTIONS / SALES ---

SECOND INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR SARASOTA COUNTY CASE NO. 2026 CA 000876 NC NEWREZ LLC D/B/A/ SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. DONNA CARTER, et al., Defendant. To the following Defendants: Travis Carter 8241 Eggelstom Ave., North Port, FL 34291 Donna Carter 8241 Eggelstom Ave., North Port, FL 34291 Unknown Spouse of Donna Carter 8241 Eggelstom Ave., North Port, FL 34291 YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described real property: LOT 6, BLOCK 1358, TWENTY SIXTH ADDITION TO PORT CHARLOTTE SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 3, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. has been filed against you and you		

SECOND INSERTION		
RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 OF THE FLORIDA STATUTES IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA Case No.: 2024 CA 004105 NC WILMINGTON SAVINGS FUND SOCIETY, FSB, not in its individual capacity but solely as trustee of IMPERIAL FUND MORTGAGE TRUST 2022-NQMI, Plaintiff, vs. BRIAN O'HALLORAN and LEEANN O'HALLORAN, Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure and Order Resetting Foreclosure Sale dated July 2, 2026 in Case No. 2024 CA 004105 NC of the Circuit Court of the 12th Judicial Circuit in and for SARASOTA COUNTY, Florida. WILMINGTON SAVINGS FUND SOCIETY, FSB, not in its individual capacity but solely as trustee of IMPERIAL FUND MORTGAGE TRUST 2022-NQMI is the Plaintiff and BRIAN O'HALLORAN and LEEANN O'HALLORAN, is the Defendant, Karen E. Rushing, the Clerk of Court for Sarasota County will sell to the highest and best bidder for cash at: www.sarasota.realforeclose.com the Clerk's website for online instructions at 9:00 A.M. on August 7, 2026 the following described property as set forth in said Final Judgment, to wit: Lots 14 and 15, Block 362, TENTH ADDITION TO PORT		

SECOND INSERTION		
NOTICE OF ACTION CONSTRUCTIVE SERVICE - PROPERTY THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL ACTION CASE NO.: 26CA2755NC DIVISION "C" NEW VISTA PROPERTIES, INC., a Florida Corporation, Plaintiff, vs. GABRIEL ANIBAL MENDEZ; his devisees, grantees, creditors, and all other parties claiming by, through, under or against him and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouses, heirs, devisees, grantees, and other creditors or other parties claiming by, though, under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described; UNKNOWN SPOUSE OF GABRIEL ANIBAL MENDEZ; ALI HARUNA; and UNKNOWN SPOUSE OF ALI HARUNA, Defendants. TO: ALI HARUNA; his devisees, grantees, creditors, and all other parties claiming by, through, under or against him and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouses, heirs, devisees, grantees, and other creditors or other parties claiming by, though, under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against any corpo-		

are required to a copy of your written defenses, if any, to it on Jacqueline T. Levine, McCalla Raymer Leibert Pierce, LLP, 225 East Robinson Street, Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above-styled Court on or before August 10, 2026 or 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

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

WITNESS my hand and seal of said Court on the 29 day of June, 2026.

KAREN E. RUSHING
CLERK OF COURT
OF SARASOTA COUNTY
As Clerk of the Court
(SEAL) BY: G. Kopinsky
Deputy Clerk

26-19898FL

July 10, 17, 2026

26-01561S

CHARLOTTE SUBDIVISION, according to the map or plat thereof, as recorded in Plat Book 12, Pages 22, of the Public Records of Sarasota County, Florida. Commonly known as 4462 Symco Ave., North Port, FL 34286 including the buildings, appurtenances, and fixtures located thereon. Any persons claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated: July 2, 2026 LAW OFFICES OF JORDAN I. WAGNER, P.A. 320 S.E. 18th Street Fort Lauderdale, Florida 33316 Telephone: 954-491-3277 Facsimile: 954-692-9186 By: /S/ Jordan I. Wagner Jordan Wagner, Esq. Fla. Bar No.: 42775 jiw@jordanwagnerlaw.com July 10, 17, 2026		

SECOND INSERTION		
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR SARASOTA COUNTY GENERAL JURISDICTION DIVISION CASE NO. 2025 CA 003621 NC CARRINGTON MORTGAGE SERVICES, LLC, Plaintiff, vs. CHARLES F HOFFMAN, JR, et al., Defendant. NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered February 19, 2026 in Civil Case No. 2025 CA 003621 NC of the Circuit Court of the TWELFTH JUDICIAL CIRCUIT in and for Sarasota County, Sarasota, Florida, wherein CARRINGTON MORTGAGE SERVICES, LLC is Plaintiff and Charles F Hoffman, Jr, et al., are Defendants, the Clerk of Court, KAREN E. RUSHING, will sell to the highest and best bidder for cash electronically at www.sarasota.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 30th day of July, 2026 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: Lot 27, Sarasota Golf Club Colony, Unit 1, according to the map or plat thereof as recorded		

SECOND INSERTION		
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA GENERAL JURISDICTION DIVISION Case No. 2025 CA 005593 NC Freedom Mortgage Corporation, Plaintiff, vs. Annetta L Agarratt, Defendant. NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2025 CA 005593 NC of the Circuit Court of the TWELFTH Judicial Circuit, in and for Sarasota County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and Annetta L Agarratt are the Defendants, that Karen Rushing, Sarasota County Clerk of Court will sell to the highest and best bidder for cash at, www.sarasota.realforeclose.com, beginning at 09:00 AM on the 11th day of August, 2026, the following described property as set forth in said Final Judgment, to wit: LOT 37, BLOCK 138, 8TH ADDITION TO PORT CHARLOTTE SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 12, PAGES 20 AND 20A THRU 20K, OF THE		

SECOND INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL DIVISION CASE NO. 2026 CA 001392 NC WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF WFL HOMES TRUST, Plaintiff, vs. THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF ELENA LLOYD, DECEASED; NICHOLAS ANTHONY LLOYD, JR.; ERIC B. LLOYD; GAIL P. WATSON; LYDIA LLOYD; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s). TO: NICHOLAS ANTHONY LLOYD, JR. Last Known Address 127 North Ln Osprey, FL 34229 Current Residence is Unknown TO: THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF ELENA LLOYD A/K/A ELENA SCANDALIATO LLOYD, DECEASED RESIDENCES UNKNOWN YOU ARE NOTIFIED that an action to foreclose a mortgage on the following described property in Sarasota County, Florida: LOT 2, OYSTER COVE SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 29, PAGES 24 AND 24A, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Diaz Anselmo & Associates, P.A., Plaintiff's attorneys,		

in plat Book 9, Page(s) 94 and 94A, Public Records of Sarasota County, Florida.

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

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

By: /s/ 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
25-12416FL
July 10, 17, 2026

26-01595S

PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. TAX ID: 0987013837 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated this 2nd day of July, 2026. BROCK & SCOTT, PLLC Attorney for Plaintiff 4919 Memorial Hwy, Suite 135 Tampa, FL 33634 Phone: (954) 618-6955 Fax: (954) 618-6954 FLCourtDocs@brockandscott.com By /s/ Justin J. Kelley, Esq. Justin J. Kelley, Esq. Florida Bar No. 32106 File # 25-F03025 July 10, 17, 2026		

SECOND INSERTION		
NOTICE OF ACTION CONSTRUCTIVE SERVICE - PROPERTY THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2026CA002745NC DIVISION "A" NEW VISTA PROPERTIES, INC., a Florida Corporation, Plaintiff, vs. LORNA T. GAYLE; her devisees, grantees, creditors, and all other parties claiming by, through, under or against her and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouses, heirs, devisees, grantees, and other creditors or other parties claiming by, though, under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described; and UNKNOWN SPOUSE OF LORNA T. GAYLE, Defendants. TO: LORNA T. GAYLE; her devisees, grantees, creditors, and all other parties claiming by, through, under or against her and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouses, heirs, devisees, grantees, and other creditors or other parties claiming by, though, under or against any corporation or other legal entity named as a defendant and all claimants, persons or		

parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described; and UNKNOWN SPOUSE OF LORNA T. GAYLE:

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

Lot 42, Block 629, Replat of a Portion of the 14th Addition to Port Charlotte Subdivision, according to the map or plat thereof, as recorded in Plat Book 15, Page(s) 9, of the Public Records of Sarasota County, Florida

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Albert J. Tiseo, Jr., Plaintiff's attorney whose address is Goldman, Tiseo & Sturges, P.A., 701 JC Center Court, Suite 3, Port Charlotte, Florida 33954, thirty (30) days after the first publication date, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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

WITNESS my hand and seal of this Court July 2, 2026.

KAREN E. RUSHING
CLERK OF THE COURT
(SEAL) BY: G. Kopinsky
Deputy Clerk

July 10, 17, 2026

26-01578S

SECOND INSERTION			
Notice Of Action In The Circuit Court Of The Twelfth Judicial Circuit In And For Sarasota County, Florida Case No. 2025-CA-006584-NC Division C Circuit			
Kenneth J. Heald, Plaintiff, v. Adeline Teeter Hoff, et al.; Defendants. To:			
Adeline Teeter Hoff, if alive, or if dead her unknown spouse, heirs, devisees, grantees, creditors and all other unknown parties claiming by, through, under or against her.	Beverly Bills Perry, if alive, or if dead her unknown spouse, heirs, devisees, grantees, creditors and all other unknown parties claiming by, through, under or against her.	Connie Smeatin, if alive, or if dead her unknown spouse, heirs, devisees, grantees, creditors and all other unknown parties claiming by, through, under or against her.	Harvey Smeatin, if alive, or if dead his unknown spouse, heirs, devisees, grantees, creditors and all other unknown parties claiming by, through, under or against him.
Jerry Teeter, if alive, or if dead his unknown spouse, heirs, devisees, grantees, creditors and all other unknown parties claiming by, through, under or against him.	Loraine Smeatin Vonglis, if alive, or if dead her unknown spouse, heirs, devisees, grantees, creditors and all other unknown parties claiming by, through, under or against her.	Shirley Ann Teeter, if alive, or if dead her unknown spouse, heirs, devisees, grantees, creditors and all other unknown parties claiming by, through, under or against her.	

A partition lawsuit in the Circuit Court of the Twelfth Judicial Circuit, in and for Sarasota County, Florida, involving real property more specifically described as: Legal Description: Lot 45, Block 5, Eastwood Oaks Subdivision - Unit No. 5, the plat thereof recorded in Plat Book 16, Page 1, Public Records of Sarasota County, Florida.

Property Address: 3896 Hawkeye Circle, Sarasota, Florida 34232-1541
Property Record Information No: 2033140019

(the "property")
against the Defendants named in the caption above; Case Number 2025-CA-006584-NC, is pending in the Circuit Court for Sarasota County, Florida, Civil Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The name and address of the Plaintiff's attorney is set forth below.

You are hereby notified that an Amended Complaint involving the above-described real property has been filed against you, and you are required to serve a copy of your answer or pleading to said Amended Complaint on Plaintiff's attorney of record, Matthew C. Frey, Campione Law Group, P.A., 2750 Dora Avenue, Tavares, Florida 32778, and file the original answer or pleading in the Office of the Clerk of the Circuit Court, Twelfth Judicial Circuit, 2000 Main Street, Sarasota, FL 34237, Sarasota County, Florida, on or before August 10, 2026 following the date of the first publication of this Notice of Action. If you fail to do so, a Judgment by Default will be taken against you for the relief demanded in said Complaint.

This notice shall be published once a week for four (4) consecutive weeks.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

KAREN E RUSHING, CLERK
(SEAL) G. Kopinsky

Campione Law Group, P.A. Attorneys for Plaintiff /s/ Matthew C. Frey Matthew C. Frey Florida Bar No. 106359 2750 Dora Avenue Tavares, Florida 32778 Telephone: 352-343-4561 Telefacsimile: 352-343-7456 Primary Email: mfrey@campionelawgroup.com Secondary Email: legalassistant@campionelawgroup.com July 10, 17, 24, 31, 2026			26-01560S
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ESTATE

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA

PROBATE DIVISION

File No. 2026 CP 3243 SC

IN RE: ESTATE OF MICHAEL MILIANO Deceased.

The administration of the estate of Michael Miliano, deceased, whose date of death was April 15, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

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

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

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

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

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

The date of first publication of this notice is July 10, 2026.

Personal Representative:

Matthew Miliano

4150 Forbes Trail

Venice, Florida 34292

Christopher Miliano

940 Seneca Rd

Venice, Florida 34293

Attorney for Personal Representative:

Albert Stickley III

Attorney

Florida Bar Number: 0051605

FARR LAW FIRM, P.A.

237 Nokomis Ave S

Venice, FL 34285

Telephone: (941) 484-1996

Fax: (941) 497-7636

E-Mail: astickley@farr.com

Secondary E-Mail: smerlo@farr.com

July 10, 17, 2026

26-01565S

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION

File No. 2026CP003378NC

Division PROBATE

IN RE: ESTATE OF BONNIE J. HAUSER Deceased.

The administration of the estate of BONNIE J. HAUSER, deceased, whose date of death was April 27, 2026, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property

held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, 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 July 10, 2026.

Personal Representative:

JONATHAN T. ANDERSON

3665 Bee Ridge Road, Suite 300

Sarasota, Florida 34233

Attorney for Personal Representative:

WAYNE F. SEITL, Attorney

Florida Bar Number: 184074

Wood, Seil and Anderson, P.A.

3665 Bee Ridge Road, Suite # 300

Sarasota, FL 34233

Telephone: (941)954-5772

Fax: (941) 925-9164

E-Mail: wayne@wsa-law.com

Secondary E-Mail: group@wsa-law.com

July 10, 17, 2026

26-01599S

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA

PROBATE DIVISION

File No. 2026 CP 2019 SC

Division South County

IN RE: ESTATE OF JOAN I. MELCHILD Deceased.

The administration of the estate of JOAN I. MELCHILD, deceased, whose date of death was February 5, 2026, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is P.O. Box 3079, 2000 Main Street, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no

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

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

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

The date of first publication of this notice is July 10, 2026.

Personal Representative:

PETER MELCHILD

145 Carolina Oaks Dr.

Fountain Inn, South Carolina 29644

Attorney for Personal Representative:

STEPHEN K. BOONE

Attorney

Florida Bar Number: 0371068

BOONE, BOONE & BOONE, P.A.

1001 Avenida Del Circo

VENICE, FL 34285

Telephone: (941) 488-6716

Fax: (941) 488-7079

E-Mail: sboone@boone-law.com

July 10, 17, 2026

26-01566S

SECOND INSERTION

NOTICE OF PUBLIC SALE

The following personal property of JUDY M. COLLINS will, on July 23, 2026, at 10:00 a.m., at 5306 Sudbury Place, Lot #263, Sarasota, Sarasota County, Florida 34233; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109: 1985 HOME MOBILE HOME, VIN: FLHW108400150A, TITLE NO.: 0050035071, and

VIN: FLHW108400150B, TITLE NO.: 0050035072 and all other personal property located therein

PREPARED BY:

J. Matthew Bobo

Lutz, Bobo & Telfair, P.A.

2 North Tamiami Trail, Suite 500

Sarasota, Florida 34236

(PO#3326-1047)

July 10, 17, 2026

26-01584S

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION

File No. 2026 CP 003186 SC

IN RE: ESTATE OF AMEDEE B. DESMARAIS Deceased.

The administration of the estate of Amedee B. Desmarais, deceased, whose date of death was April 24, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, Florida 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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

The date of first publication of this notice is July 10, 2026.

Co-Personal Representatives:

Dennis R. Desmarais

1120 Quail Lane

Englewood, FL 34224

Suezann R. Richardson

1161 Quail Lane

Englewood, FL 34224

Attorney for

Co-Personal Representatives:

Albert Stickley III, Esquire

Attorney

Florida Bar Number: 0051605

237 Nokomis Avenue S.

Venice, FL 34285

Telephone: (941) 484-1996

Fax: (941) 497-7636

E-Mail: astickley@farr.com

Secondary E-Mail: smerlo@farr.com

July 10, 17, 2026

26-01569S

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA

PROBATE DIVISION

File No. 2026CP003068SC

IN RE: ESTATE OF MARK E. J. BOLDUC, Deceased.

The administration of the estate of MARK E. J. BOLDUC, deceased, whose date of death was February 20, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230-3079. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702, FLORIDA STATUTES, 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 JULY 10, 2026.

Personal Representative:

LESLIE CARPENTER BOLDUC

c/o Klingbeil & Roberts, P.A.

341 West Venice Avenue

Venice, FL 34285

Attorney for Personal Representative:

Gregory C. Roberts

Florida Bar Number: 0438782

Klingbeil & Roberts, P.A.

341 West Venice Avenue

Venice, FL 34285

Telephone: (941) 485-2900

Fax: (941) 486-8565

E-Mail: greg@k-rlaw.com

Secondary E-Mail: deanna@k-rlaw.com

July 10, 17, 2026

26-01588S

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION

File No. 2026 CP 002719 NC

Division: PROBATE

IN RE: ESTATE OF LINDA HUNTLEY, Deceased.

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

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

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

The personal representative has no duty to discover whether any property

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 July 10, 2026.

Personal Representative:

Dominic J. Trahan

1660 Maria Street

Englewood, FL 34223

Attorney for Personal Representative:

Cheyenne R. Young

Florida Bar Number: 0515299

WOTITZKY, WOTITZKY & YOUNG, P.A.

1107 W. Marion Avenue, Unit #111

Punta Gorda, FL 33950

Telephone: (941) 639-2171

Fax: (941) 639-8617

E-Mail: cyoung@wotitzkylaw.com

Secondary E-Mail: jackie@wotitzkylaw.com

July 10, 17, 2026

26-01564S

SECOND INSERTION

NOTICE OF PUBLIC SALE

The following personal property of WALTER STEPHEN SCHWARZ will, on July 23, 2026, at 10:30 a.m., at 5973 Essex Lane, Lot #188, Sarasota, Sarasota County, Florida 34233; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109: 1985 SCHU MOBILE HOME, VIN: S202143A, TITLE NO.: 0041904252, and

VIN: S202143B, TITLE NO.: 0041874998 and all other personal property located therein

PREPARED BY:

J. Matthew Bobo

Lutz, Bobo & Telfair, P.A.

2 North Tamiami Trail, Suite 500

Sarasota, Florida 34236

(PO#3326-1016)

July 10, 17, 2026

26-01585S

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA

PROBATE DIVISION

File No. 2026-CP-003068-NC

Division Probate

IN RE: ESTATE OF CAROL BETH DUNCOMBE, Deceased.

The administration of the Estate of Carol Beth DunCombe, deceased, whose date of death was March 2, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Probate Court, P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

The Personal Representative has no

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

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

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

The date of first publication of this notice is July 10, 2026.

Personal Representative:

Dennis W. Archer, Jr.

1407 Randolph Street, Suite 310

Detroit, MI 48226

Attorney for Personal Representative:

David B. Heedy

E-Mail Addresses: dheedy@shumaker.com

carolg@shumaker.com

Florida Bar No. 119196

Shumaker, Loop & Kendrick, LLP

240 S. Pineapple Avenue, 9th Floor

P.O. Box 49948

Sarasota, FL 34236

Telephone: 941-364-2794

July 10, 17, 2026

26-01592S

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA

PROBATE DIVISION

File No. 2026 CP 002469 NC

IN RE: ESTATE OF MARSHALL RASER Deceased.

The administration of the Estate of MARSHALL RASER, deceased, whose date of death was March 14, 2026 is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the Personal Representative's attorneys are set forth below.

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

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: July 10, 2026.

Personal Representative:

Barton Raser

93 Gravesleigh Terrace

Pittsfield, MA 01201

Attorneys Personal Representative:

By: John A. Moran

Attorney for Petitioner

Florida Bar Number: 718335

Dunlap & Moran, P.A.

P.O. Box 3948

Suite 300

Sarasota, Florida 34230

Telephone: (941) 366-0115

Fax: (941) 3654460

E-Mail: jmoran@dunlapmoran.com

Secondary

dmprobate@dunlapmoran.com

July 10, 17, 2026

26-01587S

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA

PROBATE DIVISION

File No. 2026-CP-003191-NC

Division PROBATE

IN RE: ESTATE OF THOMAS CLARK SMITH Deceased.

The administration of the estate of THOMAS CLARK SMITH, deceased, whose date of death was May 1, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no

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

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

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

The date of first publication of this notice is July 10, 2026.

Personal Representative:

BRANDON GRUPKA

7550 Iguala Drive

Sarasota, Florida 34241

Attorney for Personal Representative:

BART SCOVILL, Esq.

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

July 10, 17, 2026

26-01557S

SAVE TIME

Legal@businessobserverfl.com • Deadline Wednesday at noon • Friday Publication

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ESTATE

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDAPROBATE DIVISION
File No. 2026 CP 3634 NC
IN RE: ESTATE OF LILLIAN SHUFF KNIGHT Deceased.

The administration of the estate of LILLIAN SHUFF KNIGHT, deceased, whose date of death was May 9, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is July 10, 2026.

David G. Bowman, Jr.
P.O. Address: 2750 Ringling Blvd.
Ste. 3, Sarasota, FL 34237
David G. Bowman, Jr., Esq.
Bowman, George,
Scheb & Chapman, PA
2750 Ringling Blvd., Suite 3
Sarasota, FL 34237
(941) 366-5510
Florida Bar No. 801933
dbowmanj@bowmangeorge.com
Attorneys for Personal Representative
July 10, 17, 2026 26-01598S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION
File No. 2026-CP-1347
IN RE: ESTATE OF JAMES F. LACEY, Deceased.

The administration of the estate of JAMES F. LACEY, deceased, whose date of death was January 28, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main St., Sarasota, FL 34237. The names and addresses of the curator and the curator'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.

A Personal Representative or curator has no duty to discover whether any

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

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: July 10, 2026.

Robert D. Hines
Curator
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Robert D. Hines, Esq.
Attorney for Curator
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:
jrivera@hnh-law.com
July 10, 17, 2026 26-01567S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION
File No. 2026-CP-003372-NC
Division PROBATE
IN RE: ESTATE OF JOHN T. O'MALLEY Deceased.

The administration of the estate of John T. O'Malley, deceased, whose date of death was November 1, 2025, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34236. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, 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 July 10, 2026.

Personal Representative:
Cheryl Ernst
4524 Atwood Cay Circle
Sarasota, Florida 34233
Attorney for Personal Representative:
Teresa K. Bowman. Esq.
Attorney for the
Personal Representative
Florida Bar Number: 0021453
TERESA K BOWMAN PA
3277 Fruitville Rd., Suite D-2
SARASOTA, FL 34237
Telephone: (941) 735-5200
Fax: (941) 234-0604
E-Mail: tkbowman@tkbowmanpa.com
Secondary E-Mail:
liz@tkbowmanpa.com
July 10, 17, 2026 26-01593S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY FLORIDA
PROBATE DIVISION
Case No. 2025 CP 002322 NC
IN RE: Estate of Carolyn B. Windom Deceased.

The administration of the estate of Carolyn B. Windom, deceased, whose date of death was December 15, 2024, is pending in The Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, Florida, 34230. The name and address of the personal representative is 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 2 YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of the first publication of this notice is July 10, 2026.

Ross D. Windom,
personal representative,
7429 Periwinkle Dr.,
Sarasota, FL 34231
July 10, 17, 2026 26-01580S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026CP001878NC
IN RE: ESTATE OF DONALD ORVILLE LEHMER Deceased.

The administration of the estate of Donald Orville Lehmer, deceased, whose date of death was March 25, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Fl 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

NOTICE.

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

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

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

The date of first publication of this notice is July 10, 2026.

Attorney for Personal Representative
David P. Johnson, Attorney
Florida Bar Number: 525499
2201 Ringling Boulevard, Suite 104
Sarasota, FL 34237
Telephone: (941) 365-0118
E-Mail: davidjohnsonesq@gmail.com
SecondaryE-Mail:
Kathy-Johnsonlaw@verizon.net
July 10, 17, 2026 26-01572S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION
File No. 2026-CP-003059-NC
Division Probate
IN RE: ESTATE OF JEFFREY HEATH, Deceased.

The administration of the Estate of Jeffrey Heath, deceased, whose date of death was April 28, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Probate Court, P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the Personal Representatives and the Personal Representatives' attorney are set forth below.

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

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

The Personal 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 July 10, 2026.

Personal Representatives:
Karen Heath
295 Morningside Drive
Sarasota, FL 34236
Scott Bradley
1618 Pine Harrier Circle
Sarasota, FL 34231
Attorney for Personal Representatives:
Benjamin R. Hanan
E-Mail Addresses:
bhanan@shumaker.com
carolg@shumaker.com
Florida Bar No. 0089559
Shumaker, Loop & Kendrick, LLP
240 S. Pineapple Avenue, 9th Floor
P.O. Box 49948
Sarasota, FL 34236
Telephone: 941-364-2788
July 10, 17, 2026 26-01594S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION
File No. 2026 CP 2842 SC
Division Probate
IN RE: ESTATE OF George E. Tipping a/k/a George Edwin Tipping Deceased

The administration of the estate of George E. Tipping, a/k/a George Edwin Tipping, deceased, whose date of death was April 21, 2026 is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court 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 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 July 10, 2026.

Personal Representative:
Amanda Jane Lewis
Attorney for Personal Representative:
Robert C. Benedict
Florida Bar No: 0361150
rbenedict@bigwlaw.com
Wideikis, Benedict & Berntsson, LLC
The BIG W Law Firm
3195 S. Access Road
Englewood, FL 34224
(941) 627-1000 Telephone
July 10, 17, 2026 26-01573S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No.: 2026 CP 006300 NC
Division: Probate
IN RE: ESTATE OF JOHN M. FALVAI, Deceased.

The administration of the estate of JOHN M. FALVAI, deceased, whose date of death was July 30, 2025, and the last four digits of whose social security number are 6870, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237, file number 2026 CP 003600 NC. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is July 10, 2026.

Personal Representative:
Ferenc P. Omasz
4 Fox Sparrow Court
Scotts Valley, California 95066
Attorney for Personal Representative:
/s/ Richard J. Cole, III
Richard J. Cole, III, Esq.
Florida Bar No.: 0059708
Cole & Cole Law, P.A.
46 N. Washington Blvd., Suite 24
Sarasota, Florida 34236
(941) 365-4055 / Fax (941) 365-4219
Email: rc3@colecolelaw.com
July 10, 17, 2026 26-01581S

SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration)
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 003322 SC
Division PROBATE
IN RE: ESTATE OF GEORGE R. HARTSHORN A/K/A GEORGE RICHARD HARTSHORN 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 GEORGE R. HARTSHORN A/K/A GEORGE RICHARD HARTSHORN, deceased, File Number 2026 CP 003322 SC, by the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 4004 S. Tamiami Trail, Venice, FL 34293; that the decedent's date of death was December 22, 2025; that the total value of the estate is \$5,678.08 and that the names and addresses of those to whom it has been assigned by such order are:

Name	Address
GEORGE R. HARTSHORN	LIVING TRUST DATED JUNE 14, 2016, AS RESTATED DECEMBER 18, 2025
c/o John McQuiston, III. and Wendy Lee McQuiston, Successor Co-Trustees	423 Pebble Creek Court
	Venice, FL 34285

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 July 10, 2026.

Persons Giving Notice:
John McQuiston, III.
423 Pebble Creek Court
Venice, Florida 34285
WENDY LEE MCQUISTON
423 Pebble Creek Court
Venice, Florida 34285
Attorney for Persons Giving Notice
FEDERICO MOJICA, ESQUIRE
Attorney for Petitioners
Florida Bar Number: 0124187
Ross & Mojica Law Group
871 Venetia Bay Blvd., Ste. 300B
Venice, FL 34285
Telephone: (941) 480-1948
Fax: (941) 480-9277
E-Mail: federico@rossmojicalaw.com
Secondary E-Mail:
shawn@rossmojicalaw.com
July 10, 17, 2026 26-01568S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
Case No. 2026 CP 003213 NC
IN RE: ESTATE OF MINERVA Z. MARTIN Deceased

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

All creditors of the decedent and oth-

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

All other creditors of the decedent

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

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

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

The date of first publication of this notice is: July 10, 2026.

Jonathan W. Martin
Personal Representative
530 Hopeland Road
Stevens, PA 17578-9767

Eric. R. Hoonhout, Esq
Attorney for Personal Representative
Florida Bar No. 0087422
Hoonhout Law, Chartered
1219 South East Avenue, Suite 202
Sarasota, FL 34239
Telephone: (941) 237-0099
Email:
Eric@hoonhoutlaw.com
July 10, 17, 2026 26-01589S

ACTIONS / SALES---

SECOND INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CASE NO.: 2026 CA 001273 NC PACIFIC LIFE INSURANCE COMPANY, Plaintiff, v. TDL DEVELOPMENT LLC; et al, Defendant(s). To the following Defendant(s): GUSTAVO OLIVEIRA (Last Known Address: 2912 BARRYMORE COURT, ORLANDO, FL 32835) YOU ARE NOTIFIED that an action to foreclose based on boundaries established by acquiescence, on the following described property: LOT 23, BLOCK 920, TWENTIETH ADDITION TO PORT CHARLOTTE SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGE(S) 8, 8-A THROUGH 8-K, INCLUSIVE, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. PROPERTY ADDRESS: 2115 CINCINNATI ST, ORLANDO, FL 34286 has been filed against you and you are required to serve a copy of your written	
defenses, if any, to it, on Ghidotti Berger LLP, Attorney for Plaintiff, whose address is 10800 Biscayne Blvd., Suite 201, Miami, FL 33161 8-10-2026, a date which is within thirty (30) days after the first publication of this Notice in the Business Observer and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint. This notice is provided pursuant to Administrative Order No. 2010-08 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of this Court this 1 day of July, 2026. KAREN E. RUSHING As Clerk of the Court (SEAL) By G. Kopinsky As Deputy Clerk July 10, 17, 2026 26-01563S	

FOURTH INSERTION	
NOTICE OF ACTION IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY FLORIDA CIVIL ACTION Case No. 2025 CC 007874 NC SARASOTA SANDS OWNERS ASSOCIATION, INC., Plaintiff, v. ETHEL J. YOPS, Defendant. TO: ETHEL J. YOPS and if any of the above named natural persons be married, their unknown spouses, and if any of the above named natural persons be dead, their unknown heirs, devisees, grantees, successors or other parties claiming by, through, under or against them, and any and all other persons claiming any right, title, interest, lien, estate or demand in or to be the following described real property and to reform a certain deed, situate, lying and being in Sarasota County, Florida, to-wit: An undivided 1/50th interest in and to Condominium Unit A231 Week 48 and its undivided respective share in those common elements appertaining thereto in accordance with and subject to the covenants, conditions, terms restrictions and other provisions of a certain Declaration of Condominium of SARASOTA SANDS, a resort condominium hotel, as recorded in Official Records Book 1364 at Page 1165 et seq. of the Public Records of Sarasota County, Florida, and as per Condominium Plat recorded	
in Condominium Book 14 at Pages 4 through 4B, inclusive, of the public records of Sarasota County, Florida. YOU ARE HEREBY notified that a foreclosure action on the above described property has been filed against you in the above entitled Court and you are required to serve a copy of your written defenses to the Complaint on the Plaintiff's Attorney, DAVID K. OAKS, ESQ., of DAVID K. OAKS, P.A., P. O. Box 671, Saluda, NC 28773, and file the original with the Clerk of the Court, Sarasota County Courthouse, 2000 Main Street, Sarasota, FL 34237 on or before the 27 day of July, 2026, otherwise a judgment may be entered against you for the relief demanded in the Complaint. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Witness my hand and seal of said Court on this 15 day of June, 2026. KAREN E. RUSHING Clerk of the Court (SEAL) BY G. Kopinsky Deputy Clerk June 26; July 3, 10, 17, 2026 26-01426S	

SECOND INSERTION	
NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY FLORIDA CIRCUIT CIVIL DIVISION CASE NO.: 2025 CA 004792 NC U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST, Plaintiff, v. ALEJANDRO BEYRA CAMPINS, INDIVIDUALLY AND AS TRUSTEE UNDER LAND TRUST KNOWN AS B.E. LEGACY LAND TRUST, DATED NOVEMBER 10, 2021 FOR THE BENEFIT OF ALEJANDRO BEYRA CAMPINS, et al., Defendants. NOTICE OF SALE PURSUANT TO CHAPTER 45 IS HEREBY GIVEN that, pursuant to the Uniform Final Judgment of Mortgage Foreclosure dated May 28, 2026, issued in and for Sarasota County, Florida, in Case No. 2025 CA 004792 NC, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST is the Plaintiff, and ALEJANDRO BEYRA CAMPINS, INDIVIDUALLY AND AS TRUSTEE UNDER LAND TRUST KNOWN AS B.E. LEGACY LAND TRUST, DATED NOVEMBER 10, 2021 FOR THE BENEFIT OF ALEJANDRO BEYRA CAMPINS, UNKNOWN SPOUSE OF ALEJANDO BEYRA CAMPINS N/K/A DAIMARELIS CAMPINS, GULF GATE COMMUNITY ASSOCIATION, INC., HANDYMAN ROOFING and UNKNOWN TENANT #2 N/K/A WILFREDO BEYRA are the Defendants. The Clerk of the Court, KAREN RUSHING, will sell to the highest and best bidder for cash, in accordance with Section 45.031, Florida Statutes,	
on September 24, 2026, at electronic sale beginning at 9:00 AM, at www.sarasota.realforeclose.com the following-described real property as set forth in said Uniform Final Judgment of Mortgage Foreclosure, to wit: LOT 10, BLOCK 85, GULF GATE WOODS, UNIT 2, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 20, PAGE 9, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA Property Address: 2839 Hardee Dr., Sarasota, FL 34231 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated: This 1st day of July, 2026. Respectfully submitted, HOWARD LAW 902 Clint Moore Road, Suite 220 Boca Raton, FL 33487 Telephone: (954) 893-7874 Facsimile: (888) 235-0017 Designated Service E-Mail: Pleadings@HowardLaw.com By: /s/ Matthew B. Klein Matthew B. Klein, Esq. Florida Bar No.: 73529 E-Mail: Matthew@HowardLaw.com 25-000263-1 July 10, 17, 2026 26-01558S	

SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION File Number 2026-CP-2431 NC IN RE: ESTATE OF CONSTANCE P. COTROS, Deceased. The administration of the ESTATE OF CONSTANCE P. COTROS, deceased, whose date of death was January 1, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.	
The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228 applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of the first publication of this Notice is July 10, 2026. Personal Representative: CHARLES H. COTROS 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@fergesonskipper.com services@fergesonskipper.com July 10, 17, 2026 26-01604S	

SECOND INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CASE NO.: 2026-CA-001046 CADENCE BANK, Plaintiff, v. JOSE A. HADDOCK, et al., Defendants. TO: Tina Rochford 4223 Bullard Street North Port, FL 34287 Tina Rochford 5780 Gallatin Ln. North Port, FL 34287 Unknown Spouse of Tina Rochford 4223 Bullard Street North Port, FL 34287 Unknown Spouse of Tina Rochford 5780 Gallatin Ln. North Port, FL 34287 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property in Sarasota County, Florida: Lot 10, Block 1944, FORTY-FIRST ADDITION TO PORT CHARLOTTE SUBDIVISION, a subdivision, according to the plat thereof recorded in Plat Book 16, Pages 42, 42A through 42F, of the Public Records of Sarasota County, Florida. has been filed against you and you are required to serve a copy of your written defenses, if any, on Anthony R. Smith,	
Esquire, the Plaintiff's attorney, whose address is Tiffany & Bosco, P.A., 1201 S. Orlando Ave, Suite 430, Winter Park, FL 32789, on or before thirty (30) days from the date of first publication of this Notice, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; or a default will be entered against you for the relief demanded in the complaint. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Court at Sarasota County, Florida, this 29 day of June, 2026. Karen E. Rushing as Clerk of the Circuit Court of Sarasota County, Florida (SEAL) By: G. Kopinsky DEPUTY CLERK July 10, 17, 2026 26-01562S	

SECOND INSERTION	
NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR SARASOTA COUNTY GENERAL JURISDICTION DIVISION CASE NO. 2025 CA 004714 NC CARRINGTON MORTGAGE SERVICES, LLC, Plaintiff, vs. MICHAEL G MILLS A/K/A MICHAEL GREGG MILLS A/K/A MICHAEL GREG MILLS A/K/A MICHAEL GREGORY MILLS A/K/A MICHAEL M MILLS A/K/A MIKE G MILLS, et al., Defendant. NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure entered on MAY 28, 2026, in the above-styled cause, KAREN E. RUSHING, SARASOTA County Clerk of Court, shall sell to the highest and best bidder for cash on JULY 28, 2026, at 9:00 A.M., at www.sarasota.realforeclose.com, the following described property: LEGAL DESCRIPTION: LOT 497, BRENTWOOD ESTATES, UNIT 5, LESS THAT PORTION DESCRIBED IN OFFICIAL RECORDS INSTRUMENT NO. 2007051123 IN OFFICIAL RECORDS INSTRUMENT NUMBER 1007051124, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN	
PLAT BOOK 26, PAGE(S) 49, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.	
Property Address: 5127 ISLAND DATE ST, SARASOTA, FL 34232	
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.	
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.	
Dated: June 9, 2026 /s/ Michelle De Leon Michelle De Leon, Esq. Hill Wallack, LLP Attorneys for Plaintiff 4935-6012-4339, v. 2	26-01596S
July 10, 17, 2026	

THIRD INSERTION	
NOTICE OF ACTION TO QUIET TITLE to 1811 Osprey Dr. Sarasota, FL 34202 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2025-CA-005243 NC Revenue Empires, LLC a Florida Limited Liability Company, Plaintiff, vs. Pete Broxton and his heirs, successors and assigns, Catherine Broxton and her heirs, successors and assigns, Defendants.	
You are hereby notified that an action to remove you as an owner of the property at 1811 Osprey Dr., Sarasota, Florida has been filed against you and that you are required to serve a copy of your written defenses, if any, on David Finkelstein, Attorney-at-Law for Revenue Empires, LLC, a Florida Limited Liability Company, at his address at 7114 Bluebell Ct., Lakewood Ranch, Florida 34202 on or before June 5, 2026 and file the original with the clerk of this Court at the following address: 2115 Second Street, Fort Myers FL 33901 before or immediately after sending it to the attorney for Revenue Empires, LLC.	
If you fail to do so, a default may be	

SECOND INSERTION	
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR SARASOTA COUNTY GENERAL JURISDICTION DIVISION CASE NO. 2025 CA 004868 NC PENNYMAC LOAN SERVICES, LLC, Plaintiff, vs. DAWN M SAYERS, et al., Defendant. NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered May 29, 2026 in Civil Case No. 2025 CA 004868 NC of the Circuit Court of the TWELFTH JUDICIAL CIRCUIT in and for Sarasota County, Sarasota, Florida, wherein PENNYMAC LOAN SERVICES, LLC is Plaintiff and Dawn M Sayers, et al., are Defendants, the Clerk of Court, KAREN E. RUSHING, will sell to the highest and best bidder for cash electronically at www.sarasota.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 28th day of July, 2026 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: LOT 12, BLOCK 2619, 52ND ADDITION TO PORT CHARLOTTE SUBDIVISION, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RE-	
CORDED IN PLAT BOOK 21, PAGES 13, 13A THRU 13NN OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.	
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.	
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.	
By: /s/ 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 25-13184FL	26-01559S
July 10, 17, 2026	

SECOND INSERTION	
NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN & FOR SARASOTA COUNTY, FLORIDA Clerk Case Number: 2025 CC 005288 SC VENICE GOLF & COUNTRY CLUB, MASTER ASSOCIATION INC., Plaintiff(s), vs. PATRICIA FRYER BILLINGS as Trustee of the PATRICIA FRYER BILLINGS REVOCABLE TRUST AGREEMENT DATED DECEMBER 29TH, 2016; ET AL, Defendant(s). Notice is hereby given that, pursuant to a Final Judgment of Foreclosure entered on June 23, 2026 in the above-styled case in the County Court of Sarasota County, Florida, KAREN E. RUSHING, the Clerk of the Circuit Court of Sarasota County, will sell the property situated in Sarasota County, Florida, described as: Lot 51, Venice Golf & Country Club, Unit No. II-E, according to the plat thereof recorded in Plat Book 35, at pages 40A thru 40C, of the Public Records of Sarasota County, Florida. Parcel ID No: 0422150015 Property Address: 115 WAYFOREST DR VENICE, FL, 34292 at public sale, to the highest and best bidder, for cash, online at www.sarasota.realforeclose.com, at 9:00 a.m.	
EST On August 10, 2026.	
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FUNDS FROM THIS SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS, MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.	
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.	
DATED this 6th day of July 2026.	
Respectfully submitted, PERSSON, COHEN, MOONEY, FERNANDEZ & JACKSON, P.A. /s/ Daniel P. Lewis DANIEL P. LEWIS, ESQ. Florida Bar No. 086085 236 Pedro Street Venice, FL 34285 Email: dlewis@flgovlaw.com Tel. (941) 306-4730/ Fax (941) 306-4832 Counsel for Plaintiff	26-01600S
July 10, 17, 2026	

SECOND INSERTION	
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR SARASOTA COUNTY GENERAL JURISDICTION DIVISION CASE NO. 2025 CA 003276 NC LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. GENA A ROWAND A/K/A GENA ROWAND, et al., Defendant. NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered May 28, 2026 in Civil Case No. 2025 CA 003276 NC of the Circuit Court of the TWELFTH JUDICIAL CIRCUIT in and for Sarasota County, Sarasota, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and Gena A Rowand a/k/a GENA ROWAND, et al., are Defendants, the Clerk of Court, KAREN E. RUSHING, will sell to the highest and best bidder for cash electronically at www.sarasota.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 28th day of July, 2026 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: LOT 82, GRAND PALM, PHASE 1A, A SUBDIVISION, ACCORDING TO THE PLAT	
THEREOF, AS RECORDED IN PLAT BOOK 48, PAGES 5, 5A THROUGH 5W, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.	
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.	
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.	
By: /s/ Morgan B Lea Morgan Lea, Esq. McCalla Raymer Leibert Pierce, LLP Attorney for Plaintiff 225 E. Robinson Street, Suite 155 Orlando, FL 32801 Phone: (407) 674-1673 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 964405 25-12139FL	26-01582S
July 10, 17, 2026	

THIRD INSERTION	
entered against you, in which case you will be removed as owner of 1811 Osprey Dr. Sarasota, Florida and any other relief demanded in the complaint in the above-captioned matter. Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota,	
Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.	
David Finkelstein, as Attorney for Revenue Empire, LLC, (a Florida limited liability company ("Revenue Empire") 7114 Bluebell Ct. Lakewood Ranch, FL 34202 941-952-9999 FloridaLawyer@gmail.com July 3, 10, 17, 24, 2026 26-01544S	