Public Notices

Business Observer

PAGES 17-48

PAGE 17 **Additional Public Notices may be accessed on BusinessObserverFL.com and the statewide legal notice website, FloridaPublicNotices.com** JULY 24 - JULY 30, 2026

LEE COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION

NOTICE OF RULEMAKING
REGARDING THE REVISED RULES OF PROCEDURE OF THE
CAPE CORAL TOWN CENTER COMMUNITY DEVELOPMENT DISTRICT

In accordance with Chapters 120 and 190, *Florida Statutes*, the Cape Coral Town Center Community Development District (the "**District**") hereby gives the public notice of its intent to adopt its proposed revised Rules of Procedure (the "**Proposed Rule**"). The Proposed Rule number is 26-01. Prior notice of rule development relative to the Proposed Rule was published in the Florida Business Observer on July 17, 2026.

A public hearing will be conducted by the Board of Supervisors (the "**Board**") District on **August 25, 2026, at 1:00 p.m. at Cape Coral-Lee County Public Library, Conference Room, 921 S.W. 39th Terrace, Cape Coral, FL 33914,** relative to the adoption of the Proposed Rule. Pursuant to Sections 190.011(5) and 190.012(3), *Florida Statutes*, the Proposed Rule will not require legislative ratification.

The summary of, purpose and effect of the revised Rules of Procedure is to provide for efficient and effective District operations and to ensure compliance with recent changes to Florida law. The specific grant of rulemaking authority for the adoption of the Proposed Rule includes Sections 190.011(5), 190.011(15) and 190.035, *Florida Statutes*. The specific laws implemented in the Proposed Rule include, but are not limited to, Sections 112.08, 112.3143, 112.31446, 112.3145, 119.07, 119.0701, 120.54, 120.542, 120.5435, 120.56, 120.69, 120.81, 189.053, 189.069, 190.006, 190.007, 190.008, 190.011, 190.033, 190.035, 218.33, 218.391, 255.05, 255.0518, 255.0525, 255.20, 286.0105, 286.011, 286.012, 286.0113, 286.0114, 287.017, 287.055, and 287.084, *Florida Statutes*.

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

For more information regarding the public hearing, the Proposed Rule, or for a copy of the Proposed Rule and the related incorporated documents, if any, please contact the District Manager c/o PFM Management Services LLC, 3501 Quadrangle Boulevard, Suite 270, Orlando, Florida 32817, (407) 723-5900, gaarlandtj@pfm.com (the "**District Manager's Office**").

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

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

Jane Gaarlandt, District Manager
Cape Coral Town Center Community Development District
July 24, 2026 26-02774L

FIRST INSERTION

DUKE FARM 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 Duke Farm Stewardship District (**"District"**) will hold a public hearing and regular meeting as follows:

DATE: August 14, 2026
TIME: 8:00 a.m.
LOCATION: 28100 Bonita Grande Drive, Suite #106
Bonita Springs, Florida 34135

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 https://dukefarmsd.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 24, 31, 2026 26-02843L

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 18301 Tamiami Trail, N Fort Myers, FL 33903 intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.StorageTreasures.com on 08/13/26 at 2:30pm. Contents include personal property along with the described belongings to those individuals listed below.

1054 Jennifer Feggi Bikes, Clothes, Boxes

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (239) 291-9388
July 24, 31, 2026 26-02796L

FIRST INSERTION

V-DANA COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2026-2027 BUDGET; NOTICE OF PUBLIC HEARING TO CONSIDER THE IMPOSITION OF OPERATIONS AND MAINTENANCE SPECIAL ASSESSMENTS, ADOPTION OF AN ASSESSMENT ROLL, AND THE LEVY, COLLECTION, AND ENFORCEMENT OF THE SAME; AND NOTICE OF REGULAR BOARD OF SUPERVISORS MEETING.

The Board of Supervisors (the "**Board**") of V-Dana Community Development District (the "**District**") will hold two (2) public hearings and a meeting on **August 19, 2026 at 1:30 p.m.** at the offices of Cameratta Companies located at 21101 Design Parc Ln. #103, Estero, FL 33928.

The purposes of the public hearings are to receive public comments and objections on the Fiscal Year 2026-2027 proposed final budget ("**Proposed Budget**"), to consider the adoption of an assessment roll, to consider the imposition of special assessments to fund the Proposed Budget upon the lands located within the District, and to provide for the levy, collection, and enforcement of the non-ad valorem assessments. The public hearings are being conducted pursuant to Chapters 190 and 197, Florida Statutes. A meeting of the Board will also be held where the Board may consider any other business that may properly come before it. A copy of the Proposed Budget, preliminary assessment roll and/or the agenda for the meeting/hearings may be obtained from the offices of the District Manager by contacting 2005 Pan Am Circle, Suite 300, Tampa, Florida 33607, phone: (813) 873-7300; email: bryan.radcliff@inframark.com. In accordance with Section 189.016, Florida Statutes, the Proposed Budget will be posted on the District's website http://vdanacdd.com/ at least two (2) days before the public hearing date.

The public hearings and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. They may be continued to a date, time, and place to be specified on the record at the hearings or meeting. There may be occasions when Board members or District staff may participate by speaker telephone or other electronic means.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations because of a disability or physical impairment should contact the District Manager's office at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 or 1-800-955-8771 (TTY), or 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.

Bryan Radcliff
District Manager
July 24, 31, 2026 26-02775L

FIRST INSERTION

KINGSTON ONE COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2026-2027 BUDGET; NOTICE OF PUBLIC HEARING TO CONSIDER THE IMPOSITION OF OPERATIONS AND MAINTENANCE SPECIAL ASSESSMENTS, ADOPTION OF AN ASSESSMENT ROLL, AND THE LEVY, COLLECTION, AND ENFORCEMENT OF THE SAME; AND NOTICE OF REGULAR BOARD OF SUPERVISORS MEETING.

The Board of Supervisors (the "**Board**") of Kingston One Community Development District (the "**District**") will hold two (2) public hearings and a meeting on **August 19, 2026 at 2:00 p.m.** at the offices of Cameratta Companies located at 21101 Design Parc Ln. #103, Estero, FL 33928.

The purposes of the public hearings are to receive public comments and objections on the Fiscal Year 2026-2027 proposed final budget ("**Proposed Budget**"), to consider the adoption of an assessment roll, to consider the imposition of special assessments to fund the Proposed Budget upon the lands located within the District, and to provide for the levy, collection, and enforcement of the non-ad valorem assessments. The public hearings are being conducted pursuant to Chapters 190 and 197, Florida Statutes. A meeting of the Board will also be held where the Board may consider any other business that may properly come before it. A copy of the Proposed Budget, preliminary assessment roll and/or the agenda for the meeting/hearings may be obtained from the offices of the District Manager by contacting 2005 Pan Am Circle, Suite 300, Tampa, Florida 33607, phone: (813) 873-7300; email: bryan.radcliff@inframark.com. In accordance with Section 189.016, Florida Statutes, the Proposed Budget will be posted on the District's website https://www.kingstononecdd.com/ at least two (2) days before the public hearing date.

The public hearings and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. They may be continued to a date, time, and place to be specified on the record at the hearings or meeting. There may be occasions when Board members or District staff may participate by speaker telephone or other electronic means.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations because of a disability or physical impairment should contact the District Manager's office at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 or 1-800-955-8771 (TTY), or 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.

Bryan Radcliff
District Manager
July 24, 31, 2026 26-02778L

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 The True 4G Financial located at 2213 NW 15th St in the City of Cape Coral, Lee, FL 33993 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 18th day of July, 2026
Johanna Gonzalez
July 24, 2026 26-02878L

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 Gary's Baskets located at 15335 Bonefish Trail in the City of Bonita Springs, Lee, FL 34135 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 19th day of July, 2026
Gary Long
July 24, 2026 26-02879L

FIRST INSERTION

VERANDAH EAST 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 Verandah East Community Development District (**"District"**) will hold a public hearing and regular meeting as follows:

DATE: August 12, 2026
TIME: 1:00 p.m.
LOCATION: 11390 Palm Beach Boulevard, First Floor
Fort Myers, Florida 33905

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 that 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.verandahcdds.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 meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the 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 24, 31, 2026 26-02776L

FIRST INSERTION

CAPE CORAL TOWN CENTER COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2027 PROPOSED BUDGET(S); AND NOTICE OF AUDITOR SELECTION COMMITTEE AND RESHEDULED BOARD OF SUPERVISORS' MEETING.

The Board of Supervisors (**"Board"**) of the Cape Coral Town Center Community Development District (**"District"**) will hold a public hearing, Auditor Selection Committee and rescheduled meeting as follows:

DATE: August 18, 2026
TIME: 1:00 PM
LOCATION: Cape Coral-Lee County Public Library,
Conference Room,
921 S.W. 39th Terrace,
Cape Coral, FL 33914

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"**). The regular meeting and public hearing will take place immediately following the adjournment of the Auditor Selection Committee meeting where the Board may consider any other business that may properly come before it. The Auditor Selection Committee will review, discuss and recommend an auditor to provide audit services to the District for Fiscal Year 2025. A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, PFM Management Services LLC, 3501 Quadrangle Boulevard, Suite 270, Orlando, Florida 32817, 407-723-5900 (**"District Manager's Office"**), during normal business hours.

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.

Jane Gaarlandt
District Manager
July 24, 31, 2026 26-02779L

FIRST INSERTION

Notice of Public Sale

Notice is hereby given that on August 11th, 2026 at 10:00 AM the following vehicle/goods may be sold at public sale for the amount owed on each vehicle/goods to satisfy the lien for repairs,adjustements,modifications,materials,storage charges,and any other services allowed pursuant to 677.209,677.210 F.S.As is. Where is. Title is not guaranteed.CASE:48066 2014 CHEV VIN: 1GCUKREC1EF194772 CUSTOMER:DELMAR LOPEZ TORRES.109 12TH WAHNETA ST E.WINTER HAVEN, FL 33880 Lienor information:SOENGAS TRUCKING INC 249 BETHANY HOME DR.LEHIGH ACRES, FL 33936 Vehicle's location and Sale location:SOENGAS TRUCKING INC 17136 Jean Street.Fort Myers,FL 33967Ph:305-409-6916 Total Lien $6425.00 The customer/owner or any other person claiming an interest, or a lien may redeem the vehicle/goods by satisfying the amount due in cash on or before the sale date and time. The customer/owner or any other person claiming an interest, or a lien has a right to file for a hearing prior to the date of sale with the clerk of the courts in the Lee County where the vehicle/goods is held to determine whether the vehicle/goods have been wrongfully taken or withheld from him or her. At any time before the date of sale Owner/Lienholder may recover the vehicle/goods without instituting judicial proceedings by posting a bond as per 559.917 F.S. Net proceeds in excess of lien amount will be deposited with the clerk of courts pursuant to 677.209,677.210 F.S.
July 24, 31, 2026 26-02844L

--- PUBLIC SALES ---

FIRST INSERTION

UNIVERSITY SQUARE COMMUNITY DEVELOPMENT DISTRICT NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2026/2027 BUDGET; AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

The Board of Supervisors (Board) of the University Square Community Development District (District) will hold a public hearing on August 13, 2026 at 12:00 p.m., at the offices of Miromar Development Corporation, 10801 Corkscrew Road, Suite 305, Estero, Florida 33928 for the purpose of hearing comments and objections on the adoption of the proposed budget (Proposed Budget) of the District for the fiscal year beginning October 1, 2026 and ending September 30, 2027 (Fiscal Year 2026/2027). A regular board meeting of the District will also be held at that 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 by contacting the oIices of the District Manager, Premier District Management, by mail at 3820 Colonial Blvd, Suite 101, Fort Myers, FL, 33966 or by phone at 239-690-7100 (District Manager's office), during normal business hours, or by visiting the District's website, http://universitysquarecdd.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 meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone. Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager's OIice at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office. Each person who decides to appeal any decision made by the Board with respect to any matter considered at the 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.

Mandie Rainwater
District Manager
July 24, 31, 2026 26-02780L

FIRST INSERTION

UNIVERSITY VILLAGE COMMUNITY DEVELOPMENT DISTRICT NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2026/2027 BUDGET; AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

The Board of Supervisors (Board) of the University Village Community Development District (District) will hold a public hearing on August 13, 2026 at 11:30 a.m., at the offices of Miromar Development Corporation, 10801 Corkscrew Road, Suite 305, Estero, Florida 33928 for the purpose of hearing comments and objections on the adoption of the proposed budget (Proposed Budget) of the District for the fiscal year beginning October 1, 2026 and ending September 30, 2027 (Fiscal Year 2026/2027). A regular board meeting of the District will also be held at that 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 by contacting the oIices of the District Manager, Premier District Management, by mail at 3820 Colonial Blvd, Suite 101, Fort Myers, FL, 33966 or by phone at 239-690-7100 (District Manager's office), during normal business hours, or by visiting the District's website, http://universityvillagecdd.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 meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone. Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office. Each person who decides to appeal any decision made by the Board with respect to any matter considered at the 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.

Mandie Rainwater
District Manager
July 24, 31, 2026 26-02781L

FIRST INSERTION

VERANDAH WEST 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 Verandah West Community Development District (**"District"**) will hold a public hearing and regular meeting as follows:

DATE: August 12, 2026
TIME: 2:00 p.m.
LOCATION: 11390 Palm Beach Boulevard, First Floor
Fort Myers, Florida 33905

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 that 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.verandahcdds.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 meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the 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.

July 24, 31, 2026 26-02777L

FIRST INSERTION

MOODY RIVER ESTATES COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FY 2027 BUDGET; NOTICE OF PUBLIC HEARING TO CONSIDER THE IMPOSITION OF OPERATIONS AND MAINTENANCE SPECIAL ASSESSMENTS, ADOPTION OF AN ASSESSMENT ROLL, AND THE LEVY, COLLECTION, AND ENFORCEMENT OF THE SAME; AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

The Board of Supervisors (**"Board"**) for the Moody River Estates Community Development District (**"District"**) will hold the following public hearings and regular meeting:

DATE: 08/20/2026
TIME: 1:00 PM
LOCATION: Clubhouse at Moody River Estates
3050 Moody River Boulevard
North Fort Myers, Florida 33903

The first public hearing is being held pursuant to Chapter 190, *Florida Statutes*, to receive public comment and objections on the District's proposed budget (**"Proposed Budget"**) for the fiscal year beginning October 1, 2026, and ending September 30, 2027 (**"FY 2027"**). The second public hearing is being held pursuant to Chapters 190, *Florida Statutes*, to consider the imposition of operations and maintenance special assessments (**"O&M Assessments"**) upon the lands located within the District to fund the Proposed Budget for FY 2027; to consider the adoption of an assessment roll; and to provide for the levy, collection, and enforcement of O&M Assessments. At the conclusion of the public hearings, the Board will, by resolution, adopt a budget and levy O&M Assessments as finally approved by the Board. A regular Board meeting of the District will also be held where the Board may consider any other District business that may properly come before it.

Description of Assessments

The District imposes O&M Assessments on benefitted property within the District for the purpose of funding the District's general administrative, operations, and maintenance budget. A description of the services to be funded by the O&M Assessments, and the properties to be improved and benefitted from the O&M Assessments, are all set forth in the Proposed Budget. A geographic depiction of the property potentially subject to the proposed O&M Assessments is identified in the map attached hereto. The table below shows the schedule of the proposed O&M Assessments, which are subject to change at the hearing:

Land Use	Total # of Units or Acres	EAU/ERU Factor	Proposed O&M Assessment
Single Family	775	1	$783.88
Single Family – East	14	1	$169.15
Multifamily – East	55	1	$169.15

**includes collection costs and early payment discounts*

NOTE: THE DISTRICT RESERVES ALL RIGHTS TO CHANGE THE LAND USES, NUMBER OF UNITS, EQUIVALENT ASSESSMENT OR RESIDENTIAL UNIT ("EAU/ERU") FACTORS, AND O&M ASSESSMENT AMOUNTS AT THE PUBLIC HEARING, WITHOUT FURTHER NOTICE.

The proposed O&M Assessments, as stated, include collection costs and/or early payment discounts imposed on assessments collected by the Lee County (**"County"**) Tax Collector on the tax bill. Moreover, pursuant to Section 197.3632(4), Florida Statutes, the lien amount shall serve as the "maximum rate" authorized by law for O&M Assessments, such that no public hearing on O&M Assessments shall be held or notice provided in future years unless the O&M Assessments are proposed to be increased or another criterion within Section 197.3632(4), Florida Statutes, is met. Note, the O&M Assessments do not include debt service assessments previously levied by the District, if any.

For FY 2027, the District intends to have the County Tax Collector collect the O&M Assessments imposed on certain developed property and will directly collect the O&M Assessments on the remaining benefitted property, if any, by sending out a bill at least thirty (30) days prior to the first Assessment due date. It is important to pay your O&M Assessment because failure to pay will cause a tax certificate to be issued against the property which may result in loss of title or, for direct billed O&M Assessments, may result in a foreclosure action which also may result in a loss of title. The District's decision to collect O&M Assessments on the County tax roll or by direct billing does not preclude the District from later electing to collect those or other assessments in a different manner at a future time.

Additional Provisions

The public hearings and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. A copy of the Proposed Budget, proposed assessment roll, and the agenda for the public hearings and meeting may be obtained at the offices of the District Manager, Mandie Rainwater, Premier District Management, 3820 Colonial Blvd, Ste 101, Fort Myers, FL 33966, Phone: (239) 690-7100 (**"District Manager's Office"**), during normal business hours, or by visiting the District's website at https://moodyrivercdd.net. The public hearings and meeting may be continued in progress to a date, time certain, and place to be specified on the record at the public hearings or meeting. There may be occasions when staff or board members may participate by speaker telephone.

Any person requiring special accommodations at the public hearings 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 hearings 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.

Please note that all affected property owners have the right to appear at the public hearings and meeting and may also file written objections with the District Manager's Office within twenty days of publication of this notice. Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearings or meeting is advised that such 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.

Mandie Rainwater
District Manager

July 24, 2026 26-02794L

FIRST INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE NO: 26-DR-005051
IN RE: The Marriage of
Barbara Gayle Scott
Petitioner
and
Zachary Michael Fetterhoff
Respondent
TO: Zachary Michael Fetterhoff
151 Glynlea Road, Jacksonville, Florida 32216-9015

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 Barbara Gayle Scott whose address is 1123 Ibis Road, Jacksonville, Florida 32216 on or before 08/24/2026, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

Copies of all court documents in this case, including orders, are available at the Clerk of 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.

Dated: 07/15/2026
Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: B Willey
Deputy Clerk
Jul. 24, 31; Aug. 7, 14, 2026
26-02852L

FIRST INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
Case No.: 26-DR-003926
Division: FAMILY
ANUM TANVIR,
Petitioner,
and
YASIR ANSARI,
Respondent,
TO: YASIR ANSARI
3125 SW 26th Place, Cape Coral, Florida 33914

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 ANUM TANVIR through her attorney MICHELE S. BELMONT, whose address is 8270 COLLEGE PWKY, SUITE 2021, FORT MYERS, FL 33919 on or before 08/24/2026, and file the original with the clerk of this Court at 1700 MONROE STREET, FORT MYERS, FL 33901 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 how the following real or personal property should be divided: Vehcile currently in Lee County FL

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.

Dated: 07/15/2026
Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: B Willey
Deputy Clerk
Jul. 24, 31; Aug. 7, 14, 2026
26-02853L

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case #: 25-CA-004835
DIVISION: I
Sunflower Equity, LLC
Plaintiff, -vs.-
William George Baker; Nelly Sanchez Traux a/k/a Nelly Sanchez-Traux; Erindale One, LLC, a Florida Limited Liability Company; Walter S. Topic, as Personal Representative of the Estate of Josephine Topic AKA Josephine G. Topic; Walter S. Topic; J, Condon LLC; Midpoint Cooling & Heating Inc; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s)
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 25-CA-004835 of the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein Sunflower Equity, LLC, Plaintiff and William George Baker are defendant(s), I, Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash BEGINNING 9:00 A.M. AT WWW.LEE.REALFORECLOSE.COM IN ACCORDANCE WITH CHAPTER 45 FLORIDA STATUTES on September 3, 2026, the following described property as set forth in said Final Judgment, to-wit:

Property Address: 4231 Erindale Drive, North Fort Myers, FL 33903

a. Legal Description: LOT 1, ERINDALE SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 29, PAGES 49 AND 50, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND FROM THE SOUTHWEST CORNER OF LOT 2 OF SAID ERINDALE SUBDIVISION, RUN N. 0° 10' 13" E. 88.00 FEET ALONG THE WEST LINE OF SAID LOT 2 OF THE POINT OF BEGINNING; THENCE CONTINUE N. 0° 10' 13" E. 90.00 FEET; THENCE S. 89° 49' 47" E. 3.00 FEET; THENCE S. 0° 10' 13" W. 90.00 FEET; THENCE N. 89° 49' 47" W. 3.00 FEET TO THE POINT OF BEGINNING.

b. Parcel ID No. 16-44-24-02-00000.0010

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

07/20/2026
Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
Lee County, Florida
(SEAL) N Wright-Angad
DEPUTY CLERK OF COURT
Submitted By:
ATTORNEY FOR PLAINTIFF:
LOGS LEGAL GROUP LLP
750 Park of Commerce Blvd., Suite 130
Boca Raton, Florida 33487
(561) 998-6700
(561) 998-6707
25-333566 FC01 SFZ
July 24, 31, 2026 26-02886L

FIRST INSERTION

ADVERTISEMENT OF SALE

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801-83.809). The undersigned will sell at public sale by competitive bidding on Wednesday the 19th day of August, 2026 at 11:00 AM, at lockerfox.com. Said property has been stored and is located at: Space Shop Self Storage, 22 Beth Stacey Blvd, Lehigh Acres, FL, 33936. Jaynes, Melisa CLOTHES, SOFA SET, E BIKE, GUITAR; Rosario, Hector Manuel TOOLBOX, CHAIRS, SOFA, ICE MAKER, OUTSIDE FURNITURE, WINE COOLER, GAS TANK; Lozano, Jorge DRESSER, COOLER, GAME TABLE, BOXES; Martinez, Vivian BEDROOM MATTRESS AND BED FRAME, E SCOOTER, POTS, SOFA SET Sale is subject to cancellation in the event of settlement between owner and obligated party.

July 24, 31, 2026 26-02795L

FIRST INSERTION

Notice of Self Storage Sale

Please take notice Prime Storage - North Fort Myers Hancock located at 4150 Hancock Bridge Pkwy #39 North Fort Myers FL 33903 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants who are in default at an Auction. The sale will occur as an online auction via www.storagetreasures.com on 8/11/2026 at 12:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Jerome Schablein; Demetric Page. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

July 24, 31, 2026 26-02798L

--- PUBLIC SALES ---

FIRST INSERTION

STATE OF FLORIDA
DEPARTMENT OF ENVIRONMENTAL PROTECTION
NOTICE OF ISSUANCE OF VERIFICATION OF EXEMPTION

The Department of Environmental Protection has granted a Verification of Exemption, number 0267272-006 EE, to Riverside Yacht Club Estates Homeowners Association, Inc., c/o Authorized Agent, Hans Wilson & Associates, Inc., 1938 Hill Avenue, Fort Myers, FL 33901.

The verification addresses the following: To maintenance dredge an access channel for the 41-slip boat basin to a depth of -5.0'Mean Low Water via mechanical and hydraulic dredging, removing approximately 18,319 square feet of material, of which approximately 420 cubic yards are sovereign material, at Yacht Club Cir, Fort Myers, FL, 33919, Parcel ID No. 17-45-24-02- 00000.D0CE, in the Caloosahatchee, Class III Waters, Section 17, Township 45 South, Range 24 East, Lee County. The mechanically dredged spoil material will be transported via barge to an upland Dredge Material Management Area (DMMA) on site in the northeast corner of the marina. The hydraulicly dredged spoil shall be removed and stored via dumpster with a builtin decanting weir. The final deposition of all material will be placed directly east of the marina, as landscape berm.

Based on the information submitted, the Department has verified that the activity as proposed is exempt under Chapter 62-330.051(7)(a), Florida Administrative Code, and Section 403.813(1)(f) of the Florida Statutes from the need to obtain a regulatory permit under Part IV of Chapter 373 of the Florida Statutes..

Mediation is not available in this proceeding.

This action is final and effective on the date filed with the Clerk of the Department unless a petition for an administrative hearing is timely filed under Sections 120.569 and 120.57, F.S., before the deadline for filing a petition. On the filing of a timely and sufficient petition, this action will not be final and effective until further order of the Department. Because the administrative hearing process is designed to formulate final agency action, the hearing process may result in a modification of the agency action or even denial of the application.

A person whose substantial interests are affected by the Department's action may petition for an administrative proceeding (hearing) under Sections 120.569 and 120.57, F.S. Pursuant to Rules 28-106.201 and 28-106.301, F.A.C., a petition for an administrative hearing must contain the following information:

(a) The name and address of each agency affected and each agency's file or identification number, if known;

(b) The name, address, and telephone number of the petitioner; the name, address, and telephone number of the petitioner's representative, if any, which shall be the address for service purposes during the course of the proceeding; and an explanation of how the petitioner's substantial interests are or will be affected by the agency determination;

(c) A statement of when and how the petitioner received notice of the agency decision;

(d) A statement of all disputed issues of material fact. If there are none, the petition must so indicate;

(e) A concise statement of the ultimate facts alleged, including the specific facts that the petitioner contends warrant reversal or modification of the agency's proposed action;

(f) A statement of the specific rules or statutes that the petitioner contends require reversal or modification of the agency's proposed action, including an explanation of how the alleged facts relate to the specific rules or statutes; and
(g) A statement of the relief sought by the petitioner, stating precisely the action that the petitioner wishes the agency to take with respect to the agency's proposed action.

The petition must be filed (received by the Clerk) in the Office of General Counsel of the Department at 3900 Commonwealth Boulevard, Mail Station 35, Tallahassee, Florida 32399-3000, or via electronic correspondence at Agency_Clerk@dep.state.fl.us. Also, a copy of the petition shall be mailed to the applicant at the address indicated above at the time of filing.

In accordance with Rule 62-110.106(3), F.A.C., petitions for an administrative hearing by the applicant and persons entitled to written notice under Section 120.60(3), F.S., must be filed within 21 days of receipt of this written notice. Petitions filed by any persons other than the applicant, and other than those entitled to written notice under Section 120.60(3), F.S., must be filed within 21 days of publication of the notice or within 21 days of receipt of the written notice, whichever occurs first. You cannot justifiably rely on the finality of this decision unless notice of this decision and the right of substantially affected persons to challenge this decision has been duly published or otherwise provided to all persons substantially affected by the decision. While you are not required to publish notice of this action, you may elect to do so pursuant Rule 62-110.106(10)(a).

Under Rule 62-110.106(4), F.A.C., a person whose substantial interests are affected by the Department's action may also request an extension of time to file a petition for an administrative hearing. The Department may, for good cause shown, grant the request for an extension of time. Requests for extension of time must be filed with the Office of General Counsel of the Department at 3900 Commonwealth Boulevard, Mail Station 35, Tallahassee, Florida 32399-3000, or via electronic correspondence at Agency_Clerk@dep.state.fl.us, before the deadline for filing a petition for an administrative hearing. A timely request for extension of time shall toll the running of the time period for filing a petition until the request is acted upon.
July 24, 2026 26-02874L

FIRST INSERTION

SALTLEAF 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.

Notice is hereby given that the Board of Supervisors ("Board") of the Saltleaf Community Development District ("District") will hold a public hearing and regular meeting:

DATE: August 14, 2026
TIME: 3:00 p.m.
LOCATION: Estero Community Church
21115 Design Parc Ln.
Estero, Florida 33928

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 Ph: (561) 571-0010 (**"District Manager's Office"**), during normal business hours, or by visiting the District's website, https://saltleafcdd.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 24, 31, 2026 26-02875L

FIRST INSERTION

RIVER HALL COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF MEETING

The Board of Supervisors ("Board") of the River Hall Community Development District ("District") will hold a Regular Meeting on August 6, 2026 at 3:30 p.m., at the River Hall Town Hall Center, Multi-Purpose Room, 3089 River Hall Parkway, Alva, Florida 33920 for the Board to consider any business which may properly come before it.

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

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

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

District Manager
July 24, 2026 26-02909L

FIRST INSERTION

SAVANNA LAKES 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 Savanna Lakes Community Development District (**"District"**) will hold a public hearing and regular meeting as follows:

DATE: August 14, 2026
TIME: 1:30 p.m.
LOCATION: 10461 Six Mile Cypress Parkway
Fort Myers, Florida 33966

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 Ph: (561) 571-0010 (**"District Manager's Office"**), during normal business hours, or by visiting the District's website, http://savannalakescdd.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 24, 31, 2026 26-02876L

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, STATE OF FLORIDA
CIVIL DIVISION
CASE NO.: 25-CA-003933
ROBERT BARTHO, LEGAL OWNER VIA NON-TRUST CUSTODIAL IRA WITH AMERICAN ESTATE & TRUST,
Plaintiff, vs.
ROBERT D. KASPER, CHERYL M. KASPER, PALMETTO PINE ESTATES HOMEOWNERS ASSOCIATION, INC., and CITY OF CAPE CORAL,
Defendants.

NOTICE IS HEREBY GIVEN, pursuant to the Uniform Final Judgment of Foreclosure entered on July 16, 2026, in Case No. 25-CA-003933 of the Circuit Court for the Twentieth Judicial Circuit, in and for Lee County, Florida, wherein Robert Bartho, legal owner via Non-Trust Custodial IRA with American Estate & Trust, is the Plaintiff, and Robert D. Kasper, Cheryl M. Kasper, Palmetto Pine Estates Homeowners Association, Inc., and the City of Cape Coral are the Defendants, the Clerk of the Circuit Court will sell to the highest bidder for cash the property situated in Lee County, Florida, described as:

Lot 20, Block 7006, PALMETTO PINE ESTATES, according to the map or plat thereof as recorded in Plat Book 79, Pages 1 and 2, of the Public Records of Lee County, Florida.

Property Address: 917 Palmetto Pointe Cir., Cape Coral, FL 33991

The sale will be conducted electronically, online at https://lee.realforeclose.com, beginning at 9:00 a.m. on August 13, 2026. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens, must file a claim before the Clerk reports the surplus as unclaimed.

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

Dated this 20th day of July, 2026.
07/22/2026

Kevin C. Karnes
Clerk of Court
(SEAL) N Wright-Angad

By: /s/ Ross M Mabery
Ross M. Mabery, Esq.
Perry G. Gruman, P.A.
FBN: 101939
3400 W. Kennedy Blvd.
Tampa, FL 33609
813-870-1614
ross@grumanlaw.com
July 24, 31, 2026 26-02934L

FIRST INSERTION

Fictitious Name Notice

Notice is hereby given that FLORIDA STRATEGIES HOLDINGS LLC, OWNER, desiring to engage in business under the fictitious name of GLOBAL STRATEGIES located at 7901 4TH ST N, SUITE 300, ST. PETERSBURG, FLORIDA 33702 intends to register the said name in LEE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
July 24, 2026 26-02845L

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Twinsie Sisters Inc., located at 11970 Champions Green Way #108, in the County of Lee, in the City of Ft. Myers, Florida 33913, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Ft. Myers, Florida, this 17th of July, 2026. Tomato Specialists Inc.
July 24, 2026 26-02877L

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Grandma Mimi's Goodies located at 133 SE 17th St in the County of Lee, Florida, in the City of Cape Coral, FL 33990 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Cape Coral, FL this 16th day of July, 2026.
Sandra Wasie - Owner
July 24, 2026 26-02847L

FIRST INSERTION

Notice of Self Storage Sale

Please take notice Prime Storage - North Fort Myers located at 2590 N. Tamiami Trail North Fort Myers FL 33903 intends to hold a sale to sell the property stored at the Facility by the below Occupant who is in default at an Auction. The sale will occur as an online auction via www.storagetreasures.com on 8/11/2026 at 12:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Datura Khoury. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.
July 24, 31, 2026 26-02797L

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 OTF Pick Up located at 3118 37th St SW in the City of Lehigh Acres, Lee, FL 33976 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 20th day of July, 2026
Olive Tree Furnishings LLC
July 24, 2026 26-02883L

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 Aligned Energy Healing located at 6010 Latimer Ave in the City of Fort Myers, Lee, FL 33905 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 20th day of July, 2026
Brooke Dudgeon
July 24, 2026 26-02898L

FIRST INSERTION

NOTICE OF ADMINISTRATIVE COMPLAINT

To: MICKELE A. TURNER
Case: CD202606216/D 3601685

An Administrative Complaint to revoke your license(s) and eligibility for licensure has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708 Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law.
Jul. 24, 31; Aug. 7, 14, 2026
26-02892L

FIRST INSERTION

Fictitious Name Notice

Notice Is Hereby Given that Lee Health System, Inc., 708 Del Prado Blvd, MOB Ste 5, Cape Coral, FL 33990, desiring to engage in business under the fictitious name of Lee Health Digestive Health - Cape Coral Hospital, with its principal place of business in the State of Florida in the County of Lee, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.
July 24, 2026 26-02846L

FIRST INSERTION

NOTICE OF ADMINISTRATIVE COMPLAINT

To: SNAYLOVESON GERMAIN
Case: CD202512479/D 3438021/3402356

An Administrative Complaint to suspend your license(s) and eligibility for licensure has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708 Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law.
Jul. 24, 31; Aug. 7, 14, 2026
26-02893L

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 Waterside Electric located at 11722 Rolling Falls Bend in the City of Fort Myers, Lee, FL 33913 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 21st day of July, 2026
Waterside Electric of Fort Myers, LLC;
Waterside Electric of Naples, LLC
July 24, 2026 26-02925L

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 AFTERSTONE located at 1416 NE 12th Pl in the City of Cape Coral, Lee, FL 33909-1470 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 20th day of July, 2026
Jose Alejandro Maure Dovale
July 24, 2026 26-02899L

FIRST INSERTION

Fictitious Name Notice

Notice Is Hereby Given that Lee Health System, Inc., 708 Del Prado Blvd, Cape Coral, FL 33990, desiring to engage in business under the fictitious name of Lee Health Digestive Health Cape Coral, with its principal place of business in the State of Florida in the County of Lee, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.
July 24, 2026 26-02910L

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

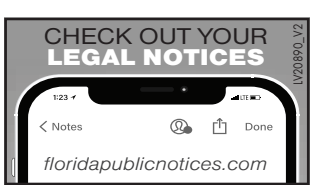
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Made to Create Joy located at 3402 Hampton Blvd in the City of Alva, Lee, FL 33920 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 21st day of July, 2026
The Creative Wagon, LLC
July 24, 2026 26-02911L

FIRST INSERTION

Fictitious Name Notice

Notice Is Hereby Given that Lee Health System, Inc., 2780 Cleveland Ave. MOB Ste 819, Fort Myers, FL 33901, desiring to engage in business under the fictitious name of Hudson Advertising Company, with its principal place of business in the State of Florida in the County of Lee, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.
July 24, 2026 26-02915L



--- TAX DEEDS ---

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000189

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-21317 Year of Issuance 2024 Description of Property LOT 23, BLOCK 18, UNIT 5, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, RECORDED IN PLAT BOOK 15, PAGE 54, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-44-27-05-00018.0230

Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02733L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000194

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-21290 Year of Issuance 2024 Description of Property LOT 21, BLOCK 9, UNIT 3, LEHIGH ACRES, IN SECTION 36, TOWNSHIP 44 SOUTH, RANGE 27 EAST, AS SHOWN IN PLAT BOOK 15, PAGE 54 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-44-27-03-00009.0210

Names in which assessed: RICHARD CICHEWICZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02736L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000071

NOTICE IS HEREBY GIVEN that Day Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-05170 Year of Issuance 2024 Description of Property LOT 7, SECOND ADDITION TO SHELL HARBOR, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 25, PAGE 81, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 20-46-23-T4-04100.0070

Names in which assessed: BKAT PROPERTIES LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02803L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000208

NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-06503 Year of Issuance 2024 Description of Property LOT 23, BLOCK 28, PALMONA PARK, UNIT 2, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 7, PAGES 56 AND 57, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 34-43-24-02-00028.0230

Names in which assessed: LUIS THILLET

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02833L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000260

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-17483 Year of Issuance 2024 Description of Property LOT 22, BLOCK 4, SECTION 36, TOWNSHIP 43 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 101 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-43-27-L3-01004.0220

Names in which assessed: LOVEJOY PORTFOLIO LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02772L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000290

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-01557 Year of Issuance 2024 Description of Property LOTS 29 AND 30, BLOCK 2995, CAPE CORAL UNIT 43, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 17, PAGE 48-57 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 27-43-23-C2-02995.0290

Names in which assessed: BETTR HOMES CONSTRUCTION LLC, BETTR HOMES CONSTRUCTION, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02801L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000261

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-03278 Year of Issuance 2024 Description of Property LOTS 27 AND 28, BLOCK 3756, CAPE CORAL UNIT 51, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 19, PAGES 2 THROUGH 16, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 09-44-23-C2-03756.0270

Names in which assessed: CARLOS ALBERTO GARCIA GRANOBLES

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02770L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000311

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-17671 Year of Issuance 2024 Description of Property LOT 14, BLOCK 38, UNIT 10, SECTION 2, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 5, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 02-44-27-L2-10038.0140

Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02765L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000245

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-03003 Year of Issuance 2024 Description of Property LOTS 45 AND 46, BLOCK 4211, UNIT 60, CAPE CORAL SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGES 154 THROUGH 169, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 06-44-23-C3-04211.0450

Names in which assessed: SOPHIA PEDRO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02753L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000218

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-17484 Year of Issuance 2024 Description of Property LOT 6, BLOCK 5, SECTION 36, TOWNSHIP 43 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 101 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 36-43-27-L3-01005.0060

Names in which assessed: LEVENTURES LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02743L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000259

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-17455 Year of Issuance 2024 Description of Property LOT 38, BLOCK 1, PLAT OF SE 1/4 SECTION 36, TOWNSHIP 43 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 101, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-43-27-L3-01001.0380

Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02741L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000190

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-21320 Year of Issuance 2024 Description of Property LOT 9, BLOCK 20, UNIT 5, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 54, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-44-27-05-00020.0090

Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02737L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000241

NOTICE IS HEREBY GIVEN that Day Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-15647 Year of Issuance 2024 Description of Property LOT 2 BLOCK 97 UNIT 11 SECTION 35, LEHIGH ACRES, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 91, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 35-44-26-11-00097.0020

Names in which assessed: BERNARD J. OLAS, ESTATE OF BERNARD J OLAS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02755L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000222

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-18254 Year of Issuance 2024 Description of Property LOT 3, BLOCK 276, UNIT 45, GREENBRIAR, SECTION 6, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 27, PAGE 68 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 06-44-27-10-00276.0030

Names in which assessed: MARIA CELESTE ALVES DA COSTA PINTO, YANNICK CARDON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02750L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000226

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-17516 Year of Issuance 2024 Description of Property LOT 4, BLOCK 48, UNIT 12, SECTION 1, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT RECORDED IN PLAT BOOK 15, PAGE 3, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA; LESS SUBSURFACE RIGHTS. Strap Number 01-44-27-L1-12048.0040

Names in which assessed: BREEN INC, BREEN, INC., PALM PROPERTIES LLC, PALM PROPERTIES, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02745L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000219

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-17485 Year of Issuance 2024 Description of Property LOT 19, BLOCK 5, PLAT OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 43 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 101 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-43-27-L3-01005.0190

Names in which assessed: ARTHUR T BROWN, ARTHUR T. BROWN, VIRGINIA R BROWN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02744L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000225

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-17469 Year of Issuance 2024 Description of Property LOT 11, BLOCK 3, PLAT OF SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 43 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 101, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-43-27-L3-01003.0110

Names in which assessed: VINCENT DIANDRE MCKAY

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02742L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000195

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-10814 Year of Issuance 2024 Description of Property LOTS 1, 2 AND 3, BLOCK 9, LINCOLN PARK SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 3, PAGE 43, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 19-44-25-P1-00209.0010

Names in which assessed: MOUNT HERMON BAPTIST CHURCH OF FORT MYERS FLORIDA, INC., MOUNT HERMON MINISTRIES INC, MOUNT HERMON MINISTRIES, INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02738L

--- TAX DEEDS ---

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000171

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-19871 Year of Issuance 2024 Description of Property LOT 12, BLOCK 21, UNIT 6, SECTION 18, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 22, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 18-44-27-06-00021.0120

Names in which assessed: CAPACE CAPACE, MICHAEL CAPACE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02716L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000172

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-19632 Year of Issuance 2024 Description of Property LOT 23, BLOCK 8, UNIT 2, LEHIGH ACRES, SECTION 16, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 18, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 16-44-27-02-00008.0230

Names in which assessed: ALFREDO BOUGH REVOCABLE TRUST AGREEMENT DATED AUGUST 3, 2011

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02717L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000220

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-17903 Year of Issuance 2024 Description of Property LOT 10, BLOCK 25, UNIT 5, GREENBRIAR, SECTION 3, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 27, PAGE 8 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 03-44-27-07-00025.0100

Names in which assessed: YASMIN RIAZUDDIN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02746L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000243

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-02895 Year of Issuance 2024 Description of Property LOTS 21, 22 AND 23, BLOCK 4029, UNIT 56, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGES 107 THROUGH 116, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 05-44-23-C4-04029.0210

Names in which assessed: DUNG NGUYEN, NGA NGUYEN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02751L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000246

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-03136 Year of Issuance 2024 Description of Property LOTS 20 AND 21, BLOCK 3991, CAPE CORAL SUBDIVISION, UNIT 55, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 19, PAGES 92 THROUGH 106, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 08-44-23-C1-03991.0200

Names in which assessed: ALFONSO MAHULEN GONZALEZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02754L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000237

NOTICE IS HEREBY GIVEN that Day Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-16473 Year of Issuance 2024 Description of Property LOT 24, BLOCK 34, REPLAT OF TRACT C, UNIT 3, SECTION 10, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 26, PAGE 187, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 10-45-26-03-00034.0240

Names in which assessed: NAZM LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02758L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000173

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-19870 Year of Issuance 2024 Description of Property LOT 7, BLOCK 21, UNIT 6, LEHIGH ACRES, SECTION 18, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 22, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 18-44-27-06-00021.0070

Names in which assessed: TROY A OURS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02718L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000177

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-20455 Year of Issuance 2024 Description of Property LOT 9, BLOCK 15, UNIT 4, SECTION 24, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 35, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 24-44-27-04-00015.0090

Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02722L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000178

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-20529 Year of Issuance 2024 Description of Property LOT 20, BLOCK 40, UNIT 10, LEHIGH ACRES, SECTION 24, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 35, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 24-44-27-10-00040.0200

Names in which assessed: MERLOT III LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02723L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000179

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-24123 Year of Issuance 2024 Description of Property LOT 5, BLOCK 82, UNIT 13, SECTION 22, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 18, PAGE 85, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 22-45-27-L3-13082.0050

Names in which assessed: BIG FLOOR LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02724L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000187

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-21299 Year of Issuance 2024 Description of Property LOT 3, BLOCK 14, UNIT 4, LEHIGH ACRES, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 55, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-44-27-04-00014.0030

Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02731L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000191

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-21329 Year of Issuance 2024 Description of Property LOT 22, BLOCK 22, UNIT 6, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 54, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-44-27-06-00022.0220

Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02735L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000180

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-20679 Year of Issuance 2024 Description of Property LOT 24, BLOCK 43, UNIT 11, SECTION 25, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 37, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 25-44-27-11-00043.0240

Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02725L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000174

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-24331 Year of Issuance 2024 Description of Property LOT 3, BLOCK 53, UNIT 15, LEHIGH ACRES, SECTION 23, TOWNSHIP 45 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 20, PAGE 35, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 23-45-27-L3-15053.0030

Names in which assessed: TIMIOS PENSION SCHEME TRUST, VERTU RETIREMENT BENEFIT SCHEME, A PENSION TRUST U/A/D FEBRUARY 27, 2012

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02719L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000175

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-20053 Year of Issuance 2024 Description of Property LOT 22, BLOCK 2, UNIT 1, SECTION 20, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 28, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 20-44-27-01-00002.0220

Names in which assessed: GUDRUN STANTKE, PETER M STANTKE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02720L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000184

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-20963 Year of Issuance 2024 Description of Property EAST HALF OF LOT 13, BLOCK 28, UNIT 7, SECTION 29, TOWNSHIP 44 SOUTH, RANGE 27 EAST, OF LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 44, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 29-44-27-07-00028.013B

Names in which assessed: STEVEN A BAILLARGEON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02728L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000185

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-21271 Year of Issuance 2024 Description of Property LOT 5, BLOCK 2, UNIT 1, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 54, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-44-27-01-00002.0050

Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02729L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000192

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-21358 Year of Issuance 2024 Description of Property LOT 15, BLOCK 34, UNIT 9, REPLAT OF SECTION 36, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 55, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 36-44-27-09-00034.0150

Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02734L

--- TAX DEEDS ---

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000207

NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-06079 Year of Issuance 2024 Description of Property LOT 27, BLOCK 9, LEESURE VILLAGE, NOW TAMIAMI VILLAGE, ACCORDING TO THE PLAT THEREOF, RECORDED IN CONDOMINIUM PLAT BOOK 3, PAGES 60 TO 76, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. TOGETHER WITH MOBILE HOME WITH VIN NUMBER 3548T AND TITLE NUMBER 10239389. Strap Number 27-43-24-02-00009.0270

Names in which assessed:
RITA B RIVAL, RITA B. RIVAL

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026
26-02832L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000154

NOTICE IS HEREBY GIVEN that RAJ Tax Liens LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-04623 Year of Issuance 2024 Description of Property LOTS 9 AND 10, IN BLOCK 1713, UNIT 44, CAPE CORAL, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGES 104 TO 112, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 11-45-23-C4-01713.0090

Names in which assessed:
HOWARD J SCHUMACHER, RENA J SCHUMACHER, SCHUMACHER FAMILY TRUST, THE SCHUMACHER FAMILY TRUST, UTA DATED NOVEMBER 8, 2019

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026
26-02825L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000181

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-24255 Year of Issuance 2024 Description of Property LOT 14, BLOCK 27, UNIT 3, SECTION 23, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 20, PAGE 23, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 23-45-27-L2-03027.0140

Names in which assessed:
MADONNA ELENTENY, THOMAS CERNEY, THOMAS CERNEY DECD

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026
26-02726L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000182

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-20652 Year of Issuance 2024 Description of Property LOT 22, BLOCK 32, UNIT 8, SECTION 25, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 36, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 25-44-27-08-00032.0220

Names in which assessed:
MARCANTONIO TRUST, MARCANTONIO TRUST DATED JULY 5, 2007

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026
26-02727L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000224

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-18180 Year of Issuance 2024 Description of Property LOT 1, BLOCK 238, NORTH PART UNIT 36, GREENBRIAR, SECTION 6, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 27, PAGE 56, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 06-44-27-02-00238.0010

Names in which assessed:
MARGALIT AND ZOHAR HOLDINGS LL, MARGALIT AND ZOHAR HOLDINGS LLC, MARGALIT AND ZOHAR HOLDINGS, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026
26-02749L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000255

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-02039 Year of Issuance 2024 Description of Property LOTS 8 AND 9, BLOCK 2942 B, UNIT 42, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 17, PAGES 32 THROUGH 44, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 34-43-23-C1-02942.B080

Names in which assessed:
FLORIDA FORECLOSURE TRANSACTIO, FLORIDA FORECLOSURE TRANSACTIONS LLC, ROSARIO GERENA FAMILY TRUST AGREEMENT DATED MAY 9, 2019

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026
26-02817L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000253

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-03030 Year of Issuance 2024 Description of Property LOT 25, BLOCK 4226, CAPE CORAL UNIT SIXTY, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGES 154 THROUGH 169, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 06-44-23-C4-04226.0250

Names in which assessed:
EDGAR C STEWART III, EDGAR C. STEWART III

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026
26-02824L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000252

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-03024 Year of Issuance 2024 Description of Property LOT 31, BLOCK 4217, CAPE CORAL, UNIT 60, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 19, PAGES 154 TO 169, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 06-44-23-C4-04217.0310

Names in which assessed:
THE FOUR M'S INC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026
26-02823L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000249

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-00429 Year of Issuance 2024 Description of Property LOTS 50 AND 51, BLOCK 5179, UNIT 83, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 23, PAGES 41 TO 54 INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-43-22-C3-05179.0500

Names in which assessed:
LUIS ERNEY NIETO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026
26-02812L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000278

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-00343 Year of Issuance 2024 Description of Property LOTS 3 AND 4, BLOCK 5189, UNIT 83, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 23, PAGES 41 THROUGH 54, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-43-22-C1-05189.0030

Names in which assessed:
BARBARA ALEXANDER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026
26-02810L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000299

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-01132 Year of Issuance 2024 Description of Property LOT 1, BLOCK 6080, UNIT 97, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 25, PAGES 85 THROUGH 97, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 07-43-23-C4-06080.0010

Names in which assessed:
HUGO KENNEDY

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026
26-02800L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000196

NOTICE IS HEREBY GIVEN that Robert J Oelwang the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-03945 Year of Issuance 2024 Description of Property LOTS 3 AND 4, BLOCK 4436 OF CAPE CORAL UNIT 63, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGES 48 THROUGH 81, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 22-44-23-C4-04436.0030

Names in which assessed:
ISAIAH HAMILTON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026
26-02739L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000247

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-01178 Year of Issuance 2024 Description of Property LOTS 7 AND 8, BLOCK 5495, CAPE CORAL SUBDIVISION, UNIT 91, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 24, PAGES 88 THROUGH 98, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 18-43-23-C1-05495.0070

Names in which assessed:
SOLE HOMES REALTY, SOLE HOMES REALTY, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026
26-02813L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000276

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-00177 Year of Issuance 2024 Description of Property LOTS 45 AND 46, BLOCK 5454, UNIT 90, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 24, PAGES 12 THROUGH 29, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-43-22-C3-05454.0450

Names in which assessed:
V & A BUILDERS INC, V & A BUILDERS INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026
26-02808L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000291

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-02517 Year of Issuance 2024 Description of Property LOTS 11 AND 12, BLOCK 2623, UNIT 38, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 16. PAGES 87 THROUGH 99, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 02-44-23-C2-02623.0110

Names in which assessed:
MARIA C URIBE, MARIA URIBE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026
26-02802L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000262

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-18181 Year of Issuance 2024 Description of Property LOT 6, BLOCK 239, SOUTH PART UNIT 36, GREENBRIAR SECTION 6, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 27, PAGE 57, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 06-44-27-03-00239.0060

Names in which assessed:
ALBERT NIYAZOV

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026
26-02773L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000284

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-02318 Year of Issuance 2024 Description of Property LOTS 15 AND 16, BLOCK 2484, UNIT 36 PART 1, CAPE CORAL SUBDIVISION, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 23, PAGES 87 THROUGH 94, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 36-43-23-C3-02484.0150

Names in which assessed:
JOHN BARBOSA, NICHOLAS SPYREAS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026
26-02820L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000282

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-02139 Year of Issuance 2024 Description of Property LOTS 13, 14 AND 15, BLOCK 2732, CAPE CORAL, UNIT 39, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 16, PAGE(S) 142 THROUGH 154, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA . Strap Number 35-43-23-C1-02732.0130

Names in which assessed:
JESUS RAFAEL ABREU SR, SANDRA JULLEIBY JIMENEZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026
26-02818L

--- TAX DEEDS ---

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000188

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-21315 Year of Issuance 2024 Description of Property LOT 6, BLOCK 17, UNIT 5, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 54, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-44-27-05-00017.0060

Names in which assessed:
TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02732L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000186

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-21275 Year of Issuance 2024 Description of Property LOT 20, BLOCK 2, UNIT 1, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT RECORDED IN PLAT BOOK 15, PAGE 54, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-44-27-01-00002.0200

Names in which assessed:
TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02730L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000176

NOTICE IS HEREBY GIVEN that Certmax LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-20423 Year of Issuance 2024 Description of Property LOT 4, BLOCK 3, UNIT 1, SECTION 24, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 35, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 24-44-27-01-00003.0040

Names in which assessed:
TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02721L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000216

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-18010 Year of Issuance 2024 Description of Property LOT 5, BLOCK 69, WEST PART UNIT 15, GREENBRIAR, SECTION 4 AND 5, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 27, PAGE (S) 24, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 04-44-27-10-00069.0050

Names in which assessed:
7 SPACE GROUP LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02747L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000217

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-18011 Year of Issuance 2024 Description of Property LOT 6, BLOCK 69, WEST PART UNIT 15, GREENBRIAR, SECTION 4 AND 5, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 27, PAGE (S) 24, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 04-44-27-10-00069.0060

Names in which assessed:
7 SPACE GROUP LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02748L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000244

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-02929 Year of Issuance 2024 Description of Property LOTS 1 AND 2, BLOCK 4239, CAPE CORAL SUBDIVISION, UNIT 60, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGES 154 THROUGH 169, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 06-44-23-C1-04239.0010

Names in which assessed:
BETTR HOMES CONSTRUCTION LLC, BETTR HOMES CONSTRUCTION, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02752L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000232

NOTICE IS HEREBY GIVEN that Day Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-15728 Year of Issuance 2024 Description of Property LOT 12, BLOCK 58, UNIT 7, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 92, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 36-44-26-07-00058.0120

Names in which assessed:
JEAN LOIZZO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02756L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000236

NOTICE IS HEREBY GIVEN that Day Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-16398 Year of Issuance 2024 Description of Property LOT 31, BLOCK 1, UNIT 6, LEHIGH ESTATES LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 86, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 05-45-26-06-00001.0310

Names in which assessed:
ESTATE OF HELENE PICCHIELLO, ESTHER LASERNA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02757L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000228

NOTICE IS HEREBY GIVEN that Day Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-16513 Year of Issuance 2024 Description of Property LOT 9, BLOCK 70, UNIT 5, SECTION 10, TOWNSHIP 45 SOUTH, RANGE 26 EAST, OF LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE (S) 96, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, LESS SUBSURFACE RIGHTS. Strap Number 10-45-26-05-00070.0090

Names in which assessed:
ERICK HERNANDEZ, GORGE RODRIGUEZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02759L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000229

NOTICE IS HEREBY GIVEN that Day Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-16620 Year of Issuance 2024 Description of Property LOT 7, BLOCK 91, UNIT 10, SECTION 11, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 97, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 11-45-26-10-00091.0070

Names in which assessed:
NINFA LEON, SERAFIN LEON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02760L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000233

NOTICE IS HEREBY GIVEN that Day Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-17617 Year of Issuance 2024 Description of Property LOT 20, BLOCK 59, LEHIGH ACRES, UNIT 15, SECTION 2, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 20, PAGE 18, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 02-44-27-15-00059.0200

Names in which assessed:
YANEYA CHINEA, YOSDANI RUIZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02764L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000215

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-17876 Year of Issuance 2024 Description of Property LOT 12, BLOCK 15, PLAT OF UNIT 3, GREENBRIAR, SECTION 3, TOWNSHIP 44 SOUTH, RANGE 27 EAST, A SUBDIVISION OF LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 27, PAGES 1 THROUGH 82, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 03-44-27-05-00015.0120

Names in which assessed:
CAI YONG

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02767L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000277

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-00197 Year of Issuance 2024 Description of Property LOTS 5 AND 6, BLOCK 5462, CAPE CORAL SUBDIVISION, UNIT 90, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 24, PAGES 12 THROUGH 29, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-43-22-C3-05462.0050

Names in which assessed:
AMISPHERE FARM LABOR INC, AMISPHERE FARM LABOR INC., TSAVO GROUP INC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02809L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000286

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-16016 Year of Issuance 2024 Description of Property LOT 13, BLOCK 51, UNIT 6, SECTION 2, TOWNSHIP 45 SOUTH, RANGE 26 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 94, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 02-45-26-06-00051.0130

Names in which assessed:
IRIS ALVAREZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02804L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000248

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-01245 Year of Issuance 2024 Description of Property LOTS 31 AND 32, BLOCK 5509, UNIT 91, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 24, PAGES 88 THROUGH 98, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 18-43-23-C4-05509.0310

Names in which assessed:
GABRIEL EDUARDO S GUTIERREZ, GABRIEL EDUARDO SALGADO GUTIERREZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02814L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000268

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-01394 Year of Issuance 2024 Description of Property LOTS 25 AND 26, BLOCK 2342, CAPE CORAL UNIT 36, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 16, PAGES 112 THROUGH 130, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-43-23-C3-02342.0250

Names in which assessed:
BETTR HOMES CONSTRUCTION LLC, BETTR HOMES CONSTRUCTION, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02815L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000283

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-02213 Year of Issuance 2024 Description of Property LOTS 13 AND 14, BLOCK 2707, UNIT 39, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 16, PAGES 142 THROUGH 154, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 35-43-23-C3-02707.0130

Names in which assessed:
AMERICAN ESTATE & TRUST, AMERICAN ESTATE AND TRUST, GRANT JAMES

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02819L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000266

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-02820 Year of Issuance 2024 Description of Property LOTS 8 AND 9, BLOCK 3828, OF UNIT 52, CAPE CORAL, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, AT PAGES 49-63, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 04-44-23-C4-03828.0080

Names in which assessed:
RAYMOND L LAVOIE TRUST, RAYMOND L. LAVOIE 2018 REVOCABLE TRUST, DATED NOVEMBER 9, 2018

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02822L

--- TAX DEEDS ---

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000263

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-17478 Year of Issuance 2024 Description of Property LOT 7, BLOCK 4, SOUTHEAST 1/2 OF SECTION 36, TOWNSHIP 43 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 101, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-43-27-L3-01004.0070

Names in which assessed: Marilyn Mclaughlin, WILLIAM MCLAUGHLIN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02771L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000213

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-17924 Year of Issuance 2024 Description of Property LOT 7, BLOCK 41, OF SOUTH PART UNIT 9, GREENBRIAR, SECTION 3, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 27, PAGE 14, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 03-44-27-12-00041.0070

Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02768L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000212

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-17609 Year of Issuance 2024 Description of Property LOT 16, BLOCK 57, UNIT 15, SECTION 2, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT RECORDED IN PLAT BOOK 20, PAGE 18, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 02-44-27-15-00057.0160

Names in which assessed: DELROY BARNETT, MERNA NUBY

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02763L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000230

NOTICE IS HEREBY GIVEN that Day Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-16697 Year of Issuance 2024 Description of Property LOT 10, BLOCK 63, UNIT 6, SECTION 12, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 98, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 12-45-26-06-00063.0100

Names in which assessed: MONICA SANGSTER, OLWEN HENDRICKS-ROBERTS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02761L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000298

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-16211 Year of Issuance 2024 Description of Property LOT 4, BLOCK 111, UNIT 12, SECTION 3, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 95, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 03-45-26-12-00111.0040

Names in which assessed: SWFL SOLUTIONS INC, SWFL SOLUTIONS INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02805L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000288

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-23782 Year of Issuance 2024 Description of Property LOT 5, BLOCK 33, UNIT 7, SECTION 21, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 18, PAGE 60 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 21-45-27-07-00033.0050

Names in which assessed: ESTATE OF FRED T. CLAYTOR, FRED T CLAYTOR ESTATE, SARA E CLAYTOR, SARA E. CLAYTOR

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02806L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000149

NOTICE IS HEREBY GIVEN that YAKOV CHEPOVETSKY the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-09376 Year of Issuance 2024 Description of Property UNIT 12-C, PHASE II, OF NEWPORT GLEN, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 1705, PAGE 2030, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THERETO, TOGETHER WITH UNDIVIDED SHARE IN THE COMMON ELEMENTS. Strap Number 12-46-24-09-00012.00C0

Names in which assessed: 17455 BLUEBERRY HILL LAND TRUS, 17455 BLUEBERRY HILL LAND TRUST DATED DECEMBER 28TH, 2023, STEVEN MICHAEL ELLIOT, STEVEN MICHAEL ELLIOTT

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02715L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000146

NOTICE IS HEREBY GIVEN that YAKOV CHEPOVETSKY the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-09570 Year of Issuance 2024 Description of Property UNIT 481 OF ROYAL PELICAN TOWNHOUSE CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN O.R. BOOK 1861, PAGE 4140, AS AMENDED, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH ALL APPURTENANCES THERETO APPERTAINING AND SPECIFIED IN SAID DECLARATION OF CONDOMINIUM. Strap Number 03-47-24-W1-05600.4810

Names in which assessed: ROBERT MICHAEL ELLIOTT

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02740L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000152

NOTICE IS HEREBY GIVEN that RAJ Tax Liens LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-05011 Year of Issuance 2024 Description of Property UNIT 222, BUILDING 16, KELLY GREENS VERANDAS CONDOMINIUM VI, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 2119, PAGE 1505, AS THEREAFTER AMENDED, OF THE PUBLIC RECORDS LEE COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN COMMON ELEMENTS Strap Number 01-46-23-06-00016.2220

Names in which assessed: THADDEUS GAUZA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02827L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000240

NOTICE IS HEREBY GIVEN that Day Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-16829 Year of Issuance 2024 Description of Property LOT 4, BLOCK 3, UNIT 1, SECTION 14, TOWNSHIP 45 SOUTH, RANGE 26 EAST, OF THAT CERTAIN SUBDIVISION KNOWN AS LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF LEE COUNTY, FLORIDA, IN PLAT BOOK 15, PAGE 100. Strap Number 14-45-26-01-00003.0040

Names in which assessed: CESAR S GONZALEZ, CESAR S. GONZALEZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02762L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000289

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-23888 Year of Issuance 2024 Description of Property LOT 11, BLOCK 112, UNIT 16, SECTION 21, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 69, PUBLIC RECORDS, LEE COUNTY, FLORIDA Strap Number 21-45-27-16-00112.0110

Names in which assessed: DORIS M HODGES, DORIS M. HODGES

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02807L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000204

NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-10920 Year of Issuance 2024 Description of Property LOT SIXTEEN (16), BLOCK "J" OF THAT CERTAIN SUBDIVISION KNOWN AS CARVER PARK, AS PER THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, IN PLAT BOOK 8, AT PAGES 87 AND 88. Strap Number 19-44-25-P2-005J0.0160

Names in which assessed: EMORY FORREST WILLIAMS JR, EMORY FORREST WILLIAMS JR., HERMAN WILLIAMS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02834L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000148

NOTICE IS HEREBY GIVEN that YAKOV CHEPOVETSKY the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

ROYAL WOODS PH II OR 1723 PG 4089 + INSTR #2009000115614 RES TRACT 9047

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 24, 31; Aug. 7, 14, 2026

26-02714L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000274

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-02751 Year of Issuance 2024 Description of Property CAPE CORAL UNIT 52 BLK 3800 PB 19 PG 61 LOTS 35 + 36 Strap Number 04-44-23-C2-03800.0350

Names in which assessed: AHMAD ALI ALFORIH

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02821L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000072

NOTICE IS HEREBY GIVEN that Day Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-01006 Year of Issuance 2024 Description of Property LOT 4, BLOCK D, GUMBO LIMBO SUBDIVISION, IN SECTION 24, TOWNSHIP 46 SOUTH, RANGE 22 EAST, SANIBEL, LEE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS: A PARCEL OF LAND LYING IN THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 24, TOWNSHIP 46 SOUTH, RANGE 22 EAST, LEE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: FROM THE SOUTHEAST CORNER OF SECTION 24, TOWNSHIP 46 SOUTH, RANGE 22 EAST, RUN N 88 DEGREES 23'00" W ALONG THE SOUTH LINE OF SAID SECTION 24 FOR A DISTANCE OF 80.88 FEET TO AN INTERSECTION WITH THE WEST LINE OF DIXIE BEACH BOULEVARD, THENCE RUN N 0 DEGREES 32'48" W ALONG SAID WEST LINE OF DIXIE BEACH BOULEVARD, A DISTANCE OF 495.53 FEET; THENCE RUN S 89 DEGREES 27'10" W FOR A DISTANCE OF 20.00 FEET; THENCE RUN N 0 DEGREES 33'25" W FOR A DISTANCE OF 1.96 FEET; THENCE RUN N 3 DEGREES 56'04" E FOR A DISTANCE OF 298.71 FEET TO THE POINT OF BEGINNING OF THE TRACT HEREIN DESCRIBED; THENCE RUN N 86 DEGREES 03'56" W FOR A DISTANCE OF 125.00 FEET; THENCE RUN N 3 DEGREES 56'04" E FOR A DISTANCE OF 105.00 FEET; THENCE RUN S 86 DEGREES 03'56" E FOR A DISTANCE OF 125.00 FEET TO A POINT ON THE WEST LINE OF DIXIE BEACH BOULEVARD; THENCE RUN S 3 DEGREES 56'04" W FOR A DISTANCE OF 105.00 FEET TO THE POINT OF BEGINNING. Strap Number 24-46-22-T3-0010D.0040

Names in which assessed: GILLIAN LEE, ROGER B LEE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02799L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000279

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-00377 Year of Issuance 2024 Description of Property LOTS 28 AND 29, BLOCK 5199, CAPE CORAL UNIT 83, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 23, PAGES 41 THROUGH 54, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-43-22-C2-05199.0280

Names in which assessed: ORESTES HERNANDEZ PELLICER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02811L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000210

NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-05799 Year of Issuance 2024 Description of Property LOT 43, BLOCK 17, SUNCOAST ESTATES, UNRECORDED SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 566, PAGES 8 AND 9, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA3 Strap Number 24-43-24-03-00017.0430

Names in which assessed: SERGIO GONZALEZ CABRERA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02831L

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

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000258

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-00644 Year of Issuance 2024 Description of Property LOT B-35 OF THE UNRECORDED REDIVISION OF THE S1/2 OF LOTS 1 AND 2, BLOCK B, KREAMER'S AVOCADO SUBDIVISION PINE ISLAND, SECTION 8, TOWNSHIP 44 SOUTH, RANGE 22 EAST, LEE COUNTY, FLORIDA, DESCRIBED AS THE EAST 127.5 FEET OF THE WEST 765.0 FEET OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF LOTS 1 AND 2, BLOCK B, KREAMER'S AVOCADO SUBDIVISION PINE ISLAND, ACCORDING TO THE PLAT RECORDED IN PLAT BOOK 5, PAGE 21, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. SUBJECT TO AND TOGETHER WITH AN EASEMENT FOR ROADWAY PURPOSES LYING OVER AND ACROSS THE NORTH 30 FEET OF THE SOUTH 1/2 OF SAID SOUTH 1/2 OF LOTS 1 AND 2, ALSO SUBJECT TO AN EASEMENT FOR PUBLIC UTILITIES LYING OVER AND ACROSS THE SOUTH 10 FEET THEREOF. Strap Number 08-44-22-01-0000B.0350

Names in which assessed:
JACUELINE MOORE, JOHN MOORE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02769L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000273

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-17745 Year of Issuance 2024 Description of Property LOTS 211 TO 217, STILL HOLLOW; DESCRIBED AS ONE TRACT AS FOLLOWS: FROM THE SOUTHWEST CORNER OF UNIT 1, SUNNY PALM ESTATES, SECTION 3, TOWNSHIP 44 SOUTH, RANGE 27 EAST, AS RECORDED IN PLAT BOOK 14, PAGE 82, RUN SOUTH 89¬∞16'53" WEST ALONG THE SOUTH LINE OF THE NORTH 1/2 OF SECTION 3, TOWNSHIP 44 SOUTH, RANGE 27 EAST, A DISTANCE OF 1706.92 FEET; THENCE NORTH 0¬∞36'39" WEST 1438.16 FEET TO THE POINT OF BEGINNING; THENCE NORTH 89¬∞23'21" EAST 730 FEET; THENCE NORTH 0¬∞36'39" WEST 140 FEET; THENCE SOUTH 89¬∞23'21" WEST 730 FEET; THENCE SOUTH 0¬∞36'39" EAST 140 FEET TO THE POINT OF BEGINNING. Strap Number 03-44-27-00-00002.0580

Names in which assessed:
TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02766L

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 EamingForward LLC located at 1446 LEE BLVD #125 in the City of LEHIGH ACRES, Lee, FL 33936 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 21st day of July, 2026
ZAKAI PERRY

July 24, 2026 26-02916L

--- TAX DEEDS ---

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000151

NOTICE IS HEREBY GIVEN that RAJ Tax Liens LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-05007 Year of Issuance 2024 Description of Property THAT CERTAIN CONDOMINIUM PARCEL COMPOSED OF UNIT NO 56, BUILDING 4, KELLY GREENS VERANDAS CONDOMINUM II, AND THE UNDIVIDED SHARE IN THE COMMON ELEMENTS AND LIMITED COMMON ELEMENTS APPURTENANT THERETO, IN ACCORDANCE WITH AND SUBJECT TO THE COVENANTS, CONDITIONS, RESTRICTIONS, TERMS AND OTHER PROVISIONS OF THE DECLARATION OF CONDOMINIUM OF KELLY GREENS VERANDAS CONDOMINIUM II, AS RECORDED IN OFFICIAL RECORDS BOOK 2023, PAGE 161, AS AMENDED, AND SUBJECT TO THE MASTER ASSOCIATION DECLARATION OF KELLY GREENS, AS RECORDED IN OFFICIAL RECORDS BOOK 1958, PAGES 4732 THROUGH 4799, AS AMENDED, ALL OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 01-46-23-06-00004.0560

Names in which assessed:
NANA KAREN SAVOY LIVING TRUST DATED JUNE 8, 2017, NANA KAREN SAVOY TRUST

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02826L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000157

NOTICE IS HEREBY GIVEN that RAJ Tax Liens LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-05019 Year of Issuance 2024 Description of Property UNIT NO. 313, BUILDING 22, KELLY GREENS VERANDAS CONDOMINIUM VII, ? CONDOMINIUM, ALL AS SET FORTH IN THE DECLARATION OF CONDOMINIUM AND THE EXHIBITS ATTACHED THERETO AND FORMING A PART THEREOF, AS RECORDED IN OFFICIAL RECORDS B??? 2128, PAGE 1100, AND ALL AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. THE ABOVE DESCRIPTION INCLUDES, BUT IS NOT LIMITED TO, ALL APPURTENANCES TO THE CONDOMINIUM UNIT ABOVE DESCRIBED, INCLUDING THE UNDIVIDED INTEREST IN THE COMMON ELEMENTS OF SAID CONDOMINIUM Strap Number 01-46-23-06-00022.3130

Names in which assessed:
74 ELMWOOD PARK LLC, 74 ELMWOOD PARK, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02829L

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 Heaths Candies located at 3010 26th st sw in the City of Lehigh Acres, Lee, FL 33976 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 21st day of July, 2026
Heath Doyon

July 24, 2026 26-02923L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000281

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-01667 Year of Issuance 2024 Description of Property LOTS 34 AND 35, BLOCK 5083, CAPE CORAL UNIT 80, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 22, PAGES 140 THROUGH 159, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH A PARCEL OF LAND BEING A PORTION OF POMEROY CANAL RIGHT OF WAY ADJACENT TO SAID LOTS 34 AND 35, BLOCK 5083, CAPE CORAL UNIT 80, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWESTERLY CORNER OF SAID LOT 35, BEING A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF POMEROY CANAL, AND A POINT ON THE EASTERLY RIGHT OF WAY LINE OF EL DORADO BOULEVARD; THENCE NORTH 00¬∞02'05" EAST, A DISTANCE OF 67.37 FEET TO AN INTERSECTION WITH THE WATER FACE OF AN EXISTING CONCRETE SEAWALL; THENCE SOUTH 61¬∞57'27" EAST, A DISTANCE OF 9.54 FEET ALONG SAID WATER FACE TO THE EASTERLY END OF SAID CONCRETE SEAWALL; THENCE SOUTH 52¬∞22'06" EAST, A DISTANCE OF 102.96 FEET ALONG THE WATER FACE OF A PROPOSED CONCRETE SEAWALL TO THE NORTHEASTERLY CORNER OF SAID LOT 34, BEING A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF POMEROY CANAL; THENCE SOUTH 89¬∞59'26" WEST, A DISTANCE OF 90.00 FEET ALONG THE NORTHERLY LINE OF SAID LOT 34 AND LOT 35 TO THE POINT OF BEGINNING; SAID PARCEL CONTAINING 3,113 SQUARE FEET, OR 0.0715 ACRES, MORE OR LESS. RESERVING THEREFROM; THE WESTERLY 25 FEET AS A PUBLIC UTILITIES, DRAINAGE, ROADWAY, AND BRIDGE MAINTENANCE EASEMENT; THE NORTHEASTERLY 6 FEET IS RESERVED AS A PUBLIC UTILITIES AND DRAINAGE EASEMENT Strap Number 28-43-23-C4-05083.0340

Names in which assessed:
CHRISTOPHER DE RESENDE, LINDEMBERG MENDES DE OLIVEIRA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02816L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000153

NOTICE IS HEREBY GIVEN that RAJ Tax Liens LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-05013 Year of Issuance 2024 Description of Property THAT CERTAIN CONDOMINIUM PARCEL COMPOSED OF UNIT NO. 253, BUILDING 18, KELLY GREENS VERANDAS CONDOMINIUM VI, AND THE UNDIVIDED SHARE IN THE COMMON ELEMENTS APPURTENANT THERETO, IN ACCORDANCE WITH AND SUBJECT TO THE COVENANTS, CONDITIONS, RESTRICTIONS, TERMS AND OTHER PROVISIONS OF DECLARATION OF CONDOMINIUM OF KELLY GREENS VERANDAS CONDOMINIUM VI, AS RECORDED IN OFFICIAL RECORDS BOOK 2119, PAGES 1505 THROUGH 1565, AND AS AMENDED, ALL IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 01-46-23-06-00018.2530

Names in which assessed:
74 ELMWOOD PARK LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02828L

OFFICIAL COURTHOUSE WEBSITES

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

LV12850_V4

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000158

NOTICE IS HEREBY GIVEN that RAJ Tax Liens LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-05033 Year of Issuance 2024 Description of Property UNIT 1565, BUILDING 3, KELLY GREENS MANOR CONDOMINIUM III, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 2101, PAGE 714, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS. Strap Number 01-46-23-21-00003.1565

Names in which assessed:
DAVID A & HELEN PETERS TRUST, David A Peters, DAVID A. PETERS AND HELEN PETERS REVOCABLE TRUST, DATED APRIL 17, 2013, HELEN PETERS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/15/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 24, 31; Aug. 7, 14, 2026

26-02830L

FIRST INSERTION

PUBLIC SALE

Notice is hereby given that on dates below these vehicles will be sold at public sale on the date listed below at 10AM for money owed for vehicle repair and storage cost pursuant to Florida Statutes 713.585 or Florida Statutes 713.78. Please note, parties claiming interest have right to a hearing prior to the date of sale with the Clerk of Courts as reflected in the notice. The owner has the right to recover possession of the vehicle without judicial proceedings as pursuant to Florida Statute 559.917. Any proceeds recovered from the sale of the vehicle over the amount of the lien will be deposited with the clerk of the court for disposition upon court order.

SALE DATE: AUGUST 24 2026:
S & S AUTO COLLISION LLC
3010 FOWLER ST
FORT MYERS FL 33901
PHONE: (239)334-9190
MV99521: 2025 HONDA
5FNRL6H62SB065270 $20,768.19,
TT OF DANIELS INC PORSCHE
FORT MYERS
10040 DANIELS INTERSTATE CT
FORT MYERS FL 33913
PHONE:(239)225-7601
MV81922 2017 PORS
WP1AE2A2XHLA72866 $6514.91

July 24, 2026 26-02914L

--- PUBLIC SALES ---

FIRST INSERTION

NOTICE OF RULEMAKING REGARDING THE REVISED RULES OF PROCEDURE OF STONEWATER COMMUNITY DEVELOPMENT DISTRICT

In accordance with Chapters 120 and 190, *Florida Statutes*, the District hereby gives the public notice of its intent to adopt its proposed revised Rules of Procedure ("**Proposed Rule**"). The Proposed Rule number is ROP-2026-1. Prior notice of rule development relative to the Proposed Rule was published in the Business Observer on July 17, 2026.

A public hearing will be conducted by the Board of Supervisors ("**Board**") of Stonewater Community Development District ("**District**") on **August 27, 2026, at 4:00 p.m. at offices of D.R. Horton, 10541 Ben C. Pratt Six Mile Cypress Parkway, Fort Myers, Florida 3396**6 relative to the adoption of the Proposed Rule. Pursuant to Sections 190.011(5) and 190.012(3), *Florida Statutes*, the Proposed Rule will not require legislative ratification.

The summary of, purpose and effect of the revised Rules of Procedure is to provide for efficient and effective District operations and to ensure compliance with recent changes to Florida law. The specific grant of rulemaking authority for the adoption of the Proposed Rule includes Sections 190.011(5), 190.011(15) and 190.035, *Florida Statutes*. The specific laws implemented in the Proposed Rule include, but are not limited to, Sections 112.08, 112.3143, 112.31446, 112.3145, 119.07, 119.0701, 120.54, 120.542, 120.5435, 120.56, 120.69, 120.81, 189.053, 189.069, 190.006, 190.007, 190.008, 190.011, 190.033, 190.035, 218.33, 218.391, 255.05, 255.0518, 255.0525, 255.20, 286.0105, 286.011, 286.012, 286.0113, 286.0114, 287.017, 287.055, and 287.084, *Florida Statutes*.

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

For more information regarding the public hearing, the Proposed Rule, or for a copy of the Proposed Rule and the related incorporated documents, if any, please contact the District Manager c/o Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, Ph: (561) 571-0010, adamsc@whhassociates.com ("**District Manager's Office**").

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

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

Chesley E Adams, Jr., District Manager
Stonewater Community Development District

July 24, 2026 26-02896L

FIRST INSERTION

NOTICE OF RULEMAKING REGARDING THE REVISED RULES OF PROCEDURE OF CORAL BAY OF LEE COUNTY COMMUNITY DEVELOPMENT DISTRICT

In accordance with Chapters 120 and 190, *Florida Statutes*, the District hereby gives the public notice of its intent to adopt its proposed revised Rules of Procedure ("**Proposed Rule**"). The Proposed Rule number is ROP-2026-1. Prior notice of rule development relative to the Proposed Rule was published in the Business Observer on July 17, 2026.

A public hearing will be conducted by the Board of Supervisors ("**Board**") of Coral Bay of Lee County Community Development District ("**District**") on **August 27, 2026, at 10:00 a.m. at the office of Banks Engineering, 10511 Six Mile Cypress Parkway, Fort Myers, Florida 33966** relative to the adoption of the Proposed Rule. Pursuant to Sections 190.011(5) and 190.012(3), *Florida Statutes*, the Proposed Rule will not require legislative ratification.

The summary of, purpose and effect of the revised Rules of Procedure is to provide for efficient and effective District operations and to ensure compliance with recent changes to Florida law. The specific grant of rulemaking authority for the adoption of the Proposed Rule includes Sections 190.011(5), 190.011(15) and 190.035, *Florida Statutes*. The specific laws implemented in the Proposed Rule include, but are not limited to, Sections 112.08, 112.3143, 112.31446, 112.3145, 119.07, 119.0701, 120.54, 120.542, 120.5435, 120.56, 120.69, 120.81, 189.053, 189.069, 190.006, 190.007, 190.008, 190.011, 190.033, 190.035, 218.33, 218.391, 255.05, 255.0518, 255.0525, 255.20, 286.0105, 286.011, 286.012, 286.0113, 286.0114, 287.017, 287.055, and 287.084, *Florida Statutes*.

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

For more information regarding the public hearing, the Proposed Rule, or for a copy of the Proposed Rule and the related incorporated documents, if any, please contact the District Manager c/o Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, Ph: (561) 571-0010, adamsc@whhassociates.com ("**District Manager's Office**").

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

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

Chesley E Adams, Jr., District Manager
Coral Bay of Lee County Community Development District

July 24, 2026 26-02897L

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

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

Rarely do consumers specifically search online for public notices.

LV18237_V12

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE TWENTIETH JUDICIAL CIRCUIT COURT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
Case No. 26-CP-1762
IN RE: ESTATE OF SHARON RODD Deceased.

The administration of the estate of Sharon Rodd, deceased, whose date of death was April 21, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. 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 24, 2026.

Personal Representative:
Michael Majeskie
S. 55 W 31619 State Road 59
North Prairie, Wisconsin 53153
Attorney for Personal Representative:
Amy Meghan Neaher
Attorney for Michael Majeskie
Florida Bar Number: 190748
SAFE HARBOR LAW FIRM
5237 Summerlin Commons Blvd., Ste 103
Fort Myers, Florida 33907
Telephone: (239) 317-3116
E-Mail: amy@safeharborlawfirm.com
Secondary E-Mail:
lisa@safeharborlawfirm.com
July 24, 31, 2026 26-02783L

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL, IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-1825
IN RE: ESTATE OF MIKE MARCELO YOUNG A/K/A MICHAEL MARCELO YOUNG, 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 MIKE MARCELO YOUNG a/k/a MICHAEL MARCELO YOUNG, deceased, File Number 26-CP-1825, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901; and that the names and addresses of the Personal Representative and the Personal Representative's Attorney are set forth below.

ALL INTEREST 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 24, 2026.

Person Giving Notice:
Signed by: Sherry Perez
SHERRY PEREZ
3917 Country Club Blvd., Unit 202
Cape Coral, Florida 33904
Attorney for Person Giving Notice
/s/ T. Brandon Mace
T. BRANDON MACE, Esq.
Florida Bar Number: 122413
Kemp & Mace, P.A.
12661 New Brittany Blvd
FORT MYERS, FL 33907
Telephone: (239) 278-1800
Fax: (239) 278-0608
Brandon@kempandmace.com
Michelle@kempandmace.com
July 24, 31, 2026 26-02782L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
File No. 26-CP-2107
Division: Probate
IN RE: ESTATE OF MARY JANE WENNER Deceased.

The administration of the estate of Mary Jane Wenner, deceased, whose date of death was May 26, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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 24, 2026.

Personal Representative:
William W. Wenner, Jr.
21490 Strada Nuova Circle, Unit 302
Estero, FL 33928
Attorney for Personal Representative:
Hayley E. Donaldson
Attorney
Florida Bar Number: 1002236
Sheppard Law Firm
9100 College Pointe Court
Fort Myers, FL 33919
Telephone: (239) 334-1141
Fax: (239) 334-3965
E-Mail: donaldson@sbshlaw.com
Secondary E-Mail:
tcorsini@sbshlaw.com
July 24, 31, 2026 26-02786L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-001441
IN RE: ESTATE OF VALERIA ARROYO ROBELO, A/K/A VALERIA A. ROBELO, A/K/A VALERIA ROBELO, Deceased.

The administration of the estate of Valeria Arroyo Robelo, a/k/a Valeria A. Robelo, a/k/a Valeria Robelo, deceased, whose date of death was October 10, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Martin Luther King Jr. Blvd., 2nd Floor, Fort Myers, FL 33901. 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 07/24/2026

Salvador Robelo, Jr.
Personal Representative
3221 Cottonwood Bend, Apt. 502
Fort Myers, Florida 33905
Andrew Ponnock
Attorney for Personal Representative
Florida Bar Number: 195420
10100 West Sample Road, 3rd floor
Coral Springs, FL 33065
Telephone: (954) 340-4051
Fax: (800) 809-1774
E-Mail: andy@ponnocklaw.com
July 24, 31, 2026 26-02788L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
Case No.: 26-CP-1914
IN RE ESTATE OF CRISPIN VITUG MERCADO, Deceased.

The administration of the estate of CRISPIN VITUG MERCADO, deceased, whose date of death was November 3, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. 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 as Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211.

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

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

The date of first publication of this notice is July 24, 2026.

Personal Representative:
/s/ Aurora Nina Vitug Mercado
AURORA NINA VITUG MERCADO
14240 A and W Bulb Road
Fort Myers, FL 33908
Attorney for Personal Representative:
/s/ Theresa Daniels, Esq.
THERESA DANIELS, ESQ.
Daniels Law, P.A.
P.O. Box 570
Bokeelia, FL 33922
(239) 214-6010
tad@DanielsLawPA.com
Attorney for Personal Representative
July 24, 31, 2026 26-02784L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-001670
IN RE: ESTATE OF MARY ANN TOMLAK Deceased.

The administration of the estate of MARY ANN TOMLAK, deceased, whose date of death was June 1, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King, Jr. Boulevard, 2nd floor, Fort Myers, Florida 33901. 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 24, 2026.

Personal Representative:
MICHAEL TOMLAK
2481 Pebble Beach Drive
Oakland, Michigan 48363
Attorney for Personal Representative:
/s/ Thomas F. LaTorre
THOMAS F. LATORRE, ESQ.
Attorney for Personal Representative
Florida Bar Number: 1044329
SAFE HARBOR LAW FIRM
5237 Summerlin Commons Blvd. #103
Fort Myers, Florida 33907
Telephone: (239) 317-3116
E-Mail: tom@safeharborlawfirm.com
July 24, 31, 2026 26-02789L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-002073
IN RE: ESTATE OF MAYER L. WINOGRAD, Deceased.

The administration of the estate of MAYER L. WINOGRAD, deceased, whose date of death was May 14, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Justice Center, 2nd Floor, 2075 Dr. Martin Luther King Blvd., Fort Myers, FL 33901. 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 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, 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 24, 2026.

Personal Representatives:
HOWARD K. COHEN
4730 Via Napoli
Bonita Springs, FL 34134
MELISSA WINOGRAD HATTER
137 E. 36th Street # 5B
New York, NY 10016
Attorney for Personal Representatives:
LISA H. LIPMAN
Florida Bar No. 030485
Fisher Broyles, LLP
999 Vanderbilt Beach Road, Suite 200
Naples, Florida, 34108
Telephone: 239-480-0420
E-mail: lisa.lipman@fisherbroyles.com
Secondary E-mail:
lisa.lye@fisherbroyles.com
July 24, 31, 2026 26-02785L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-1692
Division PROBATE
IN RE: ESTATE OF SUSAN KUSHNIER Deceased.

The administration of the estate of SUSAN KUSHNIER, deceased, whose date of death was April 26, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd., 1st and 2nd Floor, Fort Myers, FL 33901. 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 notice this is July 24, 2026.

Personal Representative:
/s/ Conrad Willkomm
(Jun 1, 2026 23:31:41 EDT)
WILLIAM CONRAD WILLKOMM, A/K/A CONRAD WILLKOMM
3201 Tamiami Trail North, Second Floor
Naples, Florida 34103
Attorney for Personal Representative:
/s/ Conrad Willkomm
(Jun 1, 2026 23:31:41 EDT)
Conrad Willkomm, Esq.
Florida Bar Number: 697338
Law Office of Conrad Willkomm P.A.
3201 Tamiami Trail North,
Second Floor
Naples, FL 34103
Telephone: (239) 262-5303
Fax: (239) 262-6030
E-Mail: conrad@swfloridalaw.com
Secondary E-Mail:
kara@swfloridalaw.com
July 24, 31, 2026 26-02858L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-2078
IN RE: ESTATE OF DIANE M. ARENDS, Deceased.

The administration of the estate of DIANE M. ARENDS, deceased, whose date of death was December 5, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, FL 33901. 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 24, 2026.

Personal Representative:
s/John R. Arends
JOHN R. ARENDS
4205 W Obispo Street
Tampa, FL 33629
Attorney for Personal Representative:
s/Edward E. Wollman
EDWARD E. WOLLMAN
Florida Bar No. 618640
E-mail: ewollman@wga-law.com
Alt. E-mail: pleadings@wga-law.com
RYAN CLELAND
Florida Bar No. 1049777
Email: rcleland@wga-law.com
Alternate Email:
pleadings@wga-law.com
Attorneys for Personal Representative
WOLLMAN, GEHRKE & ASSOCIATES, PA
2235 Venetian Court, Suite 5
Naples, FL 34109
Telephone:239-435-1533
Facsimile: 239-435-1433
July 24, 31, 2026 26-02787L

PUBLISH YOUR LEGAL NOTICE
Call 941-906-9386 and select the appropriate County name from the menu option
or email legal@businessobserverfl.com
FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer
LV20878_V28

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY FLORIDA
PROBATE DIVISION
File Number: 36-2026-CP 001990
IN RE: ESTATE OF
ANTHONY J. DELUCIA,
Deceased.

The administration of the estate of ANTHONY J. DELUCIA, deceased, File Number 36-2026-CP 001990, is pending in the Circuit Court for Lee County, Florida, Probate Division, the physical and mailing address of which are Justice Center, 2nd Floor, 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, Florida 33901 and P.O. Box 9346, Fort Myers, Florida 33902, respectively. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in 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 the first publication of this Notice is July 24, 2026.

Personal Representative:
Mary R. Bouchard
2053 SW Mayflower Drive
Palm City, Florida 34990
Attorney for Personal Representative:
PORTIA B. SCOTT, CHARTERED
Portia B. Scott
Florida Bar Number: 9555
921 SE Central Parkway
Stuart, Florida 34994
Telephone: (772) 287-0096
Florida Bar E-Services Addresses:
kcc@attorneystuartflorida.com
July 24, 31, 2026 26-02861L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
File No.: 26-CP-002127
Division: Probate
IN RE: ESTATE OF
BRADLEY GERALD YOUNG,
Deceased.

The administration of the Estate of Bradley Gerald Young, deceased, whose date of death was December 16, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. 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 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 the Decedent's Estate must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 Personal Representative or Curator has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Sections 732.216 – 732.228 applies, or may apply, unless a written demand is made by the surviving spouse or a beneficiary as specified under Section 732.2211.

The date of first publication of this Notice is July 24, 2026.

Personal Representative:
Tomeasha Bowser
18218 Iris Road
Fort Myers, FL 33967
Attorney for Personal Representative:
Kevin A. Kyle
Attorney for Personal Representative
Florida Bar Number: 980595
Schoenfeld Kyle & Associates LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: kevink@trustska.com
4901-9367-5953, v. 1
July 24, 31, 2026 26-02895L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002137
Division Probate
IN RE: ESTATE OF
HELEN R. LAUDA
Deceased.

The administration of the estate of Helen R Lauda, deceased, whose date of death was June 7, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St, Ft. Myers, FL 33901. 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 24, 2026.

Personal Representative:
Julie Grusch
524 Meadowlake Ct
Washington, PA, 15301
Attorney for Personal Representative:
Eviana J. Martin, Attorney
Florida Bar Number: 36198
Martin Law Firm, PL
3701 Del Prado Blvd S.
Cape Coral, Florida 33904
Telephone: (239) 443-1094
Fax: (941) 213-1231
E-Mail:
eviana.martin@martinlawfirm.com
July 24, 31, 2026 26-02839L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-2024
IN RE: ESTATE OF
BARBARA A. BRANNAN a/k/a
BARBARA A.
BRANNAN-WINTERSTEIN,
Deceased.

The administration of the estate of Barbara A. Brannan, deceased, whose date of death was June 17, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Martin Luther King Jr. Blvd., 2nd Floor, Fort Myers, FL 33901. 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 24, 2026.

Personal Representative:
Michael S. Brannan
11241 Winchester Rd
Asheville, OH 43103
Attorney for Personal Representative:
Marve Ann M. Alaimo
Florida Bar No. 117749
Porter Wright Morris & Arthur LLP
9132 Strada Place, Suite 301
Naples, FL 34108
Telephone: 239-593-2964
malaimo@porterwright.com
flprobate@porterwright.com
July 24, 31, 2026 26-02841L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-1735
IN RE: ESTATE OF
FLORENE LAMB
Deceased.

The administration of the estate of FLORENE LAMB, deceased, whose date of death was January 7, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King, Jr. Boulevard, Fort Myers, Florida 33901. 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, 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 24, 2026.

Personal Representative:
/s/ Teresa Ann Kuster
TERESA ANN KUSTER
465 Randy Lane
Fort Myers Beach, Florida 33931
Attorney for Personal Representative:
/s/ Thomas F. LaTorre
THOMAS F. LATORRE, ESQ.
Florida Bar Number: 1044329
Safe Harbor Law Firm
5237 Summerlin Commons Boulevard, #103
Fort Myers, Florida 33907
Telephone: (239) 317-3116
E-Mail: tom@safeharborlawfirm.com
July 24, 31, 2026 26-02859L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-2085
Division: Probate
IN RE: ESTATE OF
BARBARA A. CANNING
Deceased.

The administration of the estate of Barbara A. Canning, deceased, whose date of death was April 2, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902. 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 24, 2026.

Personal Representative:
Webster B. Canning, Jr.
7386 Golf Villa Drive
Fort Myers, Florida 33967
Attorney for Personal Representative:
Hayley Donaldson
Attorney
Florida Bar Number: 1002236
Sheppard Law Firm
9100 College Pointe Court
Fort Myers, FL 33919
Telephone: (239) 334-1141
Fax: (239) 334-3965
E-Mail: donaldson@sbshlaw.com
Secondary E-Mail:
tcorsini@sbshlaw.com
July 24, 31, 2026 26-02881L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-001656
Division Probate
IN RE: ESTATE OF
JACQUELINE ANN BUSH
Deceased.

The administration of the estate of Jacqueline Ann Bush, deceased, whose date of death was May 8, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd., Fort Myers, Florida 33901. 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 24, 2026.

Personal Representative:
JULIE STOPPER
1359 Snowberry Lane
Medina, Ohio 44256
Attorney for Personal Representative:
JEFFREY M. FOLKMAN
Attorney
Florida Bar Number: 0685641
HAHN LOESER & PARKS LLP
5811 Pelican Bay Boulevard, Suite 650
Naples, Florida 34108
Telephone: (239) 254-2950
Fax: (239) 254-2940
E-Mail: jmf@hahnlaw.com
Secondary E-Mail:
cpiglia@hahnlaw.com
21577098.1
July 24, 31, 2026 26-02882L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-1972
Division Probate
IN RE: ESTATE OF
WILLIAM L. WARD
Deceased.

The administration of the estate of William L. Ward, deceased, whose date of death was February 15, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Blvd., Ft. Myers, FL 33901. 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 7/24/2026.

Personal Representative:
DocuSigned by: William Ward
William E. Ward
2043 Grandview Farms Ct.
Bethel Park, Pennsylvania 15102
Attorney for Personal Representative:
/s/ Jeffrey Grant
Jeffrey R. Grant, Attorney
Florida Bar Number: 63918
von Briesen & Roper, s.c.
3555 Kraft Rd., Ste. 402
Naples, Florida 34105
Telephone: (239) 414-3010
Fax: (239) 414-3301
E-Mail: jeffrey.grant@vonbriesen.com
Secondary E-Mail:
Jennifer.Stoneburner@vonbriesen.com
July 24, 31, 2026 26-02837L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-001820
IN RE: ESTATE OF
LINDA L. MILLER
Deceased.

The administration of the Estate of Linda L. Miller, deceased, whose date of death was April 20, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is East Entrance, Justice Center Proper, 1700 Monroe Street, Fort Myers FL 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is July 24, 2026.

Personal Representative:
Michael J. Pavlichko
9635 Eaton Gardens Lane, Unit 205
Fort Myers, Florida 33919
Attorney for Personal Representative:
Lisa Curia George
Florida Bar Number: 1033829
Hagen Law Firm
5290 Summerlin Commons Way, Suite 1003
Fort Myers, FL 33907
Telephone: (239) 275-0808
Fax: (239) 275-3313
E-Mail: lisa@mikehagen.com
Secondary E-Mail:
pat@mikehagen.com
July 24, 31, 2026 26-02842L

Q&A

What is a public notice?

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.

LV18237_V34

--- ESTATE ---

FIRST INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE NO: 26-DR-005057
IN RE: The Marriage of
Gary Lawrence Richie
Petitioner
and
Joy Ann Hamilton
Respondent
TO: Joy Ann Hamilton
3507 Broadway, Apt. 103, West Palm Beach, Florida 33407

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 Gary Lawrence Richie whose address is 8185 Belvidere Road, Apt. 4202, West Palm Beach, Florida 33411 on or before 08/24/2026, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

Copies of all court documents in this case, including orders, are available at the Clerk of 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.

Dated: 07/15/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: B Willey
Deputy Clerk

Jul. 24, 31; Aug. 7, 14, 2026
26-02900L

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case No. 25-CA-006039
LAKEVIEW LOAN SERVICING LLC
Plaintiff vs.
JOSEPH THEODORE KAY; and all unknown parties claiming by, through, under and against the above named Defendant who are unknown to be dead or alive whether said unknown are persons, heirs, devisees, grantees, or other claimants; UNKNOWN SPOUSE OF JOSEPH THEODORE KAY; SYNCHRONY BANK; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC as Nominee for NEWDAY FINANCIAL LLC; TENANT I/UNKNOWN TENANT; TENANT II/UNKNOWN TENANT; TENANT III/UNKNOWN TENANT AND TENANT IV/UNKNOWN TENANT, in possession of the subject real property,
Defendants

Notice is hereby given pursuant to the final judgment/order entered in the above noted case, that the Clerk of Court of Lee County, Florida will sell the following property situated in Lee County, Florida described as:

LOTS 4 AND 5, BLOCK 372, ST. JAMES CITY, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 26,PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Property Address: 2751 Oleander Street Saint James City FL 33956

at public sale, to the highest and best bidder for cash, at www.lee.realforeclose.com, at 9:00 a.m. on September 24, 2026.

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

Dated: 07/17/2026

KEVIN C. KARNES,
Clerk of the Court
(SEAL) By: T Mann
Deputy Clerk

Law Office of Gary Gassel, P.A.
2191 Ringling Boulevard
Sarasota, Florida 34237
(941) 952-9322 / (941) 365-0907 (Fax)
July 24, 31, 2026 26-02850L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
File No. 26-CP-001857
Division: Probate
IN RE: THE ESTATE OF JOHN R. ANTHONY, Deceased.

The administration of the estate of JOHN R. ANTHONY, deceased, who was a resident of Lee County, Florida, and whose date of death was March 19, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Junior Blvd, Fort Myers, Florida 33901. 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 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 death of the decedent is March 19, 2026.

The date of first publication of this notice is July 24, 2026.

Personal Representative:
SHARON E. GRECO
130 Russell Avenue
Orange, Connecticut 06477
Attorney for Personal Representative:
WENDY MORRIS
Attorney for Personal Representative
Florida Bar Number: 890537
MORRIS LAW OFFICES, LLC
23150 Fashion Drive Ste 233
Estero, Florida 33928
Telephone: (239) 908-8033
E-Mail: wendy@wendymorris.com
July 24, 31, 2026 26-02838L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
CASE NO. 26-CP-001215
IN RE: ESTATE OF CARSON PATRICK Deceased.

The administration of the Estate of Carson Patrick, deceased, whose date of death was June 3, 2025, File No. 26-CP-001215, is pending in the Circuit Court for Lee County, Florida, Probate Division, 1700 Monroe Street, Fort Myers, FL 33901. The estate is intestate and the names and addresses of the personal representative and the personal representative's counsel are set forth below.

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

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS: July 24, 2026.

Personal Representatives:
Brandi Patrick
Attorney for Personal Representative:
RITA M. JACKMAN
Florida Bar #107180
YOUR ADVOCATES, PA
2050 McGregor Boulevard
Fort Myers, Florida 33901
(239) 689-1096 Phone
(239) 791-8132 Facsimile
rjackman@your-advocates.org
ngargano@your-advocates.org
July 24, 31, 2026 26-02840L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-001596
IN RE: ESTATE OF MICHAEL JAMES BOYLAN, Deceased.

The administration of the estate of MICHAEL JAMES BOYLAN, Deceased, whose date of death was May 3, 2026, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 1700 Monroe Street, Ft. Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of notice this is July 24, 2026.

DANIEL BOYLAN,
Personal Representative
Attorney for Personal Representative:
Scott R. Bugay, Esquire
Florida Bar No. 5207
2501 Hollywood Blvd. Suite 206
Hollywood, Florida 33020
Telephone: (954)767-3399
Fax: (305) 945-2905
Primary Email: Scott@srblawyers.com
Secondary Email:
angelica@srblawyers.com
July 24, 31, 2026 26-02857L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 25-CA-005048
DIVISION: H
1 SHARPE OPPORTUNITY INTERMEDIATE TRUST,
Plaintiff, vs.
HOOK WINE & SINKER 239, LLC, et al.,
Defendants.

NOTICE IS HEREBY GIVEN that the undersigned Clerk of Court of Lee County, will on August 13, 2026 at 9:00 am EST, at www.lee.realforeclose.com, offer for sale and sell at public outcry to the highest and best bidder for cash, the following described property situate in Lee County, Florida:

LOT 20 AND THE SOUTH 1/2 OF LOT 21, BLOCK A, ESTERO BAY SHORES, UNIT 1, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 12, PAGE 11, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
PROPERTY ADDRESS: 24519 DOLPHIN ST., BONITA SPRINGS, FL 34134

pursuant to a Final Judgment of Foreclosure entered in Case No. 25-CA-005048 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, the style of which is indicated above.

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

WITNESS MY HAND and seal of this Court on 07/17/2026

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: T Mann
Deputy Clerk

Law Offices of Damian G. Waldman, Esq.
PO Box 5162
Largo, FL 33779
727-538-4160;
service@dwaldmanlaw.com
July 24, 31, 2026 26-02848L

FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration)
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 26-CP-002087
Division: Probate
IN RE: ESTATE OF FREDDY L. MILLER, Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the Estate of Freddy L. Miller, deceased, File Number 26-CP-002087, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346; that the Decedent's date of death was April 26, 2026; that the total value of the Estate is $52,000.00; and that the names and addresses of those to whom it has been assigned by such Order are:

Name Address
Tina M. Winkler
3553 Edgewood Avenue,
Fort Myers, FL 33916
Amy L. Harrington
12195 Old Rodeo Drive,
Alva, FL 33920

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the Estate of the Decedent and persons having claims or demands against the Estate of the Decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this Court WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA 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 24, 2026.

Persons Giving Notice:
Tina M. Winkler
3553 Edgewood Ave.,
Fort Myers, FL 33916
Amy L. Harrington
12195 Old Rodeo Dr.,
Alva, FL 33920
Attorney for Persons Giving Notice:
Kevin A. Kyle, Attorney
Florida Bar Number: 980595
Schoenfeld Kyle & Associates LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: kevink@trustska.com
4930-8456-7991, v. 1
July 24, 31, 2026 26-02904L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File #26-CP-1852
IN RE: THE ESTATE OF MICHAEL L. WINTERS Deceased.

The administration of the estate of Michael L. Winters, deceased, File No. 26-CP-1852, is pending in the Circuit Court Lee County, Florida, Probate Division, the address of which is Judge Kyle S. Cohen, 1700 Monroe St., Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

The date of first publication of this Notice is July 24, 2026.

Personal Representative:
Debra Winters
Attorney for Personal Representative:
Brian McNamara, Esq.
Florida Bar No. 98022
McNamara Legal Services, P.A.
5425 Park Central Court,
Naples, FL 34109
Telephone: 239-204-4766
July 24, 31, 2026 26-02860L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
FILE NO. 26-CP-001794
IN RE: ESTATE OF JOHN WILLIAM MCCORMACK, Deceased.

The administration of the estate of JOHN WILLIAM MCCORMACK, deceased, whose date of death was November 22, 2025, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. 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 24, 2026.

Personal Representative:
Signed by: Sheryl McCormack
Sheryl McCormack
2540 SE 21st Place
Cape Coral, FL 33904
Attorney for Personal Representative:
/s/ Alvaro C. Sanchez
ALVARO C. SANCHEZ, ESQ.
Attorney for Petitioner
Burandt, Adamski, Feichthaler & Sanchez, PLLC
1714 Cape Coral Parkway East
Cape Coral, Florida 33904
Tel (239) 542-4733
FAX (239) 542-9203
FLA BAR NO. 105539
Primary Email:
alvaro@capecoralattorney.com
Secondary Email:
courtfilings@capecoralattorney.com
July 24, 31, 2026 26-02908L

FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration)
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002016
Division Probate
IN RE: ESTATE OF CELESTINA C. PRIOLI a/k/a CELESTE PRIOLI 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 CELESTINA C. PRIOLI a/k/a CELESTE PRIOLI, deceased, File Number 26-CP-002016, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr Boulevard, Fort Myers, Florida 33901; that the decedent's date of death was March 5, 2026; that the total value of the exempt estate is $265,000.00 and the total value of the non-exempt estate is $1,000.00, and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
Celeste Perno
611 Jacaranda Parkway E.
Cape Coral, FL 33909
Carmine A. Prioli
3923 Stonycreek Rd.
Chapel Hill, NC 27514-9550
Marie Mitchell
483 Geraldine Drive
Coventry, CT 06238
Joanne Chenette
424 48th St. Ct. W.
Palmetto, FL 34221
Natalie Burrell
1100A Golden Horseshoe Cir.
Morrisville, NC 27560

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is July 24, 2026.

Persons Giving Notice:
Celeste Perno
Carmine A. Prioli
Marie Mitchell
Joanne Chenette
Natalie Burrell
Attorney for Persons Giving Notice
Tasha Warnock, Esq.
Florida Bar Number: 116474
The Warnock Law Group LLC
6843 Porto Fino Circle
Fort Myers, Florida 33912
Telephone: (239) 437-1197
Fax: (239) 437-1196
E-Mail:
service@warnocklawgroup.com
Secondary E-Mail:
twarnock@warnocklawgroup.com
July 24, 31, 2026 26-02894L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-1373
IN RE: ESTATE OF PROSPERE DANIEL, Deceased.

The administration of the estate of PROSPERE DANIEL, deceased, whose date of death was December 6, 2025, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is PO Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is July 24, 2026.

Personal Representative:
MICHELET DANIEL
14890 Mystic Lake Circle, Unit 10108
Naples, FL 34119
Attorney for Personal Representative:
PHILIP V. HOWARD, Esq.
Attorney
Florida Bar Number: 106970
Hahn Loeser & Parks LLP
2400 First Street, Suite 300
Fort Myers, Florida 33901
Telephone: (239) 337-675
E-Mail: phoward@hahnlaw.com
Secondary E-Mail:
jstone@hahnlaw.com
21685066.1
July 24, 31, 2026 26-02836L

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-2144
Division Probate
IN RE: ESTATE OF WILLIAM MATTS
Deceased.

The administration of the estate of William Matts, deceased, whose date of death was March 15, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO Box 9346, Fort Myers, FL 33902. 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 24, 2026.

Personal Representative:
Paul Daviet
275 County Road 579
Bloomsbury, NJ 08804
Attorney for Personal Representative:
Douglas A. Dodson, II
Florida Bar Number: 126439
DORCEY LAW FIRM PLC
10181 Six Mile Cypress Parkway, Ste C
Fort Myers, FL 33966
Telephone: (239) 418-0169
Fax: (239) 418-0048
E-Mail: douglas@dorceylaw.com
Secondary E-Mail:
probate@dorceylaw.com
July 24, 31, 2026 26-02913L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY FLORIDA
CIRCUIT CIVIL DIVISION
CASE NO.: 25-CA-003850
WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR THE FLIC RESIDENTIAL MORTGAGE LOAN TRUST I,
Plaintiff, v.
SUGAR BEACH ESTATES (US) LP, A FLORIDA LIMITED PARTNERSHIP, et al.,
Defendants.

NOTICE OF SALE PURSUANT TO CHAPTER 45 IS HEREBY GIVEN that, pursuant to the Final Judgment of Mortgage Foreclosure and Other Relief dated July 6, 2026, issued in and for Lee County, Florida, in Case No. 25-CA-003850, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR THE FLIC RESIDENTIAL MORTGAGE LOAN TRUST I is the Plaintiff, and SUGAR BEACH ESTATES (US) LP, A FLORIDA LIMITED PARTNERSHIP, BD CAPITAL SE, LLC, CARMEN CAMPAGNARO and SUGAR ESTATES (US) are the Defendants.

The Clerk of the Court, KEVIN KARNES, will sell to the highest and best bidder for cash, in accordance with Section 45.031, Florida Statutes, on August 20, 2026, at electronic sale beginning at 9:00 AM, at www.lee.realforeclose.com the following-described real property as set forth in said Final Judgment of Mortgage Foreclosure and Other Relief, to wit:

LOT 33, BLOCK 6, GULF HEIGHTS SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 6, PAGE(S) 39, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 5276 Estero Blvd., Fort Myers, FL 33931

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.

Date: 07/15/2026

KEVIN KARNES
CLERK OF THE COURT
(SEAL) By: T Mann
Deputy Clerk

HOWARD LAW
902 Clint Moore Road, Suite 220
Boca Raton, FL 33487
Phone: (954) 893-7874
Fax: (888) 235-0017
E-Mail: Pleadings@HowardLaw.com
Counsel for Plaintiff
25-000145-2
July 24, 31, 2026 26-02791L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 25-CA-006858
FINANCE OF AMERICA REVERSE LLC,
Plaintiff, vs.
PATRICIA C. CHUNN, TRUSTEE OF THE PATRICIA C. CHUNN REVOCABLE TRUST, DATED NOVEMBER 21, 2014, AS AMENDED AND RESTATED JUNE 20, 2022 AND PATRICIA C. CHUNN, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 16, 2026, and entered in 25-CA-006858 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein FINANCE OF AMERICA REVERSE LLC is the Plaintiff and PATRICIA C. CHUNN; PATRICIA C. CHUNN, TRUSTEE OF THE PATRICIA C. CHUNN REVOCABLE TRUST, DATED NOVEMBER 21, 2014, AS AMENDED AND RESTATED JUNE 20, 2022; THE UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on August 13, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 26, SPRING RUN AT THE BROOKS, PHASE III, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 64, PAGES 78 THROUGH 82, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 9220 SPRING RUN BLVD, ESTERO, FL 34135

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

Dated this 07/17/2026

Kevin C. Karnes
As Clerk of the Court
(SEAL) By: T Mann
As Deputy Clerk

Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
25-369392 - MaM
July 24, 31, 2026 26-02864L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO.: 25-CA-006653
PENNYMAC LOAN SERVICES, LLC,
Plaintiff, vs.
LINDSEY ELLEN WOOTTON A/K/A LINDSEY WOOTTON; UNKNOWN SPOUSE OF LINDSEY ELLEN WOOTTON A/K/A LINDSEY WOOTTON; US DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; PORTFOLIO RECOVERY ASSOCIATES, LLC; UNKNOWN TENANT #1; UNKNOWN TENANT #2,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Mortgage Foreclosure dated July 16, 2026 entered in Civil Case No. 25-CA-006653 of the Circuit Court of the 20TH Judicial Circuit in and for Lee County, Florida, wherein PENNYMAC LOAN SERVICES, LLC is Plaintiff and LINDSEY ELLEN WOOTTON a/k/a LINDSEY WOOTTON, et al, are Defendants. The Clerk, KEVIN C. KARNES, shall sell to the highest and best bidder for cash at LEE County's On-Line Public Auction website: https://www.lee.realforeclose.com, at 9:00 A.M. on September 03, 2026, in accordance with Chapter 45, Florida Statutes, the following described property located in LEE County, Florida, as set forth in said Final Judgment of Mortgage Foreclosure to-wit:

LOTS 7 AND 8. BLOCK 4556, CAPE CORAL UNIT 68. ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 23, PAGE 100, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

Dated this 17 day of July, 2026.

KEVIN C. KARNES
Clerk of the Circuit Court
(SEAL) By: T Mann
Deputy Clerk

FRENKEL LAMBERT WEISMAN & GORDON, LLP
Attorney for Plaintiff
One East Broward Boulevard,
Suite 1111
Fort Lauderdale, FL 33301
Telephone: (954) 522-3233 |
Fax (954) 200 7770
04-102734-F00
July 24, 31, 2026 26-02849L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 26-CA-001376
UNION HOME MORTGAGE CORPORATION,
Plaintiff, vs.
SAMELLE NOELSAINT MASSENAT; JEAN CLAUDE CLERANT
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KEVIN C. KARNES as the Clerk of the Circuit Court for LEE County shall sell to the highest and best bidder for cash electronically at www.Lee.realforeclose.com at, 9:00 AM on the 13 day of August, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 14, BLOCK 59, UNIT 6, SECTION 1, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN PLAT BOOK 15, PAGE 58, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

PROPERTY ADDRESS: 2806 69TH ST W, LEHIGH ACRES, FL 33971

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

Dated this 07/17/2026

KEVIN C. KARNES
Clerk Of The Circuit Court
(SEAL) By: T Mann
Deputy Clerk

Submitted by:
De Cubas & Lewis, P.A.
PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@decubaslewis.com
26-00621
July 24, 31, 2026 26-02872L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR LEE COUNTY,
CIVIL DIVISION
CASE NO.: 25-CA-004959
NEXUS NOVA LLC,
Plaintiff, vs.
WILLIAM HOFER; JANICE HOFER; ALTA MAR CONDOMINIUM ASSOCIATION, INC.,
Defendants.

NOTICE OF SALE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure entered on July 16, 2026, in Case No. 25-CA-004959 of the Circuit Court of the Lee Judicial Circuit, in and for Lee County, Florida wherein NEXUS NOVA LLC is Plaintiff and WILLIAM HOFER; JANICE HOFER; and ALTA MAR CONDOMINIUM ASSOCIATION, INC., are Defendants, the Office of Kevin C. Karnes, Lee County Clerk of the Court, will sell to the highest and best bidder for cash beginning at 11:00 a.m., online at www.lee.realforeclose.com on August 13, 2026, in accordance with Section 45.031, Florida Statutes, the following described property as set forth in said Final Judgment, to wit:

UNIT 406, OF ALTA MAR, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN INSTRUMENT #20060000083303, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THERETO, TOGETHER WITH IT UNDIVIDED SHARE IN THE COMMON ELEMENTS.

Also known as: 2825 PALM BCH BLVD, FORT MYERS, FL 33916

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

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

Dated 07/20/2026.

KEVIN C. KARNES
Clerk of the Circuit court
(SEAL) By: N Wright-Angad
As Deputy Clerk

SOKOLOF REMTULLA, LLP
Counsel for Plaintiff
cbowens@sokrem.com;
pleadings@sokrem.com
Matter No.: 25-02004
July 24, 31, 2026 26-02888L

FIRST INSERTION

CLERK'S NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 25-CA-004361
AMERICAN LIFE AND SECURITY CORP,
Plaintiff, vs.
7EVEN SIGNS ENTERPRISES, LLC, A FLORIDA LIMITED LIABILITY COMPANY, et.al.,
Defendant.

NOTICE IS GIVEN that, in accordance with the Final Judgment entered on June 5, 2026, in the above-styled cause, I will sell to the highest and best bidder for cash on AUGUST 6, 2026, at 9:00 A.M., at www.lee.realforeclose.com, for the following described property:

LEGAL DESCRIPTION:
LOT 2 IN UNIT A OF ISLAND PARK SUBDIVISION, AN UNRECORDED SUBDIVISION, LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
FROM THE NORTHEAST CORNER OF SECTION 13, TOWNSHIP 46 SOUTH, RANGE 24 EAST, RUN WESTERLY ALONG THE NORTH LINE OF SAID SECTION 13 AND THE NORTH LINE OF A ROADWAY EASEMENT 30 FEET WIDE FOR 285.21 FEET; THENCE RUN SOUTHERLY PARALLEL WITH AND 285.21 FEET WEST OF THE EAST LINE OF SAID SECTION 13 AND ALONG THE WEST LINE OF A ROADWAY EASEMENT 50 FEET WIDE FOR 310 FEET TO THE POINT OF BEGINNING OF THE LANDS HEREIN DESCRIBED. FROM SAID POINT OF BEGINNING CONTINUE SOUTHERLY PARALLEL WITH SAID EAST LINE OF SECTION 13 AND ALONG SAID WEST LINE OF A ROADWAY EASEMENT 50 FEET WIDE FOR 80 FEET; THENCE RUN WESTERLY PERPENDICULAR TO SAID EAST LINE FOR 91.54 FEET; THENCE DEFLECT 55° 05' 10" TO THE RIGHT AND RUN NORTHWESTERLY FOR 97.75 FEET; THENCE DEFLECT 124° 54' 50" TO THE RIGHT AND RUN EAST PERPENDICULAR TO SAID EAST LINE FOR 147.72 FEET TO THE POINT OF BEGINNING.

Property Address: 6106 ISLAND PARK COURT, FORT MYERS, FL 33908

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

Dated: 07/16/2026.

KEVIN C KARNES, CLERK
LEE COUNTY CIRCUIT COURT
(SEAL) By: T Mann
Deputy Clerk

HILL WALLACK, LLP.
Attn: Michelle De Leon
300 S Orange Ave, Suite 1000
Orlando FL 32801
Phone: (561) 858-2656
Email: serviceflfc@hillwallack.com
4923-1020-5114, v. 2
July 24, 31, 2026 26-02792L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 2025-CA-005045
JMBA GROUP, LLP
Plaintiff, vs.
AMAYA DIAZ MORTGAGE BROTHERS, LLC, et al.
Defendants.

NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment of Foreclosure entered in the above-styled cause on March 18, 2026 and pursuant to an Order Scheduling Foreclosure Sale entered on July 17, 2026 in the Circuit Court of Lee County, Florida, Kevin C. Karnes as the Clerk of Court will sell to the highest bidder for cash at www.lee.realforeclose.com at 9:00am on August 20, 2026 the following described property as set forth in the Final Judgment, to wit:

Lot 67, Yacht Club Colony, West addition, Unit 1, according to the map or plat thereof as recorded in Plat Book 17, Page 115, Public Records of Lee County, Florida

Physical address: 2311 Westwood Rd., Fort Myers FL 33917

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

Dated this: 07/20/2026

Kevin C. Karnes
Clerk of Court
(SEAL) By: N Wright-Angad
As Deputy Clerk

Submitted by:
/s/ Ivan Dimitrov Ivanov, Esq.
12651 N. Dale Mabry Highway
P.O. Box 270241
Tampa FL 33688
Telephone: 813-563-6646
theivanovlawfirm@gmail.com
Florida Bar Number 39023
July 24, 31, 2026 26-02855L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 25-CA-007027
Freedom Mortgage Corporation,
Plaintiff, vs.
Sherica Sailsman, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 25-CA-007027 of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Lee County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and Sherica Sailsman; United States of America on behalf of the Secretary of Housing and Urban Development are the Defendants, that I will sell to the highest and best bidder for cash at, www.lee.realforeclose.com, beginning at 9:00 AM on the October 15, 2026, the following described property as set forth in said Final Judgment, to wit:

LOTS 8 AND 9, BLOCK 2983, CAPE CORAL UNIT 42, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 17, PAGE 32, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

TAX ID: 34-43-23-C2-02983.0080

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

Dated this 07/17/2026

Kevin Karnes
As Clerk of the Court
(SEAL) By: T Mann
As Deputy Clerk

Brock & Scott PLLC
4919 Memorial Hwy, Suite 135
Tampa, FL 33634
Attorney for Plaintiff
File # 25-F01896
July 24, 31, 2026 26-02856L

FIRST INSERTION

NOTICE OF ADMINISTRATION (testate)
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-2024
IN RE: ESTATE OF BARBARA A. BRANNAN,
Deceased.

The administration of the estate of Barbara A. Brannan, deceased, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Martin Luther King Jr. Blvd., 2nd Floor, Fort Myers, FL 33901. The file number for the estate is 26-CP-2024. The estate is testate and the dates of the decedent's will and any codicils are September 30, 2013.

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

Any interested person on whom a copy of the notice of administration is served must file with the court, on or before the date that is 3 months after the date of service of a copy of the Notice of Administration on that person, any objection that challenges the validity of the will, venue, or jurisdiction of the court. The 3 month time period may only be extended for estoppel based upon a misstatement by the personal representative regarding the time period within which an objection must be filed. The time period may not be extended for any other reason, including affirmative representation, failure to disclose information, or misconduct by the personal representative or any other person. Unless sooner barred by section 733.212(3), Florida Statutes, all objections to the validity of the will, venue or the jurisdiction of the court must be filed no later than the earlier of the entry of an order of final discharge of the personal representative or 1 year after service of the notice of administration.

Persons who may be entitled to exempt property under section 732.402, Florida Statutes, will be deemed to have waived their rights to claim that property as exempt property unless a petition for determination of exempt property is filed by such persons or on their behalf on or before the later of the date that is 4 months after the date of service of a copy of the notice of administration on such persons or the date that is 40 days after the date of termination of any proceedings involving the construction, admission to probate, or validity of the will or involving any other matter affecting any part of the exempt property.

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 the surviving spouse or a beneficiary as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.

Unless an extension is granted pursuant to section 732.2135(2), Florida Statutes, an election to take an elective share must be filed on or before the earlier of the date that is 6 months after the date of service of a copy of the notice of administration on the surviving spouse, an attorney in fact or a guardian of the property of the surviving spouse; or the date that is 2 years after the date of the decedent's death.

Under certain circumstances and by failing to contest the will, the recipient of this notice of administration may be waiving his or her right to contest the validity of a trust or other writing incorporated by reference into the will.

Personal Representative:
Michael S. Brannan
11241 Winchester Rd
Asheville, OH 43103
Attorney for Personal Representative:
Marve Ann M. Alaimo
Florida Bar No. 117749
Porter Wright Morris & Arthur LLP
9132 Strada Place, Suite 301
Naples, FL 34108
Telephone: 239-593-2964
malaimo@porterwright.com
flprobate@porterwright.com
Jul. 24, 31; Aug. 7, 14, 2026
26-02891L

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
25-CA-005450
CARRINGTON MORTGAGE SERVICES, LLC,
Plaintiff, VS.
ALESSANDRA CERNUSKA; JAMES MICHAEL CERNUSKA; UNITED STATES OF AMERICA-DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY-INTERNAL REVENUE SERVICE; UNKNOWN TENANT #1; UNKNOWN TENANT #2;
Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on July 16, 2026 in Civil Case No. 25-CA-005450, of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein, CARRINGTON MORTGAGE SERVICES, LLC is the Plaintiff, and ALESSANDRA CERNUSKA; JAMES MICHAEL CERNUSKA; UNITED STATES OF AMERICA-DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY-INTERNAL REVENUE SERVICE are Defendants.

The Clerk of the Court, Kevin C. Karnes will sell to the highest bidder for cash at www.lee.realforeclose.com on September 17, 2026 at 09:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOTS 1 AND 2, BLOCK 870, UNIT 26, CAPE CORAL, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGES 117 THROUGH 148, INCLUSIVE, PUBLIC RECORDS OF LEE 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.

WITNESS my hand and the seal of the court on 07/20/2026.

CLERK OF THE COURT
Kevin C. Karnes
(SEAL) N Wright-Angad
Deputy Clerk

ALDRIDGE PITE, LLP
Attorney for Plaintiff
401 W. Linton Blvd.
Suite 202-B
Delray Beach, FL 33444
Telephone: 561-392-6391
Facsimile: 561-392-6965
Primary E-Mail:
ServiceMail@aldridgepite.com
1133-3957B
Ref# 21440
July 24, 31, 2026 26-02887L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
Case No. 26-CA-3021
TROPIC TERRACE CONDOMINIUM ASSOCIATION, UNITS 11 & 12, INC., a Florida Not For Profit Corporation,
Plaintiff, v.
JAMES DONALD LEDENBACH, TRUSTEE OF THE ANCHOR REVOCABLE TRUST DATED JUNE 11, 2015, ET AL.
Defendants.

TO: ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE ANCHOR REVOCABLE TRUST DATED JUNE 11, 2015, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS TRUSTEES, BENEFICIARIES, OR OTHER CLAIMANTS; GLENDA JOY ANDERSON A/K/A GLENDA J. ANDERSON; UNKNOWN SPOUSE OF GLENDA JOY ANDERSON A/K/A GLENDA J. ANDERSON
Last Known Address: 1207 Tropic Terrace, North Fort Myers, FL 33903

YOU ARE NOTIFIED that an action has been filed against you for foreclosure of Plaintiff's lien for such unpaid amounts due to the above-named Plaintiff for the following premises located in Lee County, Florida:

Apartment No. 1207, Tropic Terrace Condominium Units 11 and 12, as per the Declaration of Condominium thereof, recorded in Official Records Book 322, Page 713, together with any amendments thereto, Public Records of Lee County, Florida. Together with an undivided interest in the common elements appurtenant thereto. Property ID #09-44-24-21-01207.0000

You are required to serve a copy of your written defenses, if any, to this action on the Plaintiff's attorney, Kristie P. Mace, Esq., Goede, DeBoest & Cross, PLLC, 2030 McGregor Boulevard, Ft. Myers, FL 33901, within thirty (30) days after the first date of publication of this Notice, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

DATED on this 20th day of July 2026.

Kevin C. Karnes
Clerk of the Court
(SEAL) By K Harris
As Deputy Clerk

Kristie P. Mace, Esq.,
Goede, DeBoest & Cross, PLLC,
2030 McGregor Boulevard,
Ft. Myers, FL 33901
KMace@gadclaw.com;
kgermanis@gadclaw.com;
nsortino@gadclaw.com
July 24, 31, 2026 26-02889L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-002803
NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING,
Plaintiff, v.
JEAN D. PICKERING; EDWARD PICKERING; JOSEPH PICKERING; UNKNOWN SPOUSE OF JEAN D. PICKERING; UNKNOWN SPOUSE OF EDWARD PICKERING; UNKNOWN SPOUSE OF JOSEPH PICKERING; 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; UNKNOWN TENANT #1; UNKNOWN TENANT #2,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment dated July 16, 2026 entered in Civil Case No. 25-CA-002803 in Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, Civil Division, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff and JEAN D. PICKERING; EDWARD PICKERING; JOSEPH PICKERING; UNKNOWN SPOUSE OF JOSEPH PICKERING are Defendant(s), Kevin C. Karnes, Clerk of Court, will sell to the highest and best bidder for cash beginning at 9:00 A.M. at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on August 27, 2026 the following described property as set forth in said Final Judgment, to-wit:

LOTS 31 AND 32, IN BLOCK 1260, OF UNIT 18, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT13, ON PAGES 96 THROUGH 120, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Property Address: 1906 SE 14th St, Cape Coral, FL 33990

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

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

07/17/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
Lee County, Florida
(SEAL) T Mann
DEPUTY CLERK OF COURT
Submitted By: Barron A Becker
Kelley Kronenberg
10360 West State Road 84
Fort Lauderdale, FL 33324
Service Email:
ftlrealprop@kelleykronenberg.com
File No.: 2390.000862
July 24, 31, 2026 26-02867L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-005789
FEDERAL HOME LOAN MORTGAGE CORPORATION AS TRUSTEE FOR FREDDIE MAC SEASONED CREDIT RISK TRANSFER TRUST, SERIES 2020-1,
Plaintiff, v.
BENITA PISCIUNERI; UNITED WATER RESTORATION GROUP OF SOUTH FLORIDA, INC.; WELLS FARGO BANK, N.A.; 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.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment dated July 16, 2026 entered in Civil Case No. 25-CA-005789 in Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, Civil Division, wherein FEDERAL HOME LOAN MORTGAGE CORPORATION AS TRUSTEE FOR FREDDIE MAC SEASONED CREDIT RISK TRANSFER TRUST, SERIES 2020-1, Plaintiff and BENITA PISCIUNERI; UNITED WATER RESTORATION GROUP OF SOUTH FLORIDA, INC.; WELLS FARGO BANK, N.A.; are Defendant(s), Kevin C. Karnes, Clerk of Court, will sell to the highest and best bidder for cash beginning at 9:00 A.M. at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on September 3, 2026 the following described property as set forth in said Final Judgment, to-wit:

LOTS 9 AND 10, BLOCK 237, UNIT 10, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 13, PAGES 25 THROUGH 31, INCLUSIVE, OF THE IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA
Property Address: 118 SE 41st Terrace, Cape Coral, FL 33904

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

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

07/17/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
Lee County, Florida
(SEAL) T Mann
DEPUTY CLERK OF COURT
Submitted By: Barron A Becker
Kelley Kronenberg
10360 West State Road 84
Fort Lauderdale, FL 33324
Service Email:
ftlrealprop@kelleykronenberg.com
File No.: 2390.001011
July 24, 31, 2026 26-02868L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE FIFTH JUDICIAL DISTRICT IN AND FOR MARION COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 422025CA002941CAAXMX
TH SPE 10 LLC,
Plaintiff, v.
DI DEVELOPMENT, LLC a/k/a DI DEVELOPMENT OF FLORIDA, LLC; DI CONSTRUCTION, LLC; BHAVESH KUMAR; SHAAN KUMAR; BRENT EDWIN MYERS; TIMOTHY LEE MILLER; and UNKNOWN TENANTS IN POSSESSION 1-2;
Defendants.

Notice is hereby given that, pursuant to the final judgment of foreclosure in the above-styled case on June 29, 2026, that the Marion County, Florida Clerk of Court will sell the following described property in Lee County, Florida and Marion County, Florida:

I. Lee County property:
PARCEL ONE
A tract or parcel of land lying in Section 22, Township 45 South, Range 25 East, Lee County, Florida, being more particularly described as follows:
Beginning at the NW corner of the West 1/2 of the SW 1/4 of Section 22, Township 45 South, Range 25 East, Lee County, Florida, thence East along the centerline of Daniels Road 644.35 feet; thence South along the centerline of Palomino Lane 661.25 feet to the Point of Beginning; thence East 330 feet; thence North 100 feet; thence West 330 feet; thence South 100 feet to the Point of Beginning.
AND
Part of Tract 214, Unit 2, Colonial Ranchettes, more particularly described as follows: Beginning at the NW corner of the West 1/2 of the SW 1/4 of Section 22, Township 45 South, Range 25 East, Lee County, Florida; thence East along the centerline of Daniels Road 644.35 feet; thence South along the centerline of Palomino Lane 541.25 feet to the Point of Beginning; thence East 644.73 feet; thence South 120 feet; thence West 314.74 feet; thence North 100 feet; thence West 330 feet; thence North 20 feet to the Point of Beginning.
LESS AND EXCEPT the Westerly 40 feet of the above described parcels. ALSO LESS AND EXCEPT that portion conveyed to Lee County in Instrument Number 2009000241984, Public Records of Lee County, Florida.
PARCEL TWO
Lot 9, Interchange Commerce Park, according to the map or plat thereof as recorded in Plat Book 41, Page 68, Public Records of Lee County, Florida.
The improvements thereon being known as 13641 Fiddlesticks Boulevard Fort Myers and 9270 Cloverleaf Court Fort Myers Florida – 33912
II. Marion County property:
All the Land referred to herein below is situated in the County of MARION, State of Florida, and is described as follows:
That part of the East 1/2 of the SE 1/4 of the NW 1/4 of Section 11, Township 15 South, Range 21 East, lying North of S.R. 500, lying and being in MARION County, Florida,
EXCEPT: Commence at the Northwest corner of the East One-Half of the Southeast One-Quarter of the Northwest One-Quarter of Section 11, Township 15 South, Range 21 East and run North 89 deg. 53 min. East 20 feet to a Point of Beginning; thence South 0 deg. 01 min. 30 sec. East 203.55 feet to the Northerly Right-of-Way Line of U.S. Highway No. 27; thence South 62 deg. 38 min. 45 sec. East, 370.5 feet along the Northerly Right-of-Way line of said Highway No. 27; thence North 24 deg. 17 min. 15 sec. East 412.9 feet to the North line of the East one-half of the Southeast one-quarter of the Northwest one-quarter of Section 11, Township 15 South, Range 21 East; thence South 89 deg. 53 min. West along said North line 498.9 feet to the Point of Beginning.
EXCEPT: Commencing at the Northwest corner of the East Half of the East Half of the Northwest Quarter (E 1/2 of E 1/2 of NW 1/4) of Section 11, Township 15 South, Range 21 East, Marion County, Florida; thence South 0 degrees, 01 minutes, 30 seconds East, along the West boundary of said East Half of East Half of the Northwest Quarter (E 1/2 of E 1/2 of NW 1/4) a distance of 1525.02 feet to the Northerly right of way line of State Highway No. 500; thence South 62 degrees, 38 minutes, 45 seconds East, along said right of way line 393 feet for the Point of Beginning; thence South 62 degrees, 38 minutes, 45 seconds East, along said Northerly right of way line 138 feet; thence North 22 degrees, 59 minutes, 15 seconds East, 173 feet; thence North 67 degrees, 21 minutes, 45 seconds West, 133.96 feet; thence South 24 degrees, 17 minutes, 15 seconds West, 161.71 feet to the Point of Beginning.
Commencing at the Southwest corner of the Northeast 1/4 of Section 11, Township 15 South, Range 21 East, MARION County, Florida; thence North 0 deg. 13 min. 02 sec. E. 907.4 feet for the Point of Beginning; thence South 34 deg. 12 min. 16 sec. E. 56.23 feet; thence S 0 deg. 13 min. 02 sec. W., 91.45 feet to the Northerly right-of-way line of U.S. Highway No. 27, (100 feet wide); thence N 62 deg. 24 min. 52 sec. W. along said Northerly right-of-way line, 35.79 feet to the West boundary of the aforementioned Northeast 1/4, thence N 0 deg. 13 min. 02 sec. E. along the said West boundary 121.38 feet to the Point of Beginning.
EXCEPT additional right-of-way for S.R. 500 and
EXCEPT the right-of-way on North side.
Commence at the Northwest corner of the East Half of the East Half of the Northwest Quarter (E 1/2 of E 1/2 of Northwest 1/4) of Section 11, Township 15 South, Range 21 East, MARION County, Florida; thence South 0 deg. 01 min. 30 sec. East, along the West boundary of said East Half of East Half of the Northwest Quarter (E 1/2 of E 1/2 of NW 1/4) a distance of 1525.02 feet to the Northerly right of way line of State Highway No. 500; thence South 62 deg. 38 min. 45 sec. East, along said right of way line 393 feet for the Point of Beginning; thence South 62 deg. 38 min. 45 sec. East, along said Northerly right of way line 138 feet; thence North 22 deg. 59 min. 15 sec. East, 173 feet; thence North 67 deg. 21 min. 45 sec. West, 133.96 feet; thence South 24 deg. 17 min. 15 sec. West, 161.71 feet to the Point of Beginning.
The improvements thereon being known as 3365 Northwest Blitchton Road Ocala Florida – 34475

at public sale. The Clerk of the Courts shall conduct the sale online at marion.realforeclose.com on August 4, 2026, at 11:00 A.M., to the highest bidder for cash, pursuant to the terms of the final judgment of foreclosure, and in accordance with Section 45.031, Florida Statutes. Any person claiming an interest in the surplus from the sale, if any, other than the property owners as of the date of the lis pendens must file a claim within sixty (60) days after the sale.

AMERICANS WITH DISABILITIES ACT (ADA)

AMERICANS WITH DISABILITIES ACT (ADA) If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator at the Office of the Trial Court Administrator, Marion County Judicial Center, 110 NW First Avenue, Ocala, Florida 34475, Telephone (352)401-6710, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

IF YOU NEED AN INTERPRETER No later than ten (10) days prior to the scheduled court hearing, if an interpreter is needed, the person requiring the interpreter's services must request an appropriate court interpreter for the hearing via the Fifth Circuit website:

https://www.circuit5.org/programs-services/interpreting-services/

Additional information on Court Interpreting Services is located at www.circuit5.org under the Programs & Services section.

SI NECESITA UN INTERPRETE Si alguien necesita intérprete, la persona que requiere los servicios de un intérprete debe solicitar un intérprete apropiado por lo menos diez (10) días antes de la audiencia judicial programada. El pedido se hace por el sitio web del Quinto Circuito:

https://www.circuit5.org/programs-services/interpreting-services/

Información adicional acerca de los Servicios de Interpretación Judicial está disponible en el sitio web www.circuit5.org bajo la sección titulada "Programs & Services."

Dated: July 17, 2026
/s/ Christopher H. Ezell
Christopher H. Ezell, Esq.
Florida Bar No. 105114
HOLLAND & KNIGHT LLP
Attorneys for Plaintiff
701 Brickell Avenue
Suite 3300
Miami, Florida 33131
Tel. (305) 789-7592
Fax (305) 789-7799
Designated e-mail:
christopher.ezell@hklaw.com
July 24, 31, 2026 26-02851L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 25-CA-005289
NATIONSTAR MORTGAGE LLC,
Plaintiff, vs.
MARCELLA M. DIDLEY; PARKWOODS VII HOMEOWNERS ASSOCIATION, INC.;
Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure filed June 29, 2026 and entered in Case No. 25-CA-005289, of the Circuit Court of the 20th Judicial Circuit in and for LEE County, Florida, wherein NATIONSTAR MORTGAGE LLC is Plaintiff and MARCELLA M. DIDLEY; UNKNOWN SPOUSE OF MARCELLA M. DIDLEY; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; PARKWOODS VII HOMEOWNERS ASSOCIATION, INC.; are defendants. KEVIN C. KARNES, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.LEE.REALFORECLOSE.COM, at 9:00 A.M., on August 13, 2026, the following described property as set forth in said Final Judgment, to wit:

UNIT NO. 4, BUILDING NO. 12310, PARKWOODS VII, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
FROM THE NORTHWEST CORNER OF THE EAST HALF (E 1/2) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 14, TOWNSHIP 45 SOUTH, RANGE 24 EAST RUN S 1 DEGREES 11'16" E ALONG THE WEST LINE OF SAID EAST HALF (E 1/2) FOR 330.50 FEET TO THE CENTERLINE OF PARK MEADOWS DRIVE; THENCE RUN N 89 DEGREES 18'30" E, ALONG SAID CENTERLINE FOR 422.52 FEET; THENCE RUN S 1 DEGREES 11'36" E, FOR 168.85 FEET; THENCE RUN S 88 DEGREES 48'24"W, FOR 76.83 FEET TO THE POINT OF BEGINNING. FROM SAID POINT OF BEGINNING RUN N 88 DEGREES 48'24" E FOR 36.33 FEET; THENCE RUN N 1 DEGREES 11'36" W FOR 31.00 FEET; THENCE RUN S 88 DEGREES 48'24" W FOR 36.33 FEET; THENCE RUN S 1 DEGREES 11'36" E FOR 31.00 FEET TO THE POINT OF BEGINNING.
BEARINGS ARE FROM PLAT OF UNIT NO. 6, PINE MANOR, A SUBDIVISION, PLAT BOOK 12, PAGE(S) 82, OF THE PUBLIC RECORDS OF LEE 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.

Dated this 07/17/2026

KEVIN C. KARNES
As Clerk of said Court
(SEAL) By T Mann
As Deputy Clerk

Submitted by:
Kahane & Associates, P.A.
1619 NW 136th Avenue, Suite D-220
Sunrise, Florida 33323
Telephone: (954) 382-3486
Telefacsimile: (954) 382-5380
Designated service email:
notice@kahaneandassociates.com
File No.: 25-01178 NML
V6.20190626
July 24, 31, 2026 26-02862L

SAVE TIME
Email your Legal Notice
legal@businessobserverfl.com • Deadline Wednesday at noon • Friday Publication
SARASOTA • MANATEE • HILLSBOROUGH • PASCO • PINELLAS • POLK • LEE • COLLIER • CHARLOTTE
FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer
LV20906_V24

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 25-CA-006465
UNITED WHOLESALE MORTGAGE, LLC,
Plaintiff, vs.
JOSEPH MOXLEY AND LOVELY HOPE SALPIO MOXLEY, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 15, 2026, and entered in 25-CA-006465 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein UNITED WHOLESALE MORTGAGE, LLC is the Plaintiff and JOSEPH MOXLEY; LOVELY HOPE SALPIO MOXLEY are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on August 13, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT(S) 13 THROUGH 16, BLOCK 4017, CAPE CORAL UNIT 55, ACCORDING TO PLAT THEREOF, RECORDED IN PLAT BOOK 19, PAGE(S) 92 THROUGH 106, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 2708 NW 7TH ST, CAPE CORAL, FL 33993

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

Dated this 07/17/2026

Kevin C. Karnes
As Clerk of the Court
(SEAL) By: T Mann
As Deputy Clerk

Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
25-290474 - MaM
July 24, 31, 2026 26-02863L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
Case No. 25-CA-004151
JUPI, LLC, a Florida limited liability company
Plaintiff vs.
LISAMARIE LANCER; UNKNOWN SPOUSE OF LISAMARIE LANCER; UNKNOWN TENANT #1; and UNKNOWN TENANT #2.
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KEVIN C. KARNES as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.lee.realforeclose.com at, 9:00 AM on the 20th day of August, 2026, the following described property as set forth in said Final Judgment, to wit:

Lots 45 and 46, Block 3665, Cape Coral Unit 49, according to the map or plat thereof, as recorded in Plat Book 17, Pages 145 to 154, inclusive, in the Public Records of Lee County, Florida.

Property Address: 213 Southwest 10th Avenue, Cape Coral, FL 33991.

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

Dated on: 07/20/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: N Wright-Angad
As Deputy Clerk

Submitted by:
Bolaños Truxton, PA
12800 University Drive, Suite 350
Fort Myers, FL 33907
Telephone: (239) 437-5421
Facsimile: (239) 437-5797
Designated Primary E-Mail for service Pursuant to Fla. R. Jud. Admin 2.516
rswick@bolanostruxton.com
July 24, 31, 2026 26-02870L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 25-CA-003228
LAKEVIEW LOAN SERVICING, LLC
PLAINTIFF, VS.
BRYAN TREA ET AL.,
DEFENDANTS.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 16th day of July, 2026, and entered in Case No. 25-CA-003228, of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein Lakeview Loan Servicing, LLC is the Plaintiff and BRYAN TREA; HANNAH TREA; and NEFTALY EXPRESS, CORP. are defendants. Kevin C. Karnes as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at www.lee.realforeclose.com at 9:00 A.M. on the 20th day of August, 2026, the following described property as set forth in said Final Judgment, to wit:

Lots 52 and 53, Block 3943, Cape Coral Unit 54, subdivision, according to the map or plat thereof on file in the office of the clerk of the circuit court, recorded in Plat Book 19, Page 79, public records of Lee County, Florida.

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

Dated this day of 07/21/2026.

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: N Wright-Angad
Deputy Clerk

SUBMITTED BY:
TROMBERG, MILLER, MORRIS & PARTNERS, PLLC
ATTORNEY FOR PLAINTIFF
600 WEST HILLSBORO BOULEVARD SUITE 600
DEERFIELD BEACH, FL 33441
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
ESERVICE@TMPPLLC.COM
25FL935-0247
July 24, 31, 2026 26-02907L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 25-CA-004207
1 SHARPE OPPORTUNITY INTERMEDIATE TRUST,
Plaintiff, vs.
F & S HOMES LLC, A FLORIDA CORPORATION, et al.,
Defendants.

NOTICE IS HEREBY GIVEN that the undersigned Clerk of Court of Lee County, will on August 20, 2026 at 9:00 a.m., EST, at www.lee.realforeclose.com, offer for sale and sell at public outcry to the highest and best bidder for cash, the following described property situate in Lee County, Florida:

LOT 3 AND 4, BLOCK 99, UNIT 2, PART 2, AMENDED, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 11, PAGE(S) 96 THROUGH 98, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

PARCEL IDENTIFICATION NUMBER: 10110118

PROPERTY ADDRESS: 4906 SORRENTO CT., CAPE CORAL, FL 33904

pursuant to a Final Judgment of Foreclosure entered in Case No. 25-CA-004207 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, the style of which is indicated above.

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

WITNESS MY HAND and seal of this Court on 07/17/2026.

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: T Mann
Deputy Clerk

Law Offices of Damian G. Waldman, Esq.
PO Box 5162
Largo, FL 33779
727-538-4160;
service@dwaldmanlaw.com
July 24, 31, 2026 26-02873L

FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 25-CA-004741
LOANDEPOT.COM, LLC,
Plaintiff, vs.
JOSE M. RODRIGUEZ GONZALEZ; FLOR DE MARIA GRADIZ; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; BARRIOS EPA & R C CONSTRUCTION, CORP;
Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to an Order Rescheduling Foreclosure Sale filed June 25, 2026 and entered in Case No. 25-CA-004741, of the Circuit Court of the 20th Judicial Circuit in and for LEE County, Florida, wherein LOANDEPOT.COM, LLC is Plaintiff and JOSE M. RODRIGUEZ GONZALEZ; FLOR DE MARIA GRADIZ; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; BARRIOS EPA & R C CONSTRUCTION, CORP; are defendants. KEVIN C. KARNES, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.LEE.REALFORECLOSE.COM, at 9:00 A.M., on August 13, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 21, BLOCK 42, UNIT 11, SECTION 35, TOWNSHIP 44 SOUTH, RANGE 27 EAST, SUBDIVISION OF LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN DEED BOOK 254, PAGE 30, PUBLIC RECORDS OF LEE 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.

Dated this 07/17/2026

KEVIN C. KARNES
As Clerk of said Court
(SEAL) By T Mann
As Deputy Clerk

Submitted by:
Kahane & Associates, P.A.
1619 NW 136th Avenue, Suite D-220
Sunrise, Florida 33323
Telephone: (954) 382-3486
Telefacsimile: (954) 382-5380
Designated service email:
notice@kahaneandassociates.com
File No.: 25-01313 LND
V6.20190626
July 24, 31, 2026 26-02865L

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45, FLORIDA STATUTES
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 24-CA-004907
BRIGHTWATER MASTER HOMEOWNERS ASSOCIATION, INC.,
Plaintiff, vs.
FREDDY ALEXANDER ROA BELLO, et al.,
Defendants.

Notice is given that pursuant to the Amended Final Judgment of Foreclosure dated July 16, 2026, in Case No.: 24-CA-004907 of the Circuit Court in and for Lee County, Florida, wherein BRIGHTWATER MASTER HOMEOWNERS ASSOCIATION, INC., is the Plaintiff and FREDDY ALEXANDER ROA BELLO, et al., are the Defendants. The Clerk of Court will sell to the highest and best bidder for cash at 11:00 a.m., online at www.lee.realforeclose.com, in accordance with Section 45.031, Florida Statutes, on August 27, 2026, the following described property set forth in the Final Judgment of Foreclosure:

Lot H44, North Brook Phase One, according to map or plat thereof as recorded under Instrument Number 2019000172912, of the Public Records of Lee 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.

DATED: July 20, 2026
07/20/2026

Kevin C. Karnes
Clerk of Court
(SEAL) N Wright-Angad

By: /s/ Chad Sweeting
Chad Sweeting, Esquire
Florida Bar No.: 93642
ARIAS BOSINGER, PLLC
280 W. Canton Avenue, Suite 330
Winter Park, Florida 32789
(407) 636-2549
July 24, 31, 2026 26-02880L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 25-CA-006046
U.S. BANK NATIONAL ASSOCIATION,
Plaintiff, vs.
RICARDO PEREZ SANTIAGO; UNITED STATES OF AMERICA ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; GISELL MARIE IRIZARRY CRUZ; UNKNOWN SPOUSE OF GISELL MARIE IRIZARRY CRUZ; UNKNOWN SPOUSE OF RICARDO PEREZ SANTIAGO; UNKNOWN TENANT
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KEVIN C. KARNES as the Clerk of the Circuit Court for LEE County shall sell to the highest and best bidder for cash electronically at www.Lee.realforeclose.com at, 9:00 AM on the 13 day of August, 2026, the following described property as set forth in said Final Judgment, to wit:

LOTS 15 AND 16, BLOCK 5714, CAPE CORAL UNIT 87, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 24, PAGES 67 THROUGH 87, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

PROPERTY ADDRESS: 1248 NE 41ST STREET, CAPE CORAL, FL 33909

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

Dated this 07/17/2026

KEVIN C. KARNES
Clerk Of The Circuit Court
(SEAL) By: T Mann
Deputy Clerk

Submitted by:
De Cubas & Lewis, P.A.
PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@decubaslewis.com
25-04720
July 24, 31, 2026 26-02871L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
DIVISION: CIVIL
Case No. 25-CA-04220
JUPI LLC, a Florida limited liability company,
Plaintiff, vs.
SUNSATIONAL HOMES HOLDINGS LLC, a Florida limited liability company,
Defendant

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and Order Rescheduling Foreclosure Salem entered in Case No. 25-CA-04220 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein JUPI LLC is the Plaintiff and Sunsational Homes Holdings, LLC is the Defendant, that I will sell to the highest and best bidder for cash at public sale online at www.lee.realforeclose.com beginning at nine o'clock a.m. on AUGUST 6, 2026, the following described property as set forth in the Final Judgment, to wit:

Lots 18 and 19, Block 6133 CAPE CORAL UNIT 98, a subdivision according to the plat thereof, as recorded in Plat Book 25, Page(s) 107 through 121, inclusive, of the Public Records of Lee 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.

DATED ON 07/17/2026.

KEVIN C. KARNES,
CLERK OF COURT
(SEAL) By: T Mann
As Deputy Clerk

Robert Alwine Law
Attorney for Plaintiff
240 Crandon Boulevard
Suite 263
Key Biscayne, FL 33149
robert@robertalwine.com
July 24, 31, 2026 26-02869L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 26-CA-003049
U.S. BANK NA, SUCCESSOR TRUSTEE TO BANK OF AMERICA, NA, SUCCESSOR IN INTEREST TO LASALLE BANK NA, AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE WAMU MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2007-OA3 TRUST,
Plaintiff, vs.
ESTATE OF RICHARD A. LABODA A/K/A RICHARD ALLEN LABODA, DECEASED; UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF RICHARD A. LABODA A/K/A RICHARD ALLEN LABODA, DECEASED; TIFFANY ANN JERALDS; RONALD JAMES ZABEL; BRIAN S. ZABEL; SANIBEL WAY CONDOMINIUM ASSOCIATION, INC.;, UNKNOWN TENANT(S) IN POSSESSION #1 and #2, et.al.
Defendant(s).

TO: RONALD JAMES ZABEL
(Current Residence Unknown)
(Last Known Address(es))
15705 TIFFANY DRIVE, #3
ORLAND PARK, IL 60462
12850 CRESTBROOK CT, APT 4
CRESTWOOD, IL 60418
0368 ZIEGLER RD
LA PORTE, IN 46350
ESTATE OF RICHARD A. LABODA A/K/A RICHARD ALLEN LABODA, DECEASED
(Last Known Address)
16001 DUBLIN CIRCLE, #201
FT. MYERS, FL 33908
UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF RICHARD A. LABODA A/K/A RICHARD ALLEN LABODA, DECEASED
(Last Known Address)
16001 DUBLIN CIRCLE, #201
FT. MYERS, FL 33908

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

BUILDING C, UNIT 5, SANIBEL WAY CONDOMINIUM, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN O.R. BOOK 1445, PAGES 1114 THROUGH 1183, AS AMENDED IN O.R. BOOK 1447, PAGE 1599, O.R. BOOK 1455, PAGE 95 AND O.R. BOOK 1460, PAGE 101, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA; TOGETHER WITH AN UNDIVIDED INTEREST IN AND TO THE COMMON ELEMENTS AS THE SAME IS ESTABLISHED AND IDENTIFIED IN THE DECLARATION OF CONDOMINIUM AND PLANS ON FILE IN THE OFFICIAL RECORDS OF LEE COUNTY, FLORIDA.

A/K/A: 16001 DUBLIN CIRCLE, #201, FT. MYERS, FL 33908.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Brian L. Rosaler, Esquire, POPKIN & ROSALER, P.A., 1701 West Hillsboro Boulevard, Suite 400, Deerfield Beach, FL 33442., Attorney for Plaintiff, within thirty (30) days after the first publication of this Notice in the (Please publish in Business Observer) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court this 17th day of July, 2026.

KEVIN C. KARNES
As Clerk of the Court and/or Comptroller
(SEAL) K Harris

Brian L. Rosaler, Esquire,
POPKIN & ROSALER, P.A.,
1701 West Hillsboro Boulevard,
Suite 400,
Deerfield Beach, FL 33442.,
Attorney for Plaintiff,
25-52607
July 24, 31, 2026 26-02835L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 26-CA-002127
GITSIT SOLUTIONS, LLC, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS SEPARATE TRUSTEE OF GV TRUST 2026-1,
Plaintiff, vs.
THE UNKNOWN SPOUSE, HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF JOSEPH A. CAFARO, JR., DECEASED, et al.,
Defendant(s).

TO: THE UNKNOWN SPOUSE, HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF JOSEPH A. CAFARO, JR., DECEASED
Whose last known residence(s) is/are 29 Vineyard St., Lehigh Acres, FL 33936
TO: REMONIA CAFARO
Whose last known residence(s) is/are 1863 Balfour Dr., Lexington, KY 40511.

YOU ARE HEREBY required to file your answer or written defenses, if any, in the above proceeding with the Clerk of this Court, and to serve a copy thereof upon Plaintiff's attorney, Damian G. Waldman, Esq., Law Offices of Damian G. Waldman, P.A., PO Box 5162, Largo, FL 33779, telephone (727) 538-4160, facsimile (727) 240-4972, or email to service@dwaldmanlaw.com, within thirty (30) days of the first publication of this Notice, the nature of this proceeding being a suit for foreclosure of mortgage against the following described property, to wit:

LOT 21, BLOCK 4 OF HOMESTEAD PARK, SECTION 31, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 13, PAGE(S) 174 & 175, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

A/K/A 29 VINEYARD ST., LEHIGH ACRES, FL 33936

If you fail to file your response or answer, if any, in the above proceeding with the Clerk of this Court, and to serve a copy thereof upon the Plaintiff's attorney, Damian G. Waldman, Esq., Law Offices of Damian G. Waldman, P.A., PO Box 5162, Largo, FL 33779, telephone (727) 538-4160, facsimile (727) 240-4972, or email to service@dwaldmanlaw.com, within thirty (30) days of the first publication of this Notice, a default will be entered against you for the relief demanded in the Complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED at Lee County this 21 day of July, 2026.

Kevin C Karnes
Clerk of the Circuit Court
(SEAL) By K Shoap
Deputy Clerk

Damian G. Waldman, Esq.,
Law Offices of Damian G. Waldman, P.A.,
PO Box 5162,
Largo, FL 33779,
telephone (727) 538-4160,
facsimile (727) 240-4972,
service@dwaldmanlaw.com
July 24, 31, 2026 26-02912L

PUBLISH YOUR LEGAL NOTICE
Email
legal@businessobserverfl.com
FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer
LV20878_V7

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case No.: 25-CA-002748
NEWTEK BANK, NATIONAL ASSOCIATION,
Plaintiff, vs.
BUILT SOLID RENOVATIONS, LLC, a Michigan limited liability company; HACKSAW JACKSON HOLDINGS LLC d/b/a Rock Solid Exteriors, a Michigan limited liability company; LEVI MOORE, an individual; UNKNOWN SPOUSE OF LEVI MOORE, an individual; ABL RPC RESIDENTIAL CREDIT ACQUISITION, LLC, a Delaware limited liability company; JANE/JOHN DOE, fictitious names representing unknown tenants in possession; 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,
Defendants.

NOTICE is hereby given that, pursuant to the Uniform Final Judgment of Foreclosure entered on July 14, 2026 in the above-referenced matter pending in the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, Kevin C. Karnes, the Clerk of this Court, will sell the following described property situated in Lee County, Florida:

Lot(s) 5 and 6, Block 4544, Cape Coral, Unit 44, Part 1, according to the map or plat thereof, as recorded in Plat Book 21, Page(s) 113 through 121, inclusive, of the Public Records of Lee County, Florida.

Together with all improvements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property.

The Real Property or its address is commonly known as:
508 Cape Coral Parkway West
Cape Coral, FL 33914

at public sale, to the highest and best bidder, for cash, on August 13, 2026, beginning at 9:00 a.m., to be conducted electronically online at the following website: http://www.lee.realforclose.com.

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

Kevin C. Karnes
Clerk of the Circuit Court & Comptroller
(SEAL) By: T Mann
Deputy Clerk

STEPHANIE C. LIEB
Florida Bar No.: 31806
slieb@trenam.com
Trenam Law
101 East Kennedy Boulevard,
Suite 2700
Tampa, Florida 33602
Tel: (813) 223-7474 |
Fax: (813) 229-6553
Attorney for Plaintiff
July 24, 31, 2026 26-02866L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 26-CA-002443
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, v.
NICHOLAS DAVID WARE, et al.,
Defendants.

TO: Nicholas David Ware
3612 66th Street W
Lehigh Acres, FL 33971
Nicholas David Ware
27575 Big Bend Rd.
Bonita Springs, FL 34134
Nicholas David Ware
483 Brooksville Rd.
Brooksville, KY 41004
Unknown Spouse of Nicholas David Ware
3612 66th Street W
Lehigh Acres, FL 33971
Unknown Spouse of Nicholas David Ware
27575 Big Bend Rd.
Bonita Springs, FL 34134
Unknown Spouse of Nicholas David Ware
483 Brooksville Rd.
Brooksville, KY 41004

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

Lot 17, Block 21, Unit 3, Section 2, Township 44 South, Range 26 East, LEHIGH ACRES, according to the plat thereof recorded in Plat Book 15, Page 59, of the Public Records of Lee 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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Court at Lee County, Florida, this 21 day of July, 2026.

Kevin C. Karnes
as Clerk of the Circuit Court of Lee County, Florida
(SEAL) By: K Shoap
DEPUTY CLERK

Anthony R. Smith, Esquire,
the Plaintiff's attorney,
Tiffany & Bosco, P.A.,
1201 S. Orlando Ave, Suite 430,
Winter Park, FL 32789
July 24, 31, 2026 26-02901L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 26-CA-001628
BEL LAN APARTMENT OWNERS, INC., A FLORIDA NOT FOR PROFIT CORPORATION,
PLAINTIFF, V.
CHARLES L. MEHLTRETTER JR.; NANCY OTTEN; UNKNOWN SPOUSE OF CHARLES L. MEHLTRETTER JR.; UNKNOWN SPOUSE OF NANCY OTTEN; and WEST COAST DESIGN BUILD, INC.
DEFENDANTS.

TO: Charles L. Mehltretter Jr.
1610 Middle Gulf Drive, Unit A5
Sanibel, FL 33957
Nancy Otten
549 Hamilton Avenue
Westmont, IL 60559
Unknown Spouse of Charles L. Mehltretter Jr.
1610 Middle Gulf Drive, Unit A5
Sanibel, FL 33957
Unknown Spouse of Nancy Otten
549 Hamilton Avenue
Westmont, IL 60559

YOU ARE HEREBY NOTIFIED that an action to enforce and foreclose a Claim of Lien for condominium assessments and to foreclose any claims which are inferior to the right, title and interest of the Plaintiff herein in the following described property:

Apartment Number 5 of Spanish Cay , a condominium, according to the certain Declaration of Condominium recorded in Official Records Book 956, pages 742 through 788, inclusive, as amended, Public Records of Lee County, Florida, together with all interests and rights appurtenant thereto, also known as Apt. A-5 Spanish Cay

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on: K. JOY MATTINGLY, ESQ. (JB) Plaintiff's attorney, whose address is: BECKER & POLIAKOFF, P.A. 1 East Broward Blvd., Suite 1900 Fort Lauderdale, FL 33301 Phone: (954) 985-4102 Fax: (954) 987-5940 Primary email: cofoservicemail@beckerlawyers.com within 30 days, and to file the original of the defenses with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter. If a Defendant fails to do so, a default will be entered against that Defendant for the relief demanded in the Complaint.

WITNESS my hand and the seal of said Court 07/20/2026.

KEVIN C. KARNES,
as Clerk of said Court
(SEAL) By: K Harris
As Deputy Clerk

K. JOY MATTINGLY, ESQ. (JB)
BECKER & POLIAKOFF, P.A.
1 East Broward Blvd., Suite 1900
Fort Lauderdale, FL 33301
Phone: (954) 985-4102
Fax: (954) 987-5940
Primary email:
cofoservicemail@beckerlawyers.com
B19521/431368/31691074
July 24, 31, 2026 26-02885L

FIRST INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 26-CA-003383
Freedom Mortgage Corporation
Plaintiff, vs.
Unknown Trustee, as Trustee of the 860 Camellia Dr Trust; Gastronomia Land Co, Inc. d/b/a Gastronomia Land Company, Inc.; et al
Defendants.

TO: Unknown Beneficiaries of the 860 Camellia Dr Trust and Unknown Trustee, as Trustee of the 860 Camellia Dr Trust
Last Known Address: Unknown

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

LOT 4, UNIT NO. 3, SUBURBAN PARK SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 12, PAGE 86, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Julie York, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address is 4919 Memorial Hwy, Suite 135, Tampa, FL 33634, within thirty (30) days of the first date of publication and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS

DATED on 07/17/2026.

Kevin C. Karnes
As Clerk of the Court
(SEAL) By K Harris
As Deputy Clerk

Julie York, Esquire,
Brock & Scott, PLLC.,
the Plaintiff's attorney,
4919 Memorial Hwy, Suite 135,
Tampa, FL 33634
File # 26-F00573
July 24, 31, 2026 26-02854L

FIRST INSERTION

NOTICE OF ACTION; CONSTRUCTIVE SERVICE – PROPERTY
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR LEE COUNTY, CIVIL DIVISION
CASE NO.: 2025-CA-004923
MOVEMENT MORTGAGE, LLC,
Plaintiff, vs.
MADELAINE C. SAEZ LOPEZ A/K/A MADELAINE CARIDAD SAEZ LOPEZ A/K/A MADELAINE C. SAEZ; CIRILO RAMON SAEZ HERNANDEZ; LEE COUNTY, FLORIDA; UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; FIRST NATIONAL BANK OF OMAHA; PORTFOLIO RECOVERY ASSOCIATES, LLC; UNKNOWN SPOUSE OF CIRILO RAMON SAEZ HERNANDEZ,
Defendants.

TO: MADELAINE C. SAEZ LOPEZ A/K/A MADELAINE CARIDAD SAEZ LOPEZ A/K/A MADELAINE C. SAEZ; 629 S LARK AVE, LEHIGH ACRES, FL 33974

YOU ARE NOTIFIED that an action to foreclose to the following properties in Lee County, Florida:

LOT 5 AND 6, BLOCK 76, UNIT 14, SECTION 14, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 146, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 629 S Lark Ave, Lehigh Acres, Fl 33974

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Sokolof Remtulla, LLP, the plaintiff's attorney, whose address is 1800 NW Corporate Blvd., Suite 302, Boca Raton, FL 33431, within 30 days from the first date of publication and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

DATED on July 21, 2026.

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: K Shoap
DEPUTY CLERK

SOKOLOF REMTULLA, LLP
1800 NW Corporate Blvd., Suite 302
Boca Raton, FL 33431
Telephone: 561-507-52521
Facsimile: 561-342-4842
E-mail: pleadings@sokrem.com
Counsel for Plaintiff
July 24, 31, 2026 26-02902L

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT CIVIL COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR LEE COUNTY
CIVIL DIVISION
Case No. 26-CA-000007
Division H
NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING
Plaintiff, vs.
ERNSEAU ALCIDE, ROSE MARIE JEAN MARY AND UNKNOWN TENANTS/OWNERS,
Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on July 16, 2026, in the Circuit Court of Lee County, Florida, Kevin C. Karnes, Clerk of the Circuit Court, will sell the property situated in Lee County, Florida described as:

LOT 2, BLOCK 44, UNIT 5, PLAT OF SECTION 34, TOWNSHIP 44 SOUTH, RANGE 26 EAST, A SUBDIVISION OF LEHIGH ACRES, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 15, PAGE 90, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

and commonly known as: 57 BRUCE AVE S, LEHIGH ACRES, FL 33976; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, at: [x] www.lee.realforeclose.com on September 3, 2026 at 9:00 AM.

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

Dated this 07/17/2026

Clerk of Court
Kevin C. Karnes
(SEAL) By: T Mann
Deputy Clerk

Ryan Sutton
(813) 229-0900 x
Kass Shuler, P.A.
1604 N. Marion St.
Tampa, FL 33602
ForeclosureService@kasslaw.com
F/2532597/sg
July 24, 31, 2026 26-02905L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-007077
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, v.
JOSE G. TORRES-ESPADA, et al.,
Defendants.

TO: Donald MacDonald
24-4800 Island Hwy. N.
Nanamo, BC V9T 1W6
Mary Lou Haines
24-4800 Island Hwy. N.
Nanamo, BC V9T 1W6

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

Lot 58, SECTION 3-UNIT NO. 2 TROPIC ISLES SUBDIVISION, according to the map or plat thereof, as recorded in Plat Book 12, Page(s) 89, of the Public Records of Lee 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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Court at Lee County, Florida, this 16 day of July, 2026.

Kevin C. Karnes
as Clerk of the Circuit Court of Lee County, Florida
(SEAL) By: K Shoap
DEPUTY CLERK

Anthony R. Smith, Esquire,
the Plaintiff's attorney,
Tiffany & Bosco, P.A.,
1201 S. Orlando Ave, Suite 430,
Winter Park, FL 32789
July 24, 31, 2026 26-02790L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 36-2025-CA-006037
NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING,
Plaintiff, vs.
ROBIN DE LA TORRE, et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered July 16, 2026 in Civil Case No. 36-2025-CA-006037 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING is Plaintiff and Robin De La Torre, et al., are Defendants, the Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 13 day of August, 2026 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lots 7 and 8, Block 1075, CAPE CORAL, UNIT 23 , according to the plat thereof, recorded in Plat Book 14, Page(s) 39 through 52, inclusive, of the Public Records of Lee County, Florida.

Address: 611 SE Santa Barbara Pl, Cape Coral, FL 33990

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

Dated this day of 07/20/2026

Kevin C. Karnes
Deputy Clerk
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
(SEAL) BY: N Wright-Angad

McCalla Raymer Leibert Pierce, LLP
110 SE 6th Street, Suite 2300
Fort Lauderdale, FL 33301
AccountsPayable@mccalla.com
Counsel of Plaintiff
25-13069FL
July 24, 31, 2026 26-02890L

FIRST INSERTION

NOTICE OF ACTION
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case No.: 26-CC-005109
PARKSIDE PLACE CONDOMINIUM ASSOCIATION, INC., a Florida Not-For-Profit Corporation,
Plaintiff, v.
UNKNOWN TRUSTEE OF THE PARKSIDE DRIVE 33908 TRUST, UNKNOWN TRUSTEE OF THE FORT MYERS HOLDINGS 15125 TRUST, UNKNOWN TRUSTEE OF THE LEE COUNTY ASSET 1 TRUST, and UNKNOWN TENANT,
Defendants.

(Last Known Address)
TO: UNKNOWN TRUSTEE OF THE PARKSIDE DRIVE 33908 TRUST at 15125 Parkside Drive, Unit 103, Fort Myers, FL 33908;
UNKNOWN TRUSTEE OF THE FORT MYERS HOLDINGS 15125 TRUST at 15125 Parkside Drive, Unit 103, Fort Myers, FL 33908; and
UNKNOWN TRUSTEE OF THE LEE COUNTY ASSET 1 TRUST at 15125 Parkside Drive, Unit 103, Fort Myers, FL 33908.

YOU ARE NOTIFIED that an action for damages not exceeding $50,000.00 and to foreclose a Claim of Lien on the following property in Lee County, Florida:

Unit 103, Building 6, Parkside Condominium, a Condominium, according to the Declaration of Condominium thereof recorded in Official Records Book 1777, Page 1220, and all amendments thereto, of the Public Records of Lee County, Florida, together with all appurtenances thereto and an undivided interest in the common elements of said condominium.

Property Address: 15125 Parkside Drive, Unit 103, Fort Myers, FL 33908

has been filed against you, and you are required to file written defenses with the Clerk of the court and to serve a copy within 30 days after the first date of publication on Knox Levine, P.A., the attorney for Plaintiff, whose address is 36354 U.S. 19 N., Palm Harbor, FL 34684, otherwise a default will be entered against you for the relief demanded in the Complaint.

DATED this 20th day of July 2026.

Kevin C. Karnes
Clerk of the County Court
(SEAL) BY: K Harris
Deputy Clerk
Lee County

Knox Levine, P.A.,
the attorney for Plaintiff,
36354 U.S. 19 N.,
Palm Harbor, FL 34684
July 24, 31, 2026 26-02884L

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
Case No.: 25-CA-006176
Division: Civil
Judge Keith R Kyle
Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida
Plaintiff, vs.
Tressa Kenner-Barrett, as Personal Representative of the Estate of Ernestine H. Lyman, AKA Ernestine H. Siegel, et al.
Defendants.

Notice is hereby given that on August 13th 2026 at 9:00 AM, offer by electronic sale at www.lee.realforeclose.com the following described Timeshare Ownership Interest:

Unit 5288L, Week 22, Even Year Biennial Coconut Plantation, a Condominium (the "Condominium"), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof (the "Declaration").

Any person claiming an interest in the surplus 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.

The sale is being held pursuant to the Final Judgment of Foreclosure, entered on July 17, 2026, in Civil Case No. 25-CA-006176, pending in the Circuit Court in Lee County, Florida.

DATED this 07/21/2026

KEVIN C. KARNES
CLERK OF THE CIRCUIT COURT AND COMPTROLLER
LEE COUNTY, FLORIDA
(SEAL) By: N Wright-Angad
Deputy Clerk

THE MANLEY LAW FIRM LLC
P. O. Box 165028
Columbus, OH 43216-5028
amps@mdklegal.com
25-025253_MM2
RNOS
July 24, 31, 2026 26-02906L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 26-CA-002156
ROCKET MORTGAGE, LLC,
Plaintiff, VS.
THE ESTATE OF JOEL L. BOWIE A/K/A JOEL F. BOWIE, DECEASED; et al.,
Defendant(s).

TO: The Estate of Joel L. Bowie a/k/a Joel F. Bowie, deceased
Last Known Residence: Unknown

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

THE EAST HALF OF LOT 24, BLOCK 21, UNIT 6, LEHIGH ACRES, SECTION 26, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, AT PAGE 38, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

Dated on July 21, 2026.

Kevin C. Karnes
As Clerk of the Court
(SEAL) By: K Shoap
As Deputy Clerk

ALDRIDGE PITE, LLP,
Plaintiff's attorney,
401 W. Linton Blvd. Suite 202-B
Delray Beach, FL 33444
1271-090B
Ref# 20132
July 24, 31, 2026 26-02903L

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 PropertyHostPro located at 1616 Cape Coral Pkwy W, PMB 220 in the City of Cape Coral, Lee, FL 33914 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 21st day of July, 2026
Holy Fit Enterprises Inc.
Andres F Rodriguez
July 24, 2026 26-02924L

FIRST INSERTION

HABITAT COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2026-2027 BUDGET; NOTICE OF PUBLIC HEARING TO CONSIDER THE IMPOSITION OF OPERATION AND MAINTENANCE SPECIAL ASSESSMENTS, ADOPTION OF AN ASSESSMENT ROLL, AND THE LEVY, COLLECTION, AND ENFORCEMENT OF THE SAME; AND NOTICE OF REGULAR BOARD OF SUPERVISORS MEETING.

The Board of Supervisors (the **"Board"**) of the Habitat Community Development District (the **"District"**) will hold two (2) public hearings and a meeting on Tuesday, August 18, 2026, commencing at 3:30 p.m., at the Bella Terra Clubhouse on 20070 Bella Terra Blvd in Estero, Florida.

The first public hearing is being held pursuant to Chapter 190, Florida Statutes, to receive public comment and objections on the District's proposed budget (**"Proposed Budget"**) for the fiscal year beginning October 1, 2026 and ending September 30, 2027 (**"Fiscal Year 2026-2027"**). The second public hearing is being held pursuant to Chapters 190 and 197, Florida Statutes, to consider the imposition of operation and maintenance special assessments (**"Operation and Maintenance Assessments"**) upon the lands located within the District, to fund the Proposed Budget for Fiscal Year 2026-2027; to consider the adoption of an assessment roll; and, to provide for the levy, collection, and enforcement of the annually recurring Operation and Maintenance Assessments. At the conclusion of the hearings, the Board will, by resolution, adopt a budget and levy the Operation and Maintenance Assessments as finally approved by the Board and certify an assessment roll. A Board meeting of the District will also be held where the Board may consider any other District business.

Description of Assessments

The District imposes Operation and Maintenance Assessments on benefitted property within the District for the purpose of funding the District's general administrative, operation, and maintenance budget. A description of the services to be funded by the Operation and Maintenance Assessments, and the properties to be benefited by the Operation and Maintenance Assessments, are all set forth in the Proposed Budget. A geographic depiction of the property subject to the proposed Operation and Maintenance Assessments is identified in the map attached hereto.

Operation and Maintenance Assessments are levied on an Equivalent Residential Unit ("ERU") basis. Each Unit Type within the District has been assigned a specific ERU for O&M Assessment purposes based upon the benefits received by such Unit Type pursuant to the District's adopted Operation and Maintenance Assessment methodology. Such Operation and Maintenance Assessment methodology further sets forth the number of ERUs assigned to each parcel in the District.

Description of Assessment Methodology Allocations:

The following Table 1 shows the current fiscal year's allocation of Operation and Maintenance Assessments per ERU and Unit Type, and the proposed Operation and Maintenance Assessments for Fiscal Year 2026-2027 per ERU and Unit Type.

Table 1: District Proposed Operation and Maintenance per ERU per Unit Type

Unit Type	ERU per Unit	Current (Fiscal Year 2025-2026) Operation and Maintenance Assessment Per ERU	Proposed Operation and Maintenance Assessment for Fiscal Year 2026-2027 per ERU
Multifamily	1	$735.69	$860.69
Duplex 35	1	$735.69	$860.69
Single Family 50	1	$735.69	$860.69
Single Family 60	1	$735.69	$860.69
Single Family 75	1	$735.69	$860.69

The following Table 2 shows the total Operation and Maintenance Assessments to be collected for each Unit Type and the total Operation and Maintenance Assessments collections anticipated for the District for the Fiscal Year 2026-2027.

Table 2. District Operation and Maintenance per ERU per Unit Type

Unit Type	Total ERUs	$/ERU	TOTAL
Multifamily	336	$860.69	$289,191.84
Duplex 35	477	$860.69	$410,549.13
Single Family 50	497	$860.69	$427,762.96
Single Family 60	408	$860.69	$351,161.52
Single Family 75	181	$860.69	$155,784.89
			$1,634,450.31

The total amount of Operation and Maintenance Assessments to be collected as stated includes collection costs and/or early payment discounts, which Lee County ("County") may impose on assessments that are collected on the County real property tax bill. Moreover, pursuant to Section 197.3632(4), Florida Statutes, the lien amount shall serve as the "maximum rate" authorized by law for Operation and Maintenance Assessments, such that no assessment hearing shall be held or notice provided in future years unless the assessments are proposed to be increased or another criterion within Section 197.3632(4), Florida Statutes, is met. Note that the Operation and Maintenance Assessments do not include any Bond debt service assessments previously levied by the District for bonds issued by the District and due to be collected for Fiscal Year 2026-2027.

For Fiscal Year 2026-2027, the District intends to have the Lee County Tax Collector collect the assessments imposed on all benefitted properties. It is important to pay your assessment because failure to pay will cause a tax certificate to be issued against the property which may result in loss of title, or for direct billed assessments may result in a foreclosure action, which also may result in a loss of title. The District's decision to collect assessments on the tax roll or by direct billing does not preclude the District from later electing to collect those or other assessments in a different manner at a future time.

Additional Provisions:

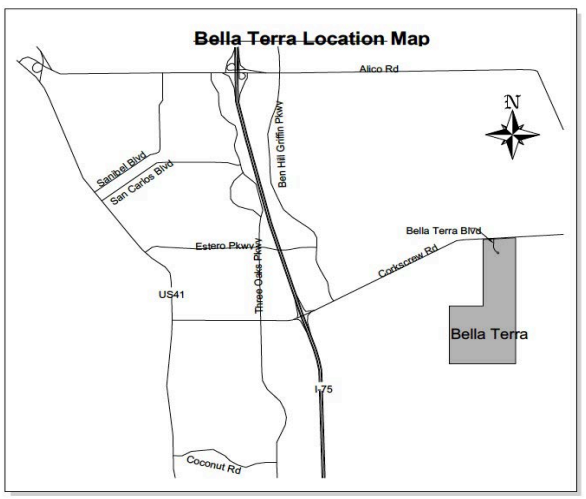
The public hearings and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. A copy of the Proposed Budget, proposed assessment roll, and the agenda for the hearings and meeting may be obtained at the offices of the District Manager, Premier District Management, 3820 Colonial Boulevard, Suite 101, Fort Myers, FL 33966, Ph: (239) 690-7100, email: mrainwater@cddmanagement.com ("District Manager's Office") during normal business hours or by visiting the District's website at habitatcdd.org. Additionally, interested parties may refer to the District's website for the latest District information. The public hearings and meeting may be continued to a date, time, and place to be specified on the record at the hearings or meeting. There may be occasions when staff or Board members may participate by speaker telephone or other electronic means.

Any person requiring special accommodation at this meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

Please note that all affected property owners have the right to appear at the public hearings and meeting and may also file written objections with the District Manager's Office within twenty (20) days of publication of this notice. Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearings 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.

Mandie Rainwater
District Manager

Map showing the boundaries of the district:



July 24, 31, 2026 26-02936L

FIRST INSERTION

BEACH ROAD GOLF ESTATES COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2027 BUDGET; NOTICE OF PUBLIC HEARING TO CONSIDER THE IMPOSITION OF OPERATIONS AND MAINTENANCE SPECIAL ASSESSMENTS, ADOPTION OF AN ASSESSMENT ROLL, AND THE LEVY, COLLECTION, AND ENFORCEMENT OF THE SAME; AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

Upcoming Public Hearings, and Regular Meeting

The Board of Supervisors for the Beach Road Golf Estates Community Development District (**"District"**) will hold the following two public hearings and a regular meeting on August 17, 2026 at 1:00 p.m., at the Bonita National Golf and Country Club, 2nd Floor of the Clubhouse, 17671 Bonita National Blvd., Bonita Springs, Florida 34135.

The first public hearing is being held pursuant to Chapter 190, *Florida Statutes*, to receive public comment and objections on the District's proposed budget (**"Proposed Budget"**) for the fiscal year beginning October 1, 2026 and ending September 30, 2027 (**"Fiscal Year 2027"**). The second public hearing is being held pursuant to Chapters 190, 197, and/or 170, *Florida Statutes*, to consider the imposition of operations and maintenance special assessments (**"O&M Assessments"**) upon the lands located within the District, to fund the Proposed Budget for Fiscal Year 2027; to consider the adoption of an assessment roll; and, to provide for the levy, collection, and enforcement of assessments. At the conclusion of the hearings, the Board will, by resolution, adopt a budget and levy O&M Assessments as finally approved by the Board. A Board meeting of the District will also be held where the Board may consider any other District business.

Description of Assessments

The District imposes O&M Assessments on benefitted property within the District for the purpose of funding the District's general administrative, operations, and maintenance budget. A geographic depiction of the property potentially subject to the proposed O&M Assessments is identified in the map attached hereto. The table below shows the schedule of the proposed O&M Assessments, which are subject to change at the hearing:

Land Use	Total # of Units	EAU Factor	Proposed Annual O&M Assessment (including collection costs / early payment discounts)
Platted Lot	1,459	1	$298.75

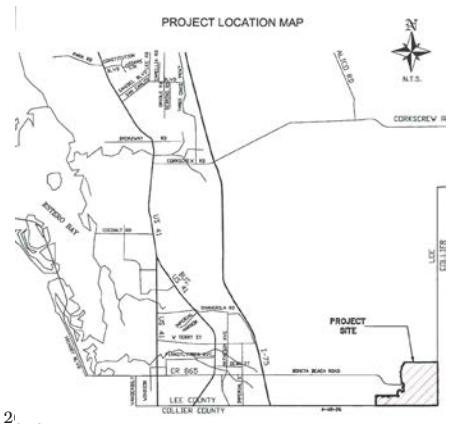
The O&M Assessments may be collected on the County tax roll or by direct bill from the District's Manager. Note that the O&M Assessments are in addition to any debt service assessments, if any, previously levied by the District and due to be collected for Fiscal Year 2027. **IT IS IMPORTANT TO PAY YOUR ASSESSMENT BECAUSE FAILURE TO PAY WILL CAUSE A TAX CERTIFICATE TO BE ISSUED AGAINST THE PROPERTY WHICH MAY RESULT IN LOSS OF TITLE, OR FOR DIRECT BILLED ASSESSMENTS, MAY RESULT IN A FORECLOSURE ACTION, WHICH ALSO MAY RESULT IN A LOSS OF TITLE.**

Additional Provisions

The public hearings and meeting are open to the public and will be conducted in accordance with Florida law. A copy of the Proposed Budget and assessment roll, and the agenda, for the hearings and meeting may be obtained by contacting **Wrathell, Hunt and Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, Ph: 561-571-0010 ("District Manager's Office").** The public hearings and meeting may be continued to a date, time, and place to be specified on the record. There may be occasions when staff or board members may participate by speaker telephone. Any person requiring special accommodations because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

Please note that all affected property owners have the right to appear and comment at the public hearings and meeting, and may also file written objections with the District Manager's Office within twenty (20) days of issuance of this notice. Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearings 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. If you have any questions, please do not hesitate to contact the District Manager's Office.

District Manager



July 24, 31, 2 26-02922L

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE NO: 26-DR-004919
IN RE: The Marriage of
Peter Orlando Duncan
Petitioner
and
Natalie Bartley
Respondent
TO: Natalie Bartley
188 Sutter Avenue, Apt. 12b, Brooklyn, New York 11212-4605

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 Peter Orlando Duncan whose address is 727 16th Avenue South, Saint Petersburg, Florida 33701 on or before August 28, 2026, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

Copies of all court documents in this case, including orders, are available at the Clerk of 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.

Dated: 07/17/2026
Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: J Collins
Deputy Clerk
Jul. 24, 31; Aug. 7, 14, 2026
26-02917L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
Case No: 26-CA-003645
ANA MARILIA RAMOS BOBO
Plaintiff, vs.
ALAIN MARSOLLE, et al
AND ALL OTHER PERSONS OR LEGAL ENTITIES CLAIMING AN INTEREST IN THE REAL PROPERTY WHICH IS THE SUBJECT MATTER OF THIS ACTION BY AND THROUGH UNDER OR AGAINST THE NAMED DEFENDANTS HEREIN; JOHN DOE And JANE DOE,
Defendants.
TO: ALAIN MARSOLLE, PO BOX 7632, FORT LAUDERDALE, FL 33338

YOU ARE NOTIFIED that an action to quiet title on the following property in Lee County has been filed against you:

Lot 35, Block 22, Unit 5, LEHIGH ACRES, Section 11, Township 45 South, Range 27 East, according to the map or plat thereof as recorded in Plat Book 15, Page 155, in the Public Records of Lee County, Florida.

You are required to serve a copy of your written defenses, if any, to it on Sanchez Law Practice, PL., the plaintiff's attorney, whose address is 153 E. Flagler St; #140, Miami, FL 33131 on or before August 31, 2026, and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

DATED July 21, 2026
Kevin C Karnes
(SEAL) By: K Shoap
Deputy Clerk
Sanchez Law Practice, PL.,
the plaintiff's attorney,
153 E. Flagler St; #140,
Miami, FL 33131
Jul. 24, 31; Aug. 7, 14, 2026
26-02919L

FIRST INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
FORECLOSURE DIVISION
CASE NO: 24-CC-007231
SUN-N-FUN MOBILE HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation,
Plaintiff, v.
UNKNOWN BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF NORMA LEACH,
Defendant.

Notice is hereby given that pursuant to a Final Judgment of Foreclosure entered on July 13, 2026, in the above-styled cause, in the County Court of Lee County, Florida, Kevin C. Karnes, Clerk of Circuit Court, will sell the property situated in Lee County, Florida legally described as:

THAT COOPERATIVE PARCEL WHICH INCLUDES UNIT/CERTIFICATE NO.43 OF SUN-N-FUN HOMEOWNERS ASSOCIATION, INC, A COOPERATIVE AS SET FORTH IN THE COOPERATIVE DOCUMENTS AND THE EXHIBITS ANNEXED THERETO AND FORMING A PART THEREOF, RECORDED IN O.R. BOOK 2376, PAGE 2998, AS AMENDED, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Commonly known as: 5558 Palm Beach Blvd #43, Fort Myers, FL 33905

In an online sale at www.lee.realforeclose.com, in accordance with Chapter 45, Florida Statutes, beginning on August 13, 2026 at 9:00 am

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

A copy of this notice shall be published in the Business Observer.

DATED this day of 07/22/2026
(SEAL) By: N Wright-Angad
Kevin C. Karnes, Clerk of Court
Leland Wilson,
Leland@associationlegalservices.com
12600 World Plaza Lane,
Fort Myers, FL 339907
July 24, 31, 2026 26-02933L

FIRST INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISIDICTION DIVISION
Case No. 26-CA-002854
A & D MORTGAGE LLC
Plaintiff, vs.
The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Robert James Agrella a/k/a Robert J. Agrella, Deceased; Heatherton Manor Condominium Association, Inc.; Elizabeth L. Marzocco
Defendants.
TO: The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Robert James Agrella a/k/a Robert J. Agrella, Deceased
Last Known Address: Unknown

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

UNIT NO. 11 OF HEATHERTON MANOR, A CONDOMINIU ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OR BOOK 1498, PAGE 749, AND AS FURTHER AMENDED, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Orlando F. Amador, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address is 4919 Memorial Hwy, Suite 135, Tampa, FL 33634, within thirty (30) days of the first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS

DATED on July 21, 2026.
Kevin C. Karnes
As Clerk of the Court
(SEAL) By K Shoap
As Deputy Clerk
Orlando F. Amador, Esquire,
Brock & Scott, PLLC.,
the Plaintiff's attorney,
4919 Memorial Hwy, Suite 135,
Tampa, FL 33634
File # 26-F01170
July 24, 31, 2026 26-02920L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
FILE NO. 26-CP-001903
IN RE: ESTATE OF BETSY VANDERCAR
Deceased.

The administration of the estate of BETSY VANDERCAR, deceased, whose date of death was August 3, 2025, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. 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 24, 2026.

Personal Representative:
Signed by: Gordon Long
Gordon Long
47 C Esquire Dr.
Manchester Connecticut 06042
Attorney for Personal Representative:
/s/ Alvaro C. Sanchez
ALVARO C. SANCHEZ
Attorney for Petitioner
1714 Cape Coral Parkway East
Cape Coral, Florida 33904
Tel 239/542-4733
FAX 239/542-9203
FLA BAR NO. 105539
Email: alvaro@capecoralattorney.com
Secondary E-Mail:
courtfilings@capecoralattorney.com
July 24, 31, 2026 26-02929L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
CASE NO. 26-CP-2158
IN RE: ESTATE OF KUMAR S. REDDY,
Deceased.

The administration of the estate of Kumar S. Reddy, deceased, whose date of death was April 9, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd., Fort Myers, FL 33901. 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 24, 2026.

Personal Representative:
Andre Reddy
919 Garden Street, Apt. 3
Hoboken, NJ 07030
Attorney for Personal Representative:
Blake W. Kirkpatrick
Attorney for Petitioner
Florida Bar No. 0094625
Wilson & Johnson
2425 Tamiami Trail N., Suite 211
Naples, Florida 34103
Telephone: 239-436-1500
Email:
bwkirkpatrick@naplesestatelaw.com
ewhittier@naplesestatelaw.com
4931-0545-2689, v. 1
July 24, 31, 2026 26-02937L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-2124
Division Probate
IN RE: ESTATE OF JANET WATSON HARTON
Deceased.

The administration of the estate of Janet Watson Harton, deceased, whose date of death was May 6, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King, Jr. Blvd, Ft. Myers, FL 33901. 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 24, 2026.

Personal Representative:
Ronnie Lynn Harton
3538 Tomlinson St.
Bonita Springs, Florida 34134
Attorney for Personal Representative:
Jeffrey R. Grant, Attorney
Florida Bar Number: 63918
von Briesen & Roper, s.c.
3555 Kraft Rd., Ste. 402
Naples, Florida 34105
Telephone: (239) 414-3010
Fax: (239) 414-3301
E-Mail: jeffrey.grant@vonbriesen.com
Secondary E-Mail:
Jennifer.Stoneburner@vonbriesen.com
July 24, 31, 2026 26-02927L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002186
Division Probate
IN RE: ESTATE OF ZANE SHAREIF ZEIDAN
Deceased.

The administration of the estate of Zane Shareif Zeidan, deceased, whose date of death was May 27, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St, Ft. Myers, FL 33901. 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 24, 2026.

Personal Representative:
Ned Zeidan
519 Samuel Street,
Davenport, FL 33897
Attorney for Personal Representative:
Eviana J. Martin, Attorney
Florida Bar Number: 36198
Martin Law Firm, PL
3701 Del Prado Blvd S.
Cape Coral, Florida 33904
Telephone: (239) 443-1094
Fax: (941) 213-1231
E-Mail:
eviana.martin@martinlawfirm.com
July 24, 31, 2026 26-02928L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002153
Division Probate
IN RE: ESTATE OF MARILYN FRANCES GARDENER
Deceased.

The administration of the estate of Marilyn Frances Gardener, deceased, whose date of death was December 22, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King, Jr. Blvd., Fort Myers, Florida 33901. 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 24, 2026.

Personal Representative:
James H. Gardener
13355 Whispering Oaks Drive
Fort Myers, Florida 33905
Attorney for Personal Representative:
Karen L. Kayes
E-mail Addresses: kkayes@wnj.com
Florida Bar No. 0039993
Warner Norcross + Judd LLP
700 Terrace Point Road, Suite 350
Muskegon, Michigan 49440
Telephone: (231) 727-2600
34512585-1
July 24, 31, 2026 26-02930L

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25 CA 003297
REGIONS BANK D/B/A REGIONS MORTGAGE,
Plaintiff, vs.
SIMON GRINSHTEYN, UNKNOWN SPOUSE OF SIMON GRINSHTEYN, MELANIE L. GRINSHTEYN, UNKNOWN SPOUSE OF MELANIE L. GRINSHTEYN, DISCOVER BANK, SUNCOAST CREDIT UNION, SANDS ESTATE HOMEOWNERS ASSOCIATION, INC., UNKNOWN TENANT NO. 1 and UNKNOWN TENANT NO. 2,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment dated July 16, 2026, entered in Case No.: 25-CA-003297 of the Circuit Court in and for Lee County, Florida, wherein, are the Defendants, SIMON GRINSHTEYN, UNKNOWN SPOUSE OF SIMON GRINSHTEYN MELANIE L. GRINSHTEYN, UNKNOWN SPOUSE OF MELANIE L. GRINSHTEYN, DISCOVER BANK, SUNCOAST CREDIT UNION, SANDS ESTATE HOMEOWNERS ASSOCIATION, INC., UNKNOWN TENANT NO. 1 and UNKNOWN TENANT NO. 2, that I will sell to the higest and best bidder for cash by electronic sale at www.lee.realforeclose.com, beginning at 9:00 am on August 13, 2026, on the following described real property as set forth in the Final Judgment:

Legal:
LOT 2, BLOCK 4982-B, SANDS ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN INSTRUMENT NUMBER 2012000044927, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
ALSO KNOWN AS 4406 DANNY AVENUE, CAPE CORAL, FL 33914.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS 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.

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

DATED this 17 day of July, 2026.

Kevin C. Karnes
Clerk of Circuit Court
(SEAL) By: T Mann
Deputy Clerk
July 24, 31, 2026 26-02921L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002042
Division P
IN RE: ESTATE OF MARLIS JEAN ANDERSON
Deceased.

The administration of the estate of MARLIS JEAN ANDERSON, deceased, whose date of death was February 10, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd., Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is July 24, 2026.

Personal Representative:
CRAIG ANDERSON
1374 South Venetian Way, Unit A
Miami, Florida 33139
Attorney for Personal Representative:
RONALD L. SIEGEL, Attorney
Florida Bar Number: 254509
BRINKLEY MORGAN
2255 Glades Road, Suite 414E
Boca Raton, FL 33431
Telephone: (561) 241-3113
Fax: (561) 241-3226
E-Mail:
probatelaw@brinkleymorgan.com
Secondary E-Mail:
joelle.vera@brinkleymorgan.com
July 24, 31, 2026 26-02926L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
CASE NO: 26-CP-995
IN RE: ESTATE OF RICHARD L. DUNMIRE,
Deceased.

The administration of the estate of Richard L. Dunmire, deceased, whose date of death was October 26, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St., Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is July 24, 2026.

Sandra S. Dunmire,
Personal Representative
506 Santa Barbara St.,
N. Fort Myers, FL 33903
/s/ Matthew A. Linde
Matthew A. Linde, Esq.
Florida Bar No: 528791
LINDE, GOULD & ASSOCIATES
12693 New Brittany Blvd.
Fort Myers, FL 33907
Telephone: (239) 939-7100
Facsimile: (239) 939-7104
malinde@lindegould.com
courtfilings@lindegould.com
Attorney for the Personal Representative
July 24, 31, 2026 26-02938L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-2171
Division Probate
IN RE: ESTATE OF V. KENT GREEN A/K/A VERLYN KENT GREEN a/k/a VERLYN K. GREEN,
Deceased.

The administration of the estate of V. KENT GREEN A/K/A VERLYN KENT GREEN A/K/A VERLYN K. GREEN, deceased, whose date of death was August 3, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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 24, 2026.

Personal Representative:
JOY R. GREEN
c/o Todd L. Bradley, Esq.
CUMMINGS & LOCKWOOD LLC
3001 Tamiami Trail N, Ste. 400
Naples, Florida 34103
Attorney for Personal Representative:
TODD L. BRADLEY, ESQ.
Florida Bar No. 0898007
CUMMINGS & LOCKWOOD LLC
3001 Tamiami Trail N, Ste. 400
Naples, Florida 34103
Telephone: (239) 262-8311
E-mail Addresses:
tbradley@cl-law.com;
msmith@cl-law.com
July 24, 31, 2026 26-02939L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-005981
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, v.
DENYS BELLO, et al.,
Defendants.

NOTICE is hereby given that Kevin C. Karnes, Clerk of the Circuit Court of Lee County, Florida, will on August 27, 2026, at 9:00 a.m. ET, via the online auction site at www.lee.realforeclose.com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Lee County, Florida, to wit:

Lot 5 and 6, Block 5504, CAPE CORAL UNIT 91, according to the map or plat thereof, as recorded in Plat Book 24, Page(s) 88 through 98, inclusive, of the Public Records of Lee County, Florida.
Property Address: 3918 Northwest 40th Terrace, Cape Coral, FL 33993

pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number of which is set forth above.

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 the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

WITNESS my hand and official seal of this Honorable Court this day of 07/22/2026

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: N Wright-Angad
DEPUTY CLERK
Tiffany & Bosco, P.A.
1201 S. Orlando Ave., Suite 430
Winter Park, FL 32789
floridaservice@tblaw.com
July 24, 31, 2026 26-02931L

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
FORECLOSURE DIVISION
CASE NO: 25-CC-008166
DANFORTH LAKES HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation,
Plaintiff, v.
CATHERINE MOLINERO-FRAZIER,
Defendant.

Notice is hereby given that pursuant to a Final Judgment of Foreclosure entered on July 10, 2026, in the above-styled cause, in the County Court of Lee County, Florida, Kevin C. Karnes, Clerk of Circuit Court, will sell the property situated in Lee County, Florida legally described as:

LOT 43, BLOCK J, DANFORTH LAKES, PHASE II, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 72, PAGES 42-47, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Commonly known as: 8917 Fawn Ridge Dr, Fort Myers, FL 33912

In an online sale at www.lee.realforeclose.com, in accordance with Chapter 45, Florida Statutes, beginning on November 19, 2026 at 9:00 am.

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

A copy of this notice shall be published in the Business Observer.

DATED this day of 07/22/2026
(SEAL) By: N Wright-Angad
Kevin C. Karnes, Clerk of Court
Leland Wilson,
Leland@associationlegalservices.com
12600 World Plaza Lane,
Fort Myers, FL 339907
July 24, 31, 2026 26-02932L

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-005615
NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING,
Plaintiff, v.
ROSE MARIE JEAN MARY, et al,
Defendant(s).

NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment in Foreclosure entered on July 14, 2026 and entered in Case No. 25-CA-005615 in the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein ERNSEAU ALCIDE AND ROSE MARIE JEAN MARY, et. al., are the Defendants. The Clerk of the Court, KEVIN KARNES, will sell to the highest bidder for cash at www.lee.realforeclose.com on August 13, 2026 at 9:00am, the following described real property as set forth in said Final Judgment, to wit:

LOT 24, BLOCK 12, UNIT 5 LEHIGH ESTATES, SECTION 4, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 85, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

and commonly known as: 4540-4542 25TH ST SW, LEHIGH ACRES, FL 33973 (the "Property").

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

WITNESS my hand and the seal of the court on 07/22/2026
Kevin C. Karnes
As Clerk of the Circuit Court
Lee County, Florida
(SEAL) N Wright-Angad
DEPUTY CLERK
GHIDOTTI | BERGER LLP
Attorneys for Plaintiff
10800 Biscayne Blvd., Suite 201
Miami, FL 33161
Telephone: (305) 501-2808
Facsimile: (954) 780-5578
By: /s/ Johanni Fernandez-Marmol, Esq.
Jason Duggar, Esq.
FL Bar No.: 83813
Christophal Hellewell, Esq.
FL Bar No.: 114230
Anya E. Macias, Esq.
FL Bar No.: 0458600
Tara Rosenfeld, Esq.
FL Bar No.: 59454
Johanni Fernandez-Marmol, Esq.
FL Bar No.: 1055042
Jimmy Edwards, Esq.
FL Bar No.: 81855
Rebecca E. Smith, Esq.
FL Bar No.: 1069865
Spencer Gollahon, Esq.
FL Bar No.: 647799
Paris Roach, Esq.
FL Bar No.: 1028751
fcpleadings@ghidottiberger.com
July 24, 31, 2026 26-02935L

FIRST INSERTION

NOTICE OF ACTION
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
CASE NO. 2026-CC-3452
COLONIAL COUNTRY CLUB OF LEE COUNTY MASTER ASSOCIATION, INC., a Florida corporation not for profit,
Plaintiff, vs.
THOMAS PATRICK COOPER; BARCLAYS BANK DELAWARE; and UNKNOWN TENANT(S) IN POSSESSION,
Defendants.

TO: THOMAS PATRICK COOPER
10038 OAKHURST WAY
FORT MYERS, FL 33913
AND
TO: UNKNOWN TENANT(S) IN POSSESSION
10038 OAKHURST WAY
FORT MYERS, FL 33913

YOU ARE HEREBY NOTIFIED that an action to foreclose a claim of lien for unpaid assessments on the following property in Lee County, Florida:

Lot 19, Colonial Country Club Parcel 111, according to the map or plat thereof, as recorded in Plat Book 78, Page(s) 49 through 52, inclusive, of the Public Records of Lee County, Florida.

has been filed against you, THOMAS PATRICK COOPER and UNKNOWN TENANT(S) IN POSSESSION, and you are required to serve a copy of your written defenses, if any, to it on Plaintiff's attorney, whose name and address are as follows:

Steven M. Falk, Esq.
Falk Law Firm, P.A.
7400 Trail Blvd., Suite 103
Naples, FL 34108

and file the original with the Clerk of this Court either before service on the Plaintiff's Attorney or immediately thereafter; on or before thirty (30) days after the first publication of this Notice or otherwise, a default will be entered against you for the relief demanded in the Complaint for Foreclosure.

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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated on: July 21, 2026.
KEVIN C. KARNES,
CLERK OF COURTS
(SEAL) By: K Shoap
As Deputy Clerk
Steven M. Falk, Esq.
Falk Law Firm, P.A.
7400 Trail Blvd., Suite 103
Naples, FL 34108
Telephone: 239-596-8400
July 24, 31, 2026 26-02918L

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

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

Rarely do consumers specifically search online for public notices.

LV18237_V12

MAN'S RIGHTS By Ayn Rand

A special reprinting of a classic essay on freedom.

'There is only one fundamental right ... a man's right to his own life.' When the United States began, its founders were the only ones in history to recognize man as an end in himself, not as a sacrificial means to the ends of 'society.'

If one wishes to advocate a free society — that is, capitalism — one must realize that it's indispensable foundation is the principle of individual rights.

If one wishes to uphold individual rights, one must realize that capitalism is the only system that can uphold and protect them. And if one wishes to gauge the relationship of freedom to the goals of today's intellectuals, one may gauge it by the fact that the concept of individual rights is evaded, distorted, perverted and seldom discussed, most conspicuously seldom by the so-called "conservatives."

"Rights" are a moral concept — the concept that provides a logical transition from the principles guiding an individual's actions to the principles guiding his relationship with others — the concept that preserves and protects individual morality in a social context — the link between the moral code of a man and the legal code of a society, between ethics and politics. Individual rights are the means of subordinating society to moral law.

Every political system is based on some code of ethics. The dominant ethics of mankind's history were variants of the altruist-collectivist doctrine, which subordinated the individual to some higher authority, either mystical or social. Consequently, most political systems were variants of the same statist tyranny, differing only in degree, not in basic principle, limited only by the accidents of tradition, of chaos, of bloody strife and periodic collapse.

Under all such systems, morality was a code applicable to the individual, but not to society. Society was placed outside the moral law, as its embodiment or source or exclusive interpreter — and the inculcation of self-sacrificial devotion to social duty was regarded as the main purpose of ethics in man's earthly existence.

Since there is no such entity as "society," since society is only a number of individual men, this meant, in practice, that the rulers of society were exempt from moral law; subject only to traditional rituals, they held total power and exacted blind obedience — on the implicit principle of: "The good is that which is good for society (or for the tribe, the race, the nation), and the ruler's edicts are its voice on earth."

This was true of all statist systems, under all variants of the altruist-collectivist ethics, mystical or social. "The Divine Right of Kings" summarizes the political theory of the first — "Vox populi, vox dei" of the second. As witness: The theocracy of Egypt, with the Pharaoh as an embodied god — the unlimited majority rule or democracy of Athens — the welfare state run by the Emperors of Rome — the Inquisition of the late Middle Ages — the absolute monarchy of France — the welfare state of Bismarck's Prussia — the gas chambers of Nazi Germany — the slaughterhouse of the Soviet Union .

All these political systems were expressions of the altruist-collectivist ethics — and their common characteristic is the fact that society stood above the moral law; as an omnipotent, sovereign whim worshiper. Thus, politically, all these systems were variants of an amoral society.

The most profoundly revolutionary achievement of the United States of America was the subordination of society to moral law.

The principle of man's individual rights represented the extension of morality into the social system — as a limitation on the power of the state, as man's protection against the brute force of the collective, as the subordination of might to right. The United States was the first moral society in history.

All previous systems had regarded man as a sacrificial means to the ends of others, and society as an end in itself. The United States regarded man as an end in himself, and society as a means to the peaceful, orderly, voluntary coexistence of individuals. All previous systems had held that man's life belongs to society, that society can dispose of him in any way it pleases, and that any freedom he enjoys is his only by favor, by the permission of society, which may be revoked at any time.

Society has no rights

The United States held that man's life is his by right (which means: by moral principle and by his nature), that a right is the property of an individual, that society as such has no rights, and that the only moral purpose of a government is the protection of individual rights.

A "right" is a moral principle defining and sanctioning a man's freedom of action in a social context. There is only one fundamental right (all the others are its consequences or corollaries): a man's right to his own life. Life is a process of self-sustaining and self-generated action; the right to life means the right to engage in self-sustaining and self-generated action — which means: the freedom to take all the actions required by the nature of a rational being for the support, the furtherance, the fulfillment and the enjoyment of his own life. (Such is the meaning of the right to life, liberty, and the pursuit of happiness.)

The concept of a "right" pertains only to action specifically, to freedom of action. It means freedom from physical compulsion, coercion or inter-

ference by other men.

Thus, for every individual, a right is the moral sanction of a positive — of his freedom to act on his own judgment, for his own goals, by his own voluntary, uncoerced choice. As to his neighbors, his rights impose no obligations on them except of a negative kind: to abstain from violating his rights.

The right to life is the source of all rights — and the right to property is their only implementation. Without property rights, no other rights are possible. Since man has to sustain his life by his own effort, the man who has no right to the product of his effort has no means to sustain his life. The man who produces while others dispose of his product is a slave.

Bear in mind that the right to property is a right to action, like all the others: It is not the right to an object, but to the action and the consequences of producing or earning that object. It is not a guarantee that a man will earn any property, but only a guarantee that he will own it if he earns it. It is the right to gain, to keep, to use and to dispose of material values.

The concept of individual rights is so new in human history that most men have not grasped it fully to this day. In accordance with the two theories of ethics, the mystical or the social, some men assert that rights are a gift of God — other, that rights are a gift of society. But, in fact, the source of rights is man's nature.

Source of our rights

The Declaration of Independence stated that men "are endowed by their Creator with certain unalienable rights." Whether one believes that man is the product of a Creator or of nature, the issue of man's origin does not alter the fact that he is an entity of a specific kind — a rational being — that he cannot function successfully under coercion, and that rights are a necessary condition of his particular mode of survival.

Without property rights, no other rights are possible. Since man has to sustain his life by his own effort, the man who has no right to the product of his effort has no means to sustain his life. The man who produces while others dispose of his product is a slave.

"The source of man's rights is not divine law or congressional law, but the law of identity. A is A — and Man is Man. Rights are conditions of existence required by man's nature for his proper survival. If man is to live on earth, it is right for him to use his mind, it is right to act on his own free judgment, it is right to work for his values and to keep the product of his work. If life on earth is his purpose, he has a right to live as a rational being: Nature forbids him the irrational." (*Atlas Shrugged*)

To violate man's rights means to compel him to act against his own judgment, or to expropriate his values. Basically, there is only one way to do it: by the use of physical force. There are two potential violators of man's rights: the criminals and the government. The great achievement of the United States was to draw a distinction between these two — by forbidding to the second the legalized version of the activities of the first.

The Declaration of Independence laid down the principle that "to secure these rights, governments are instituted among men." This provided the only valid justification of a government and defined its only proper purpose: to protect man's rights by protecting him from physical violence.

Thus the government's function was changed from the role of ruler to the role of servant. The government was set to protect man from criminals — and the Constitution was written to protect man from the government. The Bill of Rights was not directed against private citizens, but against the government — as an explicit declaration that individual rights supersede any public or social power.

The result was the pattern of a civilized society which — for the brief span of some 150 years — America came close to achieving. A civilized society is one in which physical force is banned from human relationships — in which the government, acting as a policeman, may use force only in retaliation and only against those who initiate its use.

This was the essential meaning and intent of America's political philosophy, implicit in the principle of individual rights. But it was not formulated explicitly, nor fully accepted nor consistently practiced.

America's inner contradiction was the altruist collectivist ethics. Altruism is incompatible with freedom, with capitalism and with individual rights. One cannot combine the pursuit of happiness with the moral status of a sacrificial animal.

It was the concept of individual rights that had given birth to a free society. It was with the destruction of individual rights that the destruction of freedom had to begin.

A collectivist tyranny dare not enslave a country by an outright confiscation of its values, material or moral. It has to be done by a process of internal corruption. Just as in the material realm the plundering of a country's wealth is accomplished by inflating the currency, so today one may witness the process of inflation being applied to the realm of rights. The process entails such a growth of newly promulgated "rights" that people do not notice the fact that the meaning of the concept is being reversed. Just as bad money drives out good money, so these "printing-press rights" negate authentic rights.

Meaning of 'rights'

Consider the curious fact that never has there been such a proliferation, all over the world, of two contradictory phenomena: of alleged new "rights" and of slave labor camps.

The "gimmick" was the switch of the concept of rights from the political to the economic realm.

The Democratic Party platform of 1960 summarizes the switch boldly and explicitly. It declares that a Democratic administration "will reaffirm the economic bill of rights which Franklin Roosevelt wrote into our national conscience 16 years ago.

Bear clearly in mind the meaning of the concept of "rights" when you read the list which that platform offers:

"1. The right to a useful and remunerative job in the industries or shops or farms or mines of the nation.

"2. The right to earn enough to provide adequate food and clothing and recreation.

"3. The right of every farmer to raise and sell his products at a return which will give him and his family a decent living.

"4. The right of every businessman, large and small, to trade in an atmosphere of freedom from unfair competition and domination by monopolies at home and abroad.

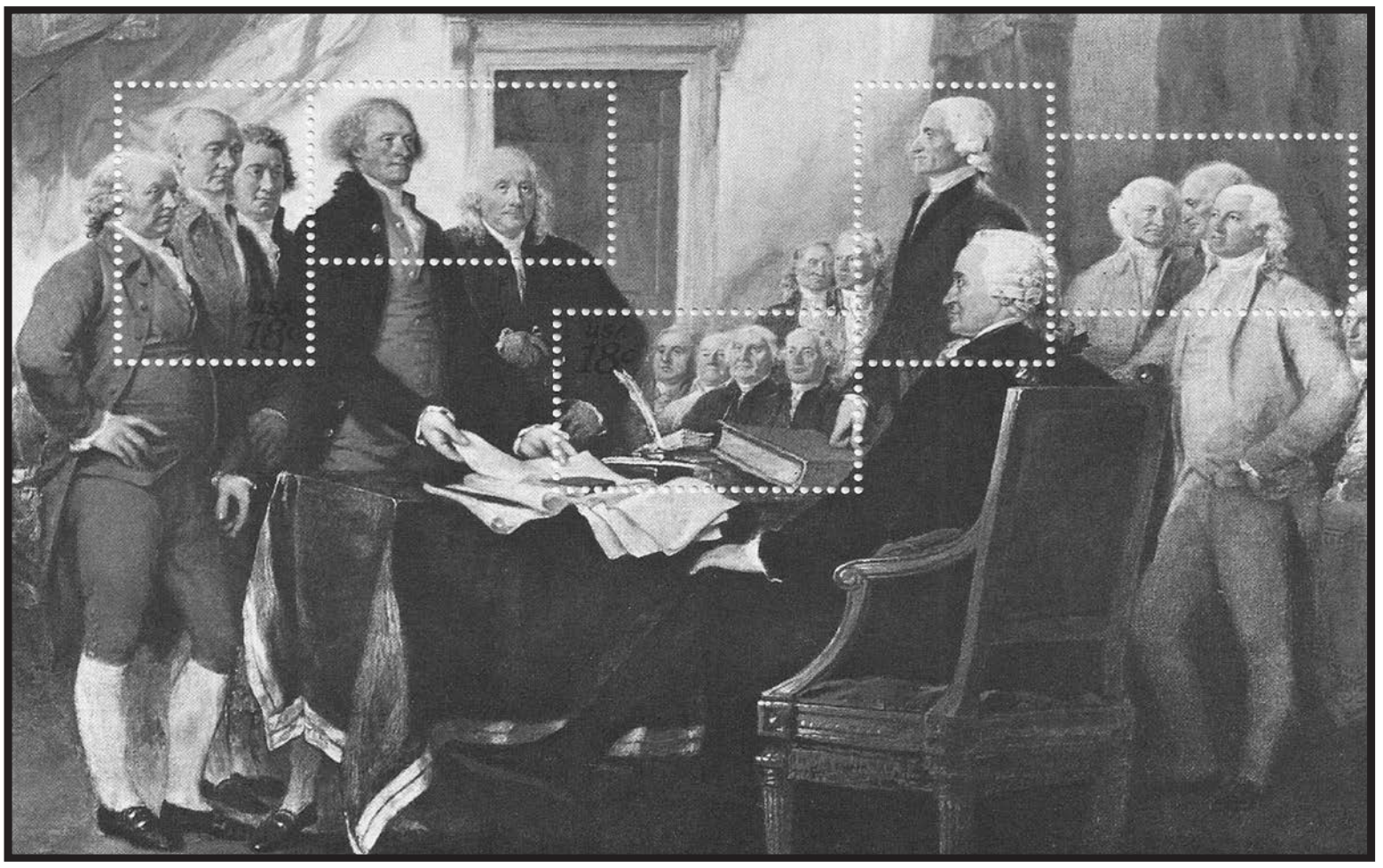
"5. The right of every family to a decent home.

"6. The right to adequate medical care and the opportunity to achieve and enjoy good health.

"7. The right to adequate protection from the economic fears of old age, sickness, accidents and unemployment.

"8. The right to a good education."

A single question added to each of the above eight clauses would make the issue



The Declaration of Independence laid down the principle that 'to secure these rights, governments are instituted among men.' This provided the only valid justification of a government and defined its only proper purpose: to protect man's rights by protecting him from physical violence. Thus the government's function was changed from the role of ruler to the role of servant.

clear: At whose expense?

Jobs, food, clothing, recreation (!), homes, medical care, education, etc., do not grow in nature. These are man-made values — goods and services produced by men. Who is to provide them?

If some men are entitled by right to the products of the work of others, it means that those others are deprived of rights and condemned to slave labor.

Any alleged "right" of one man, which necessitates the violation of the rights of another, is not and cannot be a right.

No man can have a right to impose an unchosen obligation, an unrewarded duty or an involuntary servitude on another man. There can be no such thing as "the right to enslave."

A right does not include the material implementation of that right by other men; it includes only the freedom to earn that implementation by one's own effort.

Observe, in this context, the intellectual precision of the Founding Fathers: They spoke of the right to the pursuit of happiness — not of the right to happiness. It means that a man has the right to take the actions he deems necessary to achieve his happiness; it does not mean that others must make him happy.

The right to life means that a man has the right to support his life by his own work (on any economic level, as high as his ability will carry him); it does not mean that others must provide him with the necessities of life.

The right to property means that a man has the right to take the economic actions necessary to earn property, to use it and to dispose of it; it does not mean that others must provide him with property.

The right of free speech means that a man has the right to express his ideas without danger of suppression, interference or punitive action by the government. It does not mean that others must provide him with a lecture hill, a radio station or a printing press through which to express his ideas.

Any undertaking that involves more than one man requires the voluntary consent of every participant. Every one of them has the right to make his own decision, but none has the right to force his decision on the others.

There is no such thing as "a right to a job" — there is only the right of free trade, that is: a man's right to take a job if another man chooses to hire him. There is no "right to a home," only the right of free trade: the right to build a home or to buy it.

There are no "rights to a 'fair' wage or a 'fair' price" if no one chooses to pay it, to hire a man or to buy his product. There are no "rights of consumers" to milk, shoes, movies or champagne if no producers choose to manufacture such items (there is only the right to manufacture them oneself). There are no "rights" of special groups, there are no "rights of farmers, of workers, of businessmen, of employees, of employers, of the old, of the young, of the unborn."

There are only the Rights of Man — rights possessed by every individual man and by all men as individuals.

Property rights and the right of free trade are man's only "economic rights" (they are, in fact, political rights) — and there can be no such thing as "an economic bill of rights." But observe that

the advocates of the latter have all but destroyed the former.

Remember that rights are moral principles which define and protect a man's freedom of action, but impose no obligations on other men. Private citizens are not a threat to one another's rights or freedom. A private citizen who resorts to physical force and violates the rights of others is a criminal — and men have legal protection against him.

Our biggest threat: Government

Criminals are a small minority in any age or country. And the harm they have done to mankind is infinitesimal when compared to the horrors — the bloodshed, the wars, the persecutions, the confiscations, the famines, the enslavements, the wholesale destructions — perpetrated by mankind's governments.

Potentially, a government is the most dangerous threat to man's rights: It holds a legal monopoly on the use of physical force against legally disarmed victims. When unlimited and unrestricted by individual rights, a government is man's deadliest enemy. It is not as protection against private actions, but against governmental actions that the Bill of Rights was written.

> There is only one fundamental right (all the others are its consequences or corollaries): a man's right to his own life. Life is a process of self-sustaining and self-generated action; the right to life means the right to engage in self-sustaining and self-generated action ... Such is the meaning of the right to life, liberty, and the pursuit of happiness.

Now observe the process by which that protection is being destroyed.

The process consists of ascribing to private citizens the specific violations constitutionally forbidden to the government (which private citizens have no power to commit) and thus freeing the government from all restrictions. The switch is becoming progressively more obvious in the field of free speech. For years, the collectivists have been propagating the notion that a private individual's refusal to finance an opponent is a violation of the opponent's right of free speech and an act of "censorship."

It is "censorship," they claim, if a newspaper refuses to employ or publish writers whose ideas are diametrically opposed to its policy.

It is "censorship," they claim, if businessmen refuse to advertise in a magazine that denounces, insults and smears them.

It is "censorship," they claim, if a TV sponsor objects to some outrage perpetrated on a program he is financing — such as the incident of Alger Hiss being invited to denounce former Vice President Nixon.

And then there is Newton N. Minow who declares: "There is censorship by ratings, by advertisers, by networks, by affiliates which reject programming offered to their areas." It is the same Mr. Minow who threatens to revoke the license of any station that does not comply with his views on programming — and who claims that that is not censorship.

Consider the implications of such a trend.

"Censorship" is a term pertaining only to governmental action. No private action is censorship. No private individual or agency can silence a man or suppress a publication; only the government can do so. The freedom of speech of private individuals includes the right not to agree, not to listen and not to finance one's own antagonists.

But according to such doctrines as the "economic bill of rights," an individual has no right to dispose of his own material means by the guidance of his own convictions — and must hand over his money indiscriminately to any speakers or propagandists who have a "right" to his property.

This means that the ability to provide the material tools for the expression of ideas deprives a man of the right to hold any ideas. It means that a publisher has to publish books he considers worthless, false or evil — that a TV sponsor has to finance commentators who choose to affront his convictions — that the owner of a newspaper must turn his editorial pages over to any young hooligan who clamors for the enslavement of the press. It means that one group of men acquires the "right" to unlimited license — while another group is reduced to helpless irresponsibility.

But since it is obviously impossible to provide every claimant with a job, a microphone or a newspaper column, who will determine the "distribution" of "economic rights" and select the recipients, when the owners' right to choose has been abolished? Well, Mr. Minow has indicated that quite clearly.

And if you make the mistake of thinking that this applies only to big property owners, you had better realize that the theory of "economic rights" includes the " right" of every would-be playwright, every beatnik poet, every noise-composer and every non-objective artist (who have political pull) to the financial support you did not give them when you did not attend their shows. What else is the meaning of the project to spend your tax money on subsidized art?

And while people are clamoring about "economic rights," the concept of political rights is vanishing. It is forgotten that the right of free speech means the freedom to advocate one's views and to bear the possible consequences, including disagreement with others, opposition, unpopularity and lack of support. The political function of "the right of free speech" is to protect dissenters and unpopular minorities from forcible suppression — not to guarantee them the support, advantages and rewards of a popularity they have not gained.

The Bill of Rights reads: "Congress shall make no law . . . abridging the freedom of speech, or of the press ..." It does not demand that private citizens provide a microphone for the man who advocates their destruction, or a passkey for the burglar who seeks to rob them, or a knife for the murderer who wants to cut their throats.

Such is the state of one of today's most crucial issues: political rights versus "economic rights." It's either-or. One destroys the other. But there are, in fact, no "economic rights," no "collective rights," no "'public-interest rights." The term "individual rights" is a redundancy: There is no other kind of rights, and no one else to possess them.

Those who advocate laissez-faire capitalism are the only advocates of man's rights.

SUBSEQUENT INSERTIONS

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-2008
Division Probate
IN RE: ESTATE OF THEODORE A. BEHRENDT
Deceased.

The administration of the estate of Theodore A. Behrendt, deceased, whose date of death was January 25, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO Box 9346, Fort Myers, FL 33902. 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:
Katherine A. Gaudino
515 River Dr.
Sebring, Florida 33875
Attorney for Personal Representative:
Douglas A. Dodson, II
Florida Bar Number: 126439
DORCEY LAW FIRM PLC
10181 Six Mile Cypress Parkway, Ste C
Fort Myers, FL 33966
Telephone: (239) 418-0169
Fax: (239) 418-0048
E-Mail: douglas@dorceylaw.com
Secondary E-Mail:
probate@dorceylaw.com
July 17, 24, 2026 26-02681L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 25-CP-3508
Division Probate
IN RE: ESTATE OF AINSLEY GREENWOOD GAUNTLETT
Deceased.

The administration of the estate of Ainsley Greenwood Gauntlett, deceased, whose date of death was April 16, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. 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:
David Gauntlett
5170 NW Aljo Court
Port Saint Lucie, Florida 34986
Attorney for Personal Representative:
Michele S. Belmont
Attorney
Florida Bar Number: 52001
Belmont Law Group
8270 College Parkway, #201
Fort Myers, FL 33919
Telephone: (239) 848-6552
E-Mail: Michele@belmontesq.com
E-Mail: Noelle@Belmontesq.com
July 17, 24, 2026 26-02638L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
CASE NO.: 26-CP-001803
IN RE: ESTATE OF J. KAY THOMAS, A/K/A JERRI KAY FARMER, A/K/A JERRI KATHERYN THOMAS,
Deceased.

The Administration of the Estate of J. Kay Thomas, a/k/a Jerri Kay Farmer, a/k/a Jerri Katheryn Thomas, deceased, whose date of death was March 12, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr Martin Luther King Jr Blvd., Fort Myers, FL 33901. 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 FIRSTPUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

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

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

Personal Representative:
/s/ Barry Jacob Tolles
Barry Jacob Tolles, Petitioner
Attorney for Personal Representative:
/s/ Alexis B. Diaz
Alexis Bucelo Diaz, Esq.
BUCELO DIAZ LAW PLLC
2645 Executive Park Drive, Suite 643
Weston, FL 33331
Telephone: (954) 399-1910
Email Address: adiaz@bucelodiaz.com
Florida Bar No. 86918
July 17, 24, 2026 26-02633L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-001439
IN RE: ESTATE OF BILLY DARRELL STEVENS SR.
Deceased.

The administration of the estate of Billy Darrell Stevens Sr., deceased, File No. 26-CP-001439, whose date of death was March 25, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Martin Luther King Jr. Blvd., 2nd Floor, Fort Myers, FL 33901. 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, 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 07/17/2026

Personal Representatives:
Billy Darrell Stevens Jr
3648 S 50 W
Princeton, Indiana 47670
Attorney for Personal Representative
Martyn Elberg
Florida Bar Number: 100216
Circle of Life Legal Services, PA
1451 W. Cypress Creek Road, Suite 300
Fort Lauderdale, FL 33309
Telephone: (754) 800-9747
Fax: (855) 810-8239
E-Mail: marty@circleoflifelegal.com
Secondary E-Mail:
zain@circleoflifelegal.com
July 17, 24, 2026 26-02636L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
CASE NO. 26-CP-001297
IN RE: ESTATE OF CHRISTOPHER PATRICK
Deceased.

The administration of the Estate of Christopher Patrick, deceased, whose date of death was June 3, 2025, File No. 26-CP-001297 , is pending in the Circuit Court for Lee County, Florida, Probate Division, 1700 Monroe Street, Fort Myers, FL 33901. The estate is intestate and the names and addresses of the personal representative and the personal representative's counsel are set forth below.

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

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS: July 17, 2026.

Personal Representative:
Brandi Patrick
Attorney for Personal Representative:
RITA M. JACKMAN
Florida Bar #107180
YOUR ADVOCATES, PA
2050 McGregor Boulevard
Fort Myers, Florida 33901
(239) 689-1096 Phone
(239) 791-8132 Facsimile
rjackman@your-advocates.org
ngargano@your-advocates.org
July 17, 24, 2026 26-02676L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
File No. 2026-CP-1921
Division: Probate
IN RE: ESTATE OF RICHARD JAY CHIPMAN a/k/a RICHARD J. CHIPMAN
Deceased.

The administration of the estate of Richard J. Chipman, deceased, whose date of death was May 27, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King, Jr., Blvd., Fort Myers, FL 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

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

SUSAN M. FARR
Personal Representative
ADAM M. GROSS, ESQ.
Florida Bar No. 114922
E-mail: agross@crewlawfl.com
Secondary Email:
ltatigian@crewlawfl.com
RICHARD K. SULLIVAN, ESQ.
Florida Bar No. 73040
Email: rsullivan@crewlawfl.com
Secondary Email:
ltatigian@crewlawfl.com
Attorneys for Personal Representative
CREW LAW, P.A.
1333 3rd Ave. S., Suite 407
Naples, FL 34102
Telephone: (239) 790-8133
Facsimile: (239) 230-2078
July 17, 24, 2026 26-02641L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-001955
IN RE: ESTATE OF CHARLES JUSTICE
Deceased.

The administration of the estate of Charles Justice, deceased, whose date of death was January 9, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Justice Center, 2nd Floor, 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, FL 33901. 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 17, 2026.

Joseph Justice
282 10th Ave. NW
Naples, FL 34120
Personal Representative
Rachel L. Bates
E-mail Addresses:
rachel@thebwlaw.com
Florida Bar No. 1044073
Breakwater Law, PLLC
2500 Tamiami Trail N, Suite 220
Naples, Florida 34103
Telephone: (239) 488-4466
Attorneys for Personal Representative
July 17, 24, 2026 26-02671L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 002026A 001 CH
Division PROBATE
IN RE: ESTATE OF ROBERT H. OSBORNE
Deceased.

The administration of the estate of Robert H. Osborne, deceased, whose date of death was April 12, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Ft. Myers, FL 33901. 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:
Beth Arlene Osborne Grinnell
69 North Greenwich Street
Montauk, New York 11954
Attorney for Personal Representative:
John A. Moran
Attorney
Florida Bar Number: 718335
SANDBERG PHOENIX
P.O. Box 3948
Suite 300
Sarasota, Florida 34230
Telephone: (941) 3660115
Fax: (941) 365-4660
E-Mail:
jmoran@sandbergphoenix.com
Secondary E-Mail:
lalbright@sandbergphoenix.com
July 17, 24, 2026 26-02695L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-001744
IN RE: ESTATE OF TIMOTHY JOHN MCKNIGHT A/K/A TIMOTHY J. MCKNIGHT
Deceased.

The administration of the estate of Timothy John McKnight a/k/a Timothy J. McKnight, deceased, whose date of death was February 14, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Blvd., Fort Myers, FL 33901. 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:
Sandra L. McKnight
111 S.E.1st Place
Cape Coral, Florida 33990
Attorney for Personal Representative:
Kelly L. Fayer
Attorney for Personal Representative
Florida Bar Number: 0121126
12601 World Plaza Lane
Suite 2, Bldg. 52
Fort Myers, Florida 33907
Telephone: (239) 415-3434
Fax: (239) 433-3434
E-Mail: notice@fayerlaw.net
Secondary E-Mail:
service@lawsprt.com
July 17, 24, 2026 26-02640L

SECOND INSERTION

PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 11301 Bonita Beach Rd SE, Bonita Springs, FL 34135

August 04, 2026 at 12:30 PM
RV/Camper
David Caamano

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase until the winning bidder takes possession of the personal property.

July 17, 24, 2026 26-02646L

SUBSCRIBE TO THE BUSINESS OBSERVER
Call: (941) 362-4848 or go to: www.businessobserverfl.com
Business Observer
LV4259

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER
CALL 941-906-9386
and select the appropriate County name from the menu option
OR E-MAIL:
legal@businessobserverfl.com
Business Observer
LV10241

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-41
Division Probate
IN RE: ESTATE OF BRIAN J. MAY, Deceased.

The administration of the estate of Brian J. May, deceased, whose date of death was April 12, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1800 Monroe St. Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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

Personal Representative:
Brian A. May
710 SE Pelton Pl
Bend, OR 97702
Attorney for Personal Representative:
Blake P. Hampton
E-Mail Addresses:
nosolicitation@hampton.law
frontdesk@hampton.law
Florida Bar No. 99434
Hampton Law
8931 Conference Dr Suite 2
Fort Myers, FL 33919
Telephone: (239) 309-0090
July 17, 24, 2026 26-02639L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-1673
IN RE: ESTATE OF DAWN MICHELLE TOOLAN, Deceased.

The administration of the estate of DAWN MICHELLE TOOLAN, deceased, whose date of death was April 19, 2026; File Number 26-CP-1673, is pending in the Circuit Court for Lee County, Florida, PROBATE Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. 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 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.

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 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.

Signed on July 9, 2026.

MICHAEL TOOLAN
Personal Representative
Sean F. Bogle, Esq.
Email: sean@boglelawfirm.com
Florida Bar No. 0106313
Douglas A. Cohen, Esq.
Email: doug@boglelawfirm.com
Florida Bar No.: 124063
Attorneys for Petitioner
BOGLE LAW FIRM
101 S. New York Ave., Suite 205
Winter Park, FL 32789
Telephone: 407-834-3311
Fax: 407-834-3302
July 17, 24, 2026 26-02653L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002035
Division Probate
IN RE: ESTATE OF MICHAEL JOHN KIRK JR Deceased.

The administration of the estate of Michael John Kirk Jr, deceased, whose date of death was May 19, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St, Ft. Myers, FL 33901. 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:
Amanda Kirk
21695 Brixham Run Loop
Estero, Florida 33928
Attorney for Personal Representative:
Eviana J. Martin, Attorney
Florida Bar Number: 36198
Martin Law Firm, PL
3701 Del Prado Blvd S.
Cape Coral, Florida 33904
Telephone: (239) 443-1094
Fax: (941) 213-1231
E-Mail:
eviana.martin@martinlawfirm.com
July 17, 24, 2026 26-02634L

SECOND INSERTION

RE-NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 24-CA-007452
WILMINGTON SAVINGS FUND SOCIETY, FSB, AS OWNER TRUSTEE OF THE RESIDENTIAL CREDIT OPPORTUNITIES TRUST X-C,
Plaintiff, vs.
CHERYL LYNN STREET A/K/A CHERYL L. STREET; et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order dated July 8, 2026 entered in Civil Case No. 24-CA-007452 of the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, AS OWNER TRUSTEE OF THE RESIDENTIAL CREDIT OPPORTUNITIES TRUST X-C is Plaintiff and CHERYL LYNN STREET A/K/A CHERYL L. STREET, STEPHEN LEE GRISWOLD, LINDA L. STREET A/K/A LINDA L. STREET-MCCRAY, UNKNOWN SPOUSE OF LINDA L. STREET A/K/A LINDA L. STREET-MCCRAY (N/K/A RONNIE STREET), GENA PICKENS, UNKNOWN SPOUSE OF GENA PICKENS (N/K/A) CHRISTIAN LEACH, NINA PORTER, UNKNOWN PARTY IN POSSESSION 1 (N/K/A) STEVEN GRISWOLD are Defendant(s).

I KEVIN C. KARNES, clerk of this court will sell to the highest bidder for cash online: By electronic sale beginning at 9:00 A.M. on the prescribed date at www.lee.realforeclose.com. on August 6, 2026 the following described property as set forth in said Final Judgment, to wit:

LOT 5, BLOCK 29 UNIT NO. 2-B FORT MYERS VILLAS, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 12, PAGE 30, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Street address: 2436 Chandler Avenue, Fort Myers, Florida, 33907-4311

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

DATED this 07/09/2026

KEVIN C. KARNES
Clerk of Circuit Court
(SEAL) BY: N Wright-Angad
Deputy Clerk

MANGANELLI, LEIDER & SAVIO, P.A.
Attorneys for Plaintiff
1900 N.W. Corporate Blvd., Ste.200W
Boca Raton, FL 33431
Tel: (561) 826-1740
Fax: (561) 826-1741
service@mls-pa.com
July 17, 24, 2026 26-02656L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-001885
Division Probate
IN RE: ESTATE OF ROBERTA MARY CARALUZZI Deceased.

The administration of the estate of Roberta Mary Caraluzzi, deceased, whose date of death was April 27, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Martin Luther King Jr. Blvd, 2nd Floor, Fort Myers, FL 33901. 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:
Anthony Caraluzzi
23910 Tuscany Court
Bonita Springs, Florida 34134
Attorney for Personal Representative:
Abagail M. Lyons
Attorney
Florida Bar Number: 1040206
Lyons & Lyons, PA.
27911 Crown Lake Boulevard Ste 201
Bonita Springs, FL 34135
Telephone: (239) 948-1823
Fax: (239) 948-1826
E-Mail: abby.lyons@lyons-law.com
July 17, 24, 2026 26-02682L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-001908
Division Probate
IN RE: ESTATE OF MYLES P. DEMPSEY, SR. a/k/a MYLES PATRICK DEMPSEY, SR. Deceased.

The administration of the estate of Myles P. Dempsey, Sr., deceased, whose date of death was February 14, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Martin Luther King Jr. Boulevard, Second Floor, Fort Myers, Florida 33901. 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 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 Friday, July 17, 2026.

Personal Representative:
Mark Connolly
3640 Woodlake Drive
Bonita Springs, Florida 34134
Attorney for Personal Representative:
MacKenzie A. DiLeo
Florida Bar No. 1068628
Bond, Schoeneck & King, PLLC
4001 Tamiami Trail North, Suite 105
Naples, Florida 34103
Telephone: (239) 659-3870
E-mail Addresses: mdileo@bsk.com, jlombardi@bsk.com, eservicefl@bsk.com
23689902.v2-7/9/26
July 17, 24, 2026 26-02663L

SECOND INSERTION

NOTICE OF ADMINISTRATION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
CASE NO.: 26-CP-001803
IN RE: ESTATE OF J. KAY THOMAS, A/K/A JERRI KAY FARMER, A/K/A JERRI KATHERYN THOMAS, Deceased.

The Administration of the Estate of J. Kay Thomas, a/k/a Jerri Kay Farmer, a/k/a Jerri Katheryn Thomas, deceased, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr Martin Luther King Jr Blvd., Fort Myers, FL 33901. The Estate is intestate.

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

Any interested person on whom a copy of the Notice of Administration is served who challenges the validity of the will or any codicils, venue, or jurisdiction of the court is required to file any objection with the court in the manner provided in the Florida Probate Rules WITHIN THE TIME REQUIRED BY LAW, which is on or before the date that is 3 months after the date of service of a copy of the Notice of Administration on that person, or those objections are forever barred. The 3-month time period may only be extended for estoppel based upon a misstatement by the personal representative regarding the time period within which an objection must be filed. The time period may not be extended for any other reason, including affirmative representation, failure to disclose information, or misconduct by the personal representative or any other person. Unless sooner barred by section 733.212(3), all objections to the validity of a will or any codicils, venue, or the jurisdiction of the court must be filed no later than the earlier of the entry of an Order of Final Discharge of the Personal Representative or 1 year after service of the notice of administration.

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

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

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

Personal Representative:
/s/ Barry Jacob Tolles
Barry Jacob Tolles, Petitioner
Attorney for Personal Representative:
/s/ Alexis B. Diaz
Alexis Bucelo Diaz, Esq.
BUCELO DIAZ LAW PLLC
2645 Executive Park Drive, Suite 643
Weston, FL 33331
Telephone: (954) 399-1910
Email Address: adiaz@bucelodiaz.com
Florida Bar No. 86918
July 17, 24, 2026 26-02632L

SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 25-CA-003812
DATA MORTGAGE INC., DBA ESSEX MORTGAGE,
Plaintiff, vs.
JESSE LEE GARCIA; UNKNOWN SPOUSE OF JESSE LEE GARCIA; KELLEY GARCIA; UNKNOWN SPOUSE OF KELLEY GARCIA; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ACTING SOLELY AS A NOMINEE FOR PRIMARY RESIDENTIAL MORTGAGE, INC.; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY,
Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to an Order Rescheduling Foreclosure Sale filed June 24, 2026 and entered in Case No. 25-CA-003812, of the Circuit Court of the 20th Judicial Circuit in and for LEE County, Florida, wherein DATA MORTGAGE INC., DBA ESSEX MORTGAGE is Plaintiff and JESSE LEE GARCIA; UNKNOWN SPOUSE OF JESSE LEE GARCIA; KELLEY GARCIA; UNKNOWN SPOUSE OF KELLEY GARCIA; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ACTING SOLELY AS A NOMINEE FOR PRIMARY RESIDENTIAL MORTGAGE, INC.; are defendants. KEVIN C. KARNES, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.LEE.REALFORECLOSE.COM, at 9:00 A.M., on August 13, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 10, BLOCK 65, UNIT 10, SECTION 15, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 18, PAGES 36 THRU 52, OF THE PUBLIC RECORDS OF LEE 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.

Dated this day of 07/10/2026

KEVIN C. KARNES
As Clerk of said Court
(SEAL) By N Wright-Angad
As Deputy Clerk

Submitted by:
Kahane & Associates, P.A.
1619 NW 136th Avenue, Suite D-220
Sunrise, Florida 33323
Telephone: (954) 382-3486
Telefacsimile: (954) 382-5380
Designated service email:
notice@kahaneandassociates.com
July 17, 24, 2026 26-02669L

SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration)
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-1776
Division Probate
IN RE: ESTATE OF DEBRESS JACKSON A/K/A DEBRESS DEE JACKSON 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 Debress Jackson a/k/a Debress Dee Jackson, deceased, File Number 26-CP-1776, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901; that the decedent's date of death was May 18, 2025; that the total value of the estate is greater than $20,000 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
Thomas A. Jackson
11574 Timberline Circle,
Fort Myers, FL 33966

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 17, 2026.

Person Giving Notice:
Thomas A. Jackson
11574 Timberline Circle
Fort Myers, Florida 33966
Attorney for Person Giving Notice
/s/Lance M. McKinney
Lance M. McKinney
Attorney for Thomas A. Jackson
Florida Bar Number: 882992
Osterhout & McKinney, P.A.
3783 Seago Lane, Fort Myers, FL 33901
Telephone: (239) 939-4888
Fax: (239) 277-0601
E-Mail: lancem@omplaw.com
Secondary E-Mail:
elizabethw@omplaw.com
July 17, 24, 2026 26-02637L

PUBLISH YOUR LEGAL NOTICE
Call 941-906-9386 and select the appropriate County name from the menu option
or email legal@businessobserverfl.com
FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer
LV2087A_V28

--- ACTIONS / SALES / ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
(**Summary Administration**)
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-1775
Division Probate
IN RE: ESTATE OF SUE A GRASSMYER A/K/A SUE ANN GRASSMYER
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 Sue A Grassmyer a/k/a Sue Ann Grassmyer, deceased, File Number 26-CP-001775 by the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901; that the decedent's date of death was January 10, 2026; that the total value of the estate is $58,225.86 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
Lisa D. Barnes a/k/a Lisa Dawn Barnes
41 S. Pin Oak Dr,
Boiling Springs, PA 17007
Lori A. Grassmyer a/k/a Lori Ann Grassmyer
611 Redrock Dr,
Madera, CA 93636
Leslie K. Grassmyer
4325 Hunter St. Apt 2018W,
Long Island City, NY 11101

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 17, 2026.

Person Giving Notice:
Lisa D. Barnes
41 S. Pin Oak Dr
Boiling Springs, Pennsylvania 17007
Attorney for Person Giving Notice
/s/Wess M. Jacobs
Wess M. Jacobs
Attorney for Lisa D. Barnes
Florida Bar Number: 932655
Osterhout & McKinney, P.A.
3783 Seago Lane, Fort Myers, FL 33901
Telephone: (239) 939-4888
Fax: (239) 277-0601
E-Mail: wessj@omplaw.com
Secondary E-Mail:
elizabethw@omplaw.com
July 17, 24, 2026 26-02670L

SECOND INSERTION

NOTICE OF ACTION BY PUBLICATION
IN THE CIRCUIT COURT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO.: 26-CA-002069
MAIQUEL GUZMAN,
Plaintiff, vs.
WILLIAM NELSON
Defendants.

TO: WILLIAM NELSON
Address Unknown

YOU ARE HEREBY NOTIFIED that a petition for Negligence has been filed and commenced in this court and you are required to serve a copy of your written defenses, if any, to it on Walter A. Arguelles of Arguelles Legal, PL, attorney for Petitioner, whose address is 3971 SW 8th Street, Suite 308 Miami, FL 33135, (305) -771 – 3425, eservice@arguelleslegal.com and file the original with the clerk of the above styled court on or before August 19, 2026; otherwise a default will be entered against you for the relief prayed for in the complaint or petition.

DONE AND ORDERED in Chambers at Lee County, Florida on this 10th day of July, 2026.

KEVIN C. KARNES,
as Clerk of said Court
(SEAL) By: K Harris
as Deputy Clerk

Walter A. Arguelles
Arguelles Legal, PL,
attorney for Petitioner,
3971 SW 8th Street, Suite 308
Miami, FL 33135,
(305) -771 – 3425,
eservice@arguelleslegal.com
Jul. 17, 24, 31; Aug. 7, 2026
26-02661L

SECOND INSERTION

AMENDED CLERK'S NOTICE OF SALE UNDER F.S. CHAPTER 45
(**TO CORRECT LEGAL DESCRIPTION**)
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
Case No. 26-CA 000812
BRUFEL INVESTMENTS, LLC,
Plaintiff, vs.
RAUL SANCHEZ AND ORNELLA MICHELA
Defendants.

NOTICE IS GIVEN that, in accordance with the Summary Final Judgment of Foreclosure dated June 25, 2026, in the above-styled cause, I will sell to the highest and best bidder for cash, at the www.lee.realforeclose.com at 9:00 AM on October 01, 2026, the following described property:

Lots 52 and 53, Block 1842, Unit 45, Part 1, CAPE CORAL SUBDIVISION, according to the plat thereof as recorded in Plat Book 21, pages 135 through 150, inclusive, Public Records of Lee County, Florida.

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

Dated: 07/09/2026

Kevin C. Karnes
Clerk of Court
(SEAL) By: N Wright-Angad
Deputy Clerk

Brandy C. Abreu, Esq.,
10743 SW 104th ST,
Miami, Florida 33176,
attorneys for Brufel Investments, LLC
10021 Pines Blvd,
Pembroke Pines, FL 33024
July 17, 24, 2026 26-02652L

FOURTH INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 26-CA-1503
THOMAS ERRICO,
Plaintiff, vs.
ERIC HEINS, and LEANDRO DIAZ,
Defendants.

TO: LEANDRO DIAZ
705 SE 46th Lane, #2
Cape Coral, Florida 33904

YOU ARE HEREBY NOTIFIED that an action has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Plaintiff's attorney who is: James M. Scarmozzino, Esq., SCARMOZZINO | KING, 4966 Royal Gulf Circle, Fort Myers, Florida 33966, and file the original with the Clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901, before service on the Plaintiff or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the Complaint. *on or before August 5, 2026

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.

This action is for damages arising from a motor vehicle negligence claim and is pending in the Circuit Court in and for Lee County, Florida.

You must keep the Clerk of the Circuit Court's office notified of your current address.

DATED: 06/26/2026

KEVIN C. KARNES
Clerk of the Circuit Court
And County Courts
(SEAL) By: N Wright-Angad
As Deputy Clerk

James M. Scarmozzino, Esq.,
SCARMOZZINO | KING,
4966 Royal Gulf Circle,
Fort Myers, Florida 33966
July 3, 10, 17, 24, 2026 26-02469L

SECOND INSERTION

NOTICE OF UNCLAIMED GUARDIANSHIP FUNDS DEPOSITED IN COURT REGISTRY
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY FLORIDA, GUARDIANSHIP ACTION
25-GA-000360
IN RE: The Guardianship of Shirley A Craft

Notice is given that, pursuant to section 744.534, Florida Statutes, unclaimed guardianship funds from the following case remain on deposit in the registry of court:

Guardianship of: IN RE: The Guardianship of Shirley A Craft, Person Subject to Guardianship

Case number 25-GA-000360, $1,415.89 (less the cost of publication); Patrick C. Weber, as Guardian, deposited these funds per order entered on 06/16/2026, on behalf of Shirley A Craft.

The Clerk of the Circuit Court shall deposit these funds with the State Treasurer no less than six months after the posting or the first publication of this notice, after deducting fees and any costs of publication. Within 10 years from the date of such deposit with the State Treasurer, any person, firm, corporation, or other legal entity entitled to such funds may obtain same by order of court and compliance with other applicable provisions of section 744.534, Florida Statutes. All funds deposited with the State Treasurer not claimed within 10 years from the date of deposit shall escheat to the State for the benefit of the State School Fund.

Dated: June 24, 2026

KEVIN C. KARNES,
CLERK OF CIRCUIT COURT,
Lee County
1700 Monroe St.
Ft. Myers, FL 33901
By: s/ Christine Strufe
Deputy Clerk
June 26; July 24, 2026 26-02421L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-001622
Division Probate
IN RE: ESTATE OF DENNIS RAYMOND SANTOLI
Deceased.

The administration of the estate of Dennis Raymond Santoli, deceased, whose date of death was January 25, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Blvd, 2nd Floor, Fort Myers, FL 33901. 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:
Cynthia Booth
27010 Flamingo Drive
Bonita Springs, Florida 34135
Attorney for Personal Representative:
FRANKLIN KARIBJANIAN LAW & DePERSIS PLLC
George D. Karibjanian
Florida Bar No. 0775975
150 East Palmetto Park Road, Suite 800
Boca Raton, Florida 33432
Telephone: 561-208-1272
Fax: 202-463-3060
Email: gkaribjanian@fkl-law.com
Secondary Email:
mshacter@fkl-law.com
July 17, 24, 2026 26-02662L

SECOND INSERTION

NOTICE TO CREDITORS
The administration of the Estate of DANIEL GARRETT ADAMS, deceased, whose date of death was January 26, 2025, File Number 25-CP-1745, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. 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 within this Court WITHIN THE LATER OF THREE MONTHS AFTER THE TIME 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 other persons having claims or demands against the decedent's estate must file their claims within this Court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

Thomas G. Adams,
Joint Personal Representative,
1911 SE 37th Terr.,
Cape Coral, FL 33904
Joan Penrose,
Joint Personal Representative,
4835 Fisher Rd.,
Howell, MI 48855
RICHARD M. MARCHEWKA, ESQ.,
attorney for the Joint Personal Representatives,
Florida Bar Number 0603120
1601 Jackson Street, Suite 203
Fort Myers, FL 33901
(239) 337-1777
July 17, 24, 2026 26-02677L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
Case No. 24-CC-9119
SAIL HARBOUR AT HEALTHPARK HOMEOWNERS' SUB-ASSOCIATION, INC.
Plaintiff, v.
STEPHEN FRANCIS COLLINS, IF LIVING AND IF DEAD, THE UNKNOWN HEIRS, DEVISEES, GRANTEES, BENEFICIARIES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER, OR AGAINST STEPHEN FRANCIS COLLINS; THE UNKNOWN SPOUSE OF STEPHEN FRANCIS COLLINS; and THE UNKNOWN TENANT(S)/OCCUPANT(S) IN POSSESSION,
Defendants

NOTICE IS HEREBY GIVEN that, pursuant to a Final Summary Judgment of Foreclosure dated July 8, 2026, entered in Civil Case No. 2024-CC-009119 of the County Court of the Twentieth Judicial Circuit in and for Lee County, I will sell to the Highest and Best Bidder for Cash by electronic sale beginning at 9:00 a.m. on the prescribed date at www.lee.realforeclose.com on the 6th day of August, 2026, the following described property as set forth in said Final Judgment, to-wit:

LOT 2, BLOCK 80, SAIL HARBOUR AT HEALTHPARK, according to the Plat thereof, recorded in Instrument No. 2005000068039, Public Records of Lee 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 in accordance with Florida Statutes, Section 45.031.

Dated 07/09/2026

Clerk of Court
(SEAL) By: T MAnn
Deputy Clerk
July 17, 24, 2026 26-02659L

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
Case No.: 25-CA-004836
Division: Civil
Judge Keith R Kyle
Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida
Plaintiff, vs.
Camelia Del Castillo Acevedo, et al.
Defendants.

Notice is hereby given that on August 13, 2026 at 9:00 AM, offer by electronic sale at www.lee.realforeclose.com the following described Timeshare Ownership Interest:

Unit 5386, Week 24, Even Year Biennial Coconut Plantation, a Condominium (the "Condominium"), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof (the "Declaration").

Any person claiming an interest in the surplus 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.

The sale is being held pursuant to the Final Judgment of Foreclosure, entered on July 13, 2026, in Civil Case No. 25-CA-004836, pending in the Circuit Court in Lee County, Florida.

DATED this 07/13/2026

KEVIN C. KARNES
CLERK OF THE CIRCUIT COURT AND COMPTROLLER
LEE COUNTY, FLORIDA
(SEAL) By: T Mann
Deputy Clerk

THE MANLEY LAW FIRM LLC
P. O. Box 165028
Columbus, OH 43216-5028
amps@mdklegal.com
25-022457_MM2
RNOS
July 17, 24, 2026 26-02693L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 26-CA-000068
SELENE FINANCE LP,
Plaintiff, vs.
TRACIE C MACLAUGHLIN, et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered May 9, 2026 in Civil Case No. 26-CA-000068 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein SELENE FINANCE LP is Plaintiff and Tracie C Maclaughlin, et al., are Defendants, the Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on AUGUST 13, 2026 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 225, of RESERVE AT ESTERO, according to the Plat thereof as recorded in Plat Book 82, Page 51, Public Records of Lee County, Florida.

Address: 9064 Astonia Way, Estero, FL 33967

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

Dated this 07/15/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
(SEAL) BY: T Mann
BY DEPUTY CLERK

McCalla Raymer Leibert Pierce, LLP
110 SE 6th Street, Suite 2300
Fort Lauderdale, FL 33301
AccountsPayable@mccalla.com
Counsel of Plaintiff
25-14534FL
July 17, 24, 2026 26-02705L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-001786
IN RE: ESTATE OF ANNA LORAINE WEISER
Deceased.

The administration of the estate of Anna Loraine Weiser, deceased, whose date of death was February 24, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. 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 personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, 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 17, 2026.

Personal Representative:
Barbara S. Maguire
6704 Grand Estuary Trail, Unit 101
Bradenton, FL 34212
Attorney for Personal Representative:
Tasha A. Warnock, Esq.
Attorney for Personal Representative
Florida Bar Number: 116474
The Warnock Law Group
6843 Porto Fino Circle
Fort Myers, FL 33912
Telephone: (239) 437-1197
Fax: (239) 437-1196
E-Mail:
service@warnocklawgroup.com
Secondary E-Mail:
twarnock@warnocklawgroup.com
July 17, 24, 2026 26-02635L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2023 CP 003858
IN RE: ESTATE OF VICKIE S. SMITH
Deceased.

The administration of the estate of Vickie S. Smith a/k/a Vickie Sue Smith, deceased, whose date of death was July 3, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Justice Center, 2nd Floor, 2075 Dr. Martin Luther King Blvd., Ft. Myers FL 33901. 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:
Nicolas A. Garcia, Esquire
Attorney for Personal Representative
Florida Bar Number: 1058039
Bauer & Associates
Attorneys at Law, P.A.
P.O. Box 459
DeLand, FL 32721
Telephone: (386) 734-3313
Fax: (386) 738-0424
E-Mail: ngarcia@delandattorneys.com
Secondary E-Mail:
service@delandattorneys.com
-Signed by:
Z benken
120A8F6FAA934A3..
Letishia Denise Kennedy
3223 Crestwood Forest Dr.
Deltona, Florida 32725
July 17, 24, 2026 26-02678L

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

SECOND INSERTION

RENAISSANCE COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF REGULAR BOARD MEETING; NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2026/2027 BUDGET; NOTICE OF PUBLIC HEARING TO CONSIDER THE IMPOSITION OF OPERATIONS AND MAINTENANCE SPECIAL ASSESSMENTS, ADOPTION OF AN ASSESSMENT ROLL, AND THE LEVY, COLLECTION, AND ENFORCEMENT OF THE SAME.

The Board of Supervisors for the Renaissance Community Development District (the "District") will hold two (2) public hearings (the "Public Hearings") and a regular meeting on August 10, 2026 at 9:00 AM at the offices of Cole, Scott & Kissane, 5220 Summerlin Commons Blvd., Suite 201A, Fort Myers, FL 33907. The public hearings and meeting will also be accessible by webconference. Please monitor the District's website announcements page at https://renaissancecdd.org for instructions on webconference access.

This Public Hearings will be for the following purposes: a) hearing comments and objections on the adoption of the final budget of the District for Fiscal Year 2026/2027; b) the adoption of non-ad valorem assessments to defray the costs of operation, maintenance, and capital reserves for the District's facilities. The proposed budget totals $1,051,458.60 inclusive of debt service.

The District Board of Supervisors has proposed an increase for all parcels over the current Operations and Maintenance Assessment. The purpose of this change is to fund the District's Proposed Budget. The Operation and Maintenance Assessment supports the administration and upkeep of the District's assets. The total gross revenue the District will collect by the Operation and Maintenance Assessment will not exceed $482,924.60, which is the total collections amount pursuant to the Proposed Budget. The District is proposing to use the O&M assessment methodology which it has used for all of its existence prior to its 2024 fiscal year. This prior methodology does not include any O&M assessments for the golf course.

Neighborhood	Product Type	Proposed O & M Assessment Per Unit (FY 2026-2027)	Current O & M Assessment Per Unit (FY 2025-2026)
Triana	Coach 4-plex	$1,251.10	$1,158.43
Villagio	Villa 60'	$1,251.10	$1,158.43
Monteverdi	Executive 75'	$1,251.10	$1,158.43
Vittoria	SF 90'	$1,251.10	$1,158.43
Via Lago	Estate 120'	$1,251.10	$1,158.43
Terabella	SF 140'	$1,251.10	$1,158.43
Golf Course	Golf Course Clubhouse	$0	$0
Golf Course 2	Golf Course Playing Area	$0	$0

All owners have the right to appear at the Public Hearings and to file written objections with the District within twenty days of this notice. These assessments will be collected by the Lee County Tax Collector. Failure of an owner to pay the assessments will cause a tax certificate to be issued against the property and could result in loss of title to the property.

A regular Board meeting of the District will also be held at this time where the Board may consider any other business that may properly come before it. A copy of the agenda and budgets may be obtained at the office of the District Manager: Premier District Management, whose address is 3820 Colonial Blvd, Suite 101, Fort Myers, Florida 33966, and whose phone number is 239-690-7100, during normal business hours. The agenda and proposed budget may also be found on the District's website: https://renaissancecdd.org/.

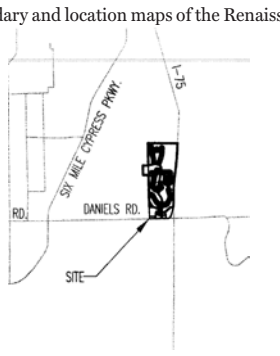
The Public Hearings and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The Public Hearing and meeting may be continued to a date, time, and place to be specified on the record at the meeting.

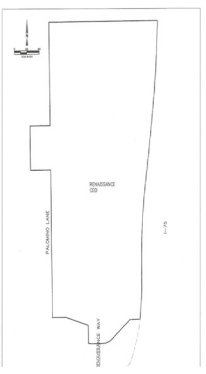
There may be an occasion when one or more Supervisors may participate via remote access technology. In accordance with the provisions of the American with Disabilities Act, any person requiring special accommodations at this meeting/hearing because of a disability impairment should contact the District Management Company, Premier District Management at 239-690-7100. If you are hearing or speech impaired, please contact the Florida Relay Service at (800) 955-8770 for aid in contracting the Districts Office at least three (3) days prior to the date of the meeting/hearing.

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 they 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.

Mandie Rainwater
District Manager Renaissance CDD

Boundary and location maps of the Renaissance Community Improvement District:





July 17, 24, 2026 26-02701L

SECOND INSERTION

CLERK'S NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO: 2025CA006846
ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC,
Plaintiff, vs.
DARCELLE JACOBS; et. al.,
Defendant(s).

NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure entered on June 29, 2026 in the above-styled cause, I will sell to the highest and best bidder for cash on August 13, 2026 at 9:00 a.m., at www.lee.realforeclose.com.

LOT 31 AND 32, BLOCK 1150, CAPE CORAL UNIT 18, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 13, PAGE(S) 96 THROUGH 120, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 1224 SE 22nd Place, Cape Coral, FL 33990

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

Dated: 07/15/2026.

KEVIN C. KARNES, CLERK
LEE COUNTY CIRCUIT COURT
(SEAL) By: T Mann
Deputy Clerk

KELLEY L. CHURCH, ESQUIRE
QUINTAIROS, PRIETO, WOOD & BOYER, P.A.
255 SOUTH ORANGE AVENUE, SUITE 900
ORLANDO, FL 32801
ATTORNEY FOR PLAINTIFF
SERVICECOPIES@QPWBLAW.COM
Matter No.: FL-009808-25
July 17, 24, 2026 26-02711L

SECOND INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
Case No. 25-CC-006180
GREENGATE COMMUNITY ASSOCIATION, INC., a Florida not-for-profit corporation
Plaintiff, vs.
BETTY LOU RASMUSSEN (DECEASED), THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF BETTY LOU RASMUSSEN (DECEASED) N/K/A GREGORY RASMUSSEN ONLY: THERE ARE NO OTHER HEIRS); ANY AND ALL UNKNOWN PARTIES CLAIMING BY AND THROUGH, UNDER, AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AND INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS; AND ALL OTHER OCCUPANTS OF 13391 GATEWAY DR., #116 FORT MYERS, FL 33919
Defendants.

Notice is hereby given that, pursuant to the Order or Final Judgment In Rem entered in this cause in the County Court of Lee County, Florida, I will sell the property situated in Lee County, Florida, described as:

Unit No. A-116 of GREENGATE "I" (the "Condominium"), a Condominium according to the Declaration of Condominium thereof (the "Declaration"), recorded in Official Records Book 1820, Pages 4749 through 4829 and amended in Official Record Book 1834, Page 4597, and Official Record Book 1861, Page 1889, of the Public Records of Lee County, Florida, together with all appurtenances thereto, including an undivided share of the Common Elements of the Condominium, declared in the Declaration to be appurtenant thereto, and the exclusive right to use the limited common element locker made appurtenant to the Unit.

Parcel ID #:
22-45-24-31-00000.1160

Property Address: 13391 Gateway Dr., #116 Fort Myers, FL 33919

At public sale, to the highest and best bidder, for cash, www.lee.realforeclose.com, at 9:00 a.m. on AUGUST 6, 2026, in accordance with Chapter 45, Florida Statutes.

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

Dated: 07/14/2026

Kevin C. Karnes
As Clerk of the Court
(SEAL) By: T Mann
Deputy Clerk

Diane M. Simons, Esq.,
1705 Colonial Blvd., Suite C3,
Fort Myers, FL 33907
July 17, 24, 2026 26-02699L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 25-CA-006519
Primary Residential Mortgage, Inc.,
Plaintiff, vs.
Chastity M. Gaskalla a/k/a Chastity Gaskalla, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 25-CA-006519 of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Lee County, Florida, wherein Primary Residential Mortgage, Inc. is the Plaintiff and Chastity M. Gaskalla a/k/a Chastity Gaskalla; Cody E. Walker a/k/a Cody Walker; City of Fort Myers, Florida; Progressive Select Insurance Company as Subrogee for Kimberly M. Sabatello; United States of America on behalf of the Secretary of Housing and Urban Development are the Defendants, that I will sell to the highest and best bidder for cash at, www.lee.realforeclose.com, beginning at 9:00a.m. on the August 20, 2026, the following described property as set forth in said Final Judgment, to wit:

PARCEL 1:

LOT 1, BLOCK 37, UNIT 6, EAST 1/2, SECTION 23, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE(S) 67, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

PARCEL 2:

LOT 20, BLOCK 37, UNIT 6, EAST 1/2, SECTION 23, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE(S) 67, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

TAX ID:
23-44-26-L3-06037.0010

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

Dated this day of 07/10/2026

Kevin C. Karnes
As Clerk of the Court
(SEAL) By: N Wright-Angad
As Deputy Clerk

Brock & Scott, PLLC
Attorney for Plaintiff
4919 Memorial Hwy, Suite 135
Tampa, FL 33634
FLCourtDocs@brockandscott.com
July 17, 24, 2026 26-02668L

SECOND INSERTION

NOTICE TO ALL POTENTIAL CLAIMANTS
UNITED STATES DISTRICT COURT
MIDDLE DISTRICT OF FLORIDA
FORT MYERS DIVISION
2:26-cv-2123-KCD-NPM
IN ADMIRALTY
TRICIA A. SPIVEY, individually, and as personal representative of the estate of Randall L. Spivey, Jr.,
Plaintiff, v.
UNKNOWN CLAIMANTS,
Defendants.

As the owner of a 2021 42' Freeman Boatworks LR, HULL ID# IGG42091J021 (the "vessel")-and pursuant to 46 U.S.C § 30501, et seq., and Supplemental Rule F of the Federal Rules of Civil Procedure TRICIA A. SPIVEY, individually and as the personal representative of the estate of Randall L. Spivey, Jr., filed a complaint on July 2, 2026, in the United States District Court for the Middle District of Florida seeking exoneration from, or limitation of, any liability concerning any and all personal injury, property damage, destruction, or other losses arising out of or related to a December 19, 2025 incident on the navigable waters in the Gulf of America over 75 miles southwest of Marco Island, Florida, involving Randall L. Spivey, Jr. and Brandon Billmaier, who departed for an offshore fishing trip on the vessel, but never returned home, and are presumed to have died at sea, as more fully described in the complaint. The court has accepted a letter of undertaking as interim security for all claims against the Plaintiff and the vessel. Pursuant to 46 U.S.C. § 30511(c), "all claims and proceedings against the owner related to the matter in question shall cease."

By September 10, 2026, all persons or entities claiming damage for any and all loss, destruction, injuries, and/or death allegedly as a result of the occurrences and happenings recited in the complaint must file their respective claims with the clerk of this court and serve copies thereof on Plaintiff counsel. By the same date, all persons or entities presenting claims and desiring to contest the allegations of the complaint must file an answer to the complaint in this court and must serve copies thereof on Plaintiff counsel or be defaulted. Service on Plaintiff counsel may be made by delivery or mail to Richard J. McAlpin, or Christopher A. McAlpin of McAlpin Florez Marcotte, P.A., 9130 S Dadeland Blvd, Suite 1900, Miami, Florida 33156, telephone number (305) 810-5400.

DATED: July 13, 2026

Megan Mann, CLERK
(SEAL) By: Misti Bean
Deputy Clerk

Jul. 17, 24, 31; Aug. 7, 2026
26-02700L

THIRD INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR Lee COUNTY, FLORIDA
Case No.: 26-DR-003001
Trinisa Gibson,
Petitioner,
and
Shaquor Byfield,
Respondent,

TO: Shaquor Byfield
10720 Springfield Blvd, Queens Village NY 11429

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 Trinisa Gibson, whose address is 10121 Shephard St ,Estero Fl 33967 on or before 08/10/2026, and file the original with the clerk of this Court at 2075 Dr. Martin Luther King Jr. Blvd Fort Myers Fl 33901 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 how 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 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.

Dated: 07/01/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: B Willey
Deputy Clerk

July 10, 17, 24, 31, 2026 26-02594L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-003425
U.S. BANK NATIONAL ASSOCIATION, AS OWNER TRUSTEE, FOR SPRINGDALE MORTGAGE TRUST,
Plaintiff, v.
FLIP SWFL LLC; BRYAN ARENAS D'ALESSANDRO; B&B INVESTMENT DEVELOPMENT CORP.,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to Final Judgment dated June 29, 2026 entered in Civil Case No. 25-CA-003425 in Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, Civil Division, wherein U.S. BANK NATIONAL ASSOCIATION, AS OWNER TRUSTEE, FOR SPRINGDALE MORTGAGE TRUST, Plaintiff and FLIP SWFL LLC; BRYAN ARENAS D'ALESSANDRO; B&B INVESTMENT DEVELOPMENT CORP. are Defendant(s), Kevin C. Karnes, Clerk of Court, will sell to the highest and best bidder for cash beginning at 9:00 A.M. at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on October 1, 2026 the following described property as set forth in said Final Judgment, to-wit:

LOT 32, BLOCK 2, LA CHELLE MANOR, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 9, PAGE(S) 128, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 3835 Harold Ave, Fort Myers, FL 33901

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

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

07/09/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
Lee County, Florida
(SEAL) N Wright-Angad
DEPUTY CLERK OF COURT

Submitted By: Barron A Becker
Kelley Kronenberg
10360 West State Road 84
Fort Lauderdale, FL 33324
Service Email:
ftlrealprop@kelleykronenberg.com
File No.: 3087.000487
July 17, 24, 2026 26-02655L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIRCUIT CIVIL DIVISION
CASE NO.: 25-CA-001692
U.S. BANK TRUST NATIONAL ASSOCIATION NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST
Plaintiff(s), vs.
GOLDEN PROPERTY GROUP LLC; TARA BENSON; TROY BENSON
Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Amended Final Judgment of Foreclosure entered on June 23, 2026 in the above-captioned action, the Clerk of Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 20th 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 17 AND 18, BLOCK 277; CAPE CORAL UNIT 9, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 13, PAGES 7 THROUGH 18, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property address: 734 Southeast 43rd Street, Cape Coral, FL 33904

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.

In accordance with Rule of General Practice and Judicial administration 2.515, the undersigned represents that the legal authorities identified herein exist and are accurately cited.

07/15/2026

Kevin Karnes
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
(SEAL) BY: T Mann
Deputy Clerk

Padgett Law Group,
Attorney for Plaintiff
6267 Old Water Oak Road, Suite 203
Tallahassee, FL 32312
attorney@padgettlawgroup.com
TDP File No. 24-005036-3
July 17, 24, 2026 26-02706L

SECOND INSERTION

NOTICE OF ACTION
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case No. 26-CC-004624
THUNDERBIRD SERVICES, INC.
Plaintiff, v.
RICK TRISLER and SUNNY TRISLER;
Defendants.

TO: RICK TRISLER and SUNNY TRISLER
Last Known Address: 307 Dillard Avenue, Fort Myers, Florida 33908

YOU ARE NOTIFIED that an action has been filed against you for foreclosure of Plaintiff's lien for such unpaid amounts due to the above-named Plaintiff for the following premises located in Lee County, Florida:

Lot 307, Thunderbird Mobile Homes, according to the Plat thereof, recorded in Official Records Book 548, Page(s) 831 through 833, of the Public Records of Lee County, Florida.

Together with that certain 1979 CLAS manufactured home that is permanently affixed thereto and made a part thereof, being taxed as real property: Identification Number 925A, Title Number 16908417 and Identification Number 925B, Title Number 16908418 (the "Property").

Street Address: 307 Dillard Avenue, Fort Myers, Florida 33908

You are required to serve a copy of your written defenses, if any, to this action on the Plaintiff's attorney, Wesley Randolph, Esq., Pope, Mazzara & Menendez, PLLC, 5252 Summerlin Commons Way, Unit 104, Fort Myers, Florida 33907 within thirty (30) days after the first date of publication of this Notice, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

DATED on this 10th day of July, 2026.

Kevin C. Karnes
Lee County Clerk of Court
(SEAL) By K Harris
As Deputy Clerk

Wesley Randolph, Esq.,
Pope, Mazzara & Menendez, PLLC,
5252 Summerlin Commons Way,
Unit 104,
Fort Myers, Florida 33907
wesleyrandolph@popemazzara.com;
gretchenkrohn@popemazzara.com
July 17, 24, 2026 26-02660L

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 26-CA-000067
MIDFIRST BANK,
Plaintiff, vs.
BECKY LEE EILERT A/K/A BECKY EILERT, et al.,
Defendant.

To: UNKNOWN TENANT IN POSSESSION 1, 1108 EMBERS PKWY W, CAPE CORAL, FL 33993
UNKNOWN TENANT IN POSSESSION 2, 1108 EMBERS PKWY W, CAPE CORAL, FL 33993
LAST KNOWN ADDRESS STATED ABOVE, CURRENT RESIDENCE UNKNOWN

YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit:

LOTS 18 AND 19, BLOCK 3642, CAPE CORAL UNIT 48, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 17, PAGE 135, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property address: 1108 Embers Parkway W, Cape Coral, FL 33993

has been filed against you and you are required to a copy of your written defenses, if any, to it on Cassandra Jeffries, Esq. McCalla Raymer Leibert Pierce, LLP, 225 East Robinson Street, Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above-styled Court within 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

WITNESS my hand and seal of said Court on the 8th day of July, 2026.

Kevin C. Karnes
CLERK OF COURT OF LEE COUNTY
As Clerk of the Court
(SEAL) BY: K Harris
Deputy Clerk

MCCALLA RAYMER LEIBERT PIERCE, LLP
225 East Robinson Street, Suite 155,
Orlando, FL 32801
Phone: (407) 674-1850
Email:
AccountsPayable@mccalla.com;
Jeannine.valcavi@mccalla.com

July 17, 24, 2026 26-02642L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE ACTION
Case No.: 26-CP-001706
IN RE: ESTATE OF:
BRENDA LYNN PAUL,
Deceased.

The administration of the Estate of BRENDA LYNN PAUL, whose date of death was April 10, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St., Fort Myers, Florida 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME PERIODS SET FOURTH 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.

DAVID RAMIREZ,
Petitioner

Carlena E. Hull
Attorney for Petitioner(s)
Florida Bar No.: 1024079
9240 Bonita Beach Rd., Suite 1117
Bonita Springs, FL 34135
Telephone: (239)220-3100
Email: carlena@costpluslegal.com
Secondary Email:
costpluslegal@gmail.com

July 17, 24, 2026 26-02694L

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, STATE OF FLORIDA
CIVIL DIVISION
CASE NO.: 26-CA-000391
CENTENNIAL BANK, an Arkansas banking corporation,
Plaintiff, vs.
13960 STRINGFELLOW ROAD, LLC, a Florida limited liability company; AYURYOGA, INC., a foreign corporation; ELIZABETH SCOTT, individually; NIMAI PANDIT, individually; and UNKNOWN TENANTS,
Defendants.

Notice is hereby given that, pursuant to the Uniform Final Judgment of Foreclosure entered in this cause on July 9, 2026, the Clerk of the Court will sell the real property situated in Lee County, Florida, described as:

Lots 9, 10, 11, and 12, Block 12, Pine Island Estates No. 1, according to the map or plat thereof as recorded in Plat Book 10, Page 59, Public Records of Lee County, Florida.

The Real Property or its address is commonly known as 13960 Stringfellow Rd., Bokeelia, FL 33922.

at public sale, to the highest and best bidder, for CASH, such sale to be held online at http://www.lee.realforeclose.com, beginning at 9:00 a.m. on August 6, 2026. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031.

Dated on this 07/14/2026

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: T Mann
Deputy Clerk

Steven F. Thompson, Esq.
Florida Bar No. 0063053
sthompson @thompsonclg.com
Tyler J. Caron, Esq.
Florida Bar No. 0100185
tcaron@thompsonclg.com
Thompson Commercial Law Group
615 W. DeLeon Street
Tampa, Florida 33606
Telephone: (813) 387-1821
Telecopier: (813) 387-1824
Attorneys for the Plaintiff.

July 17, 24, 2026 26-02702L

THIRD INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE NO: 26-DR-004751
IN RE: The Marriage of
Angel Louis Sanabria
Petitioner
and
Nikki Michelle Sanabria
Respondent

TO: Nikki Michelle Sanabria
22409 Nw 176th Place, High Springs, Florida 32643-7236

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 Angel Louis Sanabria whose address is 22409 Nw 176th Place, High Springs, Florida 32643 on or before 08/11/2026, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

Copies of all court documents in this case, including orders, are available at the Clerk of 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.

Dated: 07/02/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: B Willey
Deputy Clerk

July 10, 17, 24, 31, 2026 26-02619L

FOURTH INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE NO: 26-DR-004608
IN RE: The Marriage of
Kenneth Michael Ben
Petitioner
and
Natalia Filchuk
Respondent

TO: Natalia Filchuk
1225 NW 21st Street, Apt. 1515, Stuart, Florida 34994

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 Kenneth Michael Ben whose address is 1330 N Arkansas Terrace, Hernando, Florida 34442 on or before 08/04/2026, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

Copies of all court documents in this case, including orders, are available at the Clerk of 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 emailed 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.

Dated: 06/25/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: B Willey
Deputy Clerk

July 3, 10, 17, 24, 2026 26-02487L

THIRD INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE NO: 26-DR-004760
IN RE: The Marriage of
Jessica Kathleen Williamson
Petitioner
and
James Aloysious Williamson
Respondent

TO: James Aloysious Williamson
7870 NW 167th Place, Trenton, Florida 32693-7533

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 Jessica Kathleen Williamson whose address is 801 Copper Leaf Court, St. Johns, Florida 32259 on or before 08/17/2026, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

Copies of all court documents in this case, including orders, are available at the Clerk of 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 emailed 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.

Dated: 07/06/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: B Willey
Deputy Clerk

July 10, 17, 24, 31, 2026 26-02630L

SECOND INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE NO: 26-DR-003915
IN RE: The Marriage of
Sandra Beatrice Lightbourn
Petitioner
and
Anthony Sheldon McLean
Respondent

TO: Anthony Sheldon McLean
40 Gates Avenue, Apt. 3d, Brooklyn, New York 11221

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 Sandra Beatrice Lightbourn whose address is 10610 Washington Street, Pembroke Pines, Florida 33025 on or before August 17, 2026, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

Copies of all court documents in this case, including orders, are available at the Clerk of 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.

Dated: 07/08/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: J Collins
Deputy Clerk

Jul. 17, 24, 31; Aug. 7, 2026
26-02696L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA.
CASE No. 26-CA-000201
U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS OWNER TRUSTEE ON BEHALF OF BREAN ASSET BACKED SECURITIES TRUST 2024-RM8,
Plaintiff, vs.
ANDREA S. LEWIS AKA ANDREA SUSAN LEWIS, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 26-CA-000201 of the Circuit Court of the 20TH Judicial Circuit in and for LEE County, Florida, wherein, U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS OWNER TRUSTEE ON BEHALF OF BREAN ASSET BACKED SECURITIES TRUST 2024-RM8, Plaintiff, and, ANDREA S. LEWIS AKA ANDREA SUSAN LEWIS, et. al., are Defendants, I will sell to the highest bidder for cash at, WWW.LEE.REALFORECLOSE.COM, at the hour of 9:00 A.M., on the October 15, 2026, the following described property:

LOT(S) 11 & 12, BLOCK 1709, UNIT 44, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGE(S) 104 TO 112, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE 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 in accordance with Florida Statutes, Section 45.031.

DATED 07/13/2026

KEVIN C. KARNES
Clerk Circuit Court
(SEAL) By: T Mann
Deputy Clerk

Submitted by: Michele Clancy
GREENSPOON MARDER, LLP
100 West Cypress Creek Road
Trade Centre South, Suite 700
Fort Lauderdale, FL 33309
954-491-1120
(25-002635)

July 17, 24, 2026 26-02680L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-006758
PENNYMAC LOAN SERVICES, LLC,
Plaintiff, v.
DEVIN M. DEEMS, et al.,
Defendants.

NOTICE is hereby given that Kevin C. Karnes, Clerk of the Circuit Court of Lee County, Florida, will on August 27, 2026, at 9:00 a.m. ET, via the online auction site at www.lee.realforeclose.com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Lee County, Florida, to wit:

Lots 42 and 43, Block 5305, CAPE CORAL UNIT 58, according to the plat thereof, recorded in Plat Book 23, Page(s) 128 thru 147, of the Public Records of Lee County, Florida.

Property Address: 112 SW 34th Place, Cape Coral, FL 33991

pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number of which is set forth above.

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 the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

WITNESS my hand and official seal of this Honorable Court this 07/15/2026

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: T Mann
DEPUTY CLERK

Tiffany & Bosco, P.A.
1201 S. Orlando Ave., Suite 430
Winter Park, FL 32789
floridaservice@tblaw.com

July 17, 24, 2026 26-02704L

THIRD INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT, TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
Case No. 26-CA-2884
SIRIPHANH J. GOMEZ,
Plaintiff, vs.
JASON N. KOONS, SHUREE DURAN a/k/a SHUREE MARISCAL, and DESTINY VILLANUEVA FAVELA,
Defendants.

TO: JASON N. KOONS
264 Ground Dove Circle
Lehigh Acres, Florida 33936
DESTINY VILLANUEVA FAVELA
112 Gibson Street
Fort Myers, Florida 33905

YOU ARE NOTIFIED that an action for a) a DECLARATORY JUDGMENT, b) EJECTMENT; and c) to QUIET TITLE as to the following property, located at 1410 Washington Avenue, Lehigh Acres, Lee County, Florida 33972, more particularly described as:

Lot 7, Block 27, Unit 7, Section 15, Township 44 South, Range 27 East, Lehigh Acres, as recorded in Plat Book 15, Page 27, of the Public Records of Lee County, Florida.

has been filed against you in the Circuit Court of Lee County, Florida, and you are required to serve a copy of your written defenses, if any, to it on Darrin R. Schutt, Esq., plaintiff's attorney, whose address is 12601 New Brittany Boulevard, Fort Myers, Florida 33907 (Tel. 239-540-7007), on or before August 11, 2026, and file the original with the Clerk of Court, PO Box 310, Fort Myers, Florida 33902, either before service on plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

DATED on 07/02/2026

KEVIN C. KARNES
As Clerk of the Court
(SEAL) By: N Wright-Angad
As Deputy Clerk

Darrin R. Schutt, Esq.,
plaintiff's attorney,
12601 New Brittany Boulevard,
Fort Myers, Florida 33907
(Tel. 239-540-7007)

July 10, 17, 24, 31, 2026 26-02585L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 26-CA-001913
NEWREZ LLC DBA SHELLPOINT MORTGAGE SERVICING,
Plaintiff, v.
LANDYS LOPEZ; et al,
Defendant(s).

To the following Defendant(s):
LANDYS LOPEZ
(Last Known Address: 11527 ISLAND AVE, MATLACHA, FL 33993)
UNKNOWN SPOUSE OF LANDYS LOPEZ
(Last Known Address: 11527 ISLAND AVE, MATLACHA, FL 33993)

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

LOT 57, FIRST ADDITION TO ISLAND HARBORS, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 9, PAGE 87, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

PROPERTY ADDRESS: 11527 ISLAND AVE, MATLACHA, FL 33993

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 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

WITNESS my hand and the seal of this Court this 13th day of July, 2026.

Kevin C. Karnes
As Clerk of the Court
(SEAL) By K Harris
As Deputy Clerk

Ghidotti | Berger LLP,
Attorney for Plaintiff,
10800 Biscayne Blvd., Suite 201,
Miami, FL 33161

July 17, 24, 2026 26-02674L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE #20286
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA.
CASE No. 25-CA-004158
TOWD POINT MORTGAGE TRUST 2020-3, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE,
PLAINTIFF, VS.
THE ESTATE OF NOBIE J. WHITE A/K/A NOBIE COLLINS A/K/A NOBIE WHITE A/K/A NOBIE COLLINS-WHITE A/K/A NOBIE JEAN WHITE A/K/A NOBIE COLLINS WHITE (DECEASED), ET AL.
DEFENDANT(S).

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated May 9, 2026, in the above action, I will sell to the highest bidder for cash at Lee County, Florida, on September 17, 2026, at 09:00 AM, at www.lee.realforeclose.com for the following described property:

LOT 26 AND 27, BLOCK 4816, CAPE CORAL SUBDIVISION, UNIT 71, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 22, PAGE 100, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

Date: 07/09/2026

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: N Wright-Angad
Deputy Clerk of the Court

Prepared by:
Tromberg, Miller, Morris & Partners, PLLC
600 West Hillsboro Boulevard
Suite 600
Deerfield Beach, FL 33441
Our Case #:
24-000426/25-CA-004158/SPS

July 17, 24, 2026 26-02657L

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

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION
CASE NO. 2026-CA-000371
RONALD L. DAVIS
Plaintiff, vs.
DONNA BOLEMAN, if living, and if Deceased, THE UNKNOWN HEIRS, DEVISEES and BENEFICIARIES OF DONNA BOLEMAN, WOODROW BOLEMAN, if living, and if Deceased, THE UNKNOWN HEIRS, DEVISEES and BENEFICIARIES OF WOODROW BOLEMAN, BEACON SQUARE HOMEOWNERS ASSOCIATION, INC. and UNKNOWN TENANTS IN POSSESSION,
Defendants.

NOTICE IS GIVEN that pursuant to the Summary Final Judgment of Foreclosure filed on the 27th day of May, 2026, in Civil Action No. 2026-CA-000371, of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, in which DONNA BOLEMAN, if living, and if Deceased, THE UNKNOWN HEIRS, DEVISEES and BENEFICIARIES OF DONNA BOLEMAN, WOODROW BOLEMAN, if living, and if Deceased, THE UNKNOWN HEIRS, DEVISEES and BENEFICIARIES OF WOODROW BOLEMAN, BEACON SQUARE HOMEOWNERS ASSOCIATION, INC. and UNKNOWN TENANTS IN POSSESSION, are the Defendants, RONALD L. DAVIS, is the Plaintiff, Kevin C. Karnes, Clerk of Court, Lee County will sell to the highest and best bidder for cash on the 13th of August, 2026 at 9:00 a.m. by electronic sale at www.lee.realforeclose.com, the following described real property set forth in the Summary Final Judgment of Foreclosure in Lee County, Florida:

Unit 21-72B of Beacon Square an unrecorded subdivision lying in Section 5, Township 45 South, Range 27 East, Lee County, Florida; said unit being more particularly described as follows: Commencing at the point of intersection of the centerlines of Laurel Park Drive Southeast and Palm Boulevard as shown on the plat of Laurelwood, as recorded in Plat Book 33, Page 62, of the Public Records of said Lee County. Thence South 35°33'22" West, (bearings are based on said record plat), along said centerline of Palm Boulevard for a distance of 166.90 feet, to the Point of Intersection of said centerline of Palm Boulevard and the prolongation of the Southwest Right-of-Way line of Beaconshire Boulevard (as recorded in O.R.B. 1689, Page 3870 of the Public Records of said Lee County); Thence North 59°08'47" West, along said prolongated Right-of-Way line, a distance of 40.14 feet to the Point of Intersection of the Southwest Right-of-Way line of Beaconshire Boulevard and Northwest Right-of-Way line of Palm Boulevard Southeast; Thence South 35°33'22" West, leaving said Point of Intersection and proceeding along the said Right-of-Way line of said Palm Boulevard, a distance of 195.55 feet; Thence North 55°24'45" West, leaving said Right-of-Way of Palm Boulevard, a distance of 30.07 feet: Thence South 34°35'15" West, a distance of 26.17 feet: Thence North 55°24'45" West, a distance of 13.67 feet to the Point of Beginning of the unit herein described:

Thence continuing North 55°24'45" West, a distance of 4.00 feet to the outside of an outside corner of a framed wall; Thence continuing North 55°24'45" West along the outside of said wall a distance of 4.67 feet to the Point of Intersection of the outside of the inside corner of a framed wall and the centerline of the common wall separating Unit 21-72B and Unit 21-71D; Thence continuing North 55°24'45" West leaving said Point of Intersection and proceeding along said centerline of said common wall a distance of 24.83 feet to the Point of Intersection of the end of said centerline of said common wall and the outside of the inside corner of a framed wall; Thence North 10°24'11" West, leaving said Point of Intersection, a distance of 4.24 feet: Thence North 55°24'45" West, a distance of 14.33 feet; Thence South 34°35'15" West, a distance of 37.83 feet; Thence South 55°24'45" East, a distance of 50.83 feet; Thence North 34°35'15" East, a distance of 34.83 feet, returning to the Point of Beginning.

10431 New Bedford Court, Lehigh Acres, FL 33936

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

Dated this 14th day of July, 2026.

KEVIN C. KARNES,
CLERK OF COURT
(SEAL) By: T Mann
Deputy Clerk

M. Brian Cheffer,
Attorney for Plaintiff,
Cheffer & Hagan, P.A.,
2120 McGregor Boulevard,
Fort Myers, FL 33901,
239-334-1381
July 17, 24, 2026 26-02692L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION: T
CASE NO.: 26-CA-001379
PLANET HOME LENDING, LLC,
Plaintiff, vs.
BLAIR A. CORSELLO A/K/A BLAIR CORSELLO; ONEMAIN FINANCIAL GROUP, LLC AS SERVICER FOR ("ASF") WILMINGTON TRUST, N.A., AS ISSUER LOAN TRUSTEE FOR ONEMAIN FINANCIAL ISSUANCE TRUST 2020-2; UNITED STATES OF AMERICA ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KEVIN C. KARNES as the Clerk of the Circuit Court for LEE County shall sell to the highest and best bidder for cash electronically at www.Lee.realforeclose.com at, 9:00 AM on the 06 day of August, 2026, the following described property as set forth in said Final Judgment, to wit:

LOTS 12 AND 13, BLOCK 80, UNIT NO. 5, FORT MYERS SHORES, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 16, PAGES 66 THROUGH 70, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
PROPERTY ADDRESS: 13032 8TH ST, FORT MYERS, FL 33905

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

Dated this day of 07/09/2026

KEVIN C. KARNES
Clerk Of The Circuit Court
(SEAL) By: N Wright-Angad
Deputy Clerk

Submitted by:
De Cubas & Lewis, P.A.
PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@decubaslewis.com
26-00197
July 17, 24, 2026 26-02658L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
File No. 26-CP-1890
Division Probate
IN RE: ESTATE OF MICHAEL MARTINJUK
Deceased.

The administration of the estate of Michael Martinjuk, deceased, whose date of death was May 3, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. 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 Jacob Martinjuk
109 Commerce Drive Apt 1351
Exton, Pennsylvania 19341
Attorney for Personal Representative:
/s/Wess M. Jacobs
Wess M. Jacobs
Attorney for Martin Jacob Martinjuk
Florida Bar Number: 932655
Osterhout & McKinney, P.A.
3783 Seago Lane, Fort Myers, FL 33901
Telephone: (239) 939-4888
Fax: (239) 277-0601
E-Mail: wessj@omplaw.com
Secondary E-Mail:
elizabethw@omplaw.com
July 17, 24, 2026 26-02708L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY GENERAL JURISDICTION DIVISION
CASE NO. 26-CA-001480
FIFTH THIRD BANK, NATIONAL ASSOCIATION,
Plaintiff, vs.
KARYN MARIE PELLAND-LUKAS, et al.,
Defendant.

To the following Defendant(s):
ANY AND ALL UKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST ESTATE OF RICHARD P PELLAND A/K/A RICHARD REMI PELLAND, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS
(RESIDENCE UNKNOWN)

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

UNIT 176, BUILDING 12, KELLY GREENS VERANDAS CONDOMINIUM V, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 2072, PAGE 1984, AND ALL AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO. TOGETHER WITH THE EXCLUSIVE USE OF LIMITED COMMON ELEMENT DESCRIBED AS PARKING SPACE 176.
Property address: 16351 Kelly Woods Dr, Unit 176, Fort Myers, FL 33966

has been filed against you and you are required to serve a copy of you written defenses, if any, to it, on McCalla Raymer Leibert Pierce, LLP, Cassandra Jeffries, Attorney for Plaintiff, whose address is 225 East Robinson Street, Suite 155, Orlando, FL 32801 within thirty (30) days after the first publication of this Notice in Business Observer and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demand in the complaint.

WITNESS my hand and seal of this Court this 9th day of July, 2026.

Kevin C. Karnes
CLERK OF COURT OF LEE COUNTY
(SEAL) By K Harris
As Deputy Clerk

Submitted by:
MCCALLA RAYMER LEIBERT PIERCE, LLP
225 East Robinson Street, Suite 155,
Orlando, FL 32801
Phone: (407) 674-1850
Email:
AccountsPayable@mccalla.com;
Jeannine.valcavi@mccalla.com
July 17, 24, 2026 26-02645L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY GENERAL JURISDICTION DIVISION
CASE NO. 26-CA-000723
NEW AMERICAN FUNDING, LLC FKA BROKER SOLUTIONS INC. DBA NEW AMERICAN FUNDING,
Plaintiff, vs.
NICOLE HERNANDEZ, et al.,
Defendant.

To: ELIJAH JONES, 1707 PARK MEADOWS DR 3, FORT MYERS, FL 33907
UNKNOWN SPOUSE OF ELIJAH JONES, 1707 PARK MEADOWS DR 3, FORT MYERS, FL 33907
LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN

YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit:

BUILDING NO. 1707, TOWNHOUSE NO. 3, PARKWOODS TOWNHOUSE COMMUNITY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FROM THE NORTHWEST CORNER OF THE NE 1/4 OF SECTION 14, TOWNSHIP 45 SOUTH, RANGE 24 EAST, LEE COUNTY, FLORIDA, RUN N 88°57'00" E ALONG THE NORTH LINE OF SAID FRACTION OF SECTION FOR 152.52 FEET; THENCE S 01°03'02" E, 61.35 FEET; THENCE RUN N 88°56'58" E, 80.08 FEET TO THE POINT OF BEGINNING. FROM SAID POINT OF BEGINNING RUN S 88°56'58"W, 36.33 FEET; THENCE S 01°03'02" E, 31.00 FEET; THENCE N 88°56'58" E, 36.33 FEET; THENCE N 01°03'02" W, 31.00 FEET TO THE POINT OF BEGINNING.
Property address: 1707 PARK MEADOWS DR 3, FORT MYERS, FL 33907

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

WITNESS my hand and seal of said Court on the 9th day of July, 2026.

Kevin C. Karnes
CLERK OF COURT OF LEE COUNTY
As Clerk of the Court
(SEAL) BY: K Harris
Deputy Clerk

MCCALLA RAYMER LEIBERT PIERCE, LLP
225 East Robinson Street, Suite 155,
Orlando, FL 32801
Phone: (407) 674-1850
Email:
AccountsPayable@mccalla.com;
Jeannine.valcavi@mccalla.com
July 17, 24, 2026 26-02644L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE No. 26-CA-002554
WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS OWNER TRUSTEE FOR CASCADE FUNDING MORTGAGE TRUST AB2,
PLAINTIFF, VS.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF BONNIE E. WILKINS A/K/A BONNIE ELLEN WILKINS A/K/A BONNIE WILKINS A/K/A BONNIE DIRCKS (DECEASED), ET AL.
DEFENDANT(S).

To: UNKNOWN SPOUSE OF BONNIE E. WILKINS A/K/A BONNIE ELLEN WILKINS A/K/A BONNIE WILKINS A/K/A BONNIE DIRCKS (DECEASED)
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS: 17512 Plumera Lane, North Fort Myers, FL 33917
To: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF BONNIE E. WILKINS A/K/A BONNIE ELLEN WILKINS A/K/A BONNIE WILKINS A/K/A BONNIE DIRCKS
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS: 17512 Plumera Lane, North Fort Myers, FL 33917

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

LOT 13, BLOCK 32, SABAL SPRINGS GOLF AND RACQUET CLUB, UNIT FOUR-A, A SUBDIVISION ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 59, PAGES 77 THROUGH 78, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Tromberg, Miller, Morris & Partners, PLLC, attorneys for Plaintiff, whose address is 600 West Hillsboro Boulevard, Suite 600, Deerfield Beach, FL 33441, and file the original with the Clerk of the Court, within 30 days after the first publication of this notice, otherwise a default may be entered against you for the relief demanded in the Complaint.

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

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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Date: 07/08/2026

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: K Harris
Deputy Clerk of the Court

Tromberg, Miller, Morris & Partners, PLLC,
attorneys for Plaintiff,
600 West Hillsboro Boulevard,
Suite 600,
Deerfield Beach, FL 33441
Our Case #:
26-000620/26-CA-002554/PHH
July 17, 24, 2026 26-02643L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR LEE COUNTY CIVIL DIVISION
Case No. 26-CA-001181
ROCKET MORTGAGE, LLC S/B/M NATIONSTAR MORTGAGE LLC
Plaintiff, vs.
UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OF THE ESTATE OF NAGESSAR PERSAUD RAMNARINE, DECEASED, SARAH ANN HAMID A/K/A SARAH HAMIN, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF NAGESSAR PERSAUD RAMNARINE, DECEASED, SARAH ANN HAMID A/K/A SARAH HAMIN, KNOWN HEIR OF THE ESTATE OF NAGESSAR PERSAUD RAMNARINE, DECEASED, PATRICIA N. RAMNARINE, KNOWN HEIR OF THE ESTATE OF NAGESSAR PERSAUD RAMNARINE, DECEASED, et al.
Defendants.

TO: UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OF THE ESTATE OF NAGESSAR PERSAUD RAMNARINE, DECEASED
CURRENT RESIDENCE UNKNOWN

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

LOTS 36 & 37, BLOCK 2986, UNIT 42, PART 1, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 23, PAGES 95 THROUGH 97, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

commonly known as 1227 NW 20TH TERR, CAPE CORAL, FL 33993 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on David Adamian of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, within 30 days from the first date of publication, whichever is later and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated: July 10, 2026.

CLERK OF THE COURT
Honorable Kevin C. Karnes
1700 Monroe Street
Ft. Myers, Florida 33902
(SEAL) By: K Harris
Deputy Clerk

Kass Shuler, P.A.,
plaintiff's attorney,
P.O. Box 800,
Tampa, Florida 33601,
(813) 229-0900
F320250/2531521/and
July 17, 24, 2026 26-02672L

SECOND INSERTION

NOTICE OF SALE
IN THE COUNTY COURT, TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE NO: 2025-CC-007464
CASE TYPE: CC Real Property
$15,001-$30,000
JUDGE: G-9
JOSEPH E. HUNTLEY, an individual,
Plaintiff, vs.
CARMELLE HARRIS, an individual; THE UNKNOWN SPOUSE OF CARMELLE HARRIS, an individual; P.I. EAGLE LAKE ESTATES HOME OWNERS' ASSOCIATION, INC., a Florida not for profit corporation; UNKNOWN TENANT 1 and UNKNOWN TENANT 2, the names being fictitious to account for unknown parties in possession of 3511 Pink Ibis Drive, Saint James City, Florida 33956,
Defendants.

NOTICE IS HEREBY GIVEN that, pursuant to the Summary Final Judgment of Foreclosure entered in Case No: 2025-CC-007464 in this cause in the County Court of Lee County, Florida, the undersigned Clerk will offer for sale the following real property situated in Lee County, Florida, described as:

STRAP:
26-45-22-02-00000.0080
Property Address: 3511 Pink Ibis Drive, Saint James City, Florida 33956
Lot 8, EAGLE LAKE ESTATES, according to plat thereof as recorded in Official Records, Instrument No. 2006000308600, of the Public Records of Lee County, Florida.
together with all structures, improvements, fixtures, appliances, and appurtenances on said land or used in conjunction therewith.

At public sale, to the highest and best bidder, for cash, www.lee.realforeclose.com, at 9:00 a.m. on Thursday, August 13, 2026, in accordance with Chapter 45, Florida Statutes.

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

Dated: 07/14/2026

KEVIN C. KARNES
CLERK OF THE CIRCUIT COURT & COMPTROLLER
(SEAL) By: T Mann
Deputy Clerk

Liana Rothstein Hood, Esquire
Ansbacher, Schneider & Trager, P.A.
by electronic mail to:
lhood@jaxlaw.com
by U.S. Mail to: 5150 Belfort Road, Bldg. 100
Jacksonville, FL 32256
Attorney for Plaintiff
2500274.01 Notice of Sale
July 17, 24, 2026 26-02697L

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
File No. 26-CP-2007
Division: Probate
IN RE: ESTATE OF SCOTT B. ADAMS
Deceased.

The administration of the estate of Scott B. Adams, deceased, whose date of death was May 16, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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:
Eli B. Adams
31 Wildwood Road
Mansfield, Massachusetts 02050
Attorney for Personal Representative:
Janet M. Strickland, FL Bar No. 137472
Neva K. Torres, FL Bar No. 1049725
Law Office of Strickland & Torres, P.A.
2340 Periwinkle Way, Suite J-1
Sanibel, FL 33957
Telephone: (239) 472-3322
E-Mail: jms@sanibellaw.net
Secondary E-Mail:
jms2@sanibellaw.net
July 17, 24, 2026 26-02707L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-001582
IN RE: ESTATE OF DAVID OLIVER,
Deceased.

The administration of the estate of DAVID OLIVER, deceased, whose date of death was February 25, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO Box 9346, Fort Myers, FL 33902. 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.

MARK OLIVER
Personal Representative
25211 Papillion Drive
Bonita Springs, FL 34135
Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
ntservice@hnh-law.com
July 17, 24, 2026 26-02712L

SECOND INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 26-CA-003000
Truist Bank
Plaintiff, vs.
The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Thomas Walter Drechsler, Deceased; et al
Defendants.

TO: The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Thomas Walter Drechsler, Deceased
Last Known Address: Unknown

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

UNIT 203, EDEN HOUSE, A CONDOMINIUM, AS MORE FULLY DESCRIBED IN CONDOMINIUM DECLARATION RECORDED IN OFFICIAL RECORDS BOOK 1475, PAGE 1327, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS THERETO BELONGING.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Orlando F. Amador, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address is 4919 Memorial Hwy, Suite 135, Tampa, FL 33634, within thirty (30) days of the first date of publication and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS

DATED 07/10/2026.

Kevin C. Karnes
As Clerk of the Court
(SEAL) By K Harris
As Deputy Clerk

Orlando F. Amador, Esquire,
Brock & Scott, PLLC.,
the Plaintiff's attorney,
4919 Memorial Hwy, Suite 135,
Tampa, FL 33634,
File #25-F02184
July 17, 24, 2026 26-02710L

SECOND INSERTION

NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY
IN THE COUNTY COURT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
Case #: 26-CC-005667
Wells Fargo Bank, N.A.
Plaintiff, -vs.-
Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Douglas E. Krahn a/k/a Douglas Eugene Krahn, Deceased, and All Other Persons Claiming By and Through, Under, Against The Named Defendant(s); et al.
Defendant(s).

TO: Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Douglas E. Krahn a/k/a Douglas Eugene Krahn, Deceased, and All Other Persons Claiming By and Through, Under, Against The Named Defendant(s): 317 Broadway Avenue, Lehigh Acres, FL 33936

Residence unknown, if living, including any unknown spouse of the said Defendants, if either has remarried and if either or both of said Defendants are dead, their respective unknown heirs, devisees, grantees, assignees, creditors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s); and the aforementioned named Defendant(s) and such of the aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents or otherwise not sui juris.

YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following real property, lying and being and situated in Lee County, Florida, more particularly described as follows:

THE FOLLOWING DESCRIBED REAL PROPERTY IN LEE COUNTY, FLORIDA:
LOT 6, BLOCK 40, UNIT 10, SECTION 34, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 51, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

more commonly known as 317 Broadway Avenue, Lehigh Acres, FL 33936.

This action has been filed against you and you are required to serve a copy of your written defense, if any, upon LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, whose address is 750 Park of Commerce Blvd., Suite 130, Boca Raton, FL 33487, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before with 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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of this Court on the 13th day of July, 2026.

Kevin C. Karnes
Circuit and County Courts
(SEAL) By: K Harris
Deputy Clerk

LOGS LEGAL GROUP LLP,
Attorneys for Plaintiff,
750 Park of Commerce Blvd., Suite 130,
Boca Raton, FL 33487
26-335729 FC01 WEQ
July 17, 24, 2026 26-02673L

SECOND INSERTION

NOTICE TO CREDITORS
(summary administration)
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 26-CP-2068
DIVISION: CIVIL
IN RE: THE ESTATE OF: F. JOHN BUNTING a/k/a FREDERICK JOHN BUNTING,
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 F. JOHN BUNTING a/k/a FREDERICK JOHN BUNTING, deceased, File Number 26-CP-2068, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901; that the Decedent's date of death was March 2, 2026; that the total value of the estate is less than $75,000 and that the names and addresses of those to whom it has been assigned by such order are:

NAME ADDRESS
James A. Judge, Trustee of the F. John Bunting Revocable Trust u/a/d 12/20/2000, as amended and restated
c/o Todd L. Bradley, Esq.
Cummings & Lockwood LLC
3001 Tamiami Trail N, Suite 400
Naples, Florida 34103

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 Estate 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 Right at Death Act (sections 732.216-732.228 of the Florida Probate Code) applies or may apply, unless a written demand is made by a creditor as specified in section 732.2211 of the Florida Probate Code.

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

Person Giving Notice:
BARBARA REY
Petitioner
c/o CUMMINGS & LOCKWOOD LLC
3001 Tamiami Trail N, Suite 400
Naples, Florida 34103
Attorney for Person Giving Notice:
TODD L. BRADLEY, ESQ.
Attorney for Petitioner
Florida Bar Number: 0898007
CUMMINGS & LOCKWOOD LLC
3001 Tamiami Trail N, Suite 400
Naples, Florida 34103
Telephone: (239) 262-8311
Primary Email: tbradley@cl-law.com
Secondary E-Mail:
msmith@cl-law.com
9746192.1.docx 7/14/2026
CM:109671-0001
July 17, 24, 2026 26-02703L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 25-CA-007075
LAKEVIEW LOAN SERVICING, LLC
PLAINTIFF, VS.
DIELKA GONZALEZ, ET AL.,
DEFENDANT(S).

TO: Dielka Gonzalez
Last Known Address: 313 Lloyd Ave S, Lehigh Acres, FL 33974
Current Residence: UNKNOWN
TO: Dielka Gonzalez
Last Known Address: 3220 Champion Ring Rd, Unit 3417, Fort Myers, FL 33905
Current Residence: UNKNOWN
TO: Dielka Gonzalez
Last Known Address: 11281 Colonial Gateway Dr, Fort Myers, FL 33905
Current Residence: UNKNOWN
TO: Dielka Gonzalez
Last Known Address: 1524 Education CT, Lehigh Acres, FL 33974
Current Residence: UNKNOWN
TO: Unknown Spouse of Dielka Gonzalez
Last Known Address: 313 Lloyd Ave S, Lehigh Acres, FL 33974
Current Residence: UNKNOWN
TO: Unknown Spouse of Dielka Gonzalez
Last Known Address: 11281 Colonial Gateway Dr Fort Myers, FL 33905
Current Residence: UNKNOWN
TO: Unknown Spouse of Dielka Gonzalez
Last Known Address: 1524 Education Ct Lehigh Acres, FL 33974
Current Residence: UNKNOWN
TO: Unknown Spouse of Dielka Gonzalez
Last Known Address: 1524 Education Ct Lehigh Acres, FL 33974
Current Residence: UNKNOWN

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

Lot 5, Block 16, Unit 3, Section 10, Township 45 South, Range 27 East of that certain subdivision known as Lehigh Acres, according to Plat thereof, as recorded in Plat Book 18, Page 4, of the Public Records of Lee 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, Miller, Morris & Partners, PLLC, Attorney for Plaintiff, whose address is 600 West Hillsboro Boulevard, Suite 600, Deerfield Beach, FL 33441, within 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 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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court this 10th day of July, 2026.

KEVIN C. KARNES
As Clerk of Court
(SEAL) By: K Harris
As Deputy Clerk

Tromberg, Miller, Morris & Partners, PLLC,
Attorney for Plaintiff,
600 West Hillsboro Boulevard,
Suite 600,
Deerfield Beach, FL 33441
25FL801-0218
July 17, 24, 2026 26-02667L

THIRD INSERTION

NOTICE OF ACTION – PROPERTY
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
Case No. 26-CA-2792
SAMLAND LLC,
Plaintiff, v.
REINALDO CUELLAR, if living, and if deceased, his unknown heirs, devisees, grantees, creditors, or other parties claiming by, through, under, or against him; JOSE ALMEIDA, if living, and if deceased, his unknown heirs, devisees, grantees, creditors, or other parties claiming by, through, under, or against him; PETER FORMAN, if living, and if deceased, his unknown heirs, devisees, grantees, creditors, or other parties claiming by, through, under, or against him; and ALL UNKNOWN PARTIES CLAIMING ANY RIGHT, TITLE, INTEREST, LIEN, OR CLAIM IN THE PROPERTY DESCRIBED HEREIN,
Defendants.

TO: REINALDO CUELLAR, if living, and if deceased, his unknown heirs, devisees, grantees, creditors, or other parties claiming by, through, under, or against him; JOSE ALMEIDA, if living, and if deceased, his unknown heirs, devisees, grantees, creditors, or other parties claiming by, through, under, or against him; PETER FORMAN, if living, and if deceased, his unknown heirs, devisees, grantees, creditors, or other parties claiming by, through, under, or against him; and ALL UNKNOWN PARTIES CLAIMING ANY RIGHT, TITLE, INTEREST, LIEN, OR CLAIM IN THE PROPERTY DESCRIBED HEREIN

YOU ARE NOTIFIED that an action to quiet title to real property located in Lee County, and described as follows:

LOT 1, BLOCK 77, UNIT 8, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 92, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, LESS SUBSURFACE RIGHTS.
Parcel ID: 36-44-26-L4-08077.0010
and
LOT 2, BLOCK 77, UNIT 8, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 92, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, LESS SUBSURFACE RIGHTS.
Parcel ID: 36-44-26-L4-08077.0020 ("Property").

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on the Plaintiff's Attorney, Reinaldo Rodriguez, Esq., McIntyre & Bermudez, PLLC, 1520 Royal Palm Square Blvd., Suite 210, Fort Myers, Florida 33919 on or before August 11, 2026, after first publication of the notice and file the original with the Clerk of the above-styled 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 to Quiet Title.

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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

07/02/2026

KEVIN C. KARNES – Clerk of Court
(SEAL) By: N Wright-Angad
Deputy Clerk

Reinaldo Rodriguez, Esq.,
McIntyre & Bermudez, PLLC,
1520 Royal Palm Square Blvd.,
Suite 210,
Fort Myers, Florida 33919
July 10, 17, 24, 31, 2026 26-02584L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE TWENTIETH JUDICIAL CIRCUIT COURT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-002019
IN RE: ESTATE OF FRANCIS JAMES LUNGER, a/k/a FRANCIS J. LUNGER
Deceased.

The administration of the Estate of FRANCIS JAMES LUNGER a/k/a FRANCIS J. LUNGER, deceased, whose date of death was April 24, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Martin Luther King Jr. Blvd., 2nd Floor, Fort Myers FL 33901. 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 17, 2026.

JOHANNA M. LUNGER
Personal Representative
4523 Seagrove Landing Way
Estero, FL 34134
JENNIFER J. NACKLEY, ESQ.
Florida Bar No. 968552
QUARLES & BRADY LLP
1395 Panther Lane, Suite 300
Naples, FL 34109
Telephone: 239-262-5959
Email: jennifer.nackley@quarles.com
Secondary Email:
andrew.bellon@quarles.com
docketFL@quarles.com
Attorneys for Personal Representative
QB\103304835.1
July 17, 24, 2026 26-02713L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
Case No. 25-CA-006129
OLD PELICAN BAY III ASSOCIATION, INC., a Florida not for profit corporation,
Plaintiff, v.
463 MIDDLE COUNTRY ROAD, LLC.,
Defendants.

NOTICE IS HEREBY GIVEN that, pursuant to a Final Judgment of Foreclosure dated July 13, 2026 entered in Case No. 2025CA0006129 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, I will sell to the highest bidder beginning at 9:00 a.m. on August 13, 2026, at www.lee.realforeclose.com, the following described property as set forth in said Final Judgment, to-wit:

Lot 6, Old Pelican Bay subdivision III-C, according to the plat thereof recorded in Plat book 69, pages 64 and 65, of the Public Records of Lee County, Florida.
Parcel ID
#13-46-23-24-00000.0060
a/k/a 12210 Siesta Drive, Fort Myers Beach, FL 33931

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS PROCEEDS 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 AMOUNTS AS UNCLAIMED IN ACCORDANCE WITH FLORIDA STATUTES SECTION 45.031.

Dated this 14th day of July, 2026.

KEVIN C. KARNES, Clerk of Court
(SEAL) By: T Mann
Deputy Clerk

Kristie P. Mace, Esq.,
Attorney for Plaintiff,
kmace@gadclaw.com and
kgermanis@gadclaw.com
July 17, 24, 2026 26-02698L

--- TAX DEEDS / ACTIONS / PUBLIC SALES ---

SECOND INSERTION

PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: **24381 S. Tamiami, Bonita Springs, FL 34134 August 06th, 2026, at 11:00am.**

John Dunski
Household Goods

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase until the winning bidder takes possession of the personal property.

July 17, 24, 2026 26-02647L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000115

NOTICE IS HEREBY GIVEN that KINGS RIGHT LLC FIRSTRUST BANK AGT FBO KINGS RIGHTS LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-11750 Year of Issuance 2024 Description of Property COMMENCING AT THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER (NW 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 20, TOWNSHIP 46 SOUTH, RANGE 25 EAST, THENCE RUN WEST 464.5 FEET TO THE POINT OF BEGINNING; THENCE RUN WEST 61 FEET; THENCE RUN NORTH 140 FEET; THENCE RUN EAST 61 FEET; THENCE RUN SOUTH 140 FEET TO THE POINT OF BEGINNING, ALL LYING AND BEING IN LEE COUNTY, FLORIDA. Strap Number 20-46-25-00-00017.0110

Names in which assessed:
MARIA MARTINEZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026
26-02534L

THIRD INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA

CASE NO: 26-DR-004590

IN RE: The Marriage of
Helen Rebecca Fouts
Petitioner
and
Navin Mewalal Ramnarine
Respondent

TO: Navin Mewalal Ramnarine
Unknown, Unknown, Unknown Unknown

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 Helen Rebecca Fouts whose address is 2819 49th Street W, Lehigh Acres, Florida 33971 on or before 08/10/2026, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

Copies of all court documents in this case, including orders, are available at the Clerk of 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 emailed 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.

Dated: 06/29/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: B Willey
Deputy Clerk

July 10, 17, 24, 31, 2026 26-02583L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000129

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-04454 Year of Issuance 2024 Description of Property LOT 34 AND 35, BLOCK 4684, CAPE CORAL UNIT 70, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 22, PAGE(S) 58 TO 87, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA

Strap Number 04-45-23-C3-04684.0340

Names in which assessed:
IRINA GUCHKOVA, VLADIMIR SLASTUSHINSKIY

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 08/25/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 3, 10, 17, 24, 2026
26-02427L

FOURTH INSERTION

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION

Case No. 26-DR-001785

ERIK CHRISTIAN PETERSON,
Petitioner/Husband,
v.
ESTHER MARIE OBAIN,
Respondent/Wife.

TO: ESTHER MARIE OBAIN
8617 Granada Court
Fort Myers, FL 33907

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 David W. Holley, Esq., attorney for Petitioner/Husband, ERIK CHRISTIAN PETERSON, whose address is 1714 Cape Coral Parkway East, Cape Coral, FL 33904, and file the original with the clerk of the above styled court on or before 08/03/2026 otherwise a default will be entered against you for the relief prayed for in the Petition.

This notice shall be published once a week for four consecutive weeks in the Lee County Business Observer.

WITNESS my hand and the seal of said court at Lee County, Florida on this 24th day of June, 2026.

Kevin C. Karnes
As Clerk of the Court
(SEAL) By: B Willey
As Deputy Clerk

July 3, 10, 17, 24, 2026 26-02436L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000119

NOTICE IS HEREBY GIVEN that KINGS RIGHT LLC FIRSTRUST BANK AGT FBO KINGS RIGHTS LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-06048 Year of Issuance 2024 Description of Property LOT 70, LAZY DAYS MOBILE VILLAGE UNIT ONE, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 736, PAGES 467 THROUGH 470, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN 1973 VILLA DOUBLE WIDE MOBILE HOME, HAVING A VIN NUMBER OF 13015A, TITLE NO. 5729205 & VIN NUMBER 13015B, TITLE NO. 5729204, BEING PERMANENLY AFFIXED TO AND TAXED AS REAL PROPERTY. Strap Number 26-43-24-04-00000.0700

Names in which assessed:
MICHAEL WIENKEN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026
26-02532L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000133

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-03080 Year of Issuance 2024 Description of Property LOT 36, BLOCK 4131, UNIT 59, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 19, PAGE 140-153, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 07-44-23-C2-04131.0360

Names in which assessed:
THI THU HANG LAM

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026
26-02517L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000078

NOTICE IS HEREBY GIVEN that Mercury Funding LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-08852 Year of Issuance 2024 Description of Property UNIT 101, BUILDING 105, OF SUMMERLIN TRACE CONDOMINIUM NO. 5, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 2145, AT PAGE 522, AND ALL EXHIBITS AND AMENDMENTS THEREOF, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO Strap Number 27-45-24-34-00105.1010

Names in which assessed:
FRANK TARANTINO, MARY TARANTINO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026
26-02543L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000134

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-08187 Year of Issuance 2024 Description of Property LOT 10, BLOCK 343-C, CAPE CORAL, UNIT 7, PART 2, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 29, PAGE 15, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 07-45-24-C2-05300.0100

Names in which assessed:
STEVEN W SMITH

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026
26-02522L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000077

NOTICE IS HEREBY GIVEN that Mercury Funding LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-21923 Year of Issuance 2024 Description of Property CONDOMINIUM UNIT NUMBER 6, TRACT NUMBER K, OF PINEWOOD CONDOMINIUM OF LEHIGH ACRES, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 1012, PAGE 373 AND OFFICIAL RECORDS BOOK 1046, PAGE 1594, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THEREOF, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS. Strap Number 05-45-27-21-000K0.0060

Names in which assessed:
BRYCE BRADFORD, SANDRA M BRADFORD

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026
26-02555L

THIRD INSERTION

NOTICE OF ACTION – PROPERTY

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION

Case No. 26-CA-2726

DUNG TRUONG,
Plaintiff, v.
DANIEL URRUTIA QUIROZ, if living, and if deceased, his unknown heirs, devisees, grantees, creditors, or other parties claiming by, through, under, or against him; and ALL UNKNOWN PARTIES CLAIMING ANY RIGHT, TITLE, INTEREST, LIEN, OR CLAIM IN THE PROPERTY DESCRIBED HEREIN,
Defendants.

TO: DANIEL URRUTIA QUIROZ, if living, and if deceased, his unknown heirs, devisees, grantees, creditors, or other parties claiming by, through, under, or against him; and ALL UNKNOWN PARTIES CLAIMING ANY RIGHT, TITLE, INTEREST, LIEN, OR CLAIM IN THE PROPERTY DESCRIBED HEREIN

YOU ARE NOTIFIED that an action to quiet title to real property located in Lee County at 4200 28th St SW, Lehigh Acres, Florida 33976, and described as follows:

LOT 11, BLOCK 27, UNIT 4, SECTION 3, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 95, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Parcel ID: 03-45-26-L4-04027.0110 ("Property").

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on the Plaintiff's Attorney, Reinaldo Rodriguez, Esq., McIntyre & Bermudez, PLLC, 1520 Royal Palm Square Blvd., Suite 210, Fort Myers, Florida 33919 on or before August 11, 2026 after first publication of the notice and file the original with the Clerk of the above-styled 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 to Quiet Title.

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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

07/02/2026

KEVIN C. KARNES – Clerk of Court
(SEAL) By: N Wright-Angad
Deputy Clerk

Reinaldo Rodriguez, Esq.,
McIntyre & Bermudez, PLLC,
1520 Royal Palm Square Blvd.,
Suite 210,
Fort Myers, Florida 33919

July 10, 17, 24, 31, 2026 26-02564L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000062

NOTICE IS HEREBY GIVEN that Day Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-16578 Year of Issuance 2024 Description of Property LOT 23, BLOCK 65, LEHIGH ACRES REPLAT OF TRACT Q, UNIT 3, IN SECTION 11, TOWNSHIP 45 SOUTH, RANGE 26 EAST, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 26, PAGE 198, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Strap Number 11-45-26-06-00065.0230

Names in which assessed:
VOLUME INVESTMENTS, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 08/25/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 3, 10, 17, 24, 2026
26-02429L

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000127

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-15804 Year of Issuance 2024 Description of Property LOT 1, BLOCK 120, UNIT 13, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 92, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-44-26-13-00120.0010

Names in which assessed:
ESTATE OF ROSEPHA MUSAC, UNKNOWN HEIRS OF MUSAC ROSEPHA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 08/25/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 3, 10, 17, 24, 2026
26-02428L

FOURTH INSERTION

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA

CASE NO.: 26-CA-001978

LUXE HOMES INVESTMENTS, INC.,
Plaintiff, v.
AMERICAN ESTATE AND TRUST FBO MAUREEN GREEN IRA; UNKNOWN BENEFICIARIES, SUCCESSORS, ASSIGNS, LIENORS, CREDITORS, TRUSTEES, OR OTHER PARTIES CLAIMING BY, THROUGH, UNDER, OR AGAINST AMERICAN ESTATE AND TRUST FBO MAUREEN GREEN IRA; and ALL OTHER PARTIES CLAIMING AN INTEREST IN THE SUBJECT PROPERTY ARISING PRIOR TO THE ISSUANCE OF PLAINTIFF'S TAX DEED,
Defendants.

TO: UNKNOWN BENEFICIARIES, SUCCESSORS, ASSIGNS, LIENORS, CREDITORS, TRUSTEES, OR OTHER PARTIES CLAIMING BY, THROUGH, UNDER, OR AGAINST AMERICAN ESTATE AND TRUST FBO MAUREEN GREEN IRA; and ALL OTHER PARTIES CLAIMING AN INTEREST IN THE SUBJECT PROPERTY ARISING PRIOR TO THE ISSUANCE OF PLAINTIFF'S TAX DEED.

YOU ARE NOTIFIED that an action to Quiet Title has been filed against you regarding the following real property in Lee County, Florida:

LOT 3, BLOCK 28, LEHIGH ACRES, UNIT 5, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 18, PAGE 143, IN SECTION 36, TOWNSHIP 45 SOUTH, RANGE 27 EAST, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Parcel ID: 36-45-27-L1-05028.0030

Street Address: 1133 Hatton Ave S, Lehigh Acres, Florida 33974.

You are required to serve a copy of your written defenses, if any, to:

Joey D. Gonzalez, Esq.
JOEY GONZALEZ, ATTORNEY, P.A.
P.O. Box 145073
Coral Gables, Florida 33114
joey@joeygonzalezlaw.com

and file the original with the Clerk of the Circuit Court for Lee County, Florida, on or before August 5, 2026, otherwise a default will be entered against you for the relief demanded in the Complaint.

DATED this day of 06/26/2026

Kevin C. Karnes
Clerk of the Circuit Court
Lee County, Florida
(SEAL) By: N Wright-Angad
Deputy Clerk

/s/ Joey D. Gonzalez
Joey D. Gonzalez
Florida Bar No. 127554
JOEY GONZALEZ, ATTORNEY, P.A.
P.O. Box 145073
Coral Gables, Florida 33114
joey@joeygonzalezlaw.com
Tel: 305-720-3114
Attorney for Plaintiff

July 3, 10, 17, 24, 2026 26-02453L

FOURTH INSERTION

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION

CASE NO.: 26-CA-3543
JUDGE: Keith R. Kyle

VICKI RAFFERTY,
Plaintiff, -vs-
MARY A. EICHHOLD POWELL, her devises, grantees, creditors, and all other parties claiming by, through, under and against it; and all unknown natural persons, if alive and of not known to be dead or alive, his several and respective spouses, heirs, devisees, grantees, and creditors or other parties claiming by, through or under those unknown natural persons and his 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 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 ALL OTHERS WHOM IT MAY CONCERN,
Defendant.

TO THE DEFENDANT MARY A. EICHHOLD POWELL and all other parties claiming by, through, under or against them; and all unknown natural persons, if alive and if not known to be dead or alive, their several and respective spouses, heirs, devisees, grantees, and creditors or other parties claiming by, through or 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 Lee County, Florida:

Lots 7 & 8, Block 607, Unit 21, Part -- CAPE CORAL, according to plat thereof recorded in Plat Book 13, Page 149-173 of the Public Records of Lee County, Florida.

Parcel ID #: 31-44-24-C4-00607.0070

YOU, AND EACH OF YOU, ARE HEREBY NOTIFIED that a suit to quiet title to the above described property has been file against you and you are required to serve a copy of your written defenses, if any, to it on Thomas M. Tarsia, Esquire, Plaintiff's Attorney, of the law firm of the Tarsia Law Group, whose address is 2002 Del Prado Blvd. S., Unit 205, Cape Coral, Florida 33990 and file the original with the Clerk of this Court on or before August 4, 2026; otherwise the allegations of the Complaint will be taken as confessed.

This Notice shall be published once a week for four consecutive weeks in Cape Coral, Florida.

Dated: 06/25/2026

KEVIN C. KARNES,
Clerk of Circuit Court
(SEAL) By: N Wright-Angad
Deputy Clerk

Thomas M. Tarsia, Esquire,
Plaintiff's Attorney,
Tarsia Law Group,
2002 Del Prado Blvd. S., Unit 205,
Cape Coral, Florida 33990

July 3, 10, 17, 24, 2026 26-02441L

--- TAX DEEDS ---

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000096

NOTICE IS HEREBY GIVEN that Mercury Funding LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-12851 Year of Issuance 2024 Description of Property LOTS 31 AND 32, BLOCK 2, UNIT NO. 1, FORT MYERS SHORES, A SUBDIVISION ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 9, PAGES 151 TO 154, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 30-43-26-01-00002.0310

Names in which assessed:
12308 3RD ST LLC, 12308 3RD ST, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02548L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000090

NOTICE IS HEREBY GIVEN that Mercury Funding LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-20477 Year of Issuance 2024 Description of Property LOT 21, BLOCK 24, UNIT 6, SECTION 24, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 35 AND DEED BOOK 254, PAGE 50, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 24-44-27-06-00024.0210

Names in which assessed:
GUEVARA PAINTING SERVICES LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02552L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000097

NOTICE IS HEREBY GIVEN that Mercury Funding LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-11461 Year of Issuance 2024 Description of Property UNIT 700, BUILDING 7 OF DIAMOND PROFESSIONAL CENTRE, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 3294, PAGE 2623, AS AMENDED, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 30-45-25-06-00007.0000

Names in which assessed:
HESTIA DEVELOPMENT LLC, HESTIA DEVELOPMENT, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02545L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000120

NOTICE IS HEREBY GIVEN that KINGS RIGHT LLC FIRSTRUST BANK AGT FBO KINGS RIGHTS LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-04046 Year of Issuance 2024 Description of Property LOTS 39, 40 AND 41, BLOCK 3081, CAPE CORAL UNIT 62, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 21, PAGES 21 THROUGH 38, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 26-44-23-C2-03081.0390

Names in which assessed:
ALEJANDRO MIGENES, ASHLEY MIGENES

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02529L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000117

NOTICE IS HEREBY GIVEN that KINGS RIGHT LLC FIRSTRUST BANK AGT FBO KINGS RIGHTS LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-00366 Year of Issuance 2024 Description of Property LOT (S) 29 AND 30, BLOCK 5185, CAPE CORAL, UNIT 83, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 23, PAGE(S) 41 THROUGH 54, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-43-22-C2-05185.0290

Names in which assessed:
CI HOMES INVESTMENT LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02525L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000098

NOTICE IS HEREBY GIVEN that Mercury Funding LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-21039 Year of Issuance 2024 Description of Property LOT 2, BLOCK 1A, PLAT OF BLOCKS 1-A AND 1-B WEDGEWOOD, SECTION 31, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 20, PAGES 11 AND 12, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 31-44-27-06-00001.A020

Names in which assessed:
THE LOPEZ 579 TRUST UA/DTD MARCH 10, 2004

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02554L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000074

NOTICE IS HEREBY GIVEN that Mercury Funding LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-19884 Year of Issuance 2024 Description of Property LOT 10, BLOCK 28, UNIT 7, SECTION 18, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 22 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 18-44-27-07-00028.0100

Names in which assessed:
TAMMARA CAMILLA CHUNG

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02551L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000084

NOTICE IS HEREBY GIVEN that Mercury Funding LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-00857 Year of Issuance 2024 Description of Property LOT 292, FLAMINGO BAY UNIT III-A, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 34, PAGES 74 THROUGH 80, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN 1988 MERI SINGLEWIDE MOBILE HOME TITLE # 45571557, VIN NUMBER CH10125312. Strap Number 10-45-22-05-00000.2920

Names in which assessed:
TIMOTHY A KRUG SR

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02539L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000108

NOTICE IS HEREBY GIVEN that KINGS RIGHT LLC FIRSTRUST BANK AGT FBO KINGS RIGHTS LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-00577 Year of Issuance 2024 Description of Property LOTS 3 AND 4, BLOCK 5227, CAPE CORAL, UNIT 81, A SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 24, PAGES 102 THROUGH 112, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 01-44-22-C3-05227.0030

Names in which assessed:
LE THUC KIM, YEN KIM TRUONG

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02526L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000111

NOTICE IS HEREBY GIVEN that KINGS RIGHT LLC FIRSTRUST BANK AGT FBO KINGS RIGHTS LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-03427 Year of Issuance 2024 Description of Property LOTS 53 AND 54, BLOCK 2604, UNIT 37, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 17, PAGES 15 THROUGH 29, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 11-44-23-C2-02604.0530

Names in which assessed:
BRANSEN VILARDO, VALENTINA STAGNOLI

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02528L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000109

NOTICE IS HEREBY GIVEN that KINGS RIGHT LLC FIRSTRUST BANK AGT FBO KINGS RIGHTS LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-12661 Year of Issuance 2024 Description of Property HOME NO. 11-201, CALABRIA AT MEDITERRA, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF AS RECORDED UNDER INSTRUMENT NUMBER 2007000242674, AS AMENDED, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 01-48-25-B4-02911.0201

Names in which assessed:
JOE PAVONE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02536L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000136

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-16586 Year of Issuance 2024 Description of Property LOT 17, BLOCK 72, REPLAT OF TRACT Q, UNIT 7, SECTION 11, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 26, PAGE 199 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 11-45-26-07-00072.0170

Names in which assessed:
GLOBAL INVESTMENT LLC, GLOBAL INVESTMENTS LLC, LIGHT BLUE INTERNATIONAL LLC, LIGHT BLUE INTERNATIONAL, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02523L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000107

NOTICE IS HEREBY GIVEN that KINGS RIGHT LLC FIRSTRUST BANK AGT FBO KINGS RIGHTS LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-12657 Year of Issuance 2024 Description of Property LOT 79, OAK CREEK MANOR, AN UNRECORDED SUBDIVISION, IN SECTION 1, TOWNSHIP 48 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA; AS SHOWN IN OFFICIAL RECORDS BOOK 562, PAGE 47, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 01-48-25-B2-00200.0790

Names in which assessed:
JOSEPH STEPHEN SANNICANDRO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02535L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000139

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-04843 Year of Issuance 2024 Description of Property UNIT NO. 203 OF BELLAGIO GARDENS, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN INSTRUMENT NUMBER 2006000066630, AMENDED IN INSTRUMENT NUMBER 2006000115760, AND ALL EXHIBITS AND AMENDMENTS THEREOF, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 16-45-23-C2-0100B.0203

Names in which assessed:
KRISTEN SPADAFORA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02521L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000114

NOTICE IS HEREBY GIVEN that KINGS RIGHT LLC FIRSTRUST BANK AGT FBO KINGS RIGHTS LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-14138 Year of Issuance 2024 Description of Property LOT 20, WESTWOOD ACRES, AN UNRECORDED SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 596, PAGE(S) 581, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. TOGETHER WITH MOBILE HOME VIN NO. D2609119A AND D2609119B AFFIXED THERETO Strap Number 18-44-26-07-00020.0000

Names in which assessed:
Bryan Ferguson

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02537L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000092

NOTICE IS HEREBY GIVEN that Mercury Funding LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-12372 Year of Issuance 2024 Description of Property LOT 2, BLOCK 12, IMPERIAL HARBOR, UNIT NO. 4, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 25, PAGES 124 THROUGH 126, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. TOGETHER WITH A 1973 HOMETTE MOBILE HOME HAVING VIN#: 03612033G AND TITLE #: 5726784 Strap Number 27-47-25-B2-00412.0020

Names in which assessed:
EQUITY TRUST COMPANY FBO NENWARE TODD, PENNY M VELFLING

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02546L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000086

NOTICE IS HEREBY GIVEN that Mercury Funding LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-19631 Year of Issuance 2024 Description of Property LOT 3, BLOCK 8, UNIT 2, SECTION 16, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 18 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 16-44-27-02-00008.0030

Names in which assessed:
CHM CONSTRUCTION DEVELOPMENT LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02550L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000091

NOTICE IS HEREBY GIVEN that Mercury Funding LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-00442 Year of Issuance 2024 Description of Property LOTS 29 AND 30, BLOCK 5184, CAPE CORAL UNIT 83, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 23, PAGES 41 THROUGH 45, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-43-22-C3-05184.0290

Names in which assessed:
EMINATE LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02538L

--- TAX DEEDS ---

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000141

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-00361 Year of Issuance 2024 Description of Property LOTS 4 AND 5, BLOCK 5158, UNIT 83, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 23, PAGES 41 TO 54, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-43-22-C2-05158.0040

Names in which assessed: KAZIMER L GRABOWSKI

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02514L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000143

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-01844 Year of Issuance 2024 Description of Property LOT 3, BLOCK 4315, UNIT 61, CAPE CORAL, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGES 4 THROUGH 20, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 31-43-23-C4-04315.0030

Names in which assessed: RUTH GFELLER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02515L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000080

NOTICE IS HEREBY GIVEN that Mercury Funding LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-17844 Year of Issuance 2024 Description of Property LOT 4, BLOCK C, OF SUNNY PALM ESTATES, UNIT NO. 1, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 14, PAGES 81 AND 82, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 03-44-27-01-0000C.0040

Names in which assessed: LARRY L PITTMAN, REGALADO LUIS ALBERTO SANTOS, ZENEIDA ESPINAL LENDOF

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02549L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000082

NOTICE IS HEREBY GIVEN that Mercury Funding LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-09240 Year of Issuance 2024 Description of Property LOT 61, COCO BAY, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 78, PAGES 44 THROUGH 48, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 06-46-24-32-00000.0610

Names in which assessed: BANYAN ASSETS LLC, PLANET MANAGEMENT GROUP LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02544L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000085

NOTICE IS HEREBY GIVEN that Mercury Funding LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-07156 Year of Issuance 2024 Description of Property LOT 4, HARBOR ESTATES FIRST ADDITION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 12, PAGE(S) 97, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 11-44-24-22-00000.0040

Names in which assessed: MLP FINANCIAL GROUP INC, VETES INVESTMENTS CORP, VETES INVESTMENTS CORP.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02542L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000102

NOTICE IS HEREBY GIVEN that Mercury Funding LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-04165 Year of Issuance 2024 Description of Property LOTS 32 AND 33, BLOCK 5890, CAPE CORAL SUBDIVISION, UNIT 92, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 25, PAGE(S) 26 THROUGH 34, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 33-44-23-C1-05890.0320

Names in which assessed: 2616 SW 20 AVE LLC, CAPE CORAL ACQUISITIONS II LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02541L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000087

NOTICE IS HEREBY GIVEN that Mercury Funding LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-01000 Year of Issuance 2024 Description of Property LOT 74, TRADEWINDS FIRST ADDITION, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF LEE COUNTY, FLORIDA IN PLAT BOOK 12, PAGE 57. Strap Number 19-46-22-T2-00500.0740

Names in which assessed: DAVID J MCELRATH

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02540L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000075

NOTICE IS HEREBY GIVEN that Mercury Funding LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-12835 Year of Issuance 2024 Description of Property LOT 20 AND THE EAST 1/2 OF LOT 19, BLOCK 89, OF FORT MYERS SHORES, UNIT 5, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 16, PAGES 66 THROUGH 70, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 29-43-26-05-00089.0200

Names in which assessed: MICHAEL T WRONSKI

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02547L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000124

NOTICE IS HEREBY GIVEN that KINGS RIGHT LLC FIRSTRUST BANK AGT FBO KINGS RIGHTS LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-01937 Year of Issuance 2024 Description of Property LOTS 1 AND 2, BLOCK 3853, CAPE CORAL UNIT 53, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 19, PAGES 64 THROUGH 78, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 33-43-23-C1-03853.0010

Names in which assessed: AMBER GIBBS, CHAD GIBBS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02527L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000131

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-18082 Year of Issuance 2024 Description of Property LOT 6, BLOCK 160, UNIT 24, GREENBRIAR, SECTION 5, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 27, PAGE 39 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 05-44-27-03-00160.0060

Names in which assessed: WESTERN DREAM HOMES, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02524L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000145

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-01912 Year of Issuance 2024 Description of Property LOTS 47, 48 AND 49, BLOCK 4093, UNIT 57, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 19, PAGES 124 THROUGH 137 INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 32-43-23-C4-04093.0470

Names in which assessed: SUSAN ADAMCIK, SUSAN M ADAMCIK

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02516L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000093

NOTICE IS HEREBY GIVEN that Mercury Funding LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-20869 Year of Issuance 2024 Description of Property LOTS 20 AND 21, BLOCK 11, LEHIGH ACRES UNIT 3, SECTION 28, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE (S) 42, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 28-44-27-03-00011.0200

Names in which assessed: ANNA-MILENA SZEMIK, SEBASTIAN HARTKOPF

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02553L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000137

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-03599 Year of Issuance 2024 Description of Property UNIT 202, COLONIAL VILLAGE II CONDOMINIUM, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OR BOOK 1698, PAGE 2508, AND AS AMENDED THERETO IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH ALL OF THE APPURTENANCES THEREUNTO APPERTAINING AND SPECIFIED IN SAID DECLARATION OF CONDOMINIUM. Strap Number 14-44-23-C3-00100.2020

Names in which assessed: MARYELLEN VALERI, THOMAS J VALERI JR

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02518L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000112

NOTICE IS HEREBY GIVEN that KINGS RIGHT LLC FIRSTRUST BANK AGT FBO KINGS RIGHTS LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-04668 Year of Issuance 2024 Description of Property UNIT 9, PLAZA COUNTRY BOULEVARD CONDOMINIUM, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OR BOOK 1196, PAGE 1382, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS. Strap Number 12-45-23-C3-02200.0090

Names in which assessed: RECKLESS ABANDON INVESTMENTS LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02531L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000123

NOTICE IS HEREBY GIVEN that KINGS RIGHT LLC FIRSTRUST BANK AGT FBO KINGS RIGHTS LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-08972 Year of Issuance 2024 Description of Property UNIT 42103, OF GARDENS AT BEACHWALK, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 4183, PAGES 3927 THROUGH 4072, AS AMENDED, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS Strap Number 31-45-24-55-00004.0103

Names in which assessed: JOSEPH SGAMBATI

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02533L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000135

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-04579 Year of Issuance 2024 Description of Property LOTS 17 AND 18, BLOCK 3377, UNIT 65, CAPE CORAL SUBDIVISION, TOGETHER WITH THE NORTH 10 FEET OF A CLOSED AND VACATED ALLEY ABUTTING THE SOUTH BOUNDARY LINE OF SAID LOTS PER RESOLUTION 131-89 RECORDED IN O.R. BOOK 2101, PAGE 4801, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 21, PAGES 151 THROUGH 164, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 10-45-23-C4-03377.0170

Names in which assessed: GEORGE WIRTH, VERONICA WIRTH

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02520L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000121

NOTICE IS HEREBY GIVEN that KINGS RIGHT LLC FIRSTRUST BANK AGT FBO KINGS RIGHTS LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-04070 Year of Issuance 2024 Description of Property LOTS 63 AND 64, ALL IN BLOCK 4414, CAPE CORAL SUBDIVISION, UNIT 63, A SUBDIVISION ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 21, PAGES 48 THROUGH 81, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA; AND THE EAST HALF OF THE VACATED ALLEY ADJOINING ON THE WEST, AS DESCRIBED IN OFFICIAL RECORDS INSTRUMENT NO. 2023000319246. Strap Number 27-44-23-C1-04414.0630

Names in which assessed: UNO HOLDING LLC, UNO HOLDING, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02530L

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2026000138

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-03601 Year of Issuance 2024 Description of Property UNIT NO. 206, COLONIAL VILLAGE II CONDOMINIUM, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN NOVEMBER 16, 1983 IN OFFICIAL RECORDS BOOK 1698, PAGES 2508 THROUGH 2561, INCLUSIVE, AND AS AMENDED, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. TOGETHER WITH ALL APPURTENANCES THEREUNTO APPERTAINING AND SPECIFIED IN SAID DECLARATION OF CONDOMINIUM. Strap Number 14-44-23-C3-00100.2060

Names in which assessed: MARYELLEN VALERI, THOMAS VALERI JR

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31, 2026

26-02519L