

VOLUSIA COUNTY LEGAL NOTICES

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 Neu Haven Lifestyle Medicine & Aesthetics, located at 409 N. Ridgewood Ave, in the City of Edgewater, Volusia County, FL 32132, intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated 8/4/2026.
Neu Haven Medical
7764-355159
Aug. 13, 2026

Notice Under Fictitious Name Law

According to Florida Statute
Number 865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Jabrone Tools, located at 506 Rome St, in the City of Daytona Beach, Volusia County, FL 32117, intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated 7/27/2026.
Mick Barnes Group LLC
7764-355282
Aug. 13, 2026

IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA
JAWCO HOMES LLC, PLAINTIFF, VS. UNKNOWN HEIRS BENEFICIARIES AND CREDITORS OF HENRY BOGDANSKI, DECEASED; UNKNOWN HEIRS BENEFICIARIES AND CREDITORS OF JULIA ESLIN, DECEASED; UNKNOWN HEIRS BENEFICIARIES AND CREDITORS OF WILLIAM WIDENER, DECEASED; ESTATE OF IRENE BOGDANSKI, DECEASED; JOANE BOGDANSKI, FREDERICK DANNER, ANTOINETTE AUGUSTINE, JOSE HUICE, CARIDAD HUICE, & JAYDEN MARCANO HUICE, DEFENDANTS.
CASE NO.: 2025 14499 CIDL
NOTICE OF ACTION
To: ANTOINETTE AUGUSTINE
YOU ARE NOTIFIED that an action to partition pursuant to Florida Statute §64 has been filed against you. This action involves real property in Volusia County, Florida (the "Property") more particularly described as:
Lot 23, Block 11, Deltona Lakes, Unit 1, a subdivision, according to the map or plat thereof as recorded in Map Book 25, Page 96 of the Public Records of Volusia County, Florida
Parcel Identification Number: 813001110230
Property Address: 671 Hartley Avenue, Deltona, Florida 32725
This action was instituted in the Seventh Judicial Circuit Court, Volusia County, Florida, and is styled Jawco Homes, LLC v. Unknown Heirs Beneficiaries and Creditors of Henry Bogdanski, Deceased; Unknown Heirs Beneficiaries and Creditors of Julia Eslin, Deceased; Unknown Heirs Beneficiaries and Creditors of William Widener, Deceased; Estate of Irene Bogdanski, Deceased; Joane Bogdanski, Frederick Danner, Antoinette Augustine, Jose Huice, Caridad Huice, & Jayden Marcano Huice.

You are required to serve a copy of your written defenses, if any, to it on the Plaintiff's Attorney, Michele Diglio-Benkiran, Esquire, whose address is C/O Legal Counsel, P.A., 13330 West Colonial Drive, Unit 110, Winter Garden, Florida 34787, on or before September 14, 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.
This notice shall be published once a week for four consecutive weeks in The Business Observer.
DATED on July 31, 2026.
LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
By: /s/ Jennifer Vazquez
As Deputy Clerk
7764-355027
Aug. 6, 13, 20, 27, 2026

SWI 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 of the SWI Community Development District will hold a public hearing on August 28, 2026 at 9:00 a.m. at the offices of Cobb Cole located at One Daytona Boulevard, Suite 600, Daytona Beach, FL 32114 for the purpose of hearing comments and objections on the adoption of the proposed budget beginning October 1, 2026 and ending September 30, 2027 ("Fiscal Year 2026/2027"). The meetings are open to the public and will be conducted in accordance with the pertinent provisions of Florida Law for Community Development Districts. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone. A copy of the proposed budget and the agenda may be viewed on the District's website at least 2 days before the meeting www.swicdd.com or may be obtained by contacting the District Manager's office via email at gaarlandtj@pfm.com or via phone at (407) 723-5900.
A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, PFM Group Consulting LLC, 3501 Quadrangle Blvd., 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 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 occasions when staff or other

individuals may participate by speaker telephone.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (407) 723-5900 at least forty- eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.
Each person who decides to appeal any decision made by the Board with respect to any matter considered at the 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
7764-349889
Aug. 6, 13, 2026

FIRST INSERTION

NOTICE OF ACTION
IN THE COUNTY COURT OF THE SEVENTH CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA
Case No.: 2026 20578 COCI
THE SANCTUARY ON SPRUCE CREEK HOMEOWNER'S ASSOCIATION. INC.
Plaintiff, Vs.
JASON PENNEY, MELANIE PENNEY, & UNITED STATES DEPARTMENT OF JUSTICE
Defendant.
TO: JASON PENNEY
6100 SANCTUARY GARDEN BLVD.
PORT ORANGE, FL 32128
YOU ARE NOTIFIED that an action to foreclose a lien on the following property in Volusia County, Florida:
Lot 307, Sanctuary on Spruce Creek, Phase III, according to the map or plat thereof, as recorded in Map Book 47, pages 143-145, inclusive, of the Public Records of Volusia County, Florida
Parcel ID No. 633013003070
Street address of: 6100 Sanctuary Garden Blvd.. Port Orange, FL 32128
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on The Sanctuary on Spruce Creek Homeowner's Association, Inc., c/o Attorney Robert Robins, whose address is 1206 S. Ridgewood Avenue, Daytona Beach, FL 32114 on or before September 14, 2026, 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.
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.
Future papers in this lawsuit will be mailed to the address on record at the clerk's office.
Dated: July 31, 2026.

LAURA E ROTH
CLERK OF THE CIRCUIT COURT (SEAL) By: /s/ Jennifer Vazquez
Deputy Clerk
The Sanctuary on Spruce Creek Homeowner's Association, Inc., c/o Attorney Robert Robins, 1206 S. Ridgewood Avenue, Daytona Beach, FL 32114
August 13, 20, 2026 26-005831

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE 7th JUDICIAL CIRCUIT, IN AND FOR VOLUSIA, FLORIDA.
CASE NO. 2026 11369 CIDL
LONGBRIDGE FINANCIAL, LLC, Plaintiff vs. UNKNOWN SUCCESSOR TRUSTEE OF THE B.L. DINGELDINE FAMILY TRUST DATED JANUARY 22, 2010, et al., Defendants
TO: UNKNOWN SUCCESSOR TRUSTEE OF THE B.L. DINGELDINE FAMILY TRUST DATED JANUARY 22, 2010
1913 UMBRELLA TREE DRIVE, EDGEWATER, FL 32141
UNKNOWN BENEFICIARIES OF THE B.L. DINGELDINE FAMILY TRUST DATED JANUARY 22, 2010
1913 UMBRELLA TREE DRIVE, EDGEWATER, FL 32141
AND TO: All persons claiming an interest by, through, under, or against the aforesaid Defendant(s).
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Volusia County, Florida:
LOTS 4019 AND 4020, BLOCK 119, EXCEPT THE EASTERLY 25 FEET THEREOF, FLORIDA SHORES UNIT NO. 5, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN MAP 23, PAGE 107, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.
has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Greenspoon Marder, LLP, Default Department, Attorneys for Plaintiff, whose address is Trade Centre South, Suite 700, 100 West Cypress Creek Road, Fort Lauderdale, FL 33309, and file the original with the Clerk within 30 days after the first publication of this notice in Business Observer, on or before September 12, 2026; otherwise a default and a judgment may be entered against you for the relief demanded in the Complaint.
WITNESS MY HAND AND SEAL OF SAID COURT on this 28 day of July, 2026.
Laura E Roth
As Clerk of said Court (SEAL) By: /s/ Jennifer Vazquez
As Deputy Clerk
Prepared by: Greenspoon Marder, LLP (954) 491-1120; gmforeclosure@gmlaw.com
August 13, 20, 2026 26-005791



SAVE TIME
Email your Legal Notice
legal@observerlocalnews.com

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 2025 12423 CICI
DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR FIRST FRANKLIN MORTGAGE LOAN TRUST 2006-FF9, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-FF9, Plaintiff, vs. SUSAN M DAVIS A/K/A SUSAN MARIE DAVIS, et al., Defendant.
NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered July 15, 2026 in Civil Case No. 2025 12423 CICI of the Circuit Court of the SEVENTH JUDICIAL CIRCUIT in and for Volusia County, Deland, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR FIRST FRANKLIN MORTGAGE LOAN TRUST 2006-FF9, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-FF9 is Plaintiff and Susan M Davis a/k/a Susan Marie Davis, et al., are Defendants, the Clerk of Court, LAURA E. ROTH, ESQ., will sell to the highest and best bidder for cash electronically at www.volusia.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 2nd day of September, 2026 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 44, CHEROKEE TRAILS SUBDIVISION PHASE II, ACCORDING TO THE PLAT THEREOF RECORDED IN MAP BOOK 37, PAGE 19 OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.
If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114; (386) 257-6096. Hearing or voice impaired, please call 1 (800) 955-8770.
/s/ Robyn Katz
Robyn Katz, Esq.
McCalla Raymer Leibert Pierce, LLP
Attorney for Plaintiff
225 East Robinson Street, Suite 155
Orlando, FL 32801
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: MRService@mccalla.com
Fla. Bar No.: 146803
25-12392FL
August 13, 20, 2026 26-005801

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2026 10461 CIDL
VILLAGE CAPITAL & INVESTMENT LLC Plaintiff, vs. TINA HILL AKA TINA ROSANNA HILL, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF KRISTINA B. YOUNG AKA KRISTINA BARR YOUNG, DECEASED, et. al., Defendants.
NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 2026 10461 CIDL of the Circuit Court of the 7th Judicial Circuit in and for Volusia County, Florida, wherein, VILLAGE CAPITAL & INVESTMENT LLC, Plaintiff, and TINA HILL AKA TINA ROSANNA HILL, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF KRISTINA B. YOUNG AKA KRISTINA BARR YOUNG, DECEASED, et. al., are Defendants, Clerk of Circuit Court, Laura E. Roth will sell to the highest bidder for cash at www.volusia.realforeclose.com, on September 24, 2026 at 11:00 AM, the following described property:
LOT 34, BLUE LAKE HEIGHTS, A SUBDIVISION ACCORDING TO THE MAP IN MAP BOOK 25, PAGE 42, PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.
Any person claiming an interest in the surplus from the sale, if any, must file a claim per the requirements set forth in FL Stat. 45.302.
IMPORTANT
If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114, (386) 257-6096. Hearing or voice impaired, please call 711.
DATED this 7th day of August, 2026.
GREENSPOON MARDER, LLP
100 W. Cypress Creek Road, Suite 700
Fort Lauderdale, FL 33309
Telephone: (954) 491-1120
Hearing Line: (888) 491-1120
Facsimile: (954) 343-6982
Email: gmforeclosure@gmlaw.com
Email: Karissa.Chin-Duncan@gmlaw.com
By: /s/Karissa Chin-Duncan
Karissa Chin-Duncan, Esq.
Florida Bar No. 98472
25-002997-01 / 75422.0047 / Jean Schwartz
August 13, 20, 2026 26-005781

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 MyAgenta located at 5498 Red Tail Dr in the City of Port Orange, Volusia, FL 32128 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 5th day of August, 2026
Mark Szytnaka
August 13, 2026 26-005871

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT FOR THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA
Civil Action No.: 2025 14398 CICI
TRSTE, LLC, AS TRUSTEE OF THE 1968 MENDER CIRCLE LAND TRUST DATED SEPTEMBER 9, 2024 (Plaintiff) vs. DIANE RYAN (Defendant)
NOTICE IS HEREBY GIVEN that pursuant to an Order or Final Judgment entered on July 10, 2026, in the above styled cause now pending in said court, that I will sell to the highest and best bidder for cash on-line at www.Volusia.RealForeclose.com at 11:00 o'clock, AM on August 28, 2026 the following described property:
Lot 28, BIG TREE VILLAGE PHASE III, according to the Plat thereof, as recorded in Map Book 39, Page 161, of the Public Records of Volusia County, Florida.
Property Address: 1968 Menger Circle, South Daytona, FL 32119
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Court Administrator's Office, Volusia County Courthouse, 101 N. Alabama Ave., DeLand, FL 32720, (386) 257-6096, 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 this 24th day of July, 2026
Law Firm: LEGAL ADVOCATES, PLLC (Attorneys for Plaintiff)
William Slabaugh, Esq.
FLBM 86974
1275 S. Patrick Dr. Suite H1
Satellite Beach, FL 32937
561-666-3443
service@inyourinterest.net
August 13, 20, 2026 26-005861

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE 7th JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA
Case No.: 2026-11670-PRDL
Division: 10
IN RE: ESTATE OF ROBERT E. LIBBY
Deceased.

TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:
The administration of the estate of ROBERT E. LIBBY, deceased, whose date of death was January 20, 2026, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N Alabama Ave, DeLand, FL 32724. The names and addresses of the personal representative and that personal representative's attorney are set forth below.
ALL INTERESTED PERSON ARE NOTIFIED THAT:
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is served within three months after the date of the first publication of this notice must file their claims with the Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and persons having claims or demands against the estate of the decedent must file their claims with this Court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS AND DEMANDS NOT SO 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 August 13, 2026.

Personal Representative:
Debra R. Libby-Savino
4212 Wharton Way
Land of Lakes, FL 34639
Attorney for person giving notice:
KP Law, PLLC
By: /s/ Kyle Peters
Kyle Peters
Florida Bar No.: 91941
221 N. Hogan Street, # 375
Jacksonville, Florida 32202
Telephone: 904.515.5735
kpeters@kpeterslaw.com
August 13, 20, 2026 26-005841

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 EASTSIDE SUZERAIN TIKI located at 128 ORANGE AVENUE in the City of DAYTONA BEACH, Volusia, FL 32114 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 11th day of August, 2026
Suzerain Properties, LLC
JUSTIN SCHMIDT
August 13, 2026 26-005951

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 11460 PRDL
Division 10
IN RE: ESTATE OF MARY F. CASSELL, aka MARY FRANCES CASSELL
Deceased.

The administration of the estate of Mary F. Cassell, also known as Mary Frances Cassell, deceased, whose date of death was February 27, 2026, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is P.O. Box 6043, DeLand, FL 32721. 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 cura-

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 12151 PRDL
Division: 10
IN RE: ESTATE OF LOUISE MARY JANOW,
Deceased.

The administration of the estate of Louise Mary Janow, deceased, whose date of death was 3/26/2026, is pending in the Circuit Court for Volusia County, Florida, Probate Division, File No. 2026 12151 PRDL, the address of which is 101 North Alabama Ave., DeLand, FL 32724. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.
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 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 THREE (3) MONTHS AFTER THE TIME OF

tor 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 August 13, 2026.
Personal Representative:
Joshua Cassell
c/o Legacy Law Associates, P.L.L.C.
313 S. Palmetto Ave.
Daytona Beach, FL 32114
Attorney for Personal Representative:
Robert M. Holland, Attorney
Florida Bar Number: 938998
Legacy Law Associates, P.L.L.C.
313 S. Palmetto Ave.
Daytona Beach, FL 32114
Telephone: (386) 252-2531
Fax: (386) 868-5371
E-Mail: holland@legacylaw313.com
Secondary E-Mail: linda@legacylaw313.com
August 13, 20, 2026 26-005851

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.
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 August 13, 2026.
Personal Representative
Michael J. Janow
1637 Macedonia Church Road
Stephens City, VA 22655
Attorney for Personal Representative
Kathlyn M. White (FBN: 13763)
Attorney for Personal Representative
DeMaria & White, PLLC
905 E. Hatton St., Ste. B
Pensacola, FL 32503
(850) 202-8535
kmwhite@statewideprobate.com
dmcln@statewideprobate.com
rpmorgan@statewideprobate.com
August 13, 20, 2026 26-005771

CLASSIFIEDS

Items under \$200
PLANT LADY HAS ASSORTED PLANTS FOR SALE!!! Elephant Ears, Snake Plants, Plus Many Other Types of Plants. Call for Appointment. Starting at \$1 (PC) 814-574-6387

Wrought Iron Glass top Rectangle Coffee Table \$175 OBO
386-437-7058

New 42" Round Solid Wood Glass Top Dining Room Table with 4 Chairs \$200 Firm
386-437-7058

Karcher Electric Pressure Washer. Works, 2 Wands, Hose, 1800psi. \$30.00 941-966-6816

Eclectic Music Records
60's-80's Music For Sale. Sets of 25 Records For \$25 386-689-6605

Cleaning Services
Ana's Personal housekeeping. One Time, Weekly, Or Monthly Service (PC) anaspersonal-housekeeping@gmail.com
386-868-9662

For Rent
Room For Rent \$600. 1st Month Deposit \$650, Utilities included 619-646-7547

For Sale
Contents of House for Sale. Tools, Beanie Babies, Furniture, and More. Call to make Appt 386-437-6031

Home Services
Construction Cleanup Derick The Clean Up Man. Haul Trash, Clean Flower Beds, Honey Do's, Pressure Wash, Construction Cleans. No Job Is TOO BIG or TOO SMALL. Licensed. Insured 386-503-5536

SOD
Removal and installation \$650 per pallet Cash Price \$625 Cash Price, sod labor prep work and taxes included No fees upfront no hidden charges
Call Joe 904-868-7602 Farm fresh Sod every time 7 Days a week License and insured

Wanted
Married Couple to take care of two elderly for cooking and cleaning in PC. Free Room and Board, All Utilities Paid Plus Small Salary. Preferably Bilingual Spanish/Philippino Call Emma or Jerry 386-569-1399/386-569-1395 Or Email for more info jepronesti@gmail.com

Carpenters Needed/Wanted in St. Augustine Area Call Isaac 904-669-9937

Managing Finance Director with Troon Golf, LLC (Palm Coast, FL) – Oversee finance operations for a portfolio of managed properties. Reqs a Bach's in Finance, Business Admin, Acct, or rlt'd fld & 5 yrs exp + skills. Position requires domestic and international travel approx. 60% of time. Standard company benefits. To apply, visit: https://bit.ly/Troon137

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FLAGLER COUNTY LEGAL NOTICES

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 Mom & Me Sweets and Treats, located at 138 Sea Trl, in the City of Palm Coast, Flagler County, FL 32164, intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated 8/4/2026.
Michelle Lemoncello
7763-355160
Aug. 13, 2026

IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA
FRED REBARBER, PLAINTIFF, V.
ZANDER BURGER, INDIVIDUALLY AND AS TRUSTEE OF 28 SEA VISTA LAND TRUST; RODERICK JAMES PALMER, INDIVIDUALLY, AND AS TRUSTEE OF THE 28 SEA VISTA LAND TRUST; BUSINESS SUITES CORPORATION, A FLORIDA CORPORATION, RFLF 7, LLC, A DELAWARE LIMITED LIABILITY COMPANY; SEA COLONY HOMEOWNERS ASSOCIATION, INC., AFLORIDANOT-FOR-PROFIT CORPORATION; UNKNOWN TENANTS/OCCUPANTS, AND ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST DEFENDANTS, DEFENDANTS.
CASE NO. 2026 CA 000263
NOTICE OF ACTION FOR FORECLOSURE
TO: RODERICK JAMES PALMER, individually and as Trustee of the 28 Sea Vista Land Trust, Defendant, and to all parties claiming interests by, through, under, or against said Defendant, and all parties having or claiming to have any right, title, or interest in the real property described below.
YOU ARE NOTIFIED that you have been designated as a Defendant in a legal proceeding filed against you to foreclose a mortgage encumbering the following described real property located in Flagler County, Florida:
LOT 350, SUBDIVISION PLAT OF SEA COLONY, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 27, PAGES 30 THROUGH 39, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.
The action was instituted in the Circuit Court of the Seventh Judicial Circuit, in and for Flagler County, Florida, and is styled:
Fred Rebarber, Plaintiff, v. Zander Burger, individually and as Trustee of the 28 Sea Vista Land Trust; Roderick James Palmer, individually and as Trustee of the 28 Sea Vista Land Trust; Business Suites Corporation, a Florida corporation; RFLF 7, LLC, a Delaware limited liability company; Sea Colony Homeowners Association, Inc., a Florida not-for-profit corporation; Unknown Tenants/Occupants; and All Unknown Parties Claiming Interests By, Through, Under, or Against Defendants, Defendants.
Case No. 2026 CA 000263
You are required to serve a copy of your written defenses, if any, to the action on **Maria Soto, Esq., DENISE L. ADKINS, P.A., 866 East S.R. 434, Winter Springs, Florida 32708,** Plaintiff's attorney, on or before the **thirtieth (30th) day following the first publication of this Notice of Action,** 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.
The Court has authority in this action to enter a judgment or decree in Plaintiff's interest that will be binding upon you.
Dated: 8/5/2026
TOM BEXLEY
CLERK OF THE CIRCUIT COURT & COMPTROLLER
By: /s/ Amy Perez
Deputy Clerk
Crvil Division
Kim C. Hammond Justice Center
1769 E. Moody Blvd., Building 1
Bunnell, Florida 32110
7763-355494
Aug. 13, 20, 2026

IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT, IN AND FOR FLAGLER COUNTY, FLORIDA
CIVIL DIVISION
VYSTAR CREDIT UNION, PLAINTIFF, VS.
ANDREA MARIE FIGLIOLINI A/K/A ANDREA FIGLIOLINI; ET AL, DEFENDANT(S)
CASE NO.: 2026 CA 000378
NOTICE OF ACTION
TO: ANDREA MARIE FIGLIOLINI A/K/A ANDREA FIGLIONINI
Last known address: 13 Whitehall Ct., Flagler Beach, FL 32136
Current address: 13 Whitehall Ct., Flagler Beach, FL 32136
UNKNOWN SPOUSE OF ANDREA MARIE FIGLIOLINI A/K/A ANDREA FIGLIONINI
Last known address: 13 Whitehall Ct., Flagler Beach, FL 32136
Current address: Unknown
YOU ARE HEREBY NOTIFIED that an action to foreclose the Mortgage covering the following property described as follows, to-wit:
LOT 22, FAIRCHILD OAKS, PHASE 1, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 31, PAGE(S) 2 AND 3, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA
Property Address: 13 Whitehall Ct., Flagler Beach, FL 32136
has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Michelle L. Glass, Attorney for Plaintiff, whose address is 7545 Centurion Parkway, Ste. 103, Jacksonville, FL 32256 within 30 days after the first publication of this notice, or 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 Amended Complaint.
WITNESS my hand and the seal of this Court this 5 day of August, 2026.
TOM BEXLEY
CLERK OF THE CIRCUIT COURT
By: /s/ Amy Perez
As Deputy Clerk
A copy of this Notice of Action, Complaint, Lis Pendens, Civil Cover Sheet, Email Designation, and Case Management Conference Orders, if any, were sent to the Defendant(s) and address named above, if address is available.
If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114; (386) 257-6096. Hearing or voice impaired, please call 1(800) 955-8770.
This is an attempt to collect a debt. Any information obtained will be used for that purpose.
7763-355731
Aug. 13, 20, 2026

IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA
FRED REBARBER, PLAINTIFF, V.
ZANDER BURGER, INDIVIDUALLY AND AS TRUSTEE OF 28 SEA VISTA LAND TRUST; RODERICK JAMES PALMER, INDIVIDUALLY, AND AS TRUSTEE OF THE 28 SEA VISTA LAND TRUST; BUSINESS SUITES CORPORATION, A FLORIDA CORPORATION, RFLF 7, LLC, A DELAWARE LIMITED LIABILITY COMPANY; SEA COLONY HOMEOWNERS ASSOCIATION, INC., AFLORIDANOT-FOR-PROFIT CORPORATION; UNKNOWN TENANTS/OCCUPANTS, AND ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST DEFENDANTS, DEFENDANTS.
CASE NO. 2026 CA 000263
You are required to serve a copy of your written defenses, if any, to the action on **Maria Soto, Esq., DENISE L. ADKINS, P.A., 866 East S.R. 434, Winter Springs, Florida 32708,** Plaintiff's attorney, on or before the **thirtieth (30th) day following the first publication of this Notice of Action,** 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.
The Court has authority in this action to enter a judgment or decree in Plaintiff's interest that will be binding upon you.
Dated: 8/5/2026
TOM BEXLEY
CLERK OF THE CIRCUIT COURT & COMPTROLLER
By: /s/ Amy Perez
Deputy Clerk
Crvil Division
Kim C. Hammond Justice Center
1769 E. Moody Blvd., Building 1
Bunnell, Florida 32110
7763-355494
Aug. 13, 20, 2026

NOTICE OF FORFEITURE
Notice is hereby given that the following property:
Black Chevrolet El Camino (FL LP: ECA46)
(VIN: 1GCCW80H4ER170588);
\$13,476.00 in U.S. Currency; and
Multiple designer bags, shoes and clothing as specified in Exhibit A
were seized for forfeiture by the Flagler County Sheriff's Office on or about June 6, 2026 as a result of an investigation into the Harris Drug Trafficking Organization and the execution of a search warrant.
The Flagler County Sheriff's Office is holding the above-described property pursuant to a pending forfeiture action, Case No. 2026 CA 000490, in the Circuit Court of the Seventh Judicial Circuit, in and for Flagler County, Florida.
7763-355451
Aug. 13, 20, 2026

NOTICE OF RULE DEVELOPMENT BY GRAND HAVEN COMMUNITY DEVELOPMENT DISTRICT
In accordance with Chapters 190 and 120, Florida Statutes, the Grand Haven Community Development District ("District") hereby gives notice of its intention to develop a rule pertaining to Recall Petition Proceedings (the "Rule").
The purpose and effect of the Rule is to provide for efficient and effective District operations. Specific legal authority for the Rule includes Sections 190.0071, 190.011(5), 190.012(3), 120.54 and 120.81, Florida Statutes.
A copy of the proposed Rule may be obtained by contacting the District Manager, 250 International Parkway, Suite 208, Lake Mary, FL 32746, (321) 263-0132, howard@cddmanagers.com ("District Office"). A public hearing to consider the proposed Rule will be held on September 17, 2026, at The Grand Haven Village Center, Grand Haven Room, 2001 Waterside Parkway, Palm Coast, Florida 32137, and will commence at approximately 9:00 a.m. or as soon thereafter as the matter can be heard.
If anyone chooses to appeal any decision of the District's Board with respect to any matter considered at the hearing, such person is required to have a verbatim record of the proceedings including the testimony and evidence upon which such appeal is to be based and should ensure that such a record is made accordingly.
Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this hearing is asked to advise the District Office at

NOTICE OF FORFEITURE
Notice is hereby given that the following property:
Black Ford Truck (FL LP: 19UGW) (VIN: 1FT7W2BT7FEC11465)
was seized for forfeiture by the Flagler County Sheriff's Office on or about June 6, 2026, during the arrest of Claude Christopher Harris, following an extensive investigation into the Harris Drug Trafficking Organization and the execution of a search warrant.
The Flagler County Sheriff's Office is holding the above-described property pursuant to a pending forfeiture action, Case No. 2026 CA 000491, in the Circuit Court of the Seventh Judicial Circuit, in and for Flagler County, Florida.
7763-355451
Aug. 13, 20, 2026

NOTICE OF FORFEITURE
Notice is hereby given that the following property:
Black Chevrolet El Camino (FL LP: ECA46)
(VIN: 1GCCW80H4ER170588);
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7763-355451
Aug. 13, 20, 2026

NOTICE OF FORFEITURE
Notice is hereby given that the following property:

least 48 hours before the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, which can aid you in contacting the District Office.
Howard McGaffney, District Manager
Grand Haven Community Development District
7763-355735
Aug. 13, 2026

DEPARTMENT OF HOMELAND SECURITY
FEDERAL EMERGENCY MANAGEMENT AGENCY
Proposed Flood Hazard Determinations for Flagler County, Florida and Incorporated Areas
The Department of Homeland Security's Federal Emergency Management Agency has issued a preliminary Flood Insurance Rate Map (FIRM), and where applicable, Flood Insurance Study (FIS) report, reflecting proposed flood hazard determinations within Flagler County, Florida and Incorporated Areas. These flood hazard determinations may include the addition or modification of Base Flood Elevations, base flood depths, Special Flood Hazard Area boundaries or zone designations, or the regulatory floodway. Technical information or comments are solicited on the proposed flood hazard determinations shown on the preliminary FIRM and/or FIS report for Flagler County, Florida and Incorporated Areas. These flood hazard determinations are the basis for the floodplain management measures that your community is required to either adopt or show evidence of being already in effect in order to qualify or remain qualified for participation in the National Flood Insurance Program. However, before these determinations are effective for floodplain management purposes, you will be provided an opportunity to appeal the proposed information. For information on the statutory 90-day period provided for appeals, as well as a complete listing of the communities affected and the locations where copies of the FIRM are available for review, please visit FEMA's website at https://www.floodmaps.fema.gov/fhm/BFE_Status/bfe_main.asp or call the FEMA Mapping and Insurance eXchange (FMIX) toll free at 1-877-FEMA MAP (1-877-336-2627).
7763-354888
Aug. 13, 20, 2026

PUBLIC NOTICE
CITY OF FLAGLER BEACH
City of Flagler Beach intends to apply for a United States Department of Agriculture (USDA) Community Facilities Disaster Assistance Program for funding to acquire critical utility equipment to include: ByPass Pumps on Trailers, a replacement Service Truck, and a Sewer Camera Crawler Unit. A request to the Flagler Beach City Commission to approve submission of the application will be heard at 5:30 p.m. or soon thereafter on Thursday, August 27, 2026, in the Commission Chambers at 105 S. 2 nd Street Flagler Beach, Florida 32136. Comments are solicited from the public; local, state or federal agencies; and other interested parties in order to consider and evaluate the impacts of the proposed project. Interested persons may submit comments , obtain more detailed information about the proposed action, or request a copy of the findings by contacting: Justin Isaacs / Administrative Assistant to the City Engineer 386-986-9058 Agency: City of Flagler Beach
jisaacs@cityofflaglerbeach.com. In accordance with the American with Disabilities Act, persons needing assistance to participate in any of these proceedings should contact the City Clerk at 386-517-2000 ext. 233 at least 72 hours prior to the meeting.
7763-355484
Aug. 13, 2026

SEMINOLE PALMS COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF BOARD OF SUPERVISORS AND AUDIT COMMITTEE MEETING
Notice is hereby given that the Auditor Selection Committee ("Committee") meeting of the Seminole Palms Community Development District will be held on **Friday, August 21, 2026, at 12:30 PM at the Hilton Garden Inn Palm Coast/Town Center, 55 Town Center Blvd., Palm Coast, Florida 32164.** The Board of Supervisors ("Board") of the Seminole Palms Community Development District will hold its regular Board meeting immediately following the conclusion of the Auditor Selection Committee Meeting. The meetings are open to the public and will be conducted in accordance with the provision of Florida Law related to Special Districts. The meetings may be continued to a date, time, and place to be specified on the record at the meetings. A copy of the agendas may be obtained at the offices of the District Manager, 219 E. Livingston Street, Orlando, FL 32801, during normal business hours.
There may be occasions when one or more Supervisors, Staff or other individuals will participate by speaker telephone. Pursuant to the provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at least forty-eight (48) hours prior to the meeting by contacting the District Manager at (407) 841-5524. If you are hearing or speech impaired, please contact the Florida Relay Service 1-800-955-8770, for aid in contacting the District Office.
Each person who decides to appeal any action taken at these meetings 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.
Jeremy LeBrun
District Manager
Governmental Management Services – Central Florida, LLC
7763-355428
Aug. 13, 2026

NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN, that **TLOA OF FLORIDA 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) and year of issuance, the description of the property, and the names in which it is assessed are as follows:
Certificate No:2024 / 1264
Year of Issuance:2024
Description of Property:
LOT 26, BLOCK 28, WYNNFIELD SECTION 23 PALM COAST, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 8, PAGE(S) 23 THROUGH 38, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.
Name in which assessed:
KYLE WILLIAMS, LATISA WILLIAMS
All of said property being in the County of Flagler, State of Florida.
Unless such certificate or certificates shall be redeemed according to law the property described in such certificate or certificate(s) will be sold to the highest bidder via an electronic auction accessible from <https://flaglerclerk.gov/TaxDeedAuction> on the 8th day of September, 2026 at 9 a.m.
Tom Bexley
Clerk of the Circuit Court & Comptroller of Flagler County, FL
By: Stephanie Tolson, Deputy Clerk
File # 26-073 TDC
7763-350622
Jul. 30, Aug. 6, 13, 20, 2026

NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN, that **TLOA OF FLORIDA LLC** the holder of the following certificate(s) has filed said

NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN, that **BRENDA M. STALLWORTH EMPLOYEE PROFIT SHARING PLAN 401(K) TRUST** the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s) and year of issuance, the description of the property, and the names in which it is assessed are as follows:
Certificate No:2024 / 761
Year of Issuance:2024
Description of Property:
THE NORTHEAST HALF OF LOTS SEVEN (7) AND EIGHT (8) OF BLOCK 124 IN THE BUNNELL DEVELOPMENT COMPANY'S ALLOTMENT AS PER PLAT FILED WITH THE CLERK OF THE CIRCUIT COURT OF FLAGLER COUNTY, FLORIDA. THE SAID ABOVE DESCRIBED PARCEL OF LAND BEING FIFTY BY ONE HUNDRED FEET AND LOCATED IN THE TOWN OF BUNNELL, FLAGLER COUNTY, FLORIDA, AS PER PLAT OF BUNNELL TOWNSITE FILED WITH THE CLERK OF THE CIRCUIT COURT OF FLAGLER COUNTY.
Name in which assessed:
EUGENE DAVIS, PEARL DAVIS
All of said property being in the County of Flagler, State of Florida.
Unless such certificate or certificates shall be redeemed according to law the property described in such certificate or certificate(s) will be sold to the highest bidder via an electronic auction accessible from <https://flaglerclerk.gov/TaxDeedAuction> on the 8th day of September, 2026 at 9 a.m.
Tom Bexley
Clerk of the Circuit Court & Comptroller of Flagler County, FL
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File # 26-073 TDC
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Certificate No:2024 / 1257
Year of Issuance:2024
Description of Property:
LOT 33 OF BLOCK 8, OF PALM COAST, MAP OF WYNNFIELD, SECTION 23, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN MAP BOOK 8, AT PAGE 26, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.
Name in which assessed:
JOHN R HOWARD
All of said property being in the County of Flagler, State of Florida.
Unless such certificate or certificates shall be redeemed according to law the property described in such certificate or certificate(s) will be sold to the highest bidder via an electronic auction accessible from <https://flaglerclerk.gov/TaxDeedAuction> on the 8th day of September, 2026 at 9 a.m.
Tom Bexley
Clerk of the Circuit Court & Comptroller of Flagler County, FL
By: Stephanie Tolson, Deputy Clerk
File # 26-074 TDC
7763-350784
Jul. 30, Aug. 6, 13, 20, 2026

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Name in which assessed:
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Jul. 30, Aug. 6, 13, 20, 2026

NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN, that **BRENDA M. STALLWORTH EMPLOYEE PROFIT SHARING PLAN 401(K) TRUST** the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s) and year of issuance, the description of the property, and the names in which it is assessed are as follows:
Certificate No:2024 / 1257
Year of Issuance:2024
Description of Property:
LOT 33 OF BLOCK 8, OF PALM COAST, MAP OF WYNNFIELD, SECTION 23, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN MAP BOOK 8, AT PAGE 26, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.
Name in which assessed:
JOHN R HOWARD
All of said property being in the County of Flagler, State of Florida.
Unless such certificate or certificates shall be redeemed according to law the property described in such certificate or certificate(s) will be sold to the highest bidder via an electronic auction accessible from <https://flaglerclerk.gov/TaxDeedAuction> on the 8th day of September, 2026 at 9 a.m.
Tom Bexley
Clerk of the Circuit Court & Comptroller of Flagler County, FL
By: Stephanie Tolson, Deputy Clerk
File # 26-074 TDC
7763-350784
Jul. 30, Aug. 6, 13, 20, 2026

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NOTICE IS HEREBY GIVEN, that **BRENDA M. STALLWORTH EMPLOYEE PROFIT SHARING PLAN 401(K) TRUST** the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s) and year of issuance, the description of the property, and the names in which it is assessed are as follows:
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Description of Property:
LOT 33 OF BLOCK 8, OF PALM COAST, MAP OF WYNNFIELD, SECTION 23, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN MAP BOOK 8, AT PAGE 26, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.
Name in which assessed:
JOHN R HOWARD
All of said property being in the County of Flagler, State of Florida.
Unless such certificate or certificates shall be redeemed according to law the property described in such certificate or certificate(s) will be sold to the highest bidder via an electronic auction accessible from <https://flaglerclerk.gov/TaxDeedAuction> on the 8th day of September, 2026 at 9 a.m.
Tom Bexley
Clerk of the Circuit Court & Comptroller of Flagler County, FL
By: Stephanie Tolson, Deputy Clerk
File # 26-074 TDC
7763-350784
Jul. 30, Aug. 6, 13, 20, 2026

NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN, that **BRENDA M. STALLWORTH EMPLOYEE PROFIT SHARING PLAN 401(K) TRUST** the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s) and year of issuance, the description of the property, and

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
FLAGLER COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 000378
Division: 48
IN RE: ESTATE OF
NANCY JEAN BURKHEAD,
Deceased.

The administration of the estate of NANCY JEAN BURKHEAD, deceased, whose date of death was February 4, 2025, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 E. Moody Blvd, Building 1, Bunnell, Florida 32110. 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.

I am disclosing that AI has been used in the filing, and certify, that each and every citation to the law or the record in the document, has been independently verified as accurate.

The date of first publication of this notice is August 6, 2026.

Personal Representative:
Michael Birkhead
92 PARKVIEW DRIVE
PALM COAST, FLORIDA 32164
Attorney for Personal Representative:
DANIELLE WHITE, ESQUIRE
Florida Bar No. 1035906
VELIZ KATZ LAW
630 North Wymore Road, Suite 330
Maitland, Florida 32751
Telephone: (407) 849-7072
Facsimile: (407) 849-7075
E-Mail: VelizKatz@VelizKatzLaw.com
Secondary: Probate@VelizKatzLaw.com
Attorney for Petitioner
August 6, 13, 2026

26-00247G

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
FLAGLER COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 000423
Division Probate 48
IN RE: ESTATE OF
YURY ISAEV
Deceased.

The administration of the estate of Yury IsaeV, deceased, whose date of death was January 29, 2026, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is Flagler County Clerk of the Circuit Court, Kim C. Hammond Justice Center, 1769 E. Moody Blvd., Building 1, Bunnell, Florida 32110. 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 August 6, 2026.

Personal Representative:
Vitalii IsaeV
1600 Taft Street, Apt. #569
Hollywood, Florida 33020
Attorney for Personal Representative:
Svetlana Z. Nemeroff, Esq.
Florida Bar Number: 103113
Law Offices of Svetlana Z. Nemeroff, LLC
101 SE Ocean Blvd., Suite 102
Stuart, Florida 34994
Telephone: (772) 341-7031
E-Mail: sznlaw@gmail.com
Secondary E-Mail:
sznemeroff@gmail.com
August 6, 13, 2026

26-00245G

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
FLAGLER COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 000396
Division 48
IN RE: ESTATE OF
JOSEPH R. BURBRINK
Deceased.

The administration of the estate of Joseph R. Burbrink, deceased, whose date of death was April 15, 2026, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 East Moody Blvd. Bunnell, FL 32110. 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 August 6, 2026.

Personal Representative:
Jaime Billings
108 Brittany Court
Moore, South Carolina 29369
Attorney for Personal Representative:
Diane A. Vidal
Attorney
Florida Bar Number: 1008324
CHIUMENTO LAW
145 City Place, Suite 301
Palm Coast, FL 32164
Telephone: (386) 445-8900
Fax: (386) 445-6702
E-Mail: DVIDal@legalteamforlife.com
Secondary E-Mail:
Proserv@legalteamforlife.com
August 6, 13, 2026

26-00248G

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
SEVENTH JUDICIAL CIRCUIT OF
FLORIDA IN AND FOR FLAGLER
COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 2025 CA 000656
AMERIS BANK,
Plaintiff, vs.
WILLIAM YANES, et al.
Defendant.,
NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered July 13, 2026 in Civil Case No. 2025 CA 000656 of the Circuit Court of the SEVENTH JUDICIAL CIRCUIT in and for Flagler County, Bunnell, Florida, wherein AMERIS BANK is Plaintiff and William YANES, et al., are Defendants, the Flagler County Clerk of Court, TOM W. BEXLEY, will sell to the highest and best bidder for cash online via https://flagler.realforeclose.com/index.cfm in accordance with Chapter 45, Florida Statutes on the 28th day of August, 2026 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:
Lot 22, Marina Del Palma, according to the map or plat thereof as recorded in Plat Book 38, Page 76, Public Records of Flagler County, Florida.
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.
If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114; (386) 257-6096. Hearing or voice impaired, please call 1 (800) 955-8770.
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 re-

26-00256G

SECOND INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
FLAGLER COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 000348
Division 48
IN RE: ESTATE OF
EILEEN P. DIEDEL
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 Eileen P. Diedel, deceased, File Number 2026 CP 000348, by the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 East Moody Blvd., Bunnell, FL 32110; that the decedent's date of death was March 16, 2026; that the total value of exempt and non-exempt assets of the estate is \$282,118 and that the names and addresses of those to whom it has been assigned by such order are:

Name	Address
Michael J. Diedel	34 Fitzgerald Lane Palm Coast, FL 32137
Walter F. Diedel, IV	911 S. Central Ave. Apt. 1 Flagler Beach, Florida 32136

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 August 6, 2026.

Person Giving Notice:
Michael J. Diedel
34 Fitzgerald Lane
Palm Coast, Florida 32137
Attorney for Person Giving Notice
Diane A. Vidal, Attorney
Florida Bar Number: 1008324
CHIUMENTO LAW
145 City Place, Suite 301
Palm Coast, FL 32164
Telephone: (386) 445-8900
Fax: (386) 445-6702
E-Mail: DVIDal@legalteamforlife.com
Secondary E-Mail:
Proserv@legalteamforlife.com
August 6, 13, 2026

26-00249G

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
7TH JUDICIAL CIRCUIT, IN AND FOR
FLAGLER COUNTY, FLORIDA
CIVIL DIVISION: 53
CASE NO.: 2026 CA 000192
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, vs.
RONALD JAMES KONOPASEK JR
A/K/A RONALD JAMES KONOPASEK;
LISA MICHELE KONOPASEK A/K/A
LISA KONOPASEK
Defendants.
NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court as required by Florida Statute 45.031(2), TOM W. BEXLEY as the Clerk of the Circuit Court for FLAGLER County shall sell to the highest and best bidder for cash electronically at www.flagler.realforeclose.com at 11:00 AM on the 04 day of September, 2026, the following described property as set forth in said Final Judgment, to wit:
LOT 21, BLOCK 41, EASTHAMPTON - SECTION 34, SEMINOLE WOODS AT PALM COAST, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 11, PAGE(S) 30 THROUGH 49, INCLUSIVE, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA. PROPERTY ADDRESS: 14 EASTHERLY PL, PALM COAST, FL 32164
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 RE-

26-00253G

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
SEVENTH JUDICIAL CIRCUIT
IN AND FOR FLAGLER COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2026 CP 000412
Division 48
IN RE: ESTATE OF
RICHARD KEVIN TROWBRIDGE,
Deceased.

The administration of the estate of Richard Kevin Trowbridge, deceased, whose date of death was March 22, 2026, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is Kim C. Hammond Justice Center, 1769 E. Moody Blvd., Bldg. 1, Bunnell, FL 32110. 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 August 6, 2026.

Personal Representative:
/s/ Cheryl Schoenfeldt
Cheryl Schoenfeldt
60 Barkley Lane
Palm Coast, FL 32137
Attorney for Personal Representative:
/s/ Jennifer A. McGee
Jennifer A. McGee
Florida Bar No. 1023165
McGee Law, PLLC
160 Cypress Point Pkwy, Unit C-213
Palm Coast, FL 32164
Telephone: 386-320-7300
E-mail:jennifer@mcgeelawfl.com,
service@mcgeelawfl.com
August 6, 13, 2026

26-00250G

SECOND INSERTION

PORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance.

To request such an accommodation, please contact Court Administration in advance of the date the service is needed:

Court Administration
125 E. Orange Ave., Ste. 300
Daytona Beach, FL 32114
(386) 257-6096
Hearing or voice impaired, please call 711.

Dated this 31 day of July 2026.

By: /s/ Lindsay Maisonet
Lindsay Maisonet, Esq.
Bar Number: 93156
Submitted by:
De Cubas & Lewis, P.A.
PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@decubaslewis.com
26-00145
August 6, 13, 2026

26-00253G

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
SEVENTH JUDICIAL CIRCUIT IN AND
FOR FLAGLER COUNTY, FLORIDA
CASE NO.: 2026 CP 000326
DIVISION: 48
IN RE: ESTATE OF
JUDY ANN BEMMELS,
Deceased.

The administration of the estate of Judy Ann Bemmels, deceased, whose date of death was March 7, 2026, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is Kim C. Hammond Justice Center, 1769 E. Moody Blvd., Bldg. 1, Bunnell, FL 32110. 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 August 6, 2026.

Personal Representative:
/s/ Lynnae Marie Buie
Lynnae Marie Buie
28 Coconut Court
Palm Coast, FL 32137
Attorney for Personal Representative:
/s/ Jennifer A. McGee
Jennifer A. McGee
Florida Bar No. 1023165
McGee Law, PLLC
160 Cypress Point Pkwy, Unit C-213
Palm Coast, FL 32164
Telephone: 386-320-7300
E-mail:jennifer@mcgeelawfl.com,
service@mcgeelawfl.com
August 6, 13, 2026

26-00251G

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
FLAGLER COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 000293
Division 48
IN RE: ESTATE OF
THEODORE DANIEL PERKOVICH
aka THEODORE D. PERKOVICH
aka THEODORE PERKOVICH
aka TED D. PERKOVICH
Deceased.

The administration of the estate of THEODORE DANIEL PERKOVICH aka THEODORE D. PERKOVICH aka THEODORE PERKOVICH aka TED D. PERKOVICH, deceased, whose date of death was March 7, 2026, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is Kim C. Hammond Justice Center, 1769 E Moody Blvd #5 Building #1, Bunnell, FL 32110. 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 August 6, 2026.

Personal Representative:
Joseph I. Perkovich,
Personal Representative
265 Indies Way
Suite 1805
Naples, FL 34110
David J. Simmons,
Attorney for Personal Representative
E-mail Addresses:
dsimmons@djsestatelaw.com
Florida Bar No. 0784974
900 5th Ave S, Ste 202
Naples, Florida 34102
Telephone: 239-529-5298
August 6, 13, 2026

26-00252G

FOURTH INSERTION

ORMOND STATION COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF THE DISTRICT'S INTENT TO USE THE UNIFORM METHOD
OF COLLECTION OF NON-AD VALOREM SPECIAL ASSESSMENTS

Notice is hereby given that the Ormond Station Community Development District ("District") intends to use the uniform method of collecting non-ad valorem special assessments to be levied by the District pursuant to Section 197.3632, Florida Statutes. The Board of Supervisors of the District will conduct a public hearing on August 19, 2026 at 10:00 a.m., at the Hilton Garden Inn Palm Coast Town Center, 55 Town Center Blvd., Palm Coast, Florida 32164.

The purpose of the public hearing is to consider the adoption of a resolution authorizing the District to use the uniform method of collecting non-ad valorem special assessments (the "Uniform Method") to be levied by the District on properties located on land included in, or to be added to, the District.

The District may levy non-ad valorem special assessments for the purpose of financing, acquiring, maintaining and/or operating community development facilities, services and improvements within and without the boundaries of the District, to consist of, among other things, water management and control, water supply, sewer and wastewater management, roads, parks and recreational facilities, landscape/hardscape/irrigation, roadway improvements, offsite utility extensions, water utilities, sewer utilities, stormwater management and preserve/conservation, and any other lawful improvements or services of the District.

Owners of the properties to be assessed and other interested parties may appear at the public hearing and be heard regarding the use of the Uniform Method. This hearing is open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing may be continued to a date, time and location to be specified on the record at the hearing. There may be occasions when Supervisors or District Staff may participate by speaker telephone.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in the hearing and/or meeting is asked to contact c/o Wrathell, Hunt & Associates, LLC (877) 276-0889 ("District Manager's Office"), at least 48 hours before the hearing and/or meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at (800) 955-8770, who can aid you 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 hearing 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.

26-00228G

District Manager

July 23, 30; August 6, 13, 2026

Honor your loved one with an elegant, affordable Tribute.

In partnership with the Palm Coast and Ormond Beach Observers, we offer our client families handsome, elegant options to memorialize your loved one with a keepsake Tribute in print and online. Once you select the style that meets your family's needs, we will handle the details, giving your loved one a deserving life Tribute and one that your family can cherish.

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- \$100

Celebration

- UP TO 750 WORDS WITH PHOTO
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Accolade

- 750-1100 WORDS WITH PHOTO
- \$200

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