

--- PUBLIC SALES ---

26-03340L

26-03341L

26-03342L

26-03344L

26-03343L

26-03345L

26-03389I

2254J

PUBLIC SALES

FIRST INSERTION

RIVER RIDGE 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 River Ridge Community Development District (“District”) will hold a public hearing and regular meeting as follows:

DATE:	September 8, 2026
TIME:	1:00 PM
LOCATION:	River Club Conference Center Sound Room 4784 Pelican Sound Boulevard 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 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, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (561)571-0010 (“**District Manager's Office**”), during normal business hours, or on the District's website at <https://riverridgeccd.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 to a date, time, 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 this public hearing and/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/or 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	
August 21, 28, 2026	26-03346L

FIRST INSERTION

NOTICE OF ACTION WITH MAILING

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA

Case No.: 26-DR-631

Division: Family

ALEXANDER CALVO, Petitioner/Husband, v. MARIA E. CALVO, Respondent/Wife

TO: MARIA E. CALVO at her last known addresses:

1. 1368 Webster Ave., Apt. 14L, Bronx, New York, 10456.

YOU ARE HEREBY NOTIFIED that a Petition for Dissolution of Marriage with Minor Children has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Petitioner's Counsel Timothy P. Culhane, Esq., at the Law Firm of LANDMARK LAW., located at 3949 Evans Avenue, Fort Myers, Florida 33901 on or before 09/08/2026, and file the original with the clerk of this Court at Lee County Clerk of Court, 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner's Counsels or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

The minor children are identified as follows:

Date of Birth Place of Birth Childs Name

7/13/2018 Florida A.C.

2/18/2019 Florida C.C.

11/23/2011 Florida J.C.

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 matter will be ran in the Business Observer

Dated: 07/28/2026

KEVIN C. KARNES

Clerk of the Court

(SEAL) By: B Willey

Deputy Clerk

/s/ Timothy P. Culhane

Timothy P. Culhane

3949 Evans Avenue, Suite 300B

Fort Myers, Florida 33901

Florida Bar No. 124657

Aug. 21, 28; Sept. 4, 11, 2026

26-03392L

FIRST INSERTION

NOTICE OF ACTION FOR Name change

IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA

Case No.: 26 DR 50586

Yessica Contreras, Petitioner and Orlando Cruz Gonzalez, Respondent.

TO: Orlando Cruz Gonzalez

4160 Harbor Blvd Port Charlotte FL 33901

YOU ARE NOTIFIED that an action for has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Yessica Contreras, whose address is yessicacontreras1992@gmail.com, on or before 09/28/26, and file the original with the clerk of this Court at 1700 Monroe St 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.

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

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

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

Dated: 8/17/26.

Kevin C. Karnes

CLERK OF THE CIRCUIT COURT

(SEAL) By: TM

{Deputy Clerk}

Aug. 21, 28; Sept. 4, 11, 2026

26-03391L

FIRST INSERTION

NOTICE OF PUBLIC SALE:

NOTICE OF PUBLIC SALE: NOTICE IS HEREBY GIVEN THAT ON 09/14/2026 AT 08:00 AM THE FOLLOWING VEHICLES(S) MAY BE SOLD AT PUBLIC SALE PURSUANT TO FLORIDA STATUTE 713.585. NAME: MCR CAPITAL HOLDINGS LLC 2C4RC1BG9FR717591 2015 CHRY 579.30 TEL: 813-697-1791 MV#: MV114390 LOCATION: 12911 METRO PKWY, FORT MYERS, FL 33966 / TERMS OF THIS SALE ARE CASH AND NO CHECKS WILL BE ACCEPTED. SELLER RESERVES THE RIGHT TO FINAL BID. ALL SALES ARE FINAL; NO REFUNDS WILL BE MADE. SAID VEHICLES WILL BE SOLD IN "AS IS" CONDITION WITH NO GUARANTEES. SOME OF THE VEHICLES MAY HAVE BEEN RELEASED BY AUCTION TIME/

Aug. 21, 2026

26-03334L

FIRST INSERTION

RIVER HALL 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 River Hall 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 **September 17, 2026, at 3:30 p.m. at River Hall Town Hall Center, Arts & Crafts Room, 3089 River Hall Parkway, Alva, Florida 33920**

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.

District Manager	
August 21, 28; September 4, 11, 2026	26-03400L

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 list of Occupants who are in default at an Auction. The sale will occur as an online auction via [www. storage treasures.com](http://www.storage treasures.com) on 9/8/26 at 12:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Richard Epperly; Bobbie Graves. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

August 21, 28, 2026

26-03387L

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 Marilyn Starkloff Photography located at 1700 christopher ave. in the City of lehigh acres, Lee, FL 33971 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 13th day of August, 2026

Marilyn Starkloff

marilyn marie starkloff

August 21, 2026

26-03308L

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 McGarvey Publishing located at 20041 Barletta Ln Unit 2426 in the City of Estero, Lee, FL 33928 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 16th day of August, 2026

Melissa McGarvey

August 21, 2026

26-03358L

FIRST INSERTION

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

Tax Deed #:2026000036

NOTICE IS HEREBY GIVEN that INTACT RECOVERY LLC INTACT RECOVERY 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: 19-028085

Year of Issuance 2019

Description of Property LOT 32, BLOCK 2660 A, UNIT 38, CAPE CORAL ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 87

THROUGH 99, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA

Strap Number 02-44-23-C2-02660.A320

Names in which assessed:

LOIS R LEONARD, PAUL R LEONARD 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.real-taxdeed.com on 09/01/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

June 19, 26; July 3, 10; Aug. 21, 2026

26-03404L

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 WILLOW GROVE ACADEMY located at 500 sw 9th ave in the City of cape coral, Lee, FL 33991 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 18th day of August, 2026

IGLESIAJESUSESMIROCA

yanet cabrera

August 21, 2026

26-03401L

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 Wicked Detailing located at 3915 Chiquita Blvd S 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 17th day of August, 2026

Igotchu LLC

Christie Lea Valinsky

August 21, 2026

26-03374L

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-004886

IN RE: The Marriage of William Lewis Arnold III

Petitioner and Utivius Dionne Patterson

Respondent

TO: Utivius Dionne Patterson

413 Glass Bridge Road, Lagrange, Georgia 30240-8616

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 William Lewis Arnold III whose address is 1505 Orrington Payne Place, Casselberry, Florida 32707 on or before date September 22, 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: 08/13/2026

Kevin C. Karnes

CLERK OF THE CIRCUIT COURT

(SEAL) By: J. Collins

Deputy Clerk

Aug. 21, 28; Sept. 4, 11, 2026

26-03375L

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 Knit Sisu located at 19166 Hinkley Dr, in the County of Lee, in the City of Estero, Florida 33928 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Estero, Florida, this 15th day of August, 2026.

DAILY SISU LLC

August 21, 2026

26-03348L

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 MERISO located at City of LEHIGH ACRES, Lee, FL 33972-7411 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 17th day of August, 2026

Brenda Halverson

August 21, 2026

26-03379L

FIRST INSERTION

Fictitious Name Notice

Notice is hereby given that VOLTfMP, INC., OWNER, desiring to engage in business under the fictitious name of DCPACKET located at 8551 ESTERS BLVD, STE 170, IRVING, TEXAS 75063 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.

Aug. 21, 2026

26-03390L

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 Vineyard Vines located at 10801 Corkscrew Road, Space 3037, Estero, FL 33928 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lee County Florida, this 18th day of August 2026

VINEYARD BROTHERS, LLC

August 21, 2026

26-03395L

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 Digital X Agency located at 2113 fairway drive in the City of lehigh acres, Lee, FL 33973 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 15th day of August, 2026

Bold Tier LLC

Bernard Thervius

August 21, 2026

26-03359L

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-005790

IN RE: The Marriage of Benjamin Alejondro Rangel

Petitioner and Kyle Emin Paminiano

Respondent

TO: Kyle Emin Paminiano

421 Lakeview Boulevard, Glasgow, Kentucky 42141

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 Benjamin Alejondro Rangel whose address is 138 Osceola Avenue, Centerhill, Florida 33514 on or before date 09/23/2026, 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: 08/14/2026

Kevin C. Karnes

CLERK OF THE CIRCUIT COURT

(SEAL) By: B. Willey

Deputy Clerk

Aug. 21, 28; Sept. 4, 11, 2026

26-03376L

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 Walker Wholesale located at 167 SHADOWVIEW CT in the City of Lehigh Acres, Lee, FL 33974 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 13th day of August, 2026

Evgenia Walker

August 21, 2026

26-03319L

FIRST INSERTION

FICTITIOUS NAME NOTICE

Notice is hereby given that NATALIE MARIE GELESKO, OWNER, desiring to engage in business under the fictitious name of SPECTRUM COACH located at 2416 NE 22ND PL, CAPE CORAL, FLORIDA 33909 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

Aug. 21, 2026

26-03349L

ESTATE

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-2423 IN RE: ESTATE OF RALPH DENNIS MALTBY a/k/a RALPH D. MALTBY, Deceased. The administration of the estate of Ralph Dennis Maltby a/k/a Ralph D. Maltby, deceased, whose date of death was June 5, 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 co-personal representatives and the co-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 Com-
munity Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM 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 21, 2026. Personal Representative: Kelly K. Welch 5706 Cape Harbour Drive Unit 411 Cape Coral, FL 33914 Tracy L. Rizor 315 Bryn Du Drive Granville, OH 43023 Cathy Ann Zeno 1466 Jones Rd Granville, OH 43023 Attorney for Personal Representative: 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 August 21, 28, 202626-03363L

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-002013 IN RE: ESTATE OF JEAN ELLEN HILL a/k/a JEAN E. HILL Deceased. The administration of the estate of Jean Ellen Hill also known as Jean E. Hill, deceased, whose date of death was May 25, 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 the decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUES 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 21, 2026. /s/ James Veenstra James Veenstra Personal Representative 1553 Mound Avenue Jacksonville, IL 62650 /S/ A. STEPHEN KOTLER A. Stephen Kotler Attorney for Personal Representative Florida Bar No. 629103 999 Vanderbilt Beach Road, Suite 200 Naples, FL 34108 Telephone: (239) 325-2333 Email Addresses: skotler@kotlerpl.com paralegal@kotlerpl.com August 21, 28, 202626-03302L

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-002111 IN RE: ESTATE OF WILLIAM E BABB Deceased. The administration of the estate of William E Babb, deceased, whose date of death was May 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. 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 must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, 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 08/21/2026. Personal Representative: Melissa C. Gillespie 5436 Loganberry Way Oceanside, California 92057 Attorney for Personal Representative: Andrew Ponnock, Attorney 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 August 21, 28, 202626-03303L

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-1938 IN RE: ESTATE OF RUTH A. FRASER Deceased. The administration of the estate of Ruth A. Fraser, deceased, whose date of death was July 16, 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, 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 August 21, 2026. Personal Representative: Joseph Prush 665 Vintage Reserve Circle #9C Naples, FL 34119 Attorney for Personal Representative: Ryan J. Beadle, Esq. Florida Bar Number: 45340 Gulf Coast Counsel 5692 Strand Court, Suite 1 Naples, FL 34110 Telephone: (239) 593-7900 Fax: (239) 593-7909 E-Mail: ryan@naples.law Secondary E-Mail: camden@naples.law Tertiary E-Mail: service@naples.law August 21, 28, 202626-03314L
FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-2278 Division Probate IN RE: ESTATE OF ZELLASTEEN CONWAY A/K/A TEEN CONWAY Deceased. The administration of the estate of Zellasteen Conway a/k/a Teen Conway, deceased, whose date of death was January 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 August 21, 2026. Personal Representative: Mary Teena Zielinski 15980 Old Olga Road Alva, Florida 33920 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 August 21, 28, 202626-03294L

FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-002397 Division Probate IN RE: ESTATE OF DEAN ALLAN STRICKLER, Deceased. The administration of the estate of Dean Allan Strickler, deceased, whose date of death was November 6, 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. 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. 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. A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211. The date of first publication of this notice is August 21, 2026. Personal Representative: Michael Dean Strickler 5809 Hidden Oak Avenue Richland, MI 49083 Attorney for Personal Representative: Mary Vlasak Snell, Attorney Florida Bar Number: 516988 Pavese Law Firm 1833 Hendry Street Fort Myers, FL 33902 Telephone: (239) 334-2195 Fax: (239) 332-2243 E-Mail: mvs@paveselaw.com Secondary E-Mail: lja@paveselaw.com August 21, 28, 202626-03362L
FIRST INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA DIVISION: PROBATE FILE NO. 26-CP-002333 IN RE: ESTATE OF PAUL L. ROTERMUND, a/k/a PAUL L. ROTERMUND, JR., a/k/a PAUL LEO ROTERMUND, JR., Deceased. The administration of the estate of PAUL L. ROTERMUND, a/k/a PAUL L. ROTERMUND, JR., a/k/a PAUL LEO ROTERMUND, JR., 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 Lee County Circuit Court, 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, 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 August 21, 2026. Personal Representative: /s/ Kathleen A. Rotermund KATHLEEN A. ROTERMUND, also known as KATHLEEN ROTERMUND MURPHY 721 Luckystone Avenue, Saint Louis, Missouri 63122 Attorney for Personal Representative: GREGORY J. NUSSBICKEL, Esquire Florida Bar Number: 0580643 The Nussbickel Law Firm P.A. 12487 Brantley Commons Court Fort Myers, Florida 33907 Telephone: (239) 900-WILL (9455) E-Mail: Greg@Will.Estate Secondary E-Mail: Christine@Will.Estate Secondary E-Mail: assist@will.estate August 21, 28, 202626-03297L

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19

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002369
Division: Probate
IN RE: ESTATE OF
JOHN WIMBERLEY ROGERS,
a/k/a JOHN W. ROGERS,
Deceased.

The administration of the estate of John Wimberley Rogers, a/k/a John W. Rogers, deceased, whose date of death was June 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. 732.221, Florida Statutes. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is August 21, 2026.

Personal Representative:
Jane R. Grewcock
20 Hickory Rd.
Summit, NJ 07901
Attorney for Personal Representative:
Lowell S. Schoenfeld
Attorney for Personal Representative
Florida Bar Number: 980099
SCHOENFELD KYLE
& ASSOCIATES LLP
1380 Royal Palm Square Blvd.
Fort Myers, FL 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: lowells@trustska.com
August 21, 28, 2026 26-03378L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE
COUNTY, FLORIDA
File No. 26-CP-2411
Division: Probate
IN RE: ESTATE OF
ALBERT E. MYERS
Deceased.

The administration of the estate of Albert E. Myers, deceased, whose date of death was May 22, 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. 732.221, Florida Statutes. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is August 21, 2026.

Personal Representative:
Jeffrey G. Cory
16876 McGregor Blvd., #101
Fort Myers, Florida 33908
Attorney for Personal Representative:
Craig R. Hersch
Attorney
Florida Bar Number: 817820
Sheppard Law Firm
9100 College Pointe Court
Fort Myers, FL 33919
Telephone: (239) 334-1141
Fax: (239) 334-3965
E-Mail: hersch@sbshlaw.com
Secondary E-Mail:
bmerhige@sbshlaw.com
August 21, 28, 2026 26-03382L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE TWENTIETH CIRCUIT
COURT IN AND FOR LEE COUNTY,
FLORIDA
PROBATE DIVISION
26-CP-2438
IN RE: ESTATE OF:
TIMOTHY ALLAN WHITE
Deceased

The administration of the estate of Timothy Allan White, deceased, whose date of death was May 4, 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 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 section 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is filed within the time provided by section 732.221, Florida Statutes.

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

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

The date of first publication of this notice was or shall be: August 21, 2026.

Personal Representative:
Michael L. White,
1117 SE 16th Terrace,
Cape Coral, FL 33990
Attorney for Personal Representative:
Alexis A. Sitka, P.A.
Florida Bar Number: 0004766
P.O. Box 150171
Cape Coral, Florida 33915
Telephone: (239) 997-0078
Alexis@sitkalaw.com
August 21, 28, 2026 26-03385L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
OF FLORIDA IN AND FOR LEE
COUNTY FLORIDA
PROBATE DIVISION
Case No. 2026-CP-001900
IN RE: THE ESTATE OF
THOMAS J. WEIR SR.
Deceased

The administration of the Estate of Thomas J. Weir SR, deceased, whose date of death was March 22, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is: Clerk of the Court, Lee County, Probate Division, 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.

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

NOTWITHSTANDING THE TIME 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 21, 2026

Personal Representative
Thomas J Weir JR.
Attorney for Personal Representative
Jack Pankow, Esquire
5230-2 Clayton Court
Fort Myers, FL 33907
Telephone: 239-334-4774
FL. Bar # 164247
August 21, 28, 2026 26-03339L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
Probate Division
File No. 26-CP-002101
IN RE: ESTATE OF
WILLIAM J. COTE,
deceased.

The intestate administration of the intestate estate of William J. Cote, deceased, who died on February 12, 2026, File Number 26-CP-002101, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Justice Center, 1700 Monroe Street, 1st Floor, PO Box 9346, Fort Myers, FL 33902. The name and address of the personal representative and the personal representative's attorney are set forth below.

ALL INTERESTED PERSONS 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 must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

The date of the first publication of this Notice to Creditors is August 21, 2026.

Paula M Hodges
Paula Hodges,
Personal Representative
8085 Lake San Carlos Cir.
Fort Myers, FL 33967
Brian J. Downey, Esq.
FL Bar Number: 0017975
BARRETT MCNAGNY LLP
Attorney for Personal Representative
215 E. Berry St.
Fort Wayne, IN 46802
Email: bjd@barrettllaw.com
Phone: (260) 423-8871
Fax: (260) 423-8920
4898-5968-4775
August 21, 28, 2026 26-03307L

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-001690
IN RE: ESTATE OF
JACK PALMER WALMSLEY
Deceased.

The administration of the estate of JACK PALMER WALMSLEY, 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, 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: August 21, 2026

Personal Representative:
/s/ Judith Kash
JUDITH KASH
Attorney for Personal Representative:
/s/ Roger E. O'Halloran
Roger E. O'Halloran
Florida Bar No. 138494
O'Halloran Legal Group, PLLC
2259 Cleveland Ave.
Fort Myers, FL 33901
Telephone: (239) 334-7212
Email: Pat@ohalloranlegalgroup.com
August 21, 28, 2026 26-03364L

FIRST INSERTION

CLERK'S NOTICE OF SALE
UNDER F.S. CHAPTER 45
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT,
IN AND FOR LEE COUNTY,
FLORIDA
Case No. 26-CA-001107
Honorable Judge: LOUKONEN,
RACHAEL SPRING
PLANET HOME LENDING, LLC
Plaintiff, vs.

REINIER RIVERO CASTRO;
UNKNOWN SPOUSE OF
REINIER RIVERO CASTRO;
UNKNOWN TENANT
OCCUPANT #1; UNKNOWN
TENANT OCCUPANT #2;
Defendants,
NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated August 06, 2026, in the above-styled cause, I, Kevin Karnes, Clerk of the Circuit Court of Lee County, will sell to the highest and best bidder for cash online at www.lee.realforeclose.com at 9:00 A.M. on October 08, 2026, the following described property:

LOT 25, BLOCK 10, UNIT 2, SECTION 9, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON IN THE OFFICE OF THE CLERK OF CIRCUIT COURT RECORDED IN PLAT BOOK 27, PAGE 181, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
PARCEL ID: 09-45-27-L3-02010.0250
COMMONLY KNOWN AS: 625 Clancy Street E., Lehigh Acres, FL 33974
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 08/17/2026
Kevin Karnes, Clerk of Circuit Court
(SEAL) By: N Wright-Angad
Deputy Clerk of Court
/s/ Matthew T. Wasinger
Matthew T. Wasinger, Esquire
Fla. Bar No.: 0057873
Attorney for Plaintiff
Service:
mattw@wasingerlawoffice.com
August 21, 28, 2026 26-03356L

FIRST 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-007028
PANORAMA MORTGAGE GROUP,
LLC
Plaintiff(s), vs.
CHRISTOPHER WAYNE TURNEY;
DAVID PAUL WHITE; BG
VENTURES INVESTMENT REAL
ESTATE III; HORIZON TRUST FB
CHRISTOPHER CARTER 401K;
UNITED STATES OF AMERICA;
GOODLEAP, LLC; SERVICE
FINANCE COMPANY, LLC
Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on August 11, 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 17th day of September, 2026 at 09:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

LOTS 55 AND 56, BLOCK 5229, UNIT 81, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 24, PAGES 102 THROUGH 112, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Property address: 4213 Northwest 11th Terrace, 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 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.
08/12/2026

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. 25-016444-1
August 21, 28, 2026 26-03296L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
OF FLORIDA IN AND FOR LEE
COUNTY FLORIDA
PROBATE DIVISION
Case No. 2026-CP-001959
IN RE: THE ESTATE OF
STEVEN GREGORIO.
Deceased

The administration of the Estate of Steven Gregorio, deceased, whose date of death was October 2, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is: Clerk of the Court, Lee County, Probate Division, 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.

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

NOTWITHSTANDING THE TIME 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 21, 2026

Personal Representative
Amelia Destefano
Attorney for Personal Representative
Jack Pankow, Esquire
5230-2 Clayton Court
Fort Myers, FL 33907
Telephone: 239-334-4774
FL. Bar # 164247
August 21, 28, 2026 26-03338L

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-002050
IN RE: ESTATE OF
TEDSAN S. TIMBERLAKE A/K/A
TEDSAN STUART TIMBERLAKE
JR.
Deceased.

The administration of the estate of TEDSAN S. TIMBERLAKE A/K/A TEDSAN STUART TIMBERLAKE JR., deceased, whose date of death was June 5, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd., 2nd Floor, 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 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 SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

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

The date of first publication of this notice is August 21, 2026.

Personal Representative:
Lincoln Nation
4232 NW 43rd Ln.
Cape Coral, FL 33993
Attorney for Personal Representative:
Lynn R. Emerson, Esq.
Florida Bar Number: 55757
BusinessLegal, PC
1145 SW 45th Ter.
Cape Coral, FL 33914
239-329-2151 (P)
239-329-2150 (F)
Lynn.Emerson@businesslegalfll.com
August 21, 28, 2026 26-03383L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
PROBATE DIVISION
Case No.: 2024-CP-3743
Probate Division
IN RE: ESTATE OF
ALEJO ROSAS,
Deceased.

The administration of the estate of ALEJO ROSAS, deceased, whose date of death was February 1, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, Case No.: 2024-CP-3743, and the address of which is: Lee Clerk of Court, Probate Division, 1700 Monroe St., Fort Myers, FL 33901. The decedent died intestate. The name and address of the Personal Representative and their 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 21, 2026.

Personal Representative:
Joel Rodriguez
86360 Beacon Blvd.
Fort Myers, FL 33907
Personal Representative's Attorney:
THE DONNELLY LAW FIRM, PLLC
By: / s / Bradley S. Donnelly
Bradley S. Donnelly, Esq.
Florida Bar No.: 530239
5633 Strand Blvd., Suite 316
Naples, Florida 34110
(239) 307-6956 (t.)
(239) 307-6949 (f.)
Email: Brad@TheDonnellyLaw.com
August 21, 28, 2026 26-03298L



ESTATE

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 2026-CP-001138 IN RE: ESTATE OF ROBERT JOHN LOGUE, Deceased. The administration of the estate of ROBERT JOHN LOGUE, deceased, whose date of death was November 26, 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, 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: August 21, 2026. LOREN STRICKLAND Personal Representative 1644 Long Meadow Road Fort Myers, FL 33919 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 August 21, 28, 202626-03369L	FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA File No. 26-CP-2405 Division: Probate IN RE: ESTATE OF MARGARET KANE HUFFELDT Deceased. The administration of the estate of Margaret Kane Hupfeldt, deceased, whose date of death was July 23, 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 August 21, 2026. Personal Representative: Brian B. Kane 10380 Cavey Lane Woodstock, MD 21163 Attorneys for Personal Representative: Neva K. Torres, FL Bar No. 1049725 Janet M. Strickland, FL Bar No. 137472 Law Office of Strickland & Torres, P.A. 2340 Periwinkle Way, Suite J-1 Sanibel, FL 33957 Telephone: (239) 472-3322 E-Mail: neva@sanibellaw.net Secondary E-Mail: jms@sanibellaw.net August 21, 28, 202626-03377L	FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 26-CP-002441 Division: PROBATE IN RE: ESTATE OF CARL RAYMOND WINGER SR. Deceased. The administration of the estate of CARL RAYMOND WINGER SR., deceased, whose date of death was June 9, 2026, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is PO Box 9346, Ft. 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 August 21, 2026. Personal Representative: Carl R. Winger, Jr. 75 Independence Dr. Shelton, Connecticut 06484 Attorney for Personal Representative: MARY A. BYRSKI, Attorney Florida Bar Number: 0166413 25086 Olympia Ave., Suite 310 Punta Gorda, Florida 33950 Telephone: (941) 833-9262 Fax: (941) 833-9264 E-Mail: mary@byrskilaw.com Secondary E-Mail: kaye@byrskilaw.com August 21, 28, 202626-03372L	FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 26-CP-2380 Division: Probate IN RE: ESTATE OF LIVEO B. BALDIA, Deceased. The administration of the Estate of Liveo B. Baldia, deceased, whose date of death was August 30, 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 August 21, 2026. Personal Representative: Christian Baldia 528 East 13th Street, 3A New York, NY 10009 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: kevin@trustska.com hollyk@trustska.com 4903-3783-6228, v. 1 August 21, 28, 202626-03370L	FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 26-CP-2379 Division: Probate IN RE: ESTATE OF CECILIA D. BALDIA, Deceased. The administration of the Estate of Cecilia D. Baldia, deceased, whose date of death was August 30, 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 August 21, 2026. Personal Representative: Christian Baldia 528 East 13th Street, 3A New York, NY 10009 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: kevin@trustska.com hollyk@trustska.com 4901-3783-6228, v. 1 August 21, 28, 202626-03371L	FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 26-CP-2425 Division: Probate IN RE: ESTATE OF CHARLES L. DOSS, JR., Deceased. The administration of the Estate of Charles L. Doss, Jr., deceased, whose date of death was June 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 33902-9346. 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 August 21, 2026. Personal Representative: Charlene Blum 26765 Ash Road NW Labelle, FL 33935 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: kevin@trustska.com hollyk@trustska.com 4916-7390-5602, v. 1 August 21, 28, 202626-03373L
FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 2026-CP-2366 IN RE: ESTATE OF LINDA JULIE SHANAFELT Deceased. The administration of the estate of Linda Julie Shanafelt, deceased, whose date of death was February 1, 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 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	FIRST INSERTION 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 21, 2026. Personal Representatives: /s/ Kate Bailey Kate Bailey 1016 Lilac Ave Big Rapids, Michigan 49307 /s/ Wayne Bailey Wayne Bailey 1016 Lilac Ave Big Rapids, Michigan 49307 Attorney for Personal Representatives: /s/ Amy Meghan Neaheer Amy Meghan Neaheer Attorney Florida Bar Number: 190748 SAFE HARBOR LAW FIRM 5237 Summerlin Commons Boulevard, #103 Fort Myers, Florida 33907 Telephone: (239) 317-3116 E-Mail: amy@safeharborlawfirm.com Secondary E-Mail: becky@safeharborlawfirm.com August 21, 28, 202626-03393L	FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA Case No.: 26-CP-002166 Division: Probate IN RE: ESTATE OF MARY ELIZABETH VAUGHN, a/k/a MARY E. VAUGHN, Deceased. The administration of the estate of MARY ELIZABETH VAUGHN, also known as MARY E. VAUGHN, 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 Lee County Circuit Court, 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	FIRST INSERTION 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 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. 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 21, 2026. /s/ Michael E. Vaughn MICHAEL EDWARD VAUGHN, Personal Representative /s/ Gregory J. Nussbickel GREGORY J. NUSSBICKEL, Esquire Attorney for Personal Representative Florida Bar Number: 0580643 The Nussbickel Law Firm P.A. 12487 Brantley Commons Court Fort Myers, Florida 33907 Telephone: (239) 900-WILL (9455) E-Mail: Greg@Will.Estate Secondary E-Mail: Christine@Will.Estate Secondary E-Mail: assist@will.estate August 21, 28, 202626-03368L	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-2258 IN RE: ESTATE OF EUGENIA CULP DANNER, Deceased. The administration of the estate of Eugenia Culp Danner, deceased, whose date of death was May 9, 2026, 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, Flor-	FIRST INSERTION ida 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 August 21, 2026. /s/ Karen Culp Karen J. Culp, Personal Representative 2230 NW 31st St. Cape Coral, FL 33993 /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 August 21, 28, 202626-03381L

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.

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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-004663
FREEDOM MORTGAGE
CORPORATION
PLAINTIFF, VS.
RODNEY TECKENBROCK,
AMANDA TECKENBROCK,
ET AL.,
DEFENDANTS.
NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 3rd day of August, 2026, and entered in Case No. 25-CA-004663, of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and RODNEY TECKENBROCK, AMANDA TECKENBROCK, UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT AND MEADOWS EDGE COMMUNITY ASSOCIATION, INC. 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 17th day of September, 2026, the following described property as set forth in said Final Judgment, to wit:
Lot 2, Block 12, Unit 6, Section 16, Township 45 South, Range 27 East, Lehigh Acres, according to map or plat thereof as recorded in Plat Book 27, Page 169, of the Public Records of Lee County, Florida.
Property address: 567 Chamonix Ave S, Lehigh Acres, FL 33974
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 08/12/2026.
Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: T Mann
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
25FL373-0339
August 21, 28, 202626-03300L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE
COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002227
IN RE: ESTATE OF
MAITTE MORENO
Deceased.
The administration of the estate of Maitte Moreno, deceased, whose date of death was June 4, 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, 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 21, 2026.
Personal Representative:
/s/Alfonso Silva
Alfonso Silva
4216 SE 8th Place
Cape Coral, Florida 33904
Attorney for Personal Representative:
/s/ Monica Johnson
Monica Johnson, Esq.
Attorney
Florida Bar Number: 1028229
Sunshine State Law, PLLC
2058 Cottage Street
Fort Myers, Florida 33901
Telephone: (239) 790-4477
Fax: (239) 201-2662
E-Mail:
info@sunshinestatelawoffice.com
August 21, 28, 202626-03384L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE
COUNTY, FLORIDA
PROBATE DIVISION
FILE NO.: 26-CP-2341
Division Probate
IN RE: ESTATE OF
MARIANO L. MALDONADO
Deceased.
The administration of the Estate of MARIANO L. MALDONADO, 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 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 the Decedent's Estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 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 the 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 (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.
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 21, 2026.
Personal Representative:
ROCIO M. NAVARRETE
c/o Cummings & Lockwood LLC
8000 Health Center Blvd., Suite 300
Bonita Springs, Florida 34135
Attorney for Personal Representative:
BONIE S. MONTALVO, ESQ.
Florida Bar No. 0124438
Cummings & Lockwood LLC
8000 Health Center Boulevard,
Suite 300
Bonita Springs, FL 34135
9722024.1.docx
8/18/2026 CM:000099-6970
August 21, 28, 202626-03394L

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-005976
RBC Bank (Georgia), N.A.,
Plaintiff, vs.
Neil Cameron McIntyre, et al.,
Defendants.
NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 25-CA-005976 of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Lee County, Florida, wherein RBC Bank (Georgia), N.A. is the Plaintiff and Neil Cameron McIntyre; Nicole McIntyre; Sheila Mary McIntyre; Unknown Spouse of Sheila Mary McIntyre; Porto Romano at Miromar Lakes Homeowners Association, Inc.; Miromar Lakes Master Association, Inc. are the Defendants, that I will sell to AM on the highest and best bidder for cash at, www.lee.realforeclose.com, beginning at 09:00 the 19th day of November, 2026, the following described property as set forth in said Final Judgment, to wit:
LOT 25, MIROMAR LAKES UNIT VIII - PORTO ROMANO, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 82, PAGES 7 THROUGH 10, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
TAX ID: 23-46-25-01-00000.0250
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 08/14/2026
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-F03029
August 21, 28, 202626-03323L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT, IN AND
FOR LEE COUNTY, FLORIDA,
PROBATE DIVISION
CASE NO.: 26-CP-002217
DIVISION: P(6)
IN RE: ESTATE OF:
MARK ALLEN BERID,
Deceased.
The administration of MARK ALLEN BERID, ("Decedent") deceased, whose date of death was November 14, 2025, and whose Social Security Number is XXX-XX-7061, 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 Petitioner and the Petitioner's attorney are set forth below.
All creditors of the Decedent and other persons having claims or demands against Decedent's Estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the Decedent and other persons having claims or demands against Decedent's Estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT SO FILED 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 FLORIDA STATUTE 732.216-732.228, APPLIES, OR MAY APPLY UNLESS A WRITTEN DEMAND IS MADE BY A CREDITOR AS SPECIFIED UNDER SECTION 732.2211.
The date of first publication of this notice is August 21, 2026.
STEPHANIE RAE WAGO
A/K/A STEPHANIE COBB,
Petitioner
Petitioner Address:
205 Palma Vista Way, #733
Saint Augustine, FL 32092
LAW OFFICES OF AL NICOLETTI
/s/ Alfred V. Nicoletti
ALFRED V. NICOLETTI, ESQ.
Florida Bar No.: 125446
7512 Dr. Phillips Blvd.
Suite 50-647
Orlando, Florida 32819
August 21, 28, 202626-03399L

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. 25-CA-005977
LAKEVIEW LOAN SERVICING,
LLC,
Plaintiff, vs.
JUDE LAGUERRE, et al.,
Defendant.
NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered June 16, 2026 in Civil Case No. 25-CA-005977 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and Jude Laguerre, 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 September 10 2026 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:
Lot 3, Block 33, Unit 3, South 1/2 of Section 27, Township 44 South, Range 26 East, Lehigh Acres, according to the plat thereof as recorded in Plat Book 15, Page 77, Public Records of Lee County, Florida.
Address: 4015 6th St W, Lehigh Acres, FL 33971
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 08/14/2026
Deputy Clerk
Kevin C. Karnes
As Clerk of the Court
(SEAL) BY: T Mann
McCalla Raymer Leibert Pierce, LLP
110 SE 6th Street, Suite 2300
Fort Lauderdale, FL 33301
AccountsPayable@mccalla.com
Counsel of Plaintiff
25-13919FL
August 21, 28, 202626-03312L

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-004374
AMWEST FUNDING CORP.,
Plaintiff, v.
SUN REVIVAL, LLC, et al,
Defendant(s).
NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment in Foreclosure entered on August 4, 2026 and entered in Case No. 25-CA-004374 in the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein ANDTIA MURRAY, 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 September 3, 2026 at 9:00am the following described real property as set forth in said Final Judgment, to wit:
LOT 45 AND 46, BLOCK 3760, UNIT 51, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 19, PAGES 2 THROUGH 16, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
and commonly known as: 404 CHIQUITA BLVD N, CAPE CORAL, FL 33993 (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 in accordance with Florida Statutes, Section 45.031.
WITNESS my hand and the seal of the court on 08/12/2026,
Kevin C. Karnes
As Clerk of the Circuit Court
Lee County, Florida
(SEAL) T Mann
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
August 21, 28, 202626-03295L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
CASE NO.: 26-CA-000593
PENNYMAC LOAN SERVICES,
LLC,
Plaintiff, v.
GERMAN CAMILO CERON
CUEVAS, et al.,
Defendants.
NOTICE is hereby given that Kevin C. Karnes, Clerk of the Circuit Court of Lee County, Florida, will on September 24, 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 64 AND 65, BLOCK 2609, CAPE CORAL UNIT 38, ACCORDING TO MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 16, PAGE 87, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Property Address: 105 Tropicalana Parkway W, 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 08/14/2026
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
August 21, 28, 202626-03321L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE
COUNTY, FLORIDA
File No. 26-CP-2413
Division: Probate
IN RE: ESTATE OF
JOSEPH G. BARONE
Deceased.
The administration of the estate of Joseph G. Barone, deceased, whose date of death was August 28, 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. 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 21, 2026.
Personal Representative:
David A. Barone
108 Carpenter Place
Monroe, NY 10950
Attorneys for Personal Representative:
Neva K. Torres, FL Bar No. 1049725
Janet M. Strickland, FL Bar No. 137472
Law Office of Strickland & Torres, P.A.
2340 Periwinkle Way, Suite J-1
Sanibel, FL 33957
Telephone: (239) 472-3322
E-Mail: neva@sanibellaw.net
Secondary E-Mail: jms@sanibellaw.net
August 21, 28, 202626-03398L

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-005882
U.S. BANK NATIONAL
ASSOCIATION,
Plaintiff, vs.
A & K REAL ESTATE ADVISORS
LLC, et al.
Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated March 31, 2026, and entered in 25-CA-005882 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and A & K REAL ESTATE ADVISORS LLC; KHAI T. HUYNH 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 September 17, 2026, the following described property as set forth in said Final Judgment, to wit:
LOT 9 AND 10, BLOCK 1334, CAPE CORAL UNIT 18, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 13, PAGES 96 THROUGH 120, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Property Address: 1823 SE 4TH 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 in accordance with Florida Statutes, Section 45.031.
Dated this 08/14/2026
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
25-354069 - MAM
August 21, 28, 202626-03325L

ACTIONS / SALES

FIRST INSERTION	FIRST INSERTION	FIRST INSERTION	FIRST INSERTION	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. 26-CA-002523 LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. JAN ALEJANDRO FIGUEROA ALVAREZ A/K/A JAN FIGUEROA ALVAREZ AND ZOEMY MARIE ORTIZ APOLINARIS A/K/A ZOEMY ORTIZ APOLINARIS , et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 03, 2026, and entered in 26-CA-002523 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is the Plaintiff and JAN ALEJANDRO FIGUEROA ALVAREZ; ZOEMY MARIE ORTIZ APOLINARIS; FLORIDA HOUSING FINANCE CORPORATION, A PUBLIC CORPORATION 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 September 17, 2026, the following described property as set forth in said Final Judgment, to wit: LOTS 49 AND 50, BLOCK 3989, CAPE CORAL, UNIT 55, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 19, PAGE 92, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Property Address: 2837 NW 4TH 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 08/14/2026 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 26-395768 - MaM August 21, 28, 2026	NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 26-CA-000610 CENTENNIAL BANK, Plaintiff, vs. JIANLING QIN and XIAOJUAN YANG, husband and wife; MAGNOLIA LANDING MASTER ASSOCIATION, INC.; TOTH PROPERTIES, LLC; UNKNOWN PARTY IN POSSESSION #1; AND UNKNOWN PARTY IN POSSESSION #2, Defendants. Notice is given that pursuant to a Summary Final Judgment of Foreclosure and Assessment of Reasonable Attorneys' Fees dated August 12, 2026, in Case No. 26-CA-000610 of the Circuit Court for Lee County, Florida in which CENTENNIAL BANK is the Plaintiff and JIANLING QIN and XIAOJUAN YANG, husband and wife; MAGNOLIA LANDING MASTER ASSOCIATION, INC.; and TOTH PROPERTIES, LLC are the Defendants, Kevin C. Karnes, Lee County Clerk of Court, will sell to the highest and best bidder for cash at www.lee.realforeclose.com at 9:00 a.m. on September 24, 2026, the following-described property set forth in the order of Final Judgment: Lot 239, MAGNOLIA LANDING, UNIT ONE, according to the Plat thereof as recorded in Instrument No. 2007000052500, 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 in accordance with Florida Statutes, Section 45.031. 08/14/2026 Kevin C. Karnes Lee County Clerk of Court (SEAL) T Mann /s/ J. Timothy Schulte J. Timothy Schulte, Esquire Florida Bar No.: 769169 ZIMMERMAN, KISER & SUTCLIFFE, P.A. 315 E. Robinson St., Suite 600 (32801) P.O. Box 3000 Orlando, FL 32802 Telephone: (407) 425-7010 Facsimile: (407) 425-2747 tschulte@zkslaw.com jjanerrojas@zkslaw.com service@zkslaw.com Counsel for Plaintiff JTS/jbc 10433-164 [10433-164/12252094/1] August 21, 28, 2026	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 15 day of October, 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 08/12/2026 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 August 21, 28, 2026	NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 26-CA-000580 NEWREZ LLC, Plaintiff, v. ISRAEL ARMENTA; UNKNOWN SPOUSE OF ISRAEL ARMENTA; KAREN ARMENTA; UNKNOWN SPOUSE OF KAREN ARMENTA; 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(s). NOTICE IS HEREBY GIVEN pursuant to Final Judgment dated August 11, 2026 entered in Civil Case No. 26-CA-000580 in Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein NEWREZ LLC, Plaintiff and ISRAEL ARMENTA; KAREN ARMENTA; UNKNOWN SPOUSE OF KAREN ARMENTA; UNKNOWN TENANT #1 are Defendant(s), Kevin C. Karnes, Clerk of Court, will sell to the highest and best bidder for cash beginning at 9:00 AM at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on September 17, 2026 the following described property as set forth in said Final Judgment, to-wit: LOT 6, BLOCK 71, LEHIGH ACRES, UNIT 9, SECTION 25, TOWNSHIP 44 SOUTH, RANGE 26, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 72, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property Address: 2509 16th St W Lehigh Acres, FL 33971 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. 08/18/2026 Kevin C. Karnes CLERK OF THE CIRCUIT COURT Lee County, Florida (SEAL) N Wright-Angad DEPUTY CLERK OF COURT Submitted By: Vanessa Nieto, Esq. Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Service E-mail: fltrealprop@kelleykronenberg.com File No.: 2390.001175 August 21, 28, 2026	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-003434 LAKEVIEW LOAN SERVICING, LLC, Plaintiff, VS. RICHARD H. KLOHR; GENESIS M. ANDINO; FLORIDA HOUSING FINANCE CORPORATION; UPWARD PROPERTIES LLC; FIFTH THIRD BANK; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendant(s). NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on April 3, 2026 in Civil Case No. 25-CA-003434, of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein, LAKEVIEW LOAN SERVICING, LLC is the Plaintiff, and RICHARD H. KLOHR; GENESIS M. ANDINO; FLORIDA HOUSING FINANCE CORPORATION; UPWARD PROPERTIES LLC; FIFTH THIRD BANK, N.A. AS SBM TO MB FINANCIAL BANK, N.A. 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: LOT 141, WATERWAY ESTATES OF FORT MYERS, BLOCK 3, UNIT 1, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 28, PAGES 87 THROUGH 89, 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. WITNESS my hand and the seal of the court on 08/14/2026. CLERK OF THE COURT Kevin C. Karnes (SEAL) T Mann 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 1184-2628B Ref# 23182 August 21, 28, 2026
FIRST INSERTION	FIRST INSERTION	FIRST INSERTION	FIRST INSERTION	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-004594 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. MARY TRAFICANTI, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 03, 2026, and entered in 25-CA-004594 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and MARY TRAFICANTI; STEFAN BEJAN; HOUSING FINANCE AUTHORITY OF LEE COUNTY, FLORIDA; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; PARKWOODS III HOMEOWNERS ASSOCIATION, INC. 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 September 17, 2026, the following described property as set forth in said Final Judgment, to wit: BUILDING NO. 4091, UNIT NO. 4, PARKWOODS III, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FROM THE NORTHEAST CORNER OF THE NORTHWEST QUARTER (NW1/4) OF SECTION 14, TOWNSHIP 45 SOUTH, RANGE 24 EAST, LEE COUNTY, FLORIDA,	OF BEGINNING IN THE LAND HEREIN DESCRIBED; THENCE NORTH 8 DEGREES EAST 210 FEET, MORE OR LESS, TO THE SOUTH BANK OF THE IMPERIAL RIVER; THENCE WESTERLY WITH THE MEANDERS OF THE IMPERIAL RIVER A DISTANCE OF 100 FEET, MORE OR LESS, TO A POINT DUE NORTH OF AN IRON PIPE WITH THE FIGURE 10 ON THE TOP THEREOF; THENCE SOUTH 195 FEET, MORE OR LESS, ALONG THE EASTERLY SIDE OF A SHELL ROADWAY TO AN IRON PIPE WITH THE FIGURE 10 CUT ON THE TOP THEREOF; THENCE EAST A DISTANCE OF 75 FEET TO THE POINT OF BEGINNING; WHICH LAND IS SHOWN ON AN UNRECORDED PLAT, DESIGNATED AS "RIO VISTA" AND DESIGNATED AS LOT 2 OF SUCH PLAT, TOGETHER WITH ALL RIPARIAN RIGHTS CONNECTED WITH AND APPURTENANT TO THE SAID LAND AND BELONGING TO THE GRANTOR HEREIN. Property Address: 27237 Rio Vista Cir, Bonita Springs, 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 before the clerk reports the surplus as unclaimed. If the sale is set aside, the Purchaser may be entitled to only a return of the sale deposit less any applicable fees and costs and shall have no other recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney. DATED in Lee, Florida, this day of 08/13/2026 Kevin C. Karnes As Clerk of Circuit Court LEE County, Florida (SEAL) N Wright-Angad Deputy Clerk Nick Geraci, Esq. Lender Legal PLLC 1800 Pembrook Drive, Suite 250 Orlando, FL 32810 Attorney for Plaintiff LLS13556 August 21, 28, 2026	RESIDENTIAL ASSET MORTGAGE PRODUCTS, INC., MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2007-RP3 is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF BILLIE LEWIN A/K/A BILLIE A. LEWIN, DECEASED; LARRY SALLEE 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 September 17, 2026, the following described property as set forth in said Final Judgment, to wit: LOT 171, UNIT C, ISLAND PARK WOODLANDS ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT RECORDED IN PLAT BOOK 34, PAGE 16 THROUGH 18, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property Address: 6046 LAKE GRASMERE WAY, 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 in accordance with Florida Statutes, Section 45.031. Dated this 08/14/2026 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 25-311422 - MaM August 21, 28, 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 SALE SHALL BE PUBLISHED AS PROVIDED HEREIN. 08/18/2026 Kevin C. Karnes CLERK OF THE CIRCUIT COURT Lee County, Florida (SEAL) N Wright-Angad DEPUTY CLERK OF COURT Submitted By: Vanessa Nieto, Esq. Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Service E-mail: fltrealprop@kelleykronenberg.com File No.: 2390.001175 August 21, 28, 2026	RUN S 89 DEGREES 18'30" W ALONG THE NORTH LINE OF SAID SECTION 14 FOR 1138.72 FEET; THENCE RUN S 0 DEGREES 41'30" E FOR 244.49 FEET; THENCE RUN S 89 DEGREES 18'30" W FOR 79.83 FEET TO THE POINT OF BEGINNING. FROM SAID POINT OF BEGINNING RUN N 89 DEGREES 18'30" E FOR 36.33 FEET; THENCE RUNS 0 DEGREES 41'30" E FOR 31.00 FEET; THENCE RUN S 89 DEGREES 18'30" W FOR 36.33 FEET; THENCE RUN N 0 DEGREES 41'30" W FOR 31.00 FEET TO THE POINT OF BEGINNING. BEARINGS ARE FROM PLAT OF PINE MANOR, UNIT 6, PLAT BOOK 12, PAGE 82 Property Address: 1501 PARK MEADOWS DRIVE APT 4, FORT MYERS, FL 33907 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 08/14/2026 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 25-328999 - MaM August 21, 28, 2026
FIRST INSERTION	FIRST INSERTION	FIRST INSERTION	FIRST INSERTION	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-005178 M&T BANK PLAINTIFF, VS. KIMBERLY ANNE EGGERS AND CAMEO NOEL HOLMES A/K/A CAMEO NOEL HOLMES SR, ET AL., DEFENDANTS. NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 12th day of August, 2026, and entered in Case No. 25-CA-005178, of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein M&T BANK is the Plaintiff and CAMEO NOEL HOLMES A/K/A CAMEO NOEL HOLMES SR, UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, KIMBERLY ANNE EGGERS, UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT AND GOODLEAP, LLC 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 24th day of September, 2026, the following described property as set forth in said Final Judgment, to wit: LOT 15, BLOCK 80, UNIT 8, SECTION 1, TOWNSHIP 45	SOUTH, RANGE 26 EAST, LEHIGH ACRES ACCORDING TO THE PLAT ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 93, 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 08/13/2026. 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@TMPLLC.COM 25FL801-0092 August 21, 28, 2026	26-03327L	26-03327L	26-03324L

--- ACTIONS / SALES ---

FIRST INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION: Ft. Myers CASE NO.: 26-CA-001217 LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. SAVANNOKEO INSIXIENGMAI, et al., Defendants. TO: JASALINE A. AROON A/K/A JASALINE AROON 1203 NW 20TH ST, CAPE CORAL, FL 33993 YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property: LOTS 24 AND 25, BLOCK 2985, CAPE CORAL UNIT 42 PART I, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 23, PAGE(S) 95 THROUGH 97, INCLUSIVE, 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 De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is PO BOX 5026, FORT LAUDERDALE, FL 33310 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 13th day of August, 2026. KEVIN C. KARNES As Clerk of the Court (SEAL) By Kennedy Harris As Deputy Clerk De Cubas & Lewis, P.A., Attorney for Plaintiff, PO BOX 5026, FORT LAUDERDALE, FL 33310 25-03504 August 21, 28, 202626-03291L		

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-004400 U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF LBTREEHOUSE SERIES V TRUST, Plaintiff, v. DENNIS CORDOBA JR, et al, Defendant(s). NOTICE IS HEREBY GIVEN that, pursuant to a Final Judgment in Foreclosure entered on August 10, 2026 in Case No. 25-CA-004400 in the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein S'LENA CORDOBA AND DENNIS CORDOBA JR, are the Defendants, the Clerk of the Court, KEVIN KARNES, will sell to the highest bidder for cash at www.lee.realforeclose.com on September 17, 2026 at 9:00am, the following described real property as set forth in said Final Judgment, to wit: LOTS 5 AND 6, BLOCK 5312, CAPE CORAL, UNIT 58, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 23, PAGE 128 THROUGH 147, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. and commonly known as: 3806 SOUTHWEST 1ST TERRACE, CAPE CORAL, FL 33991 (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 08/13/2026, 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 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 August 21, 28, 202626-03335L		

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-004869 PHH MORTGAGE CORPORATION, Plaintiff, VS. UNKNOWN TRUSTEE OF THE FLORENCE P PALLITTO REVOCABLE LIVING TRUST DATED AUGUST 25, 2024; UNKNOWN BENEFICIARIES OF THE FLORENCE P PALLITTO REVOCABLE LIVING TRUST DATED AUGUST 25, 2024; LISA CHERUBINI; ANGELA BERNADETTE CHERUBINI MICHAEL R. RIDDICK; UNITED STATES OF AMERICA - DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; THE VILLAS I AT HERITAGE COVE ASSOCIATION, INC.; HERITAGE COVE COMMUNITY ASSOCIATION, INC; 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 August 3, 2026 in Civil Case No. 25-CA-004869, of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein, PHH MORTGAGE CORPORATION is the Plaintiff, and UNKNOWN TRUSTEE OF THE FLORENCE P PALLITTO REVOCABLE LIVING TRUST DATED AUGUST 25, 2024; UNKNOWN BENEFICIARIES OF THE FLORENCE P PALLITTO REVOCABLE LIVING TRUST DATED AUGUST 25, 2024; LISA CHERUBINI; MICHAEL R. RIDDICK; UNITED STATES OF AMERICA - DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; THE VILLAS I AT HERITAGE COVE ASSOCIATION, INC.; HERITAGE COVE COMMUNITY ASSOCIATION, INC are Defendants. The Clerk of the Court, Kevin C. Karnes will sell to the highest bidder for cash at www.lee.realforeclose.com on October 1, 2026 at 9:00 a.m. EST the following described real property as set forth in said Final Judgment, to wit: LOT 11, BLOCK A1, HERITAGE COVE PHASE I, ACCORDING TO THE PLAT RECORDED IN PLAT BOOK 64, PAGES 90 THROUGH 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. WITNESS my hand and the seal of the court on 08/14/2026. CLERK OF THE COURT Kevin C. Karnes (SEAL) T Mann 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 1395-1459B Ref# 23179 August 21, 28, 202626-03332L		

FIRST INSERTION		
NOTICE OF ACTION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 26-CC-004296 MHC WINDMILL VILLAGE, L.L.C., Plaintiff, vs. RONALD PARKER HOSKINS JR., and U.S. SMALL BUSINESS ADMINISTRATION, Defendants. TO: Ronald Parker Hoskins Jr. 347 Hans Brinker Street Lot No. 347 North Fort Myers, Florida 33903 Ronald Parker Hoskins Jr. 10660 Golden Journey Road Fort Myers, Florida 33908 YOU ARE NOTIFIED that an action for money damages, subordination of a first lien and imposition and foreclosure of a statutory landlord's lien upon a mobile home described as that certain 1970 DELO mobile home in Windmill Village mobile home park located at 347 Hans Brinker Street, Lot No. 347, North Fort Myers, Florida 33903, and bearing Vehicle Identification Number 2A1638, has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Stanley L. Martin, Plaintiff's attorney, whose address is 4300 W. Cypress Street, Suite 400, Tampa, Florida 33607, within 30 days of the first publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. WITNESS, Clerk of the County Court, and the seal of said Court, at the Courthouse at Lee County, Florida. Dated: 08/13/2026 Kevin C. Karnes Clerk, County Court Lee County, Florida (SEAL) By: Kennedy Harris Deputy Clerk Prepared by: Stanley L. Martin (813) 282-5925 August 21, 28, 202626-03293L		

FIRST INSERTION		
NOTICE OF CIVIL ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION CASE NO: 26-CA-2571 TASHNA MORRIS a/k/a TASHNA GREEN n/k/a TASHNA STUTTS, Plaintiff, v. THE ESTATE OF STEVEN MORRIS, THE UNKNOWN HEIRS OF THE ESTATE OF STEVEN MORRIS, and WAYNE MORRIS, Defendants. TO: THE ESTATE OF STEVEN MORRIS (address unknown) THE UNKNOWN HEIRS OF THE ESTATE OF STEVEN MORRIS (address unknown) WAYNE MORRIS (address unknown) COMES NOW, the Plaintiff, TASHNA MORRIS a/k/a TASHNA GREEN a/k/a TASHNA STUTTS (hereafter Plaintiff), by and through her undersigned counsel, and hereby gives notice that a property partition action on the following property listed below has been instituted in the above action and is now pending in the Twentieth Judicial Circuit Court of the State of Florida, County of Lee, on May 1, 2026; Case No. 26-CA-2571. LOTS 1 and 2, BLOCK 3704, UNIT 50, CAPE CORAL SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 157, PAGES 155 TO 162, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. More commonly known as: 1828 SW 1st Street, Cape Coral, Florida 33991. You are required to serve an Answer to this action upon: ADAM J. STEVENS, ESQ., STEVENS LEGAL GROUP, Plaintiff's counsel, whose address is 4706 Chiquita Boulevard South, PMB 308, Cape Coral, Florida 33914, on or before September 22, 2026, and file the original with the Clerk of this Honorable Court at the Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, either before service on Plaintiff's counsel or immediately thereafter. You must keep the Clerk of the Circuit Court's office notified of your current address. Future papers in this lawsuit will be mailed to the address on record at the Clerk's Office. Dated this 13th day of August, 2026. Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: Kennedy Harris Deputy Clerk STEVENS LEGAL GROUP Counsel for Plaintiff 4706 Chiquita Boulevard S. PMB 308 Cape Coral, Florida 33914 Telephone: (239) 374-4353 Facsimile: (239) 374-4356 BY: /s/ Adam J. Stevens, Esq. ADAM J. STEVENS, ESQ. Florida Bar No. 31898 astevens@stevenslegalgroup.com nholden@stevenslegalgroup.com Aug. 21, 28; Sep. 4, 11, 202626-03292L		

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-003092 U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF WATERFALL VICTORIA III-NB GRANTOR TRUST, Plaintiff, VS. UNKNOWN HEIRS BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY THROUGH UNDER OR AGAINST THE ESTATE OF DONALD C. SCOTT, DECEASED; PINE LAKES ESTATES HOMEOWNERS' ASSOCIATION, INC.; KATHY LEE MONTANARI; DONNA MARIE GREENE; CORY LEE MARTIN; TODD EDWARD MARTIN; ROSS ROBERT SPENCER; are Defendants. The Clerk of the Court, Kevin C. Karnes will sell to the highest bidder for cash at www.lee.realforeclose.com on October 8, 2026 at 09:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit: LOT 1, BLOCK 2, PINE LAKES COUNTRY CLUB PHASE V, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 49, PAGE 37 THROUGH 40, PUBLIC RECORDS OF LEE COUNTY, FLORIDA TOGETHER WITH: 1993 MH VIN# FLHMBS56535224A AND FLHMBS56535224B 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 08/14/2026. CLERK OF THE COURT Kevin C. Karnes (SEAL) T Mann 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 1133-3769B Ref# 23185 August 21, 28, 202626-03329L		

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.: 26-CA-000856 AMERIHOME MORTGAGE COMPANY, LLC, Plaintiff, vs. ARELIO DE LA TORRES A/K/A ARELIO DEL LA TORRES; MIRIAM LUCIA LARA, Defendants. NOTICE OF SALE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure entered on August 11, 2026, in Case No. 26-CA-000856 of the Circuit Court of the Lee Judicial Circuit, in and for Lee County, Florida, wherein AMERIHOME MORTGAGE COMPANY, LLC, is Plaintiff, and ARELIO DE LA TORRES A/K/A ARELIO DEL LA TORRES and MIRIAM LUCIA LARA, 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 9:00 AM on-line at www.lee.realforeclose.com on September 24, 2026, in accordance with Section 45.031, Florida Statutes, the following described property as set forth in said Final Judgment, to wit: LOT 8, BLOCK 43, UNIT 11, SECTION 28, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE(S) 42, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Also known as: 708 LINCOLN AVE, LEHIGH ACRES, FL 33972 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 08/14/2026 KEVIN C. KARNES LEE COUNTY CLERK OF COURT (SEAL) By: T Mann DEPUTY CLERK Sokolof Remtulla, LLP Counsel for Plaintiff chowens@sokrem.com; pleadings@sokrem.com August 21, 28, 202626-03333L		

FIRST INSERTION		
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 26-CA-000864 CARRINGTON MORTGAGE SERVICES, LLC, Plaintiff, vs. SARAH JANE ENDERBY, ET AL., Defendants. NOTICE IS HEREBY GIVEN that pursuant to the Final Judgment of Foreclosure dated August 12, 2026 and entered in Case No. 26-CA-000864 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida wherein CARRINGTON MORTGAGE SERVICES, LLC, is the Plaintiff and SARAH JANE ENDERBY; ALDEAN MAHONEY WRIGHT, are Defendants, Kevin C. Karnes, the Lee County Clerk of Courts, will sell to the highest and best bidder for cash in an online sale at https://www.lee.realforeclose.com at 9:00 A.M. on October 01, 2026 the following described property set forth in said Final Judgment, to wit: LOT 21, BLOCK 20, UNIT 4, SECTION 19, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 26, PAGE 25 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Commonly known as: 1036 Alaskita Ave, Lehigh Acres, FL 33971 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, the Purchaser may be entitled to only a return of the sale deposit less any applicable fees and costs and shall have no other recourse against the Mortgagee, the Mortgagee or the Mortgagee's attorney. DATED in Lee, Florida this, day of 08/14/2026 Kevin C. Karnes As Clerk of Circuit Court Lee County, Florida (SEAL) By: N Wright-Angad Deputy Clerk LLS15364 August 21, 28, 202626-03351L		

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. 26-CA-002533 GNZ FUNDING LLC, a Florida limited liability company, Plaintiff, vs. ALPEMI HOLDINGS LLC, an administratively dissolved Florida limited liability company; UNKNOWN TENANT IN POSSESSION #1; and UNKNOWN TENANT IN POSSESSION # 2, Defendants. NOTICE IS HEREBY GIVEN pursuant to a Default Final Judgment of Foreclosure dated August 11, 2026 entered in Case No. 26-CA-002533 of the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida wherein GNZ FUNDING LLC, a Florida limited liability company; is the Plaintiff(s) and UNKNOWN TENANT IN POSSESSION #2, are the Defendants, I will sell to the highest and best bidder for cash by electronic sale beginning at 9:00 AM on the 24 day of September, 2026 at www.lee.realforeclose.com, the following described property as set forth in said Order or Final Judgment, to-wit: Lots 40 and 41, Block 1345, Unit 18, CAPE CORAL SUBDIVISION, according to the Plat thereof, as recorded in Plat Book 13, at Pages 96 through 120, inclusive, of the Public Records of Lee County, Florida a/k/a 1724 Hancock Bridge Pkwy, 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 in accordance with Florida Statutes, Section 45.031. 08/14/2026 Kevin C. Karnes Lee County Clerk of Court (SEAL) by T. Mann Deputy Clerk DAVID R. ROY, P.A. 4209 N. Federal Hwy. Pompano Beach, FL 33064 Tel. (954) 784-2961 Email: david@davidrroy.com By: David R. Roy Fla Bar. No. 885193 By: Teyvon Johnson Fla. Bar No. 1011005 August 21, 28, 202626-03328L		

FIRST INSERTION		
NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO: 2025-CC-008329 LIEN LIQUIDATORS OF FL LIT 8, LLC (A/A/O SWIFT ROOFING SERVICES, INC.), Plaintiff, v. AHMED SABIR, Defendant(s). NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure, entered on May 29, 2026, in the above-styled cause, the Clerk of Court will sell the real property subject to this action situated in Lee County, Florida, legally described as follows: SPRING WOODS M/H U-II S/D PB 42 PG 57 LOT 145 IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Parcel Identification Number: 25-43-24-02-00000.1450 A/K/A : 2470 GAIL HELEN CT., NORTH FORT MEYERS, FL 33917 At public sale to the highest and best bidder for cash, online at https://lee.realforeclose.com pursuant to Judgment or Order of the Court and in accordance with Chapter 45, Florida Statutes, at 9:00 am 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. Dated: August 14, 2026. 08/17/2026 Kevin C. Karnes Clerk of Courts (SEAL) N Wright-Angad Deputy Clerk PATTERSON FALLUCCA, P.A. /s/ Pamela Patterson Pamela Patterson, Esq. Florida Bar No.: 1018682 pamela@pattersonlawpa.com alexap@pattersonlawpa.com laci@pattersonlawpa.com 801 Douglas Ave, Suite 1002 Altamonte Springs, FL 32714 Phone: (407) 913-0300 Attorneys for Plaintiff August 21, 28, 202626-03357L		

ACTIONS / SALES

FIRST INSERTION

NOTICE OF FORECLOSURE SALE

#20286
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT,
IN AND FOR LEE COUNTY,
FLORIDA.

CASE No. 24-CA-003878
TOWD POINT MORTGAGE TRUST
2015-6, U.S. BANK NATIONAL
ASSOCIATION AS INDENTURE
TRUSTEE,
PLAINTIFF, VS.
MARIA EUCADIS BLANCO A/K/A
MARIA E. BLANCO, ET AL.
DEFENDANT(S).

NOTICE IS HEREBY GIVEN pursu-
ant to the Final Judgment of Foreclo-
sure dated April 1, 2026, in the above
action, I will sell to the highest bidder
for cash at Lee County, Florida, on Sep-
tember 17, 2026, at 09:00 AM, at www.
lee.realforeclose.com for the following
described property:

UNIT F, BUILDING 2000,
FOXMOOR VILLAGE, A CON-
DOMINIUM ACCORDING
TO THE DECLARATION OF
CONDOMINIUM THEREOF,
RECORDED IN OFFICIAL RE-
CORDS BOOK 1535, PAGE 751,
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 en-
large the time of the sale. Notice of the
changed time of sale shall be published
as provided herein.

Date: 08/17/2026
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 #: 22-000557/
24-CA-003878/SPS
August 21, 28, 2026 26-03355L

FIRST 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-002504
LAKEVIEW LOAN SERVICING,
LLC,
Plaintiff, vs.
ANTHONY J VANGELDER, et al.,
Defendant.

To:
TAMARA LAZIC
307 NW 4TH AVE, CAPE CORAL FL
33993
TAMARA LAZIC
2703 SW 2ND AVE, CAPE CORAL FL
33914
TAMARA LAZIC
263 SW 4TH ST, CAPE CORAL FL
33991
UNKNOWN SPOUSE OF TAMARA
LAZIC
307 NW 4TH AVE, CAPE CORAL FL
33993
UNKNOWN SPOUSE OF TAMARA
LAZIC
2703 SW 2ND AVE, CAPE CORAL FL
33914
UKNOWN SPOUSE OF TAMARA
LAZIC
263 SW 4TH ST, CAPE CORAL FL
33991
LAST KNOWN ADDRESS STATED,
CURRENT RESIDENCE UNKNOWN

YOU ARE HEREBY NOTIFIED that
an action to foreclose Mortgage cover-
ing the following real and personal
property described as follows, to-wit:
LOTS 27 AND 28, BLOCK
2589, CAPE CORAL UNIT 37,
A SUBDIVISION ACCORD-
ING TO THE MAP OR PLAT
THEREOF, AS RECORDED
IN PLAT BOOK 17, PAGES 15
THROUGH 29, INCLUSIVE
OF THE PUBLIC RECORDS
OF LEE COUNTY, FLORIDA.

has been filed against you and you are
required to file a copy of your written
defenses, if any, to it on Jacqueline T.
Levine, 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 13th day of August, 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
Fax: (321) 248-0420
Email: AccountsPayable@mccalla.com
25-14797FL
August 21, 28, 2026 26-03310L

FIRST INSERTION

NOTICE OF ACTION

IN THE COUNTY COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA

CASE NO.: 26-CC-006062
MHC LAKE FAIRWAYS, L.L.C.,
Plaintiff, vs.
ELSIE KADY and
WELLS FARGO BANK, N.A. AS
SUCCESSOR IN INTEREST OF
SOUTHTRUST BANK, N.A.

Defendants.
TO: Elise Kady
9855 Tamarron Court
Lot No. 50-H
North Fort Myers, Florida 33903

YOU ARE NOTIFIED that an action
for money damages, subordination of
a first lien and imposition and foreclosure
of a statutory landlord's lien upon a mo-
bile home described as that certain 1986
MERI mobile home in Lake Fairways
mobile home park located at 9855 Tam-
arron Court, Lot No. 50-H, North Fort
Myers, Florida 33903, and bearing Ve-
hicle Identification Numbers TW252F-
K21234A and TW252FK21234B, has
been filed against you, and you are re-
quired to serve a copy of your written
defenses, if any, to it on Stanley L. Mar-
tin, Plaintiff's attorney, whose address
is 4300 W. Cypress Street, Suite 400,
Tampa, Florida 33607, within 30 days
of the first publication, and file the orig-
inal 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.

WITNESS, Clerk of the County
Court, and the seal of said Court, at the
Courthouse at Lee County, Florida.
Dated: 08/14/2026

Kevin C. Karnes
Clerk, County Court
Lee County, Florida
(SEAL) By: K Harris
Deputy Clerk

Stanley L. Martin,
Plaintiff's attorney,
4300 W. Cypress Street, Suite 400,
Tampa, Florida 33607
(813) 282-5925
August 21, 28, 2026 26-03316L

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

26-CA-000861

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.

JACLYNN WILLOW; UNKNOWN
SPOUSE OF JACLYNN WILLOW;
UNITED STATES OF AMERICA -
DEPARTMENT OF HOUSING AND
URBAN DEVELOPMENT;
LOVERS KEY BEACH CLUB
CONDOMINIUM, INC.;
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 August 3, 2026 in Civil
Case No. 26-CA-000861, of the Circuit
Court of the TWENTIETH Judicial
Circuit in and for Lee County, Florida,
wherein, WILMINGTON SAVINGS
FUND SOCIETY, FSB, NOT IN ITS
INDIVIDUAL CAPACITY BUT SOLE-
LY IN ITS CAPACITY AS OWNER
TRUSTEE FOR CASCADE FUNDING

FIRST INSERTION

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA

CASE NO.: 26-CA-002207
NEWREZ LLC,
Plaintiff, vs.
ANALIZ NEGRON ARROYO;
JESUS IMERIO PUPO; UNITED
STATES OF AMERICA; CROSS
RIVER BANK; TIC PALM COAST,
INC. A/K/A TIME INVESTMENT
COMPANY, INC.;
UNKNOWN TENANT(S) IN POSSESSION #1
and #2, et.al.
Defendant(s).

TO: ANALIZ NEGRON ARROYO
(Current Residence Unknown)
(Last Known Address(es))
3311 19TH STREET SW
LEHIGH ACRES, FL 33976
2820 38TH AVE
NAPLES, FL 34117-8836
JESUS IMERIO PUPO
(Current Residence Unknown)
(Last Known Address(es))
3311 19TH STREET SW
LEHIGH ACRES, FL 33976
2820 38TH AVE
NAPLES, FL 34117-8836
190 LEAWOOD CIR

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-004964
LAKEVIEW LOAN SERVICING,
LLC,
Plaintiff, v.
TALLICA TIDWELL, et al.,
Defendants.

NOTICE is hereby given that Kevin C.
Karnes, Clerk of the Circuit Court of
Lee County, Florida, will on September
24, 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 high-
est and best bidder for cash, the follow-
ing described property situated in Lee
County, Florida, to wit:

Lot 12, Block 159, 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.
Property Address: 1909 Milstead
Avenue, Lehigh Acres, FL 33972
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 en-
titled 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
08/13/2026.

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
August 21, 28, 2026 26-03337L

FIRST INSERTION

MORTGAGE TRUST AB2 is the
Plaintiff, and JACLYNN WILLOW;
UNKNOWN SPOUSE OF JACLYNN
WILLOW; UNITED STATES OF
AMERICA - DEPARTMENT OF
HOUSING AND URBAN DEVELOP-
MENT; LOVERS KEY BEACH CLUB
CONDOMINIUM, INC.; are Defen-
dants.

The Clerk of the Court, Kevin C.
Karnes will sell to the highest bidder for
cash at www.lee.realforeclose.com on
October 1, 2026 at 09:00:00 AM EST
the following described real property as
set forth in said Final Judgment, to wit:
UNIT 605, LOVERS KEY
BEACH CLUB CONDOMINI-
UM, A CONDOMINIUM AC-
CORDING TO THE CONDO-
MINIUM DECLARATION, AS
RECORDED IN OFFICIAL
RECORD BOOK 1731, AT
PAGES 4456 THROUGH 4502,
INCLUSIVE, AND AS SUBSE-
QUENTLY AMENDED, AND
CONDOMINIUM BOOK 9,
PAGE 113 THROUGH 117, IN-
CLUSIVE, ALL IN THE PUB-
LIC RECORDS OF LEE COUN-
TY, FLORIDA, TOGETHER
WITH ALL APPURTENANCES
THEREUNTO.

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.

FIRST INSERTION

NAPLES, FL 34104-4132

YOU ARE NOTIFIED that an action
for Foreclosure of Mortgage on the fol-
lowing described property:

LOT 5, BLOCK 55, UNIT 6,
SECTION 2, TOWNSHIP 45
SOUTH, RANGE 26 EAST,
LEHIGH ACRES, ACCORD-
ING TO THE MAP OR PLAT
THEREOF ON FILE IN THE
OFFICE OF THE CLERK OF
THE CIRCUIT COURT, RE-
CORDED IN PLAT BOOK 15,
PAGE 94, PUBLIC RECORDS
OF LEE COUNTY, FLORIDA.
A/K/A: 3311 19TH STREET SW,
LEHIGH ACRES, FL 33976.

has been filed against you and you are
required to serve a copy of your written
defenses, if any, to it, on Brian L. Ro-
saler, 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 Busi-
ness Observer) and file the original with
the Clerk of this Court either before
service on Plaintiff's attorney or imme-
diately thereafter; otherwise a default
will be entered against you for the relief
demanded in the complaint.

FIRST INSERTION

NOTICE OF ACTION

IN THE CIRCUIT COURTS OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA

CIVIL DIVISION
Case No. 26-CA-001562
VILLAGE OF CEDARBEND
HOMEOWNERS ASSOCIATION,
INC.,
Plaintiff, v.
MATTHEW J. CULOTTA; et. al.
Defendants.

TO: Matthew J. Culotta
5235 Cedarbend Drive, Unit 1
Fort Myers, Florida 33919
YOU ARE NOTIFIED that an action
to foreclose a mortgage on the follow-
ing described property in Lee County,
Florida:

Unit No. 1, Building No. 5235,
Phase 1, Village of Cedarbend,
Lee County, Florida

has been filed against you and you are
required to serve a copy of your writ-
ten defenses, if any, to VARNUM LLP,
4801 Tamiami Trail N, Ste. 350, Naples,
Florida 34103, within 30 days from first
date of publication, and file the original
with the Clerk of this Court either be-
fore service on Plaintiff's attorneys or
immediately thereafter, otherwise a
default will be entered against you for
the relief demanded in the complaint or
petition.

If you are a person with a disability
who needs any accommodation in order
to participate in this proceeding, you
are entitled, at no cost to you, to the
provision of certain assistance. Please
contact Brooke Dean, Operations Di-
vision Manager for the 20th Judicial
Circuit Court, whose telephone is (239)
533-1771, at least 7 days before your
scheduled court appearance, or imme-
diately upon receiving this notification
of the time before the scheduled ap-
pearance is less than 7 days; if you are
hearing or voice impaired, call 711.

DATED 17th day of August, 2026.

Kevin C. Karnes
As Clerk of the Court
(SEAL) By: K Harris
As Deputy Clerk 26-CA-001562

VARNUM LLP
4801 Tamiami Trail N, Ste. 350
Naples, Florida 34103
August 21, 28, 2026 26-03366L

IMPORTANT

AMERICANS WITH DISABILITIES
ACT: If you are a person with a disabili-
ty 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 Di-
vision Manager for the 20th Judicial Cir-
cuit, whose office is located at the 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 sched-
uled 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
the court on 08/14/2026.

CLERK OF THE COURT
Kevin C. Karnes
(SEAL) T Mann
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
1395-1206B
Ref# 23183
August 21, 28, 2026 26-03330L

If you are a person with a disabili-
ty who needs any accommodation in
order to participate in this proceed-
ing, you are entitled, at no cost to you,
to the provision of certain assistance.
Please contact Brooke Dean, Opera-
tions Division Manager, whose office
is located at Lee County Justice Cen-
ter, 1700 Monroe Street, Fort Myers,
Florida 33901, and whose telephone
number is (239) 533-1771, at least 7
days before your scheduled court ap-
pearance, or immediately upon receiv-
ing this notification if the time before
the scheduled appearance is less than
7 days; if you are hearing or voice im-
paired, call 711.

WITNESS my hand and the seal
of this Court this 17th day of August,
2026.

KEVIN C. KARNES
As Clerk of the Court and/or
Comptroller
/s/ Kennedy Harris
(SEAL) Kennedy Harris

Brian L. Rosaler, Esquire
POPKIN & ROSALER, P.A.,
1701 West Hillsboro Boulevard,
Suite 400,
Deerfield Beach, FL 33442.
26-52815
August 21, 28, 2026 26-03361L

FIRST INSERTION

NOTICE OF ACTION

IN THE CIRCUIT COURT FOR THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA

CIRCUIT CIVIL DIVISION
CASE NO.: 26-CA-002566
SPRING EQ, LLC
Plaintiff(s), vs.
THE UNKNOWN SUCCESSOR
TRUSTEE OF THE PHILLIP N.
MULLINGS, SR. REVOCABLE
LIVING TRUST UNDER
AGREEMENT JUNE 30, 2023, AND
ANY AMENDMENTS THERETO;
THE UNKNOWN BENEFICIARIES
OF THE PHILLIP N. MULLINGS,
SR. REVOCABLE LIVING TRUST
UNDER AGREEMENT JUNE 30,
2023, AND ANY AMENDMENTS
THERETO THE UNKNOWN
TENANT IN POSSESSION,
Defendant(s).

TO: THE UNKNOWN SUCCE-
SOR TRUSTEE OF THE PHILLIP N.
MULLINGS, SR. REVOCABLE LIV-
ING TRUST UNDER AGREEMENT
JUNE 30, 2023, AND ANY AMEND-
MENTS THERETO

LAST KNOWN ADDRESS: 10440
CANAL BROOK LANE, LEHIGH
ACRES, FL 33936

CURRENT ADDRESS: UNKNOWN
TO: THE UNKNOWN BENEFICIA-
RIES OF THE PHILLIP N. MULL-
INGS, SR. REVOCABLE LIVING
TRUST UNDER AGREEMENT JUNE
30, 2023, AND ANY AMENDMENTS
THERETO
LAST KNOWN ADDRESS: 10440
CANAL BROOK LANE, LEHIGH
ACRES, FL 33936
CURRENT ADDRESS: UNKNOWN

FIRST INSERTION

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE
20TH JUDICIAL CIRCUIT, IN AND
FOR LEE COUNTY, FLORIDA

CIVIL DIVISION

CASE NO.: 26-CA-003338

ROCKET MORTGAGE, LLC,

Plaintiff, vs.

ROBERT GOODYKOONTZ A/K/A

ROBERT H GOODYKOONTZ, et

al.,

Defendants.

TO: ROBERT GOODYKOONTZ
A/K/A ROBERT H GOODYKOONTZ
150 MANDALAY ROAD, FORT MY-
ERS BEACH, FL 33931

GEORGANNE CHANDLER
150 MANDALAY ROAD, FORT MY-
ERS BEACH, FL 33931

YOU ARE NOTIFIED that an action
for Foreclosure of Mortgage on the fol-
lowing described property:

Lot 8, Block B, in Gulf Island
Manor, according to the Plat
thereof, recorded in Plat Book 8,
Page 68, of the Public Records of
Lee County, Florida.

has been filed against you and you are
required to serve a copy of your writ-
ten defenses, if any, to it, on De Cubas
& Lewis, P.A., Attorney for Plaintiff,
whose address is PO BOX 5026, FORT
LAUDERDALE, FL 33310 within thir-
ty (30) days after the first publication
of this Notice in the (Please publish in
BUSINESS OBSERVER) and file the

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-002865
DEUTSCHE BANK NATIONAL
TRUST COMPANY, AS TRUSTEE
FOR MORGAN STANLEY IXIS
REAL ESTATE CAPITAL TRUST
2006-1 MORTGAGE PASS
THROUGH CERTIFICATES,
SERIES 2006-1,

Plaintiff, vs.

MEHELLE J. RENSHAW F/K/A
MEHELLE J. RUIZ A/K/A
MEHELLE RUIZ; JENNIFER
LYNN RUIZ F/K/A JENNIFER
THINGELSTAD; NICHOLAS RUIZ;
PASCUAL RUIZ, III; SABRINA
RUIZ; STATE OF FLORIDA,
DEPARTMENT OF REVENUE;
CLERK OF THE CIRCUIT COURT
OF LEE COUNTY, FLORIDA;
SOLAR MOSAIC, INC., AN
INACTIVE CORPORATION;
GOODLEAP, LLC; NICHOLAS
RUIZ, AS SUCCESSOR TRUSTEE
OF PASCUAL RUIZ, JR.,
REVOCABLE TRUST AGREEMENT
DATED APRIL 3, 2023;
Defendants

NOTICE IS HEREBY GIVEN pursu-
ant to a Final Judgment in Mortgage
Foreclosure dated August 3, 2026, and
entered in Case No. 25-CA-002865, of
the Circuit Court of the Twentieth Ju-
dicial Circuit in and for LEE County,
Florida. DEUTSCHE BANK NATION-
AL TRUST COMPANY, AS TRUSTEE
FOR MORGAN STANLEY IXIS REAL
ESTATE CAPITAL TRUST 2006-1
MORTGAGE PASS THROUGH CER-
TIFICATES, SERIES 2006-1 (hereafter
"Plaintiff"), is Plaintiff and MECH-

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

LOT 36, CALOOSA LAKES
PHASE 1, ACCORDING TO
THE PLAT THEREOF, AS RE-
CORDED IN OFFICIAL RE-
CORDS INSTRUMENT NO.
2006000358513, OF THE PUB-
LIC RECORDS OF LEE COUN-
TY, FLORIDA.

Property address: 10440 Canal
Brook Lane, Lehigh Acres, FL
33936

You are required to file a written re-
sponse with the Court and serve a
copy of your written defenses, if any,
to it on Padgett Law Group, whose
address is 6267 Old Water Oak Road,
Suite 203, Tallahassee, FL 32312, at
least thirty (30) days from the date of
first publication, and file the original
with the clerk of this court either be-
fore service on Plaintiff's attorney or
immediately thereafter; otherwise, a
default will be entered against you for
the relief demanded in the complaint.

DATED this day 17th day of August,
2026.

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
(SEAL) BY: K Harris
Deputy Clerk

Padgett Law Group
6267 Old Water Oak Road, Suite 203
Tallahassee, FL 32312
attorney@padgettlawgroup.com
TDP File No. 26-001334-1
August 21, 28, 2026 26-03350L

original with the Clerk of this Court
either before service on Plaintiff's at-
torney or immediately thereafter; oth-
erwise a default will be entered against
you for the relief demanded in the com-
plaint.

If you are a person with a disabili-
ty who needs any accommodation in
order to participate in this proceed-
ing, you are entitled, at no cost to you,
to the provision of certain assistance.
Please contact Brooke Dean, Opera-
tions Division Manager, whose office
is located at Lee County Justice Cen-
ter, 1700 Monroe Street, Fort Myers,
Florida 33901, and whose telephone
number is (239) 533-1771, at least 7
days before your scheduled court ap-
pearance, or immediately upon receiv-
ing this notification if the time before
the scheduled appearance is less than
7 days; if you are hearing or voice im-
paired, call 711.

WITNESS my hand and the seal
of this Court this 17th day of August,
2026.

KEVIN C. KARNES
As Clerk of the Court
(SEAL) By Kennedy Harris
As Deputy Clerk

De Cubas & Lewis, P.A.,
Attorney for Plaintiff,
PO BOX 5026,
FORT LAUDERDALE, FL 33310
26-02413

August 21, 28, 2026 26-03360L

ACTIONS / SALES

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 26-CP-2454 Division: Probate IN RE: ESTATE OF VONCILE TOMLINSON, Deceased. The administration of the Estate of Voncile Tomlinson, deceased, whose date of death was January 10, 026, 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 732.221. The date of first publication of this Notice is August 21, 2026. Personal Representative: s/ Charles L. Tomlinson III Charles L. Tomlinson III 1552 Braeburn Road Fort Myers, FL 33919 Attorney for Personal Representative: s/ Kevin A. Kyle Kevin A. Kyle Attorney for Personal Representative Phone 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 hollyk@trustska.com 4912-3936-2246, v. 1 August 21, 28, 202626-03414L

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-006201 HOLIDAY CONDOMINIUM, INC. Plaintiff, v. JOHN M. JOHNSEN; THE UNKNOWN SPOUSE OF JOHN M. JOHNSEN; JOSEPH J. JOHNSEN; THE UNKNOWN SPOUSE OF JOSEPH J. JOHNSEN; RENEE KATHERINE GRAHAM; THE UNKNOWN SPOUSE OF RENEE KATHERINE GRAHAM; RYAN EMMERTZ; THE UNKNOWN SPOUSE OF RYAN EMMERTZ; THE UNKNOWN TENANT(S)/ OCCUPANT(S) IN POSSESSION, Defendants. TO: JOHN M. JOHNSEN; THE UNKNOWN SPOUSE OF JOHN M. JOHNSEN; JOSEPH J. JOHNSEN; THE UNKNOWN SPOUSE OF JOSEPH J. JOHNSEN; RENEE KATHERINE GRAHAM; THE UNKNOWN SPOUSE OF RENEE KATHERINE GRAHAM; RYAN EMMERTZ; THE UNKNOWN SPOUSE OF RYAN EMMERTZ; THE UNKNOWN TENANT(S)/ OCCUPANT(S) IN POSSESSION Last Known Address: 11761 Valleyview Drive, 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: UNIT 186 AND 1/507 interest in the common elements of HOLIDAY TRAVEL RV CONDOMINIUM, according to the Declaration of Condominium recorded in O.R. Book 1557, Pgs. 1583-1671, Public Records of Lee County, Florida (the "Property"). Street Address: 11761 Valleyview Drive, 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 13th day of August, 2026. Kevin C. Karnes (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 August 21, 28, 202626-03311L

FIRST INSERTION	
NOTICE OF ACTION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 26-CC-004779 AMERICA OUTDOORS CONDOMINIUM ASSOCIATION, INC., A FLORIDA NOT FOR PROFIT CORPORATION, PLAINTIFF, V. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JOHN S. GAMACHE and UNKNOWN SPOUSE OF JOHN S. GAMACHE DEFENDANTS. TO: Unknown Heirs, Beneficiaries, Devisees, Assignees, Lienors, Creditors, Trustees, And All Others Who May Claim an Interest in The Estate of John S. Gamache 16900 S Tamiami Trail, Unit R29 Fort Myers, FL 33908 Unknown Spouse of John S. Gamache 16900 S Tamiami Trail, Unit R29 Fort Myers, FL 33908 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: Unit R-29, America Outdoors	Camper Resort #1, a Condominium, according to the Declaration of Condominium recorded in Official Record Book 1673, Page 2487, and Condominium Plat Book 8, Page 219, and Joinder and Consent of Mortgage recorded in Official Records Book 1750, Page 3795, all of the Public Records of Lee County, Florida, and subsequently amended, together with all appurtenances thereto appertaining and specified in said Condominium Declaration. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on: ASHLEY R. TULLOCH, 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 08/17/2026. KEVIN C. KARNES, as Clerk of said Court (SEAL) By: K Harris As Deputy Clerk 26-CC-004779 A04236/431136/31956514 August 21, 28, 202626-03365L

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-557 IN RE: ESTATE OF TIMOTHY JAMES MURTY, a/k/a TIM MURTY, Deceased. The administration of the estate of Timothy James Murty, also known as Tim Murty, deceased, whose date of death was November 24, 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. 732.221, Florida Statutes. The written demand must be filed with the clerk. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is August 21, 2026. Patrica J. Murty 15209 Cape Sable Lane Fort Myers, Florida 33908 Nicole R. Cook, Esq. Attorney Florida Bar Number: 124945 SIMMONS & COOK, PLLC 2080 McGregor Blvd., Suite 101 Fort Myers, FL 33901 Telephone: (239) (239) 204-9376 Fax: (239) (239) 204-9378 E-Mail: Nicole@lawswfl.com Secondary E-Mail: Victoria@lawswfl.com August 21, 28, 202626-03413L	

FIRST INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION CASE NO. 26-CA-002259 LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. ADAM COOK A/K/A ADAM G. COOK, AS TRUSTEE OF THE ADAM COOK REVOCABLE TRUST OF 2023, DATED APRIL 6, 2023; ADAM COOK A/K/A ADAM G. COOK; ZOEY PINTO A/K/A ZOEY Y. COOK; UNITED STATES OF AMERICA, ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN BENEFICIARIES OF THE ADAM COOK REVOCABLE TRUST OF 2023, DATED APRIL 6, 2023; ET AL., Defendant(s). TO: ADAM COOK A/K/A ADAM G. COOK Last Known Address 1781 CORAL POINT DR CAPE CORAL, FL 33990 Current Residence is Unknown TO: ADAM COOK A/K/A ADAM G. COOK, AS TRUSTEE OF THE ADAM COOK REVOCABLE TRUST OF 2023, DATED APRIL 6, 2023 Last Known Address 1781 CORAL POINT DR CAPE CORAL, FL 33990 Current Residence is Unknown TO: UNKNOWN BENEFICIARIES OF THE ADAM COOK REVOCABLE TRUST OF 2023, DATED APRIL 6, 2023 Last Known Address 1781 CORAL POINT DR CAPE CORAL, FL 33990 Current Residence is Unknown YOU ARE NOTIFIED that an action to foreclose a mortgage on the following described property in Lee County, Florida: LOTS 31 AND 32, BLOCK 1,	CORAL POINT SUBDIVISION, UNRECORDED, IN SECTION 29, TOWNSHIP 44 SOUTH, RANGE 24 EAST, AS SHOWN IN OFFICIAL RECORDS BOOK 150, PAGES 315 THROUGH 320, INCLUSIVE, 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 Diaz Anselmo & Associates, P.A., Plaintiff's attorneys, whose address is P.O. BOX 19519, Fort Lauderdale, FL 33318, (954) 564-0071, answers@dallegal.com, within 30 days from first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorneys or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact 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 08/17/2026 Kevin C. Karnes As Clerk of the Court (SEAL) By: K Harris As Deputy Clerk 26-CA-002259 Diaz Anselmo & Associates, P.A., Plaintiff's attorneys, P.O. BOX 19519, Fort Lauderdale, FL 33318, (954) 564-0071, answers@dallegal.com 1475-222853 / ME2 August 21, 28, 202626-03367L

FIRST INSERTION	
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA Case No: 2025 CA 007043 CARRINGTON MORTGAGE SERVICES, LLC, Plaintiff, vs. WENDY BURT, et al, Defendants. NOTICE IS HEREBY GIVEN that pursuant the Final Judgment of Foreclosure dated and entered in Case No. 2025 CA 007043 of the Circuit Court of the Judicial Circuit in and for Lee County, Florida wherein CARRINGTON MORTGAGE SERVICES, LLC, is the Plaintiff and WENDY BURT, is/are Defendant(s). I, Lee County Clerk of Courts, Kevin C. Karnes, will sell to the highest and best bidder for cash at www.lee.realforeclose.com at 9:00 a.m. on September 17, 2026 the following described property set forth in said Final Judgment, to wit: LOTS 3 AND 4, BLOCK 5129, CAPE CORAL UNIT 80, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 22, PAGE 140, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Commonly known as: 2320 NW 26th Ter, 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 before the clerk reports the surplus as unclaimed. If the sale is set aside, the Purchaser may be entitled to only a return of the sale deposit less any applicable fees and costs and shall have no other recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney. DATED in Lee, Florida this, day of 08/13/2026, Kevin C. Karnes As Clerk of Circuit Court (SEAL) N Wright-Angad Deputy Clerk LLS15145 August 21, 28, 202626-03336L	

FIRST INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIRCUIT CIVIL DIVISION CASE NO.: 26-CA-002020 U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR BLUEWATER INVESTMENT TRUST 2018-1, Plaintiff, v. SUMMER INVESTMENT 1 LLC, A FLORIDA LIMITED LIABILITY COMPANY A/K/A SUMMER INVESTMENTS 1 LLC, et al., Defendants. TO: CESAR HERNANDEZ Last Known Address: 9055 SW 73rd Court, Unit 1910, Miami, FL 33156 YOU ARE HEREBY NOTIFIED that an action to foreclosure a mortgage on the following property located in Lee County, Florida: LOTS 13 AND 14, BLOCK 2904, CAPE CORAL UNIT 41, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 17, PAGE 2, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. including the buildings, appurtenances, and fixture located thereon. Property Address: 925 NW 9th Ave, Cape Coral, FL 33993 (the "Property"). filed against you and you are required to serve a copy of your written defenses, if any, to it on HOWARD LAW, Plaintiff's attorney, whose address is 902 Clint Moore Road, Suite 220, Boca Raton, FL 33487 within 30 days from the date of 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 or petition filed herein. WITNESS my hand and seal of this Court at Lee, Florida on this 14th day of August, 2026. KEVIN C. KARNES LEE COUNTY CLERK OF COURT (SEAL) By: K Harris Deputy Clerk HOWARD LAW, Plaintiff's attorney, 902 Clint Moore Road, Suite 220, Boca Raton, FL 33487 25-000599-1 August 21, 28, 202626-03315L	

FIRST INSERTION	
NOTICE OF ACTION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 26-CC-004195 ISLAND VISTA ESTATES, L.L.C., Plaintiff, vs. HECTOR MORENO-SILVA, LAURA NANCY LEDESMA DE MENDEZ, and ERIK NIELSEN, Defendants. TO: Erik Nielson 11940 Catrakee Drive Jacksonville, Florida 32223 YOU ARE NOTIFIED that an action for money damages, subordination of a first lien and imposition and foreclosure of a statutory landlord's lien upon a mobile home described as that certain 1973 LAMP mobile home in Island Vista Estates mobile home park located at 252 Mongoose Lane, Lot No. 252, North Fort Myers, Florida 33917, and bearing Vehicle Identification Number 2A1638, has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Stanley L. Martin, Plaintiff's attorney, whose address is 4300 W. Cypress Street, Suite 400, Tampa, Florida 33607, within 30 days of the first publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. WITNESS, Clerk of the County Court, and the seal of said Court, at the Courthouse at Lee County, Florida. Dated: 08/14/2026 Kevin C. Karnes Clerk, County Court Lee County, Florida (SEAL) By: K Harris Deputy Clerk	
Stanley L. Martin, Plaintiff's attorney, 4300 W. Cypress Street, Suite 400, Tampa, Florida 33607 (813) 282-5925 August 21, 28, 202626-03317L	
FIRST INSERTION	
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 26-CA-001118 NEWREZ LLC, Plaintiff, vs. LETICIA BARRERA; JORGE BARRERA; UNKNOWN SPOUSE OF LETICIA BARRERA; UNKNOWN SPOUSE OF JORGE BARRERA; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, and ALL OTHER UNKNOWN PARTIES, et al., Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Summary Judgment of Foreclosure dated August 6, 2026, entered in Civil Case No.: 26-CA-001118 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein NEWREZ LLC, Plaintiff, and LETICIA BARRERA; JORGE BARRERA, are Defendants. I will sell to the highest bidder for cash, at www.lee.realforeclose.com, at 9:00 AM, on the 8th day of October, 2026, the following described real property as set forth in said Judgment, to wit: LOT 6, BLOCK 221, UNIT 59, MIRROR LAKES, SECTION 19, TOWNSHIP 45 SOUTH, RANGE 27 EAST, A SUBDIVISION OF LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 27, AT PAGE 83, OF THE 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 before the clerk reports the surplus as unclaimed. If you fail to file a timely claim you will not be entitled to any remaining funds. After the funds are reported as unclaimed, only the owner of record as of the date of the Lis Pendens may claim the surplus. WITNESS my hand and the seal of the court on 08/17/2026. KEVIN C. KARNES CLERK OF THE COURT (SEAL) By: N Wright-Angad Deputy Clerk Attorney for Plaintiff: Brian L. Rosaler, Esquire Popkin & Rosaler, P.A. 1701West Hillsboro Boulevard Suite 400 Deerfield Beach, FL 33442 Telephone: (954) 360-9030; Facsimile: (954) 420-5187 26-52728 August 21, 28, 202626-03380L	

--- PUBLIC SALES ---

FIRST INSERTION

NOTICE OF PUBLIC HEARINGS TO CONSIDER THE IMPOSITION OF SPECIAL ASSESSMENTS PURSUANT TO SECTIONS 170.07 AND 197.3632, *FLORIDA STATUTES*, BY THE RIVER HALL COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER ADOPTION OF ASSESSMENT ROLL PURSUANT TO SECTION 197.3632(4)(b), *FLORIDA STATUTES*, BY RIVER HALL COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF REGULAR MEETING OF THE RIVER HALL COMMUNITY DEVELOPMENT DISTRICT

In accordance with Chapters 170, 190 and 197, Florida Statutes, the River Hall Community Development District's ("District") Board of Supervisors ("Board") hereby provides notice of the following public hearings and regular meeting:

NOTICE OF PUBLIC HEARINGS

DATE: September 17, 2026

TIME: 3:30 PM

LOCATION: River Hall Town Hall Center

Arts & Crafts Room

3089 River Hall Parkway

Alva, Florida 33920

The purpose of the public hearings announced above is to consider the imposition of special assessments ("Debt Assessments"), and adoption of assessment rolls to secure proposed bonds, on benefited lands within Assessment Area 6 of the District (the "Assessment Area"), and to provide for the levy, collection and enforcement of the Debt Assessments. The proposed bonds secured by the Debt Assessments are intended to finance certain public infrastructure improvements, including, but not limited to, stormwater management, environmental restoration, off-site road improvements, sanitary sewer systems, potable water systems and perimeter landscaping, and other infrastructure projects and services necessitated by the development of, and serving lands within, the District (collectively, "Project"), benefitting certain lands within the Assessment Area. The Project is described in more detail in the Supplement #4 to the River Hall Community Development District Engineer's Report (Dated October 25, 2005) and Supplement #1 (Dated November 15, 2019; Revised July 2, 2020) and Supplement #2 (Dated February 2, 2023; Revised July 25, 2023) and Supplement #3 (Dated August 1, 2024; Revised October 24, 2024) prepared by Barraco and Associates, Inc. and dated August 6, 2026 ("Engineer's Report"). The Debt Assessments are proposed to be levied as one or more assessment liens and allocated to the benefited lands within the Assessment Area, as set forth in the River Hall Community Development District Sixth Supplemental Special Assessment Methodology Report for Assessment Area 6 prepared by Wrathell, Hunt & Associates, LLC dated August 6, 2026 ("Assessment Report"). The District and the Assessment Area to be assessed are geographically depicted below and in the Engineer's Report. At the conclusion of the public hearings, the Board will, by resolution, levy and impose assessments as finally approved by the Board. A regular meeting of the District will also be held where the Board may consider any other business that may properly come before it.

The District is located entirely within unincorporated Lee County, Florida, and encompasses approximately 1,958 +/- acres. The District is generally located in north-eastern Lee County, south of Palm Beach Boulevard and east of Buckingham Road. All lands within the Assessment Area are expected to be improved in accordance with the reports identified above.

A description of the property to be assessed and the amount to be assessed to each piece or parcel of property may be ascertained at the "District's Office" located at c/o Wrathell, Hunt and Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, 561-571-0010. Also, a copy of the agendas and other documents referenced herein may be obtained from the District Office.

Proposed Debt Assessments

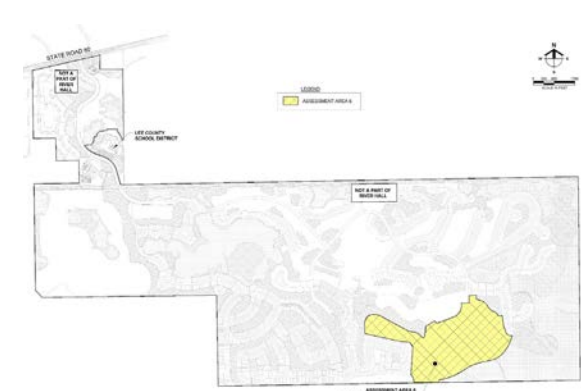
The District intends to collect total revenue not in excess of \$9,945,000 (not including interest, costs of collection and enforcement and any applicable gross up for early payment discount). As described in more detail in the Assessment Report, the District's Debt Assessments will be levied against benefited lands within the Assessment Area within the District. The Assessment Report identifies maximum assessment amounts for each land use category that is currently expected to be assessed. The method of allocating Debt Assessments for the Project to be funded by the District will initially be allocated within that area on a platted residential lot basis for platted residential lot and on an equal per gross acre basis for unplatted lands. Then, as unplatted lands are platted, the Debt Assessments will be assigned to platted residential lots on a first-platted, first-assigned, Equivalent Residential Unit ("ERU") basis, where each Single Family 50' unit will have an ERU of 1.00. The proposed Debt Assessments are as follows:

Product Type	ERU Factor	# Units / Acres	Per Unit Proposed Debt Assessment / Total Revenue (Total Par, Excludes Interest and Collection Cost)	Per Unit Proposed Annual Debt Assessment (Including costs of collection and assumes payment in March*)
Single Family 50'	1.00	97	\$33,780.57	\$3,125.00
Single Family 60'	1.20	164	\$40,536.68	\$3,750.00

The assessments may be prepaid in whole at any time, or in some instances in part, or may be paid in not more than thirty (30) annual installments subsequent to the issuance of debt to finance the improvements (not counting any capitalized interest period). These annual assessments will be collected on the Lee County tax roll by the Tax Collector. Alternatively, the District may choose to directly collect and enforce these assessments.

The public hearings and meeting are open to the public and will be conducted in accordance with Florida law. 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 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 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 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.



RESOLUTION NO. 2026-13

A RESOLUTION OF THE BOARD OF SUPERVISORS OF RIVER HALL COMMUNITY DEVELOPMENT DISTRICT DECLARING SPECIAL ASSESSMENTS; INDICATING THE LOCATION, NATURE AND ESTIMATED COST OF THOSE IMPROVEMENTS WHICH COST IS TO BE DEFRAYED IN WHOLE OR IN PART BY THE SPECIAL ASSESSMENTS; PROVIDING THE PORTION OF THE ESTIMATED COST OF THE IMPROVEMENTS TO BE DEFRAYED IN WHOLE OR IN PART BY THE SPECIAL ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH SPECIAL ASSESSMENTS SHALL BE MADE; PROVIDING WHEN SUCH SPECIAL ASSESSMENTS SHALL BE MADE; DESIGNATING LANDS UPON WHICH THE SPECIAL ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT PLAT; ADOPTING A PRELIMINARY ASSESSMENT ROLL; PROVIDING FOR A PUBLIC HEARING TO CONSIDER THE ADVISABILITY AND PROPRIETY OF SAID ASSESSMENTS AND THE RELATED IMPROVEMENTS; PROVIDING FOR NOTICE OF SAID PUBLIC HEARING; PROVIDING FOR PUBLICATION OF THIS RESOLUTION; PROVIDING FOR CONFLICTS, PROVIDING FOR SEVERABILITY AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, River Hall Community Development District (the "District") is a local unit of special-purpose government organized and existing under and pursuant to Chapter 190, Florida Statutes (the "Act"); and

WHEREAS, the District is authorized by the Act to finance, fund, plan, establish, acquire, install, equip, operate, extend, construct, or reconstruct roadways, sewer and water distribution systems, stormwater management/earthwork improvements, landscape, irrigation and entry features, conservation and mitigation, street lighting and other infrastructure projects, and services necessitated by the development of, and serving lands within, the District; and

WHEREAS, the Board of Supervisors of the District (the "Board") previously approved an overall original capital improvement program ("Original CIP") described in that certain River Hall Community Development District Engineer's Report prepared by Barraco and Associates, Inc. dated October 25, 2005; and

WHEREAS, the Board previously approved that certain report entitled "Supplement #1 to the River Hall Community Development District Engineer's Report Dated October 25, 2005," dated November 15, 2019 and revised July 2, 2020 prepared by Barraco and Associates, Inc. ("Supplement #1"), that certain report entitled "Supplement #2 dated February 2, 2023, as revised April 6, 2023, and further revised July 25, 2023 to the River Hall Community Development District Engineer's Report Dated October 25, 2005 and Supplement #1 dated November 15, 2019 and revised July 2, 2020" prepared by Barraco and Associates, Inc. ("Supplement #2"), and that certain report entitled "Supplement #3 to the River Hall Community Development District Engineer's Report Dated October 25, 2005 and Supplement #1 dated November 15, 2019, revised July 2, 2020 and Supplement #2 dated February 2, 2023, revised July 25, 2023," dated August 1, 2024 and revised October 24, 2024 prepared by Barraco and Associates, Inc. ("Supplement #3"), Supplement #1, Supplement #2 and Supplement #3 contained updates on the status of the Original CIP, identified modifications to the overall development plan and described a capital improvement plan for the acquisition, construction and installation of additional assessable capital improvements comprising the 2026 Project for Assessment Area 6; and

WHEREAS, Barraco and Associates, Inc. prepared a report entitled "Supplement #4 to the River Hall Community Development District Engineer's Report (Dated October 25, 2005) and Supplement #1 (Dated November 15, 2019; Revised July 2, 2020) and Supplement #2 (Dated February 2, 2023; Revised July 25, 2023) and Supplement #3 (Dated August 1, 2024; Revised October 24, 2024)," dated August 6, 2026 (the "Engineer's Report"). The Engineer's Report serves as an update to the Original CIP, as previously supplemented, identifies modifications to the overall development plan, describes the next and final planned construction phase of the development, and describes a capital improvement plan for the acquisition, construction and installation of additional assessable capital improvements comprising the 2026 Project for Assessment Area 6; and

WHEREAS, the Board hereby determines to undertake, install, plan, establish, construct, reconstruct, enlarge or extend, equip, acquire, operate and/or maintain certain public improvements (the "Improvements") described in the Engineer's Report, a copy of which is attached hereto and made a part hereof as Exhibit "A" and maintained on file at the offices of Barraco and Associates, Inc., 2271 McGregor Boulevard, Suite 100, Fort Myers, Florida 33901 and the offices of the District Manager at Wrathell, Hunt and Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, FL 33431 ("District Manager's Office"); and

WHEREAS, the Board finds that it is in the best interest of the District to pay all or a portion of the cost of the Improvements by imposing, levying, and collecting special assessments pursuant to the Act and Chapters 170 and 197, Florida Statutes (the "Assessments"); and

WHEREAS, the District is empowered by the Act and Chapters 170 and 197, Florida Statutes, to finance, fund, plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate, and maintain the Improvements and to impose, levy, and collect the Assessments; and

WHEREAS, the District hereby determines that special benefits will accrue to the property benefited by the Improvements, the amount of those benefits, and that the Assessments will be made in proportion to the benefits received as set forth in that certain River Hall Community Development District Sixth Supplemental Special Assessment Methodology Report for Assessment Area 6 prepared by Wrathell, Hunt & Associates, LLC dated August 6, 2026 (the "Assessment Report"), a copy of which is attached hereto and made a part hereof as Exhibit "B" and maintained on file at the District Manager's Office; and

WHEREAS, the District hereby determines that the Assessments to be levied

will not exceed the benefits to the property benefited by the Improvements.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF RIVER HALL COMMUNITY DEVELOPMENT DISTRICT THAT:

Section 1. Recitals. The foregoing recitals are hereby incorporated as the findings of the Board.

Section 2. Declaration of Assessments. The Board declares that it has determined to undertake the Improvements and Assessments shall be levied to defray all or a portion of the cost of the Improvements.

Section 3. Designating the Nature and Location of Improvements. The nature and general location of, and plans and specifications for, the Improvements are described in the Engineer's Report and maintained on file at the District Manager's Office.

Section 4. Declaring the Total Estimated Cost of the Improvements. The total estimated cost of the Improvements is \$9,324,000.00 (the "Estimated Cost").

Section 5. Declaring the Portion of the Estimated Costs of the Improvements to be Paid by Assessments. The Assessments will defray approximately \$9,945,000.00, which is the anticipated maximum par value of any bonds and which includes all or a portion of the Estimated Cost, as well as other financing-related costs, as set forth in the Assessment Report, and which is in addition to interest and collection costs.

Section 6. Declaring the Manner in Which Assessments are to be Paid. The manner in which the Assessments shall be apportioned and paid is set forth in the Assessment Report attached hereto and made a part hereof as Exhibit "B", as may be modified by supplemental assessment resolutions. The Assessment Report is also available at the District Manager's Office.

Section 7. Designating the Lands Upon Which the Special Assessments Shall Be Levied. The Assessments shall be levied on certain lots and lands within Assessment Area 6 of the District as described in the Assessment Report and as further designated by the assessment plat hereinafter contemplated.

Section 8. Assessment Plat. Pursuant to Section 170.04, Florida Statutes, there is on file at the District Manager's Office, a preliminary assessment plat showing the area to be assessed, with the plans and specifications describing the Improvements and the Estimated Cost, all of which shall be open to inspection by the public.

Section 9. Preliminary Assessment Roll. Pursuant to Section 170.06, Florida Statutes, the District Manager has caused to be made a preliminary assessment roll in accordance with the method of levying the Assessments described, which is described in Section 5.7 and Table 6 of the Assessment Report and which shows the lots and lands to be assessed, the amount of benefit to and the Assessments against each lot or parcel of land and the number of annual installments into which such Assessment may be divided. The assessment roll is hereby adopted and approved as the District's preliminary assessment roll.

Section 10. Payment of Assessments. Commencing with the year in which the Assessments are certified for collection and subsequent to any capitalized interest period, the Assessments shall be paid in not more than thirty (30) yearly installments (not counting any capitalized interest period), which installments shall include principal and interest as calculated in accordance with the Assessment Report. The Assessments shall be payable at the same time and in the same manner as are ad-valorem taxes and as prescribed in Chapter 197, Florida Statutes; provided, however, that in the event the uniform non ad-valorem assessment method of collecting the Assessments is not available to the District in any year, or the District otherwise determines not to utilize the provisions of Chapter 197, Florida Statutes, the Assessments may be collected as is otherwise permitted by law including, but not limited to, by direct bill. The decision to collect the Assessments by any particular method - e.g., on the tax roll or by direct bill - does not mean that such method will be used to collect special assessments in future years, and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices.

Section 11. Resolution to Fix Public Hearing. The Board shall adopt a subsequent resolution to fix a time and place at which the owners of property to be assessed or any other persons interested therein may appear before the Board and be heard as to the propriety and advisability of the Assessments and the making of the Improvements, the cost thereof, the manner of payment therefore, or the amount thereof to be assessed against each property as improved; and to authorize such notice and publications of same as may be required by Chapter 170, Florida Statutes, or other applicable law.

Section 12. Publication of Resolution. The District Manager is hereby directed to cause this resolution to be published twice (once a week for two (2) weeks) in a newspaper of general circulation within Lee County, Florida and to provide mailed notices to the owners of the property subject to the proposed Assessments and such other notice as may be required by law or deemed in the best interest of the District.

Section 13. Severability. If any one of the covenants, agreements or provisions herein contained shall be held contrary to any express provision of law or contract to the policy of express law, but not expressly prohibited or against public policy, or shall for any reason whatsoever be held invalid, then such covenants, agreements or provisions shall be null and void and shall be deemed separable from the remaining covenants, agreements or provisions and shall in no way affect the validity of the other provisions hereof.

Section 14. Conflicts. All resolutions or parts thereof in conflict herewith are, to the extent of such conflict, superseded and repealed.

Section 15. Effective Date. This Resolution shall become effective upon its adoption.

PASSED AND ADOPTED this 6th day of August, 2026.

ATTEST:	RIVER HALL COMMUNITY DEVELOPMENT DISTRICT
/s/ Chesley E. Adams, Jr. _____	/s/ Paul D Asfour _____
Chesley E. Adams, Jr., Secretary	Vice Chair

Exhibits:

Exhibit "A": Supplement #4 to the River Hall Community Development District Engineer's Report (Dated October 25, 2005) and Supplement #1 (Dated November 15, 2019; Revised July 2, 2020) and Supplement #2 (Dated February 2, 2023; Revised July 25, 2023) and Supplement #3 (Dated August 1, 2024; Revised October 24, 2024) prepared by Barraco and Associates, Inc. and dated August 6, 2026

Exhibit "B": River Hall Community Development District Sixth Supplemental Special Assessment Methodology Report for Assessment Area 6 prepared by Wrathell, Hunt & Associates, LLC dated August 6, 2026

August 21, 28, 2026 26-03402L

SAVE TIME

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

SARASOTA • MANATEE • HILLSBOROUGH
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COLLIER • CHARLOTTE

FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business Observer

1201 9/20/2025

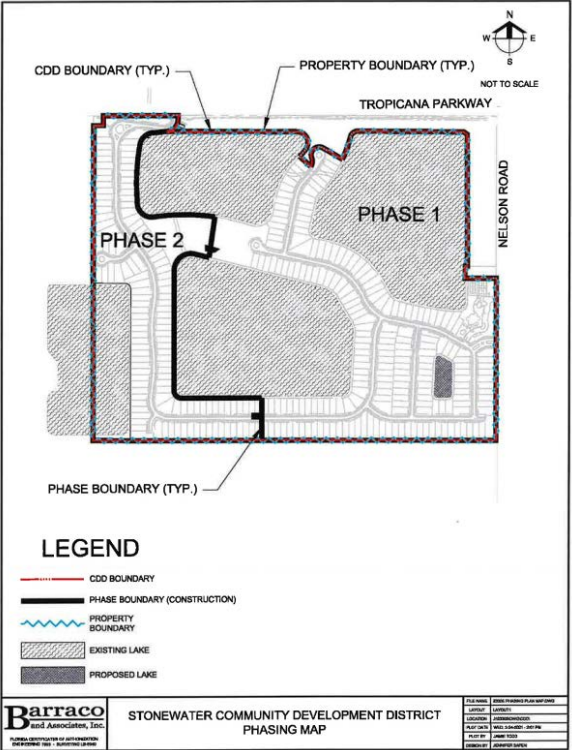
--- PUBLIC SALES ---

FIRST INSERTION																	
STONEWATER 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. Upcoming Public Hearings, and Regular Meeting The Board of Supervisors (“Board”) for the Stonewater Community Development District (“District”) will hold the following two public hearings and a regular meeting on September 14, 2026 at 4:00 p.m., at the offices of D.R. Horton, Inc., 10541 Ben C. Pratt Six Mile Cypress Parkway, Fort Myers, Florida 33966. 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, 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 2026/2027; 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: <table><tr><th>Land Use</th><th>Unit</th><th>FY 2027 O&M</th><th>FY 2027 Debt</th><th>FY 2027 Total Assessment</th><th>FY 2027 Total Assessment</th></tr><tr><td>Single-Family</td><td>327</td><td>\$916.10</td><td>\$1,250.89</td><td>\$2,166.99</td><td>\$1,869.96</td></tr></table> (1) Annual O&M Assessment may also include County collection costs and early payment discounts. 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 2026/2027. 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) is met. 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						Land Use	Unit	FY 2027 O&M	FY 2027 Debt	FY 2027 Total Assessment	FY 2027 Total Assessment	Single-Family	327	\$916.10	\$1,250.89	\$2,166.99	\$1,869.96
Land Use	Unit	FY 2027 O&M	FY 2027 Debt	FY 2027 Total Assessment	FY 2027 Total Assessment												
Single-Family	327	\$916.10	\$1,250.89	\$2,166.99	\$1,869.96												
FIRST INSERTION																	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-2435 Division: Probate IN RE: ESTATE OF ELNOR DIANE STATES Deceased. The administration of the estate of Elnor Diane States, deceased, whose date of death was May 28, 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 sur-																	
viving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221, Florida Statutes. The written demand must be filed with the clerk. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is August 21, 2026. Personal Representative: Brett J. States 1592 Wainscott Dr O'Fallon, Missouri 63366 John C. States 7269 Savanna Ct. Lino Lakes, MN 55014 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@sbshlawfirm.com August 21, 28, 202626-03417L																	
FIRST INSERTION																	
Unknown Spouse of Anabel Elizabeth Reyes 641 Caliph St. Opa Locka, FL 33054 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property in Lee County, Florida: Lot 15, Block 62, WEST PART PLAT OF UNIT 11 SECTION 22, TWP.45S., RGE. 27E. A SUBDIVISION OF LEHIGH ACRES, according to the plat thereof, as recorded in Plat Book 18, Page 82, 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, within 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 imme-																	
diately 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 19th day of August, 2026. Kevin C. Karnes as Clerk of the Circuit Court of Lee County, Florida (SEAL) By: K Harris DEPUTY CLERK Anthony R. Smith, Esquire, the Plaintiff's attorney, Tiffany & Bosco, P.A., 1201 S. Orlando Ave, Suite 430, Winter Park, FL 32789 August 21, 28, 202626-03419L																	
diately 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 19th day of August, 2026. Kevin C. Karnes as Clerk of the Circuit Court of Lee County, Florida (SEAL) By: K Harris DEPUTY CLERK Anthony R. Smith, Esquire, the Plaintiff's attorney, Tiffany & Bosco, P.A., 1201 S. Orlando Ave, Suite 430, Winter Park, FL 32789 August 21, 28, 202626-03419L																	

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



August 21, 2026

26-03403L

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-006790 METROPOLITAN TOWER LIFE INSURANCE COMPANY, Plaintiff, v. ALPHA 3 REI LLC, A FLORIDA LIMITED LIABILITY COMPANY, 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 August 11, 2026, issued in and for Lee County, Florida, in Case No. 25-CA-006790, wherein METROPOLITAN TOWER LIFE INSURANCE COMPANY is the Plaintiff, and ALPHA 3 REI LLC, A FLORIDA LIMITED LIABILITY COMPANY, RUBY VANESSA ANDERSON, PATIO VILLAS OF CAPE CORAL CONDOMINIUM ASSOCIATION, INC. and UNKNOWN TENANT #1 N/K/A MARIA JACQUES DE AMORIN 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 September 17, 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: UNIT 113, PATIO VILLAS OF CAPE CORAL CONDOMINIUM, A 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 BOOK 1852, PAGE 2260, 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 Property Address: 3739 SW 9th Avenue, Apt. 113, Cape Coral, FL 33914 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: 08/19/2026 Kevin Karnes CLERK OF THE COURT (SEAL) N Wright-Angad 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 25-000241-2 August 21, 28, 202626-03416L	
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FIRST 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-001718 FREEDOM MORTGAGE CORPORATION, Plaintiff, vs. JENNIFER L BELLOWS AKA JENNIFER LEE BELLOWS AKA JENNIFER LEE AVERY AKA JENNIFER LEE AVERY AKA JENNIFER LANDERS A/K/A JENNIFER LEE BRIDGES, et al., Defendant. To: JENNIFER L BELLOWS AKA JENNIFER LEE BELLOWS AKA JENNIFER L. AVERY AKA JENNIFER LEE AVERY AKA JENNIFER LANDERS A/K/A JENNIFER LEE BRIDGES, 203 LINCOLN BOULEVARD, LEHIGH ACRES, FL 33936 UNKNOWN SPOUSE OF JENNIFER L BELLOWS AKA JENNIFER LEE BELLOWS AKA JENNIFER L. AVERY AKA JENNIFER LEE AVERY AKA JENNIFER LANDERS A/K/A JENNIFER LEE BRIDGES, 203 LINCOLN BOULEVARD, LEHIGH ACRES, FL 33936 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: LOT 20, BLOCK 7, UNIT 1, CARLTON PARK, SECTION 32, TOWNSHIP 44 SOUTH RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT AS RECORDED IN PLAT BOOK 20, PAGE 1, PUBLIC RECORDS OF, FLORIDA. has been filed against you and you are required to file a copy of your written defenses, if any, to it on Sara Collins, 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 18th day of August, 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 Fax: (321) 248-0420 Email: AccountsPayable@mccalla.com 26-20664FL August 21, 28, 202626-03405L		FIRST INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION: Ft. Myers CASE NO.: 26-CA-001912 SELECT PORTFOLIO SERVICING, INC., Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF TOMAS SANCHEZ MARRERO; KETY FUNDORA AQUILA 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 17 day of September, 2026, the following described property as set forth in said Final Judgment, to wit: LOTS 14 AND 15, BLOCK 2396, CAPE CORAL, UNIT 35, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 16, PAGE(S) 100 THROUGH 111, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. PROPERTY ADDRESS: 514 NE 5TH PL, 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 day of 08/19/2026 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 25-02699 August 21, 28, 202626-03410L	
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FIRST INSERTION

NOTICE OF FORFEITURE COMPLAINT IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO: 26-CA-003436 FGCC Case No.: 26ON0000091 IN RE: FORFEITURE OF: SIXTY-EIGHT THOUSAND ONE HUNDRED EIGHTY-NINE DOLLARS (\$68,189.00) IN U.S. CURRENCY TO: Myers Sand Realty, LLC, Pine Island Sweepstakes, LLC, and Sound Decision Consulting, Inc.; and, All parties having or claiming to have any right, title, or interest in the property herein described. YOU ARE NOTIFIED that on July 22, 2026, the Florida Gaming Control Commission filed the above styled forfeiture action against the above-described property in the Circuit Court of the TWENTIETH Judicial Circuit of Florida, in and for LEE County, which was seized on June 9, 2026, pursuant to a criminal investigation for offenses occurring in LEE County, Florida. An Order finding probable cause was issued by the Court on June 23, 2026. A copy of the aforementioned Complaint and Order are on file at the Office of the Clerk of the Courts for LEE County, Florida, and are available for examination during regular business hours. YOU ARE REQUIRED to serve a copy of your written defenses, if any, to the Complaint and Order finding Probable Cause upon Marc Daniel Taupier, Deputy General Counsel and Chief Gaming Enforcement Legal Advisor for the Florida Gaming Control Commission, whose address is 4070 Esplanade Way, Suite 250, Tallahassee, Florida 32399, and file the Original with the Clerk of Court, LEE County, Florida. Failure to file and serve such pleadings may result in the entry of a Default pursuant to Florida Rules of Civil Procedure 1.550, and a Final Order of Forfeiture. This notice shall be published once a week for two (2) consecutive weeks in the Business Observer - Lee. Marc D. Taupier Deputy General Counsel 4070 Esplanade Way, Suite 250 Tallahassee, FL 32399 August 21, 28, 202626-03411L		NOTICE OF FORFEITURE COMPLAINT IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO: 26-CA-003436 FGCC Case No.: 26ON0000091 IN RE: FORFEITURE OF: SIXTY-EIGHT THOUSAND ONE HUNDRED EIGHTY-NINE DOLLARS (\$68,189.00) IN U.S. CURRENCY TO: Myers Sand Realty, LLC, Pine Island Sweepstakes, LLC, and Sound Decision Consulting, Inc.; and, All parties having or claiming to have any right, title, or interest in the property herein described. YOU ARE NOTIFIED that on July 22, 2026, the Florida Gaming Control Commission filed the above styled forfeiture action against the above-described property in the Circuit Court of the TWENTIETH Judicial Circuit of Florida, in and for LEE County, which was seized on June 9, 2026, pursuant to a criminal investigation for offenses occurring in LEE County, Florida. An Order finding probable cause was issued by the Court on June 23, 2026. A copy of the aforementioned Complaint and Order are on file at the Office of the Clerk of the Courts for LEE County, Florida, and are available for examination during regular business hours. YOU ARE REQUIRED to serve a copy of your written defenses, if any, to the Complaint and Order finding Probable Cause upon Marc Daniel Taupier, Deputy General Counsel and Chief Gaming Enforcement Legal Advisor for the Florida Gaming Control Commission, whose address is 4070 Esplanade Way, Suite 250, Tallahassee, Florida 32399, and file the Original with the Clerk of Court, LEE County, Florida. Failure to file and serve such pleadings may result in the entry of a Default pursuant to Florida Rules of Civil Procedure 1.550, and a Final Order of Forfeiture. This notice shall be published once a week for two (2) consecutive weeks in the Business Observer - Lee. Marc D. Taupier Deputy General Counsel 4070 Esplanade Way, Suite 250 Tallahassee, FL 32399 August 21, 28, 202626-03412L	
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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-002362
IN RE: ESTATE OF
ROBERT JOSEPH BAKER
Deceased.

The administration of the estate of
ROBERT JOSEPH BAKER, deceased,
whose date of death was June 28, 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 attor-
ney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME
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: August 21, 2026

Personal Representative:
CHERYL BAKER
Attorney for Personal Representative:
Roger E. O'Halloran
Florida Bar No. 138494
O'Halloran Legal Group, PLLC
2259 Cleveland Ave.
Fort Myers, FL 33901
Telephone: (239) 334-7212
Email: Pat@ohalloranlegalgroup.com
August 21, 28, 2026 26-03407L

FIRST INSERTION

AMENDED NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA

CIVIL ACTION
CASE NO. 26-CA-2984
PAULA K. SINN,
Plaintiff, vs.
JAK DEVELOPMENT, LLC, a
dissolved Florida limited liability
company through SABLE
DEVELOPMENT CORP., a dissolved
Florida corporation and BBA
DEVELOPMENT CORPORATION,
a dissolved Florida corporation,
Defendant(s).

To: Jak Development, LLC., a dissolved
Florida limited liability company
LAST KNOWN ADDRESS: 2200 NW
Corporate Boulevard, Suite 401
Boca Raton, FL 33431
CURRENT ADDRESS: UNKNOWN
To: Sable Development Corp., a dis-
solved Florida corporation
LAST KNOWN ADDRESS: 14 SE 4TH
Street, Suite 36
Boca Raton, FL 33432
CURRENT ADDRESS: UNKNOWN
To: BBA Development Corporation, a
dissolved Florida corporation
LAST KNOWN ADDRESS: 12500
Hunters Ridge Drive
Bonita Springs, FL 33923
CURRENT ADDRESS: UNKNOWN

YOU ARE NOTIFIED that an action
to Quiet Title on the following property
in Lee County, Florida:

Lot 31B, Block E1, Hunters
Ridge North Unit Two, a subdivi-
sion according to the plat thereof
recorded in Plat Book 61, Pages
44 to 49, inclusive, of the Public
Records of Lee County, Florida.
Parcel # 06-48-26-B31.031B

has been filed against you and you are
required to serve a copy of your written
defenses on or before September 28,
2026, if any, on David S. Ged, Esquire,
Ged Law, Plaintiff's attorney, whose
address is 7955 Airport Pulling Road
North, Suite 202, Naples, FL 34109,
and file the original with this Court
either before service on Plaintiff's at-
torney or immediately thereafter, oth-
erwise a default will be entered against
you for the relief demanded in the Com-
plaint or petition.

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

WITNESS my hand and seal of this
Court on this 19 day of August, 2026.

Kevin C. Karnes
Clerk of the Court
(SEAL) By: K Shoap
As Deputy Clerk

David S. Ged, Esquire,
Ged Law,
Plaintiff's attorney,
7955 Airport Pulling Road North,
Suite 202,
Naples, FL 34109
Aug. 21, 28; Sept. 4, 11, 2026
26-03415L

--- PUBLIC SALES ---

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA

CASE NO.: 2025-CA-004444
UNITED WHOLESALE
MORTGAGE, LLC,
Plaintiff, v.
WILLIAM PROCTOR, III, et al.,
Defendants.

NOTICE is hereby given that Kevin C.
Karnes, Clerk of the Circuit Court of
Lee County, Florida, will on October 1,
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 high-
est and best bidder for cash, the follow-
ing described property situated in Lee
County, Florida, to wit:

LOT 22, BLOCK 35, RESUBDI-
VISION OF BLOCKS 35, 38, 47,
THE EAST HALF OF BLOCK
34 AND THE WEST HALF OF
BLOCK 36, SUNCOAST ES-
TATES, ACCORDING TO THE
MAP OF PLAT THEREOF, AS
RECORDED IN OFFICIAL
RECORDS BOOK 566, PAGE
8 AND 9, OF THE PUBLIC
RECORDS OF LEE COUNTY,
FLORIDA.

TOGETHER WITH THAT
1981 FLOR MOBILE HOME,
VIN'S GDOCFL17817847A AND
GDOCFL17817847B, TITLE NO.
19632194 AND 19632193.
Property Address: 8075 Penny
Drive, North Fort Myers, FL
33917

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 enti-
tled 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
08/19/2026,

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
August 21, 28, 2026 26-03409L

CHECK OUT YOUR
LEGAL NOTICES

1:23

< Notes

  Done

floridapublicnotices.com

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.

Are internet-only legal notices sufficient?

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

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

Newspaper legal notices fulfills all of those standards.

Are there different types of legal notices?

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

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

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

Who benefits from legal notices?

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

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

How much do legal notices cost?

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

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

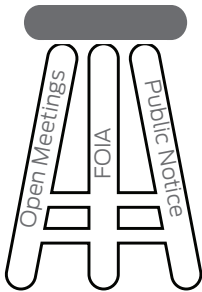
VIEW NOTICES ONLINE AT Legals.BusinessObserverFL.com

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

1W18337_V28

Why Public Notice Should Remain in Newspapers

Along with open meeting and freedom of information laws, public notice is an essential element of the **three-legged stool of government transparency**



This is not about “newspapers vs the internet”.

It’s newspapers *and* newspaper websites vs government websites

and newspaper websites have a much larger audience. Moving notice from newspapers to government websites would **reduce the presence of public notices on the internet**



Requiring independent, third-party newspapers to ensure that public notices run in accordance with the law helps

prevent government officials from hiding information

they would prefer the public not to see

Since the first U.S. Congress, public officials have understood that newspapers are the best medium to notify the public about official matters because they contain the

essential elements of public notice:



Accessibility



Independence



Verifiability



Archivability

Publishing notices on the internet is neither cheap nor free



Newspapers remain the primary vehicle for public notice in **all 50 states**

Types Of Public Notices

Citizen Participation Notices

-  Government Meetings and Hearings
-  Land and Water Use
-  Meeting Minutes or Summaries
-  Creation of Special Tax Districts
-  Agency Proposals
-  School District Reports
-  Proposed Budgets and Tax Rates
-  Zoning, Annexation and Land Use Changes

Commercial Notices

-  Unclaimed Property, Banks or Governments
-  Delinquent Tax Lists, Tax Deed Sales
-  Government Property Sales
-  Permit and License Applications

Court Notices

-  Mortgage Foreclosures
-  Name Changes
-  Probate Rulings
-  Divorces and Adoptions
-  Orders to Appear in Court

Stay Informed, It’s Your Right to Know.

For legal notice listings go to: Legals.BusinessObserverFL.com

To publish your legal notice call: 941-906-9386 or Legal@BusinessObserverFL.com



Newsprint is inherently superior to the internet for public notice because reading a newspaper is a serendipitous process.

We find things in newspapers we weren't expecting to see. On the internet, we search for specific information and ignore everything else.

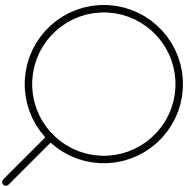


Citizens continue to learn about vital civic matters from newspaper notices.

Documented examples of people taking action and alerting their community after reading a newspaper notice are reported on a regular basis.

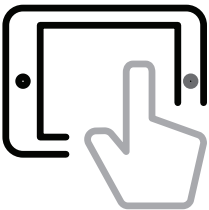
Verifying publication is difficult-to-impossible on the web.

That's why the courts subject digital evidence to far greater scrutiny than evidence published in newspapers



Significant numbers of people in rural areas still lack high-speed internet access.

Those who are older than 65 or who have lower incomes or lack high-school diplomas are also cut off from the internet in far higher numbers than the average.



Moreover, the real digital divide for public notice is growing

due to the massive migration to smartphones and other small-screen digital devices

Governments aren't very good at publishing information on the internet.

Unlike newspaper publishers, **public officials aren't compelled by the free market to operate effective websites.**



Types Of Public Notices

Citizen Participation Notices

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- Agency Proposals
- School District Reports
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Commercial Notices

- Unclaimed Property, Banks or Governments
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- Government Property Sales
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- Mortgage Foreclosures
- Name Changes
- Probate Rulings
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Stay Informed, It's Your Right to Know.

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To publish your legal notice call: 941-906-9386 or Legal@BusinessObserverFL.com

ESSENTIAL ELEMENTS OF A PUBLIC NOTICE

Federal and state public notice statutes generally establish four fundamental criteria for a public notice.

Each of these elements are critical aspects of the checks and balances that public notice was designed to foster.



1. Accessible

Every citizen in the jurisdiction affected by the notice must have a realistic opportunity to read it



2. Archivable

Notices must be capable of being archived in a secure and publicly available format for the use of the judicial system, researchers and historians



3. Independent

Notices must be published by organizations independent of the government body or corporation whose plans or actions are the subject of the notice



4. Verifiable

There must be a way to verify that each notice was an original, unaltered notice and actually published in accordance with the law



Types Of Public Notices

Citizen Participation Notices

- Government Meetings and Hearings
- Land and Water Use
- Meeting Minutes or Summaries
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- Agency Proposals
- School District Reports
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- Zoning, Annexation and Land Use Changes

Commercial Notices

- Unclaimed Property, Banks or Governments
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- Government Property Sales
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- Name Changes
- Probate Rulings
- Divorces and Adoptions
- Orders to Appear in Court

Stay Informed, It's Your Right to Know.

For legal notice listings go to: Legals.BusinessObserverFL.com
To publish your legal notice call: 941-906-9386 or Legal@BusinessObserverFL.com

SUBSEQUENT INSERTIONS

--- PUBLIC SALES / ACTIONS ---

SECOND INSERTION

PUBLIC SALE

Extra Space Storage, on behalf of itself , will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 25420 Bernwood Dr, Bonita Springs, FL 34135. September 1st, 2026 at 11:00 am

Customer Name: Alex Cruz

Description of items: Large rolling tool chest, 2 wicker ottoman bases, construction helmet, jack stands, and misc.

The auction will be listed and advertised on www.storage treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

August 14, 21, 202626-03201L

SECOND INSERTION

NOTICE OF ACTION

IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA

CASE NO.: 26-CC-005972

MHC BUCCANEER ESTATES, L.L.C., Plaintiff, vs. STEPHANIE TAYLOR RIORDAN, and SONDRA REICHLING, Defendants.

TO: Stephanie Taylor Riordan
832 Calamondin Court
Lot No. 832
North Fort Myers, Florida 33917
Stephanie Taylor Riordan
2030 River Reach Drive
Apt No. 137
Naples, Florida 34104

YOU ARE NOTIFIED that an action for money damages, subordination of a first lien and imposition and foreclosure of a statutory landlord's lien upon a mobile home described as that certain 1977 NOBI mobile home in Buccaneer Estates mobile home park located at 832 Calamondin Court, Lot No. 832, North Fort Myers, Florida 33917, and bearing Vehicle Identification Numbers N30118A and N30118B, has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Stanley L. Martin, Plaintiff's attorney, whose address is 4300 W. Cypress Street, Suite 400, Tampa, Florida 33607, within 30 days of the first publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

WITNESS, Clerk of the County Court, and the seal of said Court, at the Courthouse at Lee County, Florida.

Dated: 08/12/2026

Kevin C. Karnes
Clerk, County Court
Lee County, Florida
(SEAL) By: K Harris
Deputy Clerk

Stanley L. Martin,
Plaintiff's attorney,
4300 W. Cypress Street, Suite 400,
Tampa, Florida 33607
(813) 282-5925

August 14, 21, 202626-03270L

OFFICIAL
COURTHOUSE
WEBSITES

MANATEE COUNTY

manateeclerk.com

SARASOTA COUNTY

sarasotaclerk.com

CHARLOTTE COUNTY

charlotteclerk.com

LEE COUNTY

leeclerk.org

COLLIER COUNTY

collierclerk.com

HILLSBOROUGH
COUNTY

hillsclerk.com

PASCO COUNTY

pascoclerk.com

PINELLAS COUNTY

mypinellasclerk.gov

POLK COUNTY

polkcountyclerk.net

ORANGE COUNTY

myorangeclerk.com

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA

PROBATE DIVISION

File No. 26-CP-001689

IN RE: THE ESTATE OF: DARRYL DWIGHT ELDON SR. Deceased.

The administration of the estate of DARRYL DWIGHT ELDON SR., deceased, whose date of death was February 12, 2026, is pending in the Circuit Court of 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 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 THREE 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 this decedent and other persons having claims or demands against the decedent's estate must file their claims with the 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 THE FLORIDA STATUTES WILL BE FOREVER BARRED.

NOT WITHSTANDING 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 14, 2026.

Personal Representative:
Darryl Dwight Eldon Jr.
1909 SW 3rd Street
Cape Coral, FL 33991

Attorney for Personal Representative:
WESLEY T. MATHIEU, ESQ.
sklawyers, pll
1314 Cape Coral Pkwy E. Ste. 320
Cape Coral, FL 33904
Telephone: (239) 772-1993
Email: wmathieu@sklawyers.net
Florida Bar No. 116222

August 14, 21, 202626-03214L

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA

PROBATE DIVISION

File No. 26-CP-1953

IN RE: ESTATE OF Richard G. Ramsay, Deceased.

The administration of the estate of Richard G. Ramsay, deceased, whose date of death was May 9, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Justice Center, 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 must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of the first publication of this notice is August 14, 2026.

Personal Representatives:
Richard Ramsay, Jr.,
35 Gilmore Dr.,
Stony Point, NY 10983;
Telephone: 201-206-9569.
Ellen E. Ramsay,
53 Kelly Ln.,
Pisgah Forest, NC 28768;
Telephone: 914-806-2386.

Attorney for Personal Representative:
Richard Blackwell, Esq.,
Florida Bar Number: 110331,
Ric Blackwell Law, PA,
10600 Chevrolet Way, Suite 212,
Estero, Florida 33928,
Telephone: 239-240-7764,
Fax: 877-349-3854,
E-Mail: ric@ricblackwellllaw.com

August 14, 21, 202626-03289L

--- ACTIONS / SALES ---

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-005513

IN RE: The Marriage of Cameron Montez Lawrence Petitioner and Marina Yohana Putri Sahuleka Respondent

TO: Marina Yohana Putri Sahuleka
1140 Kentucky Street, Apt. 3206, Bowling Green, Kentucky 42101-2097

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 Cameron Montez Lawrence whose address is 6202 Ashbury Palms Drive, Tampa, Florida 33647 on or before 09/14/2026, 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: 08/04/2026

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

Aug. 14, 21, 28; Sept. 4, 202626-03242L

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-005207

IN RE: The Marriage of Felix Burgos Petitioner and Lydia De Lourdes Meaux Respondent

TO: Lydia De Lourdes Meaux
5622 Cherbourg Circle, Apt. C, Fort Carson, Colorado 80902-1849

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 Felix Burgos whose address is 5621 Granada Drive, Apt. 168, Sarasota, Florida 34231 on or before 09/01/2026, 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: 07/23/2026

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

Jul. 31; Aug. 7, 14, 21, 202626-03057L

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-005582

IN RE: The Marriage of Ortis Olanzo Freeman Petitioner and Marie Kurovska Respondent

TO: Marie Kurovska
P.O. Box 1506, Tortola, United Kingdom VG1110

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 Ortis Olanzo Freeman whose address is 3925 Port Sea Place, Kissimmee, Florida 34746 on or before 09/16/2026, 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: 08/07/2026

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

Aug. 14, 21, 28; Sept. 4, 202626-03248L

FOURTH INSERTION

NOTICE OF ACTION

IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA

CASE NO.: 25-CC-008933

MHC LAKE FAIRWAYS, L.L.C., Plaintiff, vs. JOYCE DEE STILES, CHARLES BAKER STILES Jr., and WELLS FARGO BANK, N.A., as successor in interest to SOUTHTRUST BANK, N.A. Defendants.

TO: Joyce Dee Stiles
9788 Spyglass Court
Lot No. 56-K
North Fort Myers, Florida 33903
Charles Baker Stiles Jr.
9788 Spyglass Court
Lot No. 56-K
North Fort Myers, Florida 33903

YOU ARE NOTIFIED that an action for money damages, subordination of a first lien and imposition and foreclosure of a statutory landlord's lien upon a mobile home described as that certain 1986 MERI mobile home in Lake Fairways mobile home park located at 9788 Spyglass Court, Lot No. 56-K, North Fort Myers, Florida 33903, and bearing Vehicle Identification Numbers TW252F-K22087A and TW252FK22087B, has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Stanley L. Martin, Plaintiff's attorney, whose address is 4300 W. Cypress Street, Suite 400, Tampa, Florida 33607 on or before August 27, 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.

WITNESS, Clerk of the County Court, and the seal of said Court, at the Courthouse at Lee County, Florida.

Dated: 07/28/2026

Kevin C. Karnes
Clerk, County Court
Lee County, Florida
(SEAL) By: K Harris
Deputy Clerk

Prepared by:
Stanley L. Martin
(813) 282-5925
4300 W. Cypress Street, Suite 400,
Tampa, Florida 33607
Jul. 31; Aug. 7, 14, 21, 202626-03058L

WE WANT TO S AVE TIME

Email your Legal Notice

legal@businessobserverfl.com

Deadline Wednesday at noon • Friday Publication

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COLLIER • CHARLOTTE

FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business
Observer

11/20/2026 1:20

--- ESTATE / ACTIONS / SALES ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE TWENTIETH CIRCUIT COURT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
26-CP-2361
IN RE: ESTATE OF: DIANNE LOUISE KAGAY Deceased.

The administration of the estate of DIANNE LOUISE KAGAY, deceased, whose date of death was June 19, 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 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 section 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is filed within the time provided by section 732.221, Florida Statutes.

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

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

The date of first publication of this notice was or shall be: August 14, 2026.

Personal Representative:
Ryan F. Kagay,
1612 E Hickory Hill Rd.,
Argyle, TX 76226
Attorney for Personal Representative:
Alexis A. Sitka, P.A.
Florida Bar Number: 0004766
P.O. Box 150171
Cape Coral, Florida 33915
Telephone: (239) 997-0078
Alexis@sitkalaw.com
August 14, 21, 2026 26-03239L

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-005413
IN RE: The Marriage of Melissa Ann Diaz
Petitioner and Mohamed Shamshudeen Donald Respondent

TO: Mohamed Shamshudeen Donald
348 Whitethorn Dr., Miami Springs, Florida 33166-4952

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 Melissa Ann Diaz whose address is 9015 Sw 125 Avenue, Unit 203N, Miami, Florida 33186 on or before 09/09/2026, 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: 07/31/2026
Kevin C. Karnes
CLERK OF THE CIRCUIT COURT (SEAL) By: B Willey
Deputy Clerk
August 7, 14, 21, 28, 2026 26-03154L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24-CP-003862
IN RE: ESTATE OF GUY BOUILLON, Deceased.

The administration of the estate of Guy Bouillon, deceased, whose date of death was October 3, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Clerk of Circuit Court, 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 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

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

The date of first publication of this notice is August 14, 2026.

Personal Representative:
Signed by: Daniel Bouillon Daniel Bouillon
12610 Equestrian Cir. APT 1606
Fort Myers, FL 33907
Attorney for Personal Representative:
/s/ Jeffrey A. Attia
Jeffrey A. Attia
E-Mail Address:
jeff@jeffreyyattialaw.com
Florida Bar No. 0108199
The Law Office of Jeffrey Attia, PA
6719 Winkler Road, Suite 114
Fort Myers, FL 33919
Telephone: 239-919-2318
August 14, 21, 2026 26-03241L

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. 26-CA-703
SANDALWOOD ESTATES TOWNHOUSE HOMEOWNERS' ASSOCIATION, INC.

Plaintiff, v.
SUSAN G. TINKER; THE UNKNOWN SPOUSE OF SUSAN G. TINKER; THE UNKNOWN TENANT(S)/OCCUPANT(S) IN POSSESSION, Defendants

NOTICE IS HEREBY GIVEN that, pursuant to a Final Summary Judgment of Foreclosure dated August 5, 2026, entered in Civil Case No. 2026-CA-00703 of the Circuit 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 24th day of September, 2026, the following described property as set forth in said Final Judgment, to-wit:

UNIT 18-C, also known and described as Lot 3, Block 18, SANDALWOOD ESTATES, according to the map or plat thereof, as recorded in Plat Book 38, Pg. 1, of the Public Records of Lee County, Florida
Street Address: 12962 Sandpoint Court, Fort Myers, Florida 33919.

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.

08/06/2026
Clerk of Court
Kevin C. Karnes (SEAL) By: T Mann
Deputy Clerk
August 14, 21, 2026 26-03186L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002234
Division Probate
IN RE: ESTATE OF ELDIE HERNANDEZ OCHEDA, Deceased.

The administration of the estate of Eldie Hernandez Ocheda, deceased, 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 P.O. Box 9346, Fort Myers, FL 33902. 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.

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.

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

The date of first publication of this notice is August 14, 2026.

Personal Representative:
Mark Ocheda
5338 Benton Street
Lehigh Acres, FL 33971
Attorney for Personal Representative:
Mary Vlasak Snell
Attorney
Florida Bar Number: 516988
Pavese Law Firm
1833 Hendry Street
Fort Myers, FL 33902
Telephone: (239) 334-2195
Fax: (239) 332-2243
E-Mail: mvs@paveselaw.com
Secondary E-Mail: lja@paveselaw.com
August 14, 21, 2026 26-03237L

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-006449
A&D MORTGAGE LLC, Plaintiff, v.

ALINA GERTSBERG; ANNA GENUT; LEONARDO ARMS BEACH CLUB CONDOMINIUM ASSOCIATION UNIT III, INC.; LEE COUNTY, FLORIDA; JUDITH HINMAN STAHL; JUDITH HINMAN STAHL, AS TRUSTEE OF THE JUDITH HINMAN STAHL TRUST DATED OCTOBER 9, 2000; 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 August 3, 2026 entered in Civil Case No. 25-CA-006449 in Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein A&D MORTGAGE LLC, Plaintiff and ALINA GERTSBERG; ANNA GENUT; LEONARDO ARMS BEACH CLUB CONDOMINIUM ASSOCIATION UNIT III, INC.; LEE COUNTY, FLORIDA; JUDITH HINMAN STAHL; JUDITH HINMAN STAHL, AS TRUSTEE OF THE JUDITH HINMAN STAHL TRUST DATED OCTOBER 9, 2000 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 17, 2026 the following described property as set forth in said

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 26-CP-2340
Division: Probate
IN RE: ESTATE OF JUDY A. BROWN, Deceased.

The administration of the Estate of Judy A. Brown, deceased, whose date of death was March 9, 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 33902-9346. 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 732.221.

The date of first publication of this Notice is August 14, 2026.

Personal Representative:
s/ Todd A. Brown
13518 Sandy Grove Ct.
Fort Myers, FL 33908
Attorney for Personal Representative:
s/ 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
hollyk@trustska.com
August 14, 21, 2026 26-03213L

Final Judgment, to-wit:
APARTMENT NO. 214 OF LEONARDO ARMS BEACH CLUB CONDOMINIUM UNIT III, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 701, PAGE 176, AND ALL AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APURTENANT THERETO; TOGETHER WITH PARKING SPACE 214.
Property Address: 7400 Estero Blvd #214, Fort Myers Beach, 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.
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.
08/06/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
Lee County, Florida (SEAL) T Mann
DEPUTY CLERK OF COURT
Submitted By: Taj S. Foreman
Kelley Kronenberg
10360 West State Road 84
Fort Lauderdale, FL 33324
Service E-mail:
flrealprop@kelleykronenberg.com
File No.: 4971.000190
August 14, 21, 2026 26-03198L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-000960
Division Probate
IN RE: ESTATE OF ALBERT DEAN WINTER, Deceased.

The administration of the estate of Albert Dean Winter, deceased, whose date of death was November 17, 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, 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. 732.221, Florida Statutes. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is August 14, 2026.

Personal Representative:
Amie Elizabeth Springer
5401 63rd Ave. N.
Pinellas Park, FL 33781
Attorney for Personal Representative:
John W. Hudzietz II
E-Mail Addresses:
emancinilaw@gmail.com
Florida Bar No. 0844039
Hudzietz & Mancini, P.A.
10028 State Road 52
Hudson, FL 34669
Telephone: (727) 857-9400
August 14, 21, 2026 26-03228L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA

CASE NO.: 26-CA-002879
WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF OBX 2024-NQM9 TRUST, Plaintiff, vs.
JESSICA LORDET; UNKNOWN SPOUSE OF JESSICA LORDET; VILLA MAR AT BONITA BEACH CONDOMINIUM ASSOCIATION, INC.; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, et.al. Defendant(s).

TO: JESSICA LORDET (Current Residence Unknown) (Last Known Address(es))
26380 COCO CAY CIRCLE, #101
BONITA SPRINGS, FL 34135
107 WEST 68TH STREET, APT. 4-D
NEW YORK, NY 10023
46 E 1ST APT 4C
NEW YORK, NY 10003
8 WATERVIEW PL
KEANSBURG, NJ 07734
54 E 1ST ST
NEW YORK, NY 10003

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

CONDOMINIUM UNIT NO. 7-101, OF VILLA MAR AT BONITA BEACH, A CONDOMINIUM, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED AT INSTRUMENT #2023000147122, AND ALL EXHIBITS AND AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF LEE

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-001587
IN RE: ESTATE OF ELIZABETH JANE SMITH A/K/A ELIZABETH J. SMITH Deceased

The administration of the estate of Elizabeth Jane Smith a/k/a Elizabeth J. Smith, deceased, whose date of death was December 29, 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 Decedent and other persons having claims or demands against Decedent's estate must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

The date of first publication of this Notice is August 14, 2026.

Personal Representative:
Signed by: Leonard H. Smith Leonard H. Smith
9021 Windswep Drive
Estero, FL 34135

Attorney for Personal Representative:
/s/ Jeffrey A. Attia
Jeffrey A. Attia, Esq.
Florida Bar No. 0108199
The Law Office of Jeffrey Attia, PA
6719 Winkler Road, Suite 114
Fort Myers, FL 33919
Telephone: (239) 919-2318
Email: jeff@jeffreyyattialaw.com
August 14, 21, 2026 26-03240L

COUNTY, FLORIDA.
A/K/A: 26380 COCO CAY CIRCLE, #101, BONITA SPRINGS, FL 34135.

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 6th day of August, 2026.

KEVIN C. KARNES
As Clerk of the Court and/or Comptroller (SEAL) K Shoap

Brian L. Rosaler, Esquire,
POPKIN & ROSALER, P.A.,
1701 West Hillsboro Boulevard,
Suite 400,
Deerfield Beach, FL 33442.
26-52694
August 14, 21, 2026 26-03220L

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-002859 A&D MORTGAGE LLC, A FLORIDA LIMITED LIABILITY COMPANY, Plaintiff, v. FORT MYERS BUILDING LLC, a Delaware Limited Liability Company; ERNESTO A. FARINA, an individual; AG CONTRACTORS & DESIGN CORP.; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendant. NOTICE IS HEREBY GIVEN pursuant to Final Judgment dated August 3, 2026 entered in Civil Case No. 25-CA-002859 in Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein A&D MORTGAGE LLC, A FLORIDA LIMITED LIABILITY COMPANY, Plaintiff and FORT MYERS BUILDING LLC, a Delaware Limited Liability Company; ERNESTO A. FARINA, an individual; AG CONTRACTORS & DESIGN CORP.; UNKNOWN TENANT #1; UNKNOWN TENANT #2 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 17, 2026 the following described property as set forth in said Final Judgment, to-wit: LOT 3, BLOCK 78, LEHIGH ACRES, UNIT 8, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 92, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property Address: 2815 11th St SW, Lehigh Acres, FL 33976 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. 08/06/2026 Kevin C. Karnes CLERK OF THE CIRCUIT COURT Lee County, Florida (SEAL) T Mann DEPUTY CLERK OF COURT Submitted By: Taji S. Foreman Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Service E-mail: ftlrealprop@kelleykronenberg.com File No.: 4971.000060 August 14, 21, 202626-03188L

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 SEPTEMBER 3, 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 08/07/2026 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 August 14, 21, 202626-03227L

SECOND INSERTION
NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-002032 Division Probate IN RE: ESTATE OF JUDITH R. KUSK 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 JUDITH R. KUSK, deceased, File Number 26-CP-002032, 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 May 28, 2026; that the total value of the exempt estate is \$28,145.00 and the total value of the non-exempt estate is \$50,319.18, and that the names and addresses of those to whom it has been assigned by such order are: Name Address Rebecca R. Foster 632 Illinois Street Geneva, IL 60134 William D. Marshall 447 Pond View Lane Bartlett, IL 60103 Jennifer R. Wilcox 330 Overhill Drive Tryon, NC 28782 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 August 14, 2026. Personal Giving Notice: Rebecca R. Foster William D. Marshall Jennifer R. Wilcox 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 August 14, 21, 202626-03249L

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. 26-CA-001343 Freedom Mortgage Corporation, Plaintiff, vs. Kattiria B Gonzales, et al., Defendants. NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 26-CA-001343 of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Lee County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and Kattiria B Gonzales; Unknown Spouse of Kattiria B. Gonzales are the Defendants, that I will sell to the highest and best bidder for cash at, www.lee.realforeclose.com, beginning at 09:00 AM on the 29th day of October, 2026, the following described property as set forth in said Final Judgment, to wit: LOT 13, BLOCK 1, UNIT 2, LEHIGH ACRES, SECTION 23, TOWNSHIP 45 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 20, PAGE 22, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. TAX ID: 23-45-27-L1-02001.0130 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 08/06/2026 Kevin C. 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 # 26-F00835 August 14, 21, 202626-03187L

SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 26-CP-1910 Division Probate IN RE: ESTATE OF HARRISON L. CROSSLAND Deceased. The administration of the estate of Harrison L. Crossland, deceased, whose date of death was June 6, 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 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 August 14, 2026. Personal Representatives: Mariela Gonzalez Attorney for Personal Representatives: Douglas L. Rankin, ESQ Attorney Florida Bar Number: 365068 2335 Tamiami Trail N STE 308 NAPLES, FL 34103 Telephone: (239) 262-0061 Fax: (239) 262-2092 E-Mail: dlr@drankinlaw.com Secondary E-Mail: kj@drankinlaw.com August 14, 21, 202626-03271L
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.: 26-CA-1728 PINECREST III AT STONEYBROOK ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. SENAD MEHMEDOVIC; THE UNKNOWN SPOUSE OF SENAD MEHMEDOVIC, et al., Defendants NOTICE IS HEREBY GIVEN that, pursuant to a Final Summary Judgment of Foreclosure dated August 5, 2026, entered in Civil Case No. 2026-CA-01728 of the Circuit 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 24th day of September, 2026, the following described property as set forth in said Final Judgment, to-wit: UNIT 923, BUILDING 9, PINECREST III AT STONEYBROOK, A CONDOMINIUM ACCORDING TO THE DECLARATION THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 3884, PAGE 644 THROUGH 0717, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA (the "Property") Street Address: 21300 Lancaster Run #923, Estero, Florida 33928. 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. 08/06/2026 Kevin C. Karnes Clerk of Court (SEAL) By: T Mann Deputy Clerk August 14, 21, 202626-03197L

SECOND 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-002233 IN RE: ESTATE OF THERESA IRENE DILELLA, Deceased. The administration of the estate of THERESA IRENE DILELLA, Deceased, whose date of death was May 28, 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 WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211. The date of first publication of this notice is August 14, 2026. LIANA GRABOWSKI, 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: jennifer@srblawyers.com August 14, 21, 202626-03250L
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-005484 PRIMARY RESIDENTIAL MORTGAGE INC., Plaintiff, v. CHAD M. SHANNON, et al., Defendants. NOTICE is hereby given that Kevin C. Karnes, Clerk of the Circuit Court of Lee County, Florida, will on September 17, 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 48 and 49, Block 2189, CAPE CORAL UNIT 33, a Sub-division, according to the plat thereof, recorded in Plat Book 16, Pages 40 through 61, inclusive, of the Public Records of Lee County, Florida. Property Address: 1919 NE 20th Avenue, Cape Coral, FL 33909 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 08/06/2026 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 August 14, 21, 202626-03189L

SECOND INSERTION
Notice to Creditors IN THE CIRCUIT COURT OF THE 20TH JUDICIAL IN AND FOR LEE COUNTY, FLORIDA File No. 2026-CP-2350 Probate Division IN RE: ESTATE OF ROBERT M. HOFFMANN, Deceased. The administration of the estate of ROBERT M. HOFFMANN, deceased, whose date of death was June 29, 2026, is pending in the Clerk of Courts - Probate, the address of which is 1700 Monroe Street, Ft. Myers, FL 33917. The names and addresses of the personal representative and of 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 DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME 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 14, 2026. Lori Shinstine, Personal Representative 2119 39th Street Cape Coral, FL 33914 John Thomas Cardillo, Esq. Florida Bar #: 0649457 CARDILLO LAW, PLLC PO Box 808 Naples, FL 34106 Phone: (239) 774-2229 Fax: (239) 774-2494 JJ@CardilloLawNaples.com SJ@CardilloLawNaples.com Attorney for Personal Representative August 14, 21, 202626-03262L

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-003595 ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC., Plaintiff, v. UNKNOWN HEIRS, CREDITORS, DEWISES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF MARY MICHELLE O'SULLIVAN, DECEASED; GLADIOLUS GARDENS CONDOMINIUM ASSOCIATION, SECTION X, INC.; GLADIOLUS GARDENS RECREATIONAL AND MAINTENANCE ASSOCIATION, INC.; DANIEL O'SULLIVAN, AS POTENTIAL HEIR OF THE ESTATE OF MARY MICHELLE O'SULLIVAN; DANIEL O'SULLIVAN, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF MARY MICHELLE O'SULLIVAN; 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 August 3, 2026 entered in Civil Case No. 25-CA-003595 in Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS INC., Plaintiff and UNKNOWN HEIRS, CREDITORS, DEWISES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF MARY MICHELLE O'SULLIVAN, DECEASED; GLADIOLUS GARDENS CONDOMINIUM ASSOCIATION, SECTION X, INC.; GLADIOLUS

SECOND INSERTION
NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CASE NO. 26-CA-000056 LAKEVIEW LOAN SERVICING, LLC; Plaintiff, vs. SANDY LUIS RODRIGUEZ, ET.AL; Defendants NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated July 23, 2026, in the above-styled cause. I will sell to the highest and best bidder for cash at https://www.lee.realforeclose.com, on August 27, 2026, at 09:00 AM the following described property: LOT 24, BLOCK 34, UNIT 9, SECTION 28, TOWNSHIP 44 SOUTH, RANGE 27 EAST, A SUBDIVISION OF LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED IN DEED BOOK 252, PAGE 466 AND ALSO IN PLAT BOOK 15, PAGE(S) 42, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.. Property Address: 616 MAPLE AVE N, LEHIGH ACRES, FL 33972 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. WITNESS my hand on 08/05/2026 Kevin C. Karnes Lee County Clerk of Court (SEAL) T Mann Deputy Clerk of Court, Lee County MARINOSCI LAW GROUP, P.C. Attorney for the Plaintiff 100 WEST CYPRESS CREEK ROAD, STE 1045 FORT LAUDERDALE, FL 33309 Telephone: (954)644-8704; Fax: (954) 772-9601 ServiceFL@mlg-defaultlaw.com ServiceFL2@mlg-defaultlaw.com 25-07676 August 14, 21, 202626-03192L

ACTIONS / SALES

SECOND 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-004665 MIDFIRST BANK, Plaintiff, vs. KYLER CHEATHAM; UNKNOWN SPOUSE OF KYLER CHEATHAM; SEVEN LAKES ASSOCIATION, INC.; 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 August 3, 2026 in Civil Case No. 25-CA-004665, of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein, MIDFIRST BANK is the Plaintiff, and KYLER CHEATHAM; UNKNOWN SPOUSE OF KYLER CHEATHAM; SEVEN LAKES ASSOCIATION, INC. 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: THAT CERTAIN CONDOMINIUM PARCEL COMPOSED OF FAMILY UNIT NUMBER 405, AND THE UNDIVIDED SHARES IN THE COMMON ELEMENTS APPURTENANT THERETO, IN ACCORDANCE	WITH AND SUBJECT TO THE COVENANTS, CONDITIONS, RESTRICTIONS, TERMS AND OTHER PROVISIONS OF THE DECLARATION OF CONDOMINIUM OF SEVEN LAKES BUILDING NUMBER 23, A CONDOMINIUM WITH THE SCHEDULES ANNEXED THERETO, AS RECORDED IN OFFICIAL RECORDS BOOK 1568, PAGES 1330 THROUGH 1371, AS AMENDED, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. TOGETHER WITH COVERED PARKING SPACE #28 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 08/12/2026 CLERK OF THE COURT Kevin C. Karnes (SEAL) T Mann Deputy Clerk
	ALDRIDGE PITTE, 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@aldridgepите.com 1485-520B Ref# 22875 August 14, 21, 202626-03274L

SECOND 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-003344 U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR LEGACY MORTGAGE ASSET TRUST 2024-INV1, Plaintiff, v. HERNANDEZ, MEDEROS & ASSOCIATES, INC., A FLORIDA CORPORATION, et al., Defendants. NOTICE OF SALE PURSUANT TO CHAPTER 45 IS HEREBY GIVEN that, pursuant to the Amended Final Judgment of Mortgage Foreclosure and Other Relief dated April 27, 2026, and an Order Granting Plaintiff's Motion to Reset Foreclosure Sale dated July 31, 2026, issued in and for Lee County, Florida, in Case No. 25-CA-003344, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR LEGACY MORTGAGE ASSET TRUST 2024-INV1 is the Plaintiff, and HERNANDEZ, MEDEROS & ASSOCIATES, INC., A FLORIDA CORPORATION, JOBEZ CONSTRUCTION LLC, UNKNOWN TENANT #1 N/K/A MERTA RODRIGUEZ and UNKNOWN TENANT #2 N/K/A ROBERTO LORENZO 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 September 03, 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: LOTS 9 AND 10, BLOCK 2075, CAPE CORAL UNIT 31, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 14, PAGE 149, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property Address: 1112 NE 12th Ter, Cape Coral, FL 33909 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: 08/06/2026 Kevin Karnes CLERK OF THE COURT (SEAL) 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 24-000371-2 August 14, 21, 202626-03224L

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 19th day of November, 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. 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 08/05/2026 Kevin C. Karnes As Clerk of the Court (SEAL) By: T Mann As Deputy Clerk Brock & Scott, PLLC Attorney for Plaintiff 4919 Memorial Hwy, Suite 135 Tampa, FL 33634 FLCourtDocs@brockandscott.com August 14, 21, 202626-03191L

SECOND INSERTION	SECOND INSERTION
NOTICE OF SALE PURSUANT TO CHAPTER 45 (4025 NW 22nd Street, Cape Coral, Florida 33993) IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION Case No. 2026-CA-926 TRYON STREET ACQUISITION TRUST I, Plaintiff, v. VJ DEVELOPMENTS LLC, CITY OF CAPE CORAL, and JOHN / JANE DOE, fictitious names representing tenants in possession, Defendants. Notice is given that pursuant to the Final Judgment of Foreclosure and Damages dated July 29, 2026 entered in Case No. 2025-CA-926 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, in which TRYON STREET ACQUISITION TRUST I, and VJ DEVELOPMENTS LLC, et. al., is the Defendants, the Clerk of the Circuit Court will sell to the highest and best bidder for cash to be conducted in an online sale at http://www.lee.realforeclose.com beginning at 9:00 a.m. on September 17, 2026, in accordance with Chapter 45 Florida Statutes, the following-described property set forth in said Final Judgment of Foreclosure and Damages: Lot(s) 48 and 49, Block 5280, CAPE CORAL UNIT 82, A Sub-division, according to the map or plat thereof, as recorded in Plat Book 24, Page(s) 113 through 126, inclusive, of the Public Records of Lee County. Together with all rents, issues and profits. Property address: 4025 N.W. 22nd Street, Cape Coral, Florida 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 30th day of July 2026. 08/05/2026 Kevin C. Karnes Clerk of Court (SEAL) T Mann By Deputy Clerk Lee COUNTY, FLORIDA /s/ Ronald B. Cohn Ronald B. Cohn, Esquire Fla. Bar No: 599786 BURR & FORMAN LLP 201 N. Franklin Street, Suite 3200 Tampa, Florida 33602 (813) 221-2626 (office) Primary E-Mail Addresses: rcohn@burr.com Secondary E-Mail Addresses: dmorse@burr.com and mguerra@burr.com Attorney for Plaintiff August 14, 21, 2026	NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION Case No.: 26-CA-000889 TRYON STREET ACQUISITION TRUST I, a Delaware statutory trust, Plaintiff, v. HEYDER INVESTMENT LLC, a Florida limited liability company; JUSTIN HEYDER SOLER, an individual; ARMANDO SOLER RODRIGUEZ, an individual; UNKNOWN TENANT #1; UNKNOWN TENANT #2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendants. NOTICE IS HEREBY GIVEN pursuant to Final Summary Final Judgment of Foreclosure as to Count II dated August 3, 2026, entered in Case No. 26-CA-000889 of the Circuit Court for Lee County, Florida. I will sell to the highest and best bidder for cash on September 17, 2026 at 9:00 a.m., online at www.lee.realforeclose.com , in accordance with Chapter 45, Florida Statutes, the following described property as set forth in said Final Judgment: Lot(s) 29 and 30, Block 4179, CAPE CORAL UNIT 59, according to the map or plat thereof, as recorded in Plat Book 19, Page(s) 140 through 153, inclusive, of the Public Records of Lee County, Florida. a/k/a 436 Northwest 38th Ave, 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: August 6, 2026 Kevin C. Karnes Clerk of the Circuit Court & Comptroller (SEAL) By: T Mann Deputy Clerk /s/ Gerald D. Davis GERALD D. DAVIS Florida Bar No. 764698 gdavis@trenom.com bshaped@trenom.com dvaldes@trenom.com TRENAM, KEMKER, SCHARF, BARKIN, FRYE, O'NEILL & MULLIS, P.A. 200 Central Avenue, Suite 1600 St. Petersburg, FL 33701 Tel: (727) 896-7171 Attorneys for Plaintiff August 14, 21, 2026
26-03193L	26-03223L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case No.: 26-CA-000889
TRYON STREET ACQUISITION TRUST I, a Delaware statutory trust, Plaintiff, v.

HEYDER INVESTMENT LLC, a Florida limited liability company; JUSTIN HEYDER SOLER, an individual; ARMANDO SOLER RODRIGUEZ, an individual; UNKNOWN TENANT #1; UNKNOWN TENANT #2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendants.

NOTICE IS HEREBY GIVEN pursuant to Final Summary Final Judgment of Foreclosure as to Count II dated August 3, 2026, entered in Case No. 26-CA-000889 of the Circuit Court for Lee County, Florida. I will sell to the highest and best bidder for cash on September 17, 2026 at 9:00 a.m., online at www.lee.realforeclose.com, in accordance with Chapter 45, Florida Statutes, the following described property as set forth in said Final Judgment:

Lot(s) 29 and 30, Block 4179, CAPE CORAL UNIT 59, according to the map or plat thereof, as recorded in Plat Book 19, Page(s) 140 through 153, inclusive, of the Public Records of Lee County, Florida.
a/k/a 436 Northwest 38th Ave, 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 Pendnes, must file a claim in accordance with Florida Statutes, section 45.031.

Dated: August 6, 2026
Kevin C. Karnes
Clerk of the Circuit Court & Comptroller
(SEAL) By: T Mann
Deputy Clerk

/s/ Gerald D. Davis
GERALD D. DAVIS
Florida Bar No. 764698
gdavis@trenam.com
bshepard@trenam.com
dvaldes@trenam.com
TRENAM, KEMKER, SCHARF, BARKIN, FRYE, O'NEILL & MULLIS, P.A.
200 Central Avenue, Suite 1600
St. Petersburg, FL 33701
Tel: (727) 896-7171
Attorneys for Plaintiff
August 14, 21, 202626-03223L

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-006479 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. YUNIESKY PINEIRO MUNOZ AND DAYANIRIS PENA HERRERA, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated May 27, 2026, and entered in 25-CA-006479 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and YUNIESKY PINEIRO MUNOZ; DAYANIRIS PENA HERRERA; UNKNOWN SPOUSE OF YUNIESKY PINEIRO MUNOZ; UNKNOWN SPOUSE OF DAYANIRIS PENA HERRERA; FLORIDA HOUSING FINANCE CORPORATION 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 September 03, 2026, the following described property as set forth in said Final Judgment, to wit: LOT 6, BLOCK 61, UNIT 18, MIRROR LAKES, SECTION 18, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 27, PAGE 105, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property Address: 126 PARISH DR, LEHIGH ACRES, FL 33974 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 08/06/2026 Kevin C. Karnes As Clerk of the Court (SEAL) By: T Mann As Deputy Clerk	NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CASE NO. 25CA006591 OAKWOOD OWNERS ASSOCIATION INC, a Florida non-profit Corporation, Plaintiff, vs. HELENE SANON ST-CYR, et al, Defendant(s). NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated August 5, 2026 in Case No. 25CA006591 in the Circuit Court in and for Lee County, Florida wherein OAKWOOD OWNERS ASSOCIATION, INC., a Florida non-profit Corporation, is Plaintiff, and HELENE SANON ST-CYR; JOSNY SAINTEYR F/K/A UNKNOWN SPOUSE OF HELENE SANON ST-CYR, et al, is the Defendant, I, Clerk of Court, Kevin C. Karnes will sell to the highest and best bidder for cash at 9:00 A.M. (Eastern Time) on SEPTEMBER 17, 2026. Foreclosure Auctions will be held online at www.lee.realforeclose.com in accordance with Section 45.031, Florida Statutes, the following described real property as set forth in the Final Judgment, to wit: LOT 3, BLOCK 94, UNIT 12, SECTION 25, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 73, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. A/K/A: 2617 5 ST W, LEHIGH ACRES, FL 33971. 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. 08/06/2026 KEVIN C. KARNES CLERK OF THE CIRCUIT COURT Lee County, Florida (SEAL) T Mann DEPUTY CLERK OF COURT
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 25-331285 - MaM August 14, 21, 202626-03194L	Submitted By: FLORIDA COMMUNITY LAW GROUP, P.L. Attorneys for Plaintiff P.O. Box 292965 Davie, FL 33329-2965 Tel: (954) 372-5298 Fax: (866) 424-5348 Email: jared@flclg.com August 14, 21, 202626-03196L

SECOND INSERTION	
NOTICE OF SALE IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 25-CA-2432 MICHAEL L. BAUGUESS, Trustee of the MICHAEL L. BAUGUESS Revocable Living Trust Dated, August 20, 2009 Plaintiff, vs. ROBERT SOUSA, an individual, and GERRY GEISEN, an individual Defendant(s). Notice is hereby given that, pursuant to the FINAL JUDGEMENT entered in the above-captioned action, the Clerk of the Court will sell the real and personal property situated in Lee County, Florida described as: 16440 ARBOR RIDGE DRIVE, FORT MYERS, FLORIDA 33908 LOT 66, BLOCK D, COTTAGE POINT SUBDIVISION AS RECORDED IN DEED BOOK 259, PAGES 222 THROUGH 227, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Folio ID: 10121998 at public sale, in the presence of the Plaintiff, to the highest and best bidder for cash, at Electronic Public Sale at https://www.lee.realforeclose.com . The sale shall be conducted on the 24TH day of September, 2026, at 9:00 a.m., pursuant to the terms of the FINAL JUDGEMENT 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 owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031. Dated this 5 day of August 2026. 08/06/2026 Kevin C. Karnes Clerk of Court (SEAL) T Mann By Deputy Clerk MICHAEL F. KAYUSA By: /s/ Michael F. Kayusa Florida Bar Number: 472433 P.O. Box 2237 Fort Myers, FL 33902 (239) 334-8200 (telephone) (239) 334-2899 (facsimile) mfk@mfkayusa.com Attorney for Plaintiff August 14, 21, 202626-03195L	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.2024-CC-4338 SRS Distribution, Inc., d/b/a Suncoast Roofers Supply a Delaware Corporation, Plaintiff, vs. JEROME ROBERTS, Trustee Jerome Roberts Revocable Trust 10/17/95 and DRY ROOFING INCOM, LLC, a Florida LLC, and FLOR M. BARONA Defendant . NOTICE IS HERBY 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 a.m.on the 3rd day of September, 2026. the following described property as set forth in said Final Judgment to wit: Lot 17 and 18, Block 5155, CAPE CORAL, UNIT 83, according to the Plat thereof as recorded in Plat Book 23, Pages 41 through 54, Public Records of Lee County, Florida. Property address 3110 NW 42nd Place, Cape Coral, Florida 33993 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 the 08/06/2026 KEVIN C. KARNES Clerk of the Circuit Court (SEAL) By: T Mann Deputy Clerk Submitted by: Jeffrey S. Schelling, P.A. 6401 Airport Road North Naples, Florida 34109 Jssnaples@aol.com August 14, 21, 202626-03235L

ACTIONS / SALES

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-000112 NAVY FEDERAL CREDIT UNION, Plaintiff, vs. KELLI BEASLEY A/K/A K BEASLEY, et al., Defendant. NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered July 16, 2026 in Civil Case No. 26-CA-000112 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein NAVY FEDERAL CREDIT UNION is Plaintiff and Kelli Beasley a/k/a K Beasley, 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 3 day of September, 2026 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: UNIT D, BUILDING 4, CORAL ISLE OF PARKER LAKES, LOCATED IN LEE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT A POINT IN THE CENTERLINE OF TRACT J, AT THE MOST WESTERLY END THEREOF ACCORDING TO THE PLAT OF "THE ISLES OF PARKER LAKES" PLAT BOOK 54, PAGES 58 THROUGH 65, INCLUSIVE OF THE PUBLIC RECORDS OF LEE COUNTY FLORIDA. THENCE NORTH 11 DEGREES 17 MINUTES 42 SECONDS EAST 17.50 FEET TO THE SOUTHWEST CORNER OF TRACT D, OF SAID PLAT, THENCE CONTINUE NORTH 11 DEGREES 17 MINUTES 42 SECONDS EAST 95.00 FEET; THENCE SOUTH 78 DEGREES 42 MINUTES 18 SECONDS EAST 65.99 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST 131.64 FEET, THENCE NORTH 45 DEGREES 17 MINUTES 59 SECONDS WEST 71.45 FEET; THENCE NORTH 25 DEGREES 43 MINUTES 04 SECONDS EAST 184.70 FEET; THENCE SOUTH 64 DEGREES 16 MINUTES 56 SECONDS EAST 184.49 FEET; THENCE LEAVING THE	NORTHERLY SIDE OF TRACT D SOUTH 25 DEGREES 24 MINUTES 49 SECONDS WEST 31.63 FEET TO THE POINT OF BEGINNING. FROM SAID POINT OF BEGINNING, THENCE CONTINUE SOUTH 25 DEGREES 24 MINUTES 49 SECONDS WEST ALONG A PARTY WALL OF A BUILDING 60.12 FEET; THENCE SOUTH 64 DEGREES 35 MINUTES 11 SECONDS EAST 2.53 FEET; THENCE SOUTH 26 DEGREES 05 MINUTES 51 SECONDS WEST 19.34 FEET; THENCE SOUTH 56 DEGREES 25 MINUTES 38 SECONDS WEST 10.33 FEET; THENCE SOUTH 89 DEGREES 44 MINUTES 15 SECONDS WEST 18.56 FEET TO THE EASTERLY SIDE OF TRACT J, CORAL ISLE COURT; THENCE SOUTH-EASTERLY 12.26 FEET ALONG THE ARC OF A CIRCULAR CURVE TO THE RIGHT, HAVING AS ELEMENTS A RADIUS OF 55.00 FEET, A CENTRAL ANGLE OF 12 DEGREES 46 MINUTES 03 SECONDS AND SUBTENDED BY A CHORD BEARING SOUTH 11 DEGREES 46 MINUTES 36 SECONDS EAST A DISTANCE OF 12.23 FEET; THENCE NORTH 86 DEGREES 41 MINUTES 21 SECONDS EAST 34.30 FEET; THENCE NORTH 25 DEGREES 39 MINUTES 32 SECONDS EAST 30.36 FEET; THENCE SOUTH 64 DEGREES 35 MINUTES 11 SECONDS EAST 21.10 FEET; THENCE NORTH 25 DEGREES 24 MINUTES 49 SECONDS EAST ALONG THE LINE OF AN EXTERIOR WALL 60.12 FEET; THENCE NORTH 64 DEGREES 35 MINUTES 11 SECONDS WEST 39.39 FEET TO THE POINT OF BEGINNING. Address: 15217 Coral Isle Ct, Fort Myers, FL 33919 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 08/07/2026 Kevin C. Karnes 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 25-14532FL August 14, 21, 202626-03226L

SECOND INSERTION	
NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA 26-CA-000076 U.S. BANK TRUST NATIONAL ASSOCIATION NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST, Plaintiff, vs. ROLANDO DE ARMAS; UNKNOWN SPOUSE OF ROLANDO DE ARMAS; 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 August 3, 2026 in Civil Case No. 26-CA-000076, of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein, U.S. BANK TRUST NATIONAL ASSOCIATION NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST is the Plaintiff, and ROLANDO DE ARMAS; UNKNOWN SPOUSE OF ROLANDO DE ARMAS; UNKNOWN TENANT #1; UNKNOWN TENANT #2 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 9:00 a.m. EST the following described real property as set forth in said Final Judgment, to wit: LOTS 5 AND 6, BLOCK 2456, UNIT 34, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 16, AT PAGES 74 THROUGH 86, 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. WITNESS my hand and the seal of the court on 08/12/2026. CLERK OF THE COURT Kevin C. Karnes (SEAL) T Mann 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 1133-009B Ref# 22876 August 14, 21, 202626-03275L	

SECOND 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. 25-CA-006201 Division L FIFTH THIRD BANK, NATIONAL ASSOCIATION Plaintiff, vs. MILL SAMUEL THEODORE MILLER, JR. A/K/A SAMUEL MILLER, JR., BOBBY FIELDS, TINA CARVER, VANDELLA FITZHUGH, UNKNOWN SPOUSE OF SAMUEL THEODORE MILLER, JR. A/K/A SAMUEL MILLER, JR., UNKNOWN SPOUSE OF BOBBY FIELDS, UNKNOWN SPOUSE OF TINA CARVER, UNKNOWN SPOUSE OF VANDELLA FITZHUGH, AND UNKNOWN TENANTS/OWNERS, Defendants. Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on August 3, 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 3, BLOCK 15, UNIT 4 LEHIGH ACRES, SECTION 11, TOWNSHIP 45 SOUTH, RANGE 27 EAST, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 15, PAGE 153, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. and commonly known as: 1052 GRANT BOULEVARD, LEHIGH ACRES, FL 33974; 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 October 1, 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 08/12/2026. Clerk of the Circuit Court Kevin C. Karnes (SEAL) By: T Mann Deputy Clerk David Adamian (813) 229-0900 x Kass Shuler, P.A. 1604 N. Marion St. Tampa, FL 33602 ForeclosureService@kasslaw.com 078950/2531826/CMP August 14, 21, 202626-03276L	

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. 25-CA-000553 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 WASHINGTON MUTUAL MORTGAGE PASS-THROUGH CERTIFICATES WMALT SERIES 2007-OA2 TRUST, Plaintiff, vs. LAWRENCE VEVANG. et. al. Defendant(s). TO: JULIE HAGER A/K/A JULIE VEVANG, whose last known residences are: 594 GILBERT RD, HUDSON, WI 54016; and 120 E. DEMONT AVE, APT 205, LITTLE CANADA, MN 55117-1531 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property: LOT 1. BLOCK 68, UNIT 6. FORT MYERS SHORES. ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 17, PAGE 75 THRU 79, 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 counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 within /(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein. THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS. WITNESS my hand and the seal of this Court at Lee County, Florida, this 6th day of August, 2026. Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) By: K Shoap DEPUTY CLERK Robertson, Anschutz, Schneid, Crane & Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 23-154076 August 14, 21, 202626-03207L	

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-005483
NATIONS DIRECT MORTGAGE, LLC, Plaintiff, vs.
ALEJANDRO MARTINEZ SOJO AND SUSANA SOJO GONZALEZ, et al. Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 03, 2026, and entered in 25-CA-005483 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein NATIONS DIRECT MORTGAGE, LLC is the Plaintiff and ALEJANDRO MARTINEZ SOJO; SUSANA SOJO GONZALEZ; UNKNOWN SPOUSE OF ALEJANDRO MARTINEZ SOJO NKA MARA ALONSO 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 September 17, 2026, the following described property as set forth in said Final Judgment, to wit:
LOT 24, BLOCK 95, PLAT OF UNIT 14, SECTION 21, TOWNSHIP 45 SOUTH, RANGE 27 EAST, A SUBDIVISION OF LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 18, PAGE 53 THROUGH 69, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Property Address: 836 HOME-STEAD RD S, LEHIGH ACRES, FL 33974

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 08/12/2026.

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
25-326763 - MaM
August 14, 21, 202626-03278L

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. 26CA000747
RIVERWALK COVE CONDOMINIUM ASSOCIATION, INC., a Florida not-for-profit corporation Plaintiff, v.
TRACY M. FOX; ET AL., Defendants.
NOTICE IS HEREBY GIVEN that, pursuant to a Final Judgment of Foreclosure dated August 10, 2026 entered in Case No. 2026CA000747 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 September 17, 2026, at www.lee.realforeclose.com, the following described property as set forth in said Final Judgment, to-wit:
Unit 230, of HARBOUR CAY A/K/A RIVERWALK COVE CONDOMINIUM, a Condominium, according to the Declaration of Condominium thereof, as recorded in Official Records Book 956, page 63 and as amended by amendments, of the Public Records of Lee County, Florida, and all amendments thereto, together with its undivided share in the common elements. TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.
Parcel ID #15-45-24-29-00000.2300
a/k/a 5825 Harbour Club Road, Fort Myers, FL 33919
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 08/12/2026
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
August 14, 21, 202626-03279L

ACTIONS / SALES

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-003665 LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. GINOT JACOTIN. et. al. Defendant(s), TO: GINOT JACOTIN, ROSE BER-LINE ORIUS, whose last known residences are: 1103 HOMER AVE S, LEHIGH ACRES, FL 33973; and 1101 HOMER AVE S, LEHIGH ACRES, FL 33973; and 114 HOMER AVE S, LEHIGH ACRES, FL 33973 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property: LOT 1, BLOCK 39, PLAT OF UNIT 8 LEHIGH ESTATES A SUBDIVISION OF LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 88, 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 counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 within /(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein. THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS. WITNESS my hand and the seal of this Court at Lee County, Florida, this 6th day of August, 2026. Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) BY: K Shoap DEPUTY CLERK Robertson, Anschutz, Schneid, Crane & Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 26-413861 August 14, 21, 202626-03208L	

SECOND INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 26-CA-002816 NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, v. FITHO FLERY; et al, Defendant(s). To the following Defendant(s): FITHO FLERY (Last Known Address: 5232 - 5234 30TH ST SW, LEHIGH ACRES, FL 33973) UNKNOWN SPOUSE OF FITHO FLERY (Last Known Address: 5232 - 5234 30TH ST SW, LEHIGH ACRES, FL 33973) YOU ARE NOTIFIED that an action to foreclose based on boundaries established by acquiescence, on the following described property: LOT 16, BLOCK 24, UNIT 2, LEHIGH ESTATES, SECTION 31, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE(S) 82, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. PROPERTY ADDRESS: 5232 - 5234 30TH ST SW, LEHIGH ACRES, FL 33973 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 11th day of August, 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 August 14, 21, 202626-03260L	

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-000781 WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR RESIDENTIAL MORTGAGE AGGREGATION TRUST, Plaintiff, vs. PRODUCTION HUB LLC, JUAN MANUEL SERRANO, UNKNOWN TENANT IN POSSESSION 1, and UNKNOWN TENANT IN POSSESSION 2, Defendants. To: JUAN MANUEL SERRANO 1221 SE 36th Terrace Cape Coral, Florida 33904 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: LOT 59, BLOCK 1159 AND LOT 1, BLOCK 1160, CAPE CORAL UNIT 20 PART 1, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 17, PAGES 101 THROUGH 108, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. has been filed against you and you are required to a copy of your written defenses, if any, to it on Charles P. Gufford, McCalla Raymer Leibert Pierce, LLP, 225 E. Robinson St. 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 6th day of August, 2026. Kevin C. Karnes CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) BY: K Shoap Deputy Clerk MCCALLA RAYMER LEIBERT PIERCE, LLP 225 E. Robinson St. Suite 155 Orlando, FL 32801 Phone: (407) 674-1850 Email: charles.gufford@mccalla.com Email: todd.latoski@mccalla.com 25-15125FL August 14, 21, 202626-03221L	

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-002872 LAKEVIEW LOAN SERVICING, LLC., Plaintiff, vs. YAISSY S GARCIA A/K/A YAISSY SOLIS GARCIA, et al., Defendant. To: YAISSY S GARCIA A/K/A YAISSY SOLIS GARCIA 3902 16TH ST SW, LEHIGH ACRES, FL 33976 PABLO DOMINGO JUAN PEDRO 3902 16TH ST SW, LEHIGH ACRES FL 33976 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: LOT 12, BLOCK 41, UNIT 5, SECTION 3, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 95, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. has been filed against you and you are required to file a copy of your written defenses, if any, to it on Jacqueline T. Levine, 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 6th day of August, 2026. Kevin C. Karnes CLERK OF COURT OF LEE COUNTY As Clerk of the Court (SEAL) BY: K Shoap Deputy Clerk MCCALLA RAYMER LEIBERT PIERCE, LLP 225 East Robinson Street, Suite 155, Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: AccountsPayable@mccalla.com 26-20952FL August 14, 21, 202626-03219L	

SECOND INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 26-CA-003127 RIVERCREEK HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, v. VALERIU GREBENCEA AND TATIANA GREBENCEA AS CO-TRUSTEES OF THE GREBENCEA FAMILY TRUST DATED JUNE 2, 2021 AND UNKNOWN TENANT, Defendant(s). TO: Valeriu Grebencea, as Co-Trustees of The Grebencea Family Trust dated June 2, 2021, 15 W671 74th Street Burr Ridge, IL 60527 and 20885 Thistle Leaf Ln Estero, FL 33928 Tatiana Grebencea as Co-Trustees of The Grebencea Family Trust dated June 2, 2021, 15 W671 74th Street Burr Ridge, IL 60527 and 20885 Thistle Leaf Ln Estero, FL 33928 YOU ARE NOTIFIED that an action to foreclose a claim of lien on the following property in Lee County, Florida: Lot 175, of the Plat of RIVER-CREEK - PHASE TWO, according to the plat thereof, as recorded under Instrument No. 2023000122423 of the Public Records of Lee County, Florida and all amendments thereto. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Plaintiff's attorney, whose address is KAYE BENDER REMBAUM, P.L., 1200 Park Central Boulevard South, Pompano Beach, FL 33064, within thirty (30) days after the first publication 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 or Petition. WITNESS my hand and the seal of this Court on August 6, 2026. Clerk of the Court Kevin C. Karnes (SEAL) BY: K Shoap As Deputy Clerk KAYE BENDER REMBAUM, P.L., 1200 Park Central Boulevard South, Pompano Beach, FL 33064 August 14, 21, 202626-03233L	

SECOND 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.: 26-CA-002015 AMERIHOME MORTGAGE COMPANY, LLC, Plaintiff, vs. ANDRES FERNANDEZ; LISZANDRA PEREZ, Defendants. TO: ANDRES FERNANDEZ; 1430 SW 15TH STREET, CAPE CORAL, FL 33991 LISZANDRA PEREZ; 1220 NE 41ST AVE, HOMESTEAD, FL 33033 YOU ARE NOTIFIED that an action to foreclose to the following property in Lee County, Florida: LOT(S) 21 AND 22, BLOCK 4348, CAPE CORAL SUBDIVISION, UNIT 63, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGE(S) 66, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Also known as 1430 SW 15TH ST, CAPE CORAL, FL 33991. 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 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 August 6, 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: 561-507-5252 Facsimile: 561-342-4842 E-mail: pleadings@sokrem.com Counsel for Plaintiff August 14, 21, 202626-03209L	

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-001397 SELENE FINANCE, LP, Plaintiff, vs. DAVID A YATES, et al., Defendant. To: DAVID A YATES 28842 YELLOW FIN TRL, BONITA SPRINGS, FL 34135 UNKNOWN SPOUSE OF DAVID A YATES 28842 YELLOW FIN TRL, BONITA SPRINGS, FL 34135 MAURICE A. NEIRINCK 28842 YELLOW FIN TRL, BONITA SPRINGS, FL 34135 UNKNOWN SPOUSE OF MAURICE A. NEIRINCK 28842 YELLOW FIN TRL, BONITA SPRINGS, FL 34135 UNKNOWN TENANT IN POSSESSION 1 28842 YELLOW FIN TRL, BONITA SPRINGS, FL 34135 UNKNOWN TENANT IN POSSESSION 2 28842 YELLOW FIN TRL, BONITA SPRINGS, FL 34135 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: LOT 913, VILLAGEWALK OF BONITA SPRINGS, PHASE 3 ACCORDING TO THE PLAT THEREOF, AS RECORDED IN INSTRUMENT NO. 2006000121488, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. has been filed against you and you are required to file a copy of your written defenses, if any, to it on Jacqueline T. Levine, 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 11th day of August, 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 Fax: (321) 248-0420 Email: AccountsPayable@mccalla.com 25-14044FL August 14, 21, 202626-03258L	

SECOND INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION CASE NO. 26-CA-002938 CROSSCOUNTRY MORTGAGE, LLC, Plaintiff, vs. ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF NICOLE J. LACH, DECEASED; GIANNA M. LACH, PERSONAL REPRESENTATIVE OF THE ESTATE OF NICOLE LACH, DECEASED; GIANNA M. LACH; RENE E. LACH; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY, Defendant(s) To the following Defendant(s): ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF NICOLE J. LACH, DECEASED (LAST KNOWN ADDRESS) 1868 GRACE AVE FORT MYERS, FLORIDA 33901 YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property: LOTS 1 AND 2, LESS THE WEST 10 FEET OF LOT 2, BLOCK 3, PALMETTO PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 3, PAGE 23, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. a/k/a 1868 GRACE AVE, FORT MYERS, FLORIDA 33901 has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Kahane & Associates, P.A., Attorney for Plaintiff, whose address is 1619 NW 136th Avenue, Suite D-220, Sunrise, Florida 33323 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. 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 6th day of August, 2026. KEVIN C. KARNES As Clerk of the Court (SEAL) By K Shoap 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.: 26-00344 NML August 14, 21, 202626-03234L	

SECOND INSERTION	
NOTICE OF ACTION/ CONSTRUCTIVE SERVICE NOTICE BY PUBLICATION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO: 26-CA-002229 WILMINGTON SAVINGS FUND SOCIETY, FSB, AS OWNER TRUSTEE OF THE RESIDENTIAL CREDIT OPPORTUNITIES TRUST IX-A Plaintiff, vs. ALL UNKNOWN HEIRS, BENEFICIARIES, LEGATEES, DEVISEES, PERSONAL REPRESENTATIVES, CREDITORS AND ANY OTHER PERSON CLAIMING BY, THROUGH, UNDER OR AGAINST ALEJANDRO CRUZ, a/k/a ALEJANDRO LUGO CRUZ, Deceased; et. al. Defendant(s). TO: RICARDO LUGO Last Known Address: 2707 42nd St. W., Lehigh Acres, FL 33971 Current Address: unknown YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Lee County, Florida: LOT 2, BLOCK 96, UNIT 10, LEHIGH ACRES, SECTION 13, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 62, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property address: 2707 42nd St. W., Lehigh Acres, FL 33971 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Matthew Leider, Esq., Law Offices of Manganelli, Leider & Savio, P.A., Plaintiff's attorney, whose address is 1900 N.W. Corporate Blvd., Ste. 200W, Boca Raton, FL 33431 and whose email address is: service@mls-pa.com, 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. WITNESS my hand and the seal of said Court this 6th day of August, 2026. KEVIN C. KARNES Clerk of the Court (SEAL) BY: K Shoap Deputy Clerk Matthew Leider, Esq., Law Offices of Manganelli, Leider & Savio, P.A., Plaintiff's attorney, 1900 N.W. Corporate Blvd., Ste. 200W, Boca Raton, FL 33431 service@mls-pa.com August 14, 21, 202626-03212L	

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-006771 PACIFIC LIFE INSURANCE COMPANY, Plaintiff, v. TOTAL FLORIDA LLC, a Florida Limited Liability Company; JOHENNY MARTINEZ SOCORRO, an Individual; LUIGI RANIERI, an Individual; FLORIDA SUNSHINE DEVELOPMENTS LLC; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendant(s), NOTICE IS HEREBY GIVEN pursuant to Final Judgment dated August 11, 2026 entered in Civil Case No. 25-CA-006771 in Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein PACIFIC LIFE INSURANCE COMPANY, Plaintiff and TOTAL FLORIDA LLC, a Florida Limited Liability Company; JOHENNY MARTINEZ SOCORRO, an Individual; LUIGI RANIERI, an Individual; 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 24, 2026 the following described property as set forth in said Final Judgment, to-wit: LOT 6, BLOCK 34, UNIT 6, SECTION 10, TOWNSHIP 45 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 18, PAGE 7, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Property Address: 748 Cardinal St E, Lehigh Acres, FL 33974 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. 08/12/2026 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 E-mail: flrealprop@kelleykronenberg.com File No.: 3087.000631 August 14, 21, 202626-03280L	

SECOND INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 26-CA-003270 ROCKET MORTGAGE, LLC, Plaintiff, VS. SHANE MITCHELL; et al., Defendant(s). TO: Shane Mitchell Last Known Residence: 421 Nelson Rd N Cape Coral, FL 33993 TO: Unknown Spouse of Shane Mitchell Last Known Residence: 421 Nelson Rd N Cape Coral, FL 33993 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in LEE County, Florida: LOTS 26 AND 27, BLOCK 2552 OF CAPE CORAL UNIT 37, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 17, PAGE(S) 15-29, 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 August 06, 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 1190-516B Ref# 21861 August 14, 21, 202626-03211L	

SECOND INSERTION	SECOND INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 26-CA-003262 ROCKET MORTGAGE, LLC, Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF EDWIN D. TORRES, DECEASED; et al., Defendant(s). TO: Unknown Heirs, Beneficiaries, Devisees, Surviving Spouse, Grantees, Assignee, Lienors, Creditors, Trustees, and All Other Parties Claiming an Interest By, Through, Under, or Against The Estate of Edwin D. Torres, Deceased Last Known Residence: Unknown YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Lee County, Florida: LOT 3, BLOCK 60, UNIT 8, SECTION 24, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 68, 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 08/11/2026 Kevin C. Karnes As Clerk of the Court (SEAL) By: K Harris As Deputy Clerk	AMENDED NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION Case No. 26-CA-742 ENCLAVES AT EAGLE LANDING HOMEOWNERS ASSOCIATION, INC., a Florida Not for Profit Corporation, Plaintiff, v. JARED D. MARIS, FARAH JOY E. MARIS, and UNKNOWN TENANT(S)/OCCUPANT(S), Defendants. TO: JARED D. MARIS and FARAH JOY E. MARIS Last Known Address: 16045 Beachberry Drive, North Fort Myers, FL 33917 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 68, Enclaves at Eagle Landing, Phase 3, a subdivision according to the map or plat thereof recorded in Official Records Instrument Number 2020000017072, of the Public Records of Lee County, Florida. Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining. Parcel ID #30-43-25-L3-060000680 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 11th day of August, 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 August 14, 21, 2026 26-03268L

SECOND INSERTION	SECOND INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 26-CA-001791 WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VERUS SECURITIZATION TRUST 2023-8, Plaintiff, v. LIANE NICOLE LEE; et al, Defendant(s). To the following Defendant(s): LIANE NICOLE LEE (Last Known Address: 144 RIVERVIEW ROAD, FORT MYERS, FL 33905) UNKNOWN TENANT #1 (Last Known Address: 144 Riverview Road, Fort Myers, FL 33905) UNKNOWN TENANT #2 (Last Known Address: 144 Riverview Road, Fort Myers, FL 33905) YOU ARE NOTIFIED that an action to foreclose based on boundaries established by acquiescence, on the following described property: A LOT OR PARCEL OF LAND LYING IN GOVERNMENT LOT 1 OF SECTION 5, TOWNSHIP 44 SOUTH, RANGE 25 EAST , LEE COUNTY, FLORIDA, WHICH LOT OR PARCEL IS DESCRIBED AS FOLLOWS: FROM THE NORTHWEST CORNER OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 5, RUN WEST ALONG THE SOUTH LINE OF SAID LOT 1 FOR 16.8 FEET; THENCE DEFLECT RIGHT 59° 30` AND RUN NORTHWESTERLY TO A POINT ON THE NORTH LINE OF THE OUTFALL DITCH EASEMENT OF THE STATE ROAD DEPARTMENT AS SHOWN BY INSTRUMENT RECORDED IN CHANCERY ORDER BOOK 28, AT PAGE 403; THENCE RUN WESTERLY ALONG THE NORTH LINE OF SAID EASEMENT FOR 127.51 FEET TO THE POINT OF BEGINNING OF THE LANDS HEREIN DESCRIBED. FROM SAID POINT OF BEGINNING CONTINUE WESTERLY ALONG SAID NORTH LINE FOR 173.87 FEET; THENCE DEFLECT RIGHT 59° 37` AND RUN NORTHWESTERLY, MEASURED ON A PERPENDICULAR, 260 FEET SOUTHWESTERLY FROM AND PARALLEL	TO THE EASTERLY LINE OF THE LAND CONVEYED BY DEED RECORDED IN DEED BOOK 194, AT PAGE 317, FOR 235 FEET MORE OR LESS, TO THE WATERS OF THE CALOOSAHATCHEE RIVER, THENCE RUN NORTHEASTERLY ALONG SAID WATERS FOR 150 FEET MORE OR LESS, TO AN INTERSECTION WITH A LINE THROUGH THE POINT OF BEGINNING, PARALLEL TO SAID EASTERLY LINE OF THE LANDS CONVEYED BY DEED RECORDED IN DEED BOOK 194, AT PAGE 317; THENCE RUN SOUTHEASTERLY ALONG SAID PARALLEL LINE TO THE POINT OF BEGINNING. SUBJECT TO AN EASEMENT FOR PRIVATE ROAD PURPOSES OVER AND ACROSS THE SOUTH 20 FEET OF THE PARCEL HEREIN DESCRIBED. TOGETHER WITH A PERPETUAL USE OF RIGHT-OF-WAY FOR ROAD RIGHT OF WAY PURPOSES, CONVEYED BY THAT CERTAIN DEED RECORDED IN DEED BOOK 146, AT PAGE 268, AND RIGHT OF USE OF THAT CERTAIN EASEMENT CONVEYED BY RIGHT OF WAY DEED RECORDED IN DEED BOOK 166, AT PAGE 59. PROPERTY ADDRESS: 144 RIVERVIEW ROAD, FORT MYERS, FL 33905 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 6th day of Aug, 2026. Kevin C. Karnes As Clerk of the Court (SEAL) By K Shoap As Deputy Clerk Ghidotti Berger LLP, Attorney for Plaintiff, 10800 Biscayne Blvd., Suite 201, Miami, FL 33161 August 14, 21, 2026 26-03210L

SECOND INSERTION	SECOND INSERTION
NOTICE OF ACTION CONSTRUCTIVE SERVICE - REAL PROPERTY IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 26-CA-02782 HELEN LOPEZ LEIVA Plaintiff, v. ANN MARIE DOUGLAS; JAMES M. KRAUS ; MARYLYN YENCIK; AND KEVIN C. KARNES, AS LEE COUNTY CLERK OF CIRCUIT COURT & COMPTROLLER Defendant(s). TO: James M. Karus. Last Known Address: 333 hastings BLVD, Broomall, PA 19008 Marylyn Yenick. Last Known Address: 8311 Breakers Trace CT, Sunset Beach, NC 28468 YOU ARE HEREBY NOTIFIED that an Amended Complaint for Quiet Tax Title has been filed against you concerning the following real property in Lee County, Florida, hereinafter referred to as "Real Property." The real property is legally described as: Lot 21, Block 24, Unit 3, Lehigh Park, Section 21, 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 66, Public Records, Lee County, Florida. Parcel Identification Number: 21-44-26-03-00024.0210 Has been filed and commenced in this court and you, James M. Karus. Last Known Address: 333 hastings BLVD, Broomall, PA 19008, and Marylyn Yenick. Last Known Address: 8311 Breakers Trace CT, Sunset Beach, NC 28468 are required to serve a copy of your written defense, if any, to it on Kevin Diaz, Esquire attorney for Plaintiff, whose address is 150 Alhambra Cir, Suite 1160, Coral Gables, Florida 33134 and file the original with the Clerk of Court located at: 2115 Second Street 2nd Floor, Fort Myers, Florida 33901 of the above styled court on or before September 22, 2026; otherwise a default will be entered against you for the relief prayed for in the complaint or petition. This notice shall be published once each week for four consecutive weeks in Business Observer. WITNESS my hand and seal of said court at Lee County, Florida on 08/11/2026. Kevin C. Karnes, As Clerk of the Circuit Court & Comptroller Lee County, Florida (SEAL) By: K Harris As Deputy Clerk	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.: 26-CA-002848 AMERIHOME MORTGAGE COMPANY, LLC, Plaintiff, vs. MICHAEL ABREU JR.; MICHELLE MONTILLA; UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT, Defendants. TO: MICHAEL ABREU JR.; LAST KNOWN ADDRESS: 1125 CECELIA AVE, LEHIGH ACRES, FL 33971 MICHELLE MONTILLA; LAST KNOWN ADDRESS: 1125 CECELIA AVE, LEHIGH ACRES, FL 33971 YOU ARE NOTIFIED your whereabouts are known to the Plaintiff; however, you have concealed yourself or are otherwise avoiding service of process such that personal service of process cannot be made upon you pursuant to Chapter 48, Florida Statutes. Plaintiff has made a diligent search and inquiry to effect personal service of process upon you at your last known address and place of abode, but has been unable to do so to your purposeful avoidance of service. YOU ARE FURTHER NOTIFIED that an action to foreclose to the following property in Lee County, Florida: LOT 10, BLOCK 28, UNIT 4, SECTION 21, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 26, PAGE 40, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Also known as 1125 CECELIA AVE, LEHIGH ACRES, FL 33971. 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 thirty (30) days, 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 08/12/2026 Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) By: K Harris DEPUTY CLERK
Kevin Diaz, Esquire Diaz & Affiliates, PA 150 Alhambra Cir, Suite 1160 Coral Gables, FL 33134 Attorney for Plaintiff (Phone) (305) 563-9199 Aug. 14, 21, 28; Sept. 4, 2026 26-03261L	SOKOLOF REMTULLA, LLP 1800 NW Corporate Blvd., Suite 302 Boca Raton, FL 33431 Telephone: 561-507-5252 Facsimile: 561-342-4842 E-mail: pleadings@sokrem.com Counsel for Plaintiff August 14, 21, 2026 26-03283L

SECOND INSERTION	SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT OF TRHE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION CASE NO.: 26-CP-001943 IN RE: ESTATE OF JOHN D. SURFUS, Deceased. The administration of the estate of JOHN D. SURFUS, deceased, whose date of death was May 8, 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 August 14, 2026. Co-Personal Representative: KAREN RAE LEUZZI, Co-Personal Representative TIMOTHY WAPPES, Co-Personal Representative Attorney for Personal Representative: Patricia L. Lincoln, Esq. Florida Bar Number: 1049256 ELLIS LAW GROUP, PL. 4755 Technology Way, Suite 205 Boca Raton, FL 33431 Telephone: (561) 910-7500 Fax: (561) 910-7501 E-Mail: p.lincoln@ellis-law.com Secondary E-Mail: service@ellis-law.com Counsel for Karen Rae Leuzzi Kyle T. Mordew, Esq. Florida Bar Number: 1022234 Hahn Loeser & Parks LLP 5811 Pelican Bay Blvd., Suite 650 Naples, FL 34108 Telephone: (239) 592-2978 Fax: (239) 451-4027 E-Mail: kmordew@hahnlaw.com Secondary E-Mail: cpiglia@hahanlaw.com Counsel for Timothy Wappes August 14, 21, 2026 26-03251L

SECOND INSERTION	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.: 26-CA-002878 NEW DAY FINANCIAL, LLC PLAINTIFF, VS. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF FRANCIS FEMIANO A/K/A FRANK FEMIANO A/K/A FRANCIS ARTHUR FEMIANO, ET AL., DEFENDANT(S). TO: Unknown heirs, beneficiaries, devisees, assignees, lienors, creditors, trustees and all others who may claim an interest in the estate of Francis Femiano A/K/A Frank Femiano A/K/A Francis Arthur Femiano Last Known Address: 1317 SE 26th Terrace, Cape Coral, FL 33904 Current Residence: UNKNOWN YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property: Lots 30 and 31, Block 645, Unit 21, Cape Coral Subdivision, according to plat thereof recorded in Plat Book 13, Page(s) 149-173 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, on or before within thirty (30) days after the first publication of this Notice in 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 11th day of August, 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 26-000650-FL August 14, 21, 2026 26-03269L

SECOND INSERTION	SECOND INSERTION
NOTICE OF SALE PURSUANT TO CHAPTER 45 (2414 N.W. 10th Street, Cape Coral, Florida 33993) IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION CASE NO. 25-CA-5890 TRYON STREET ACQUISITION TRUST I, Plaintiff, v. VAJESQ LLC, CRISTIAN ANDRES VETH RAFFO, a/k/a Christian Andres Veth Raffo, CESAR GABRIEL HERNANDEZ, JR., LUSI FELIPE STONE ESCANILLA, SIX SIGMA ROOFING CONTRACTORS LLC and JOHN / JANE DOE, fictitious names representing tenants in possession Defendants. Notice is given that pursuant to the Final Judgment of Foreclosure and Damages dated August 10, 2026 entered in Case No. 25-CA-5890 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, in which TRYON STREET ACQUISITION TRUST I, is the Plaintiff, and VAJESQ LLC, et. al., is the Defendants, the Clerk of the Circuit Court will sell to the highest and best bidder for cash to be conducted in an online sale at http://www.LEE.realforeclose.com beginning at 9:00 a.m. on September 24, 2026, in accordance with Chapter 45 Florida Statutes, the following-described property set forth in said Final Judgment of Foreclosure and Damages:	Lots 50 and 51, Block 4046, Unit 56, Cape Coral Subdivision, according to the map or plat thereof as recorded in Plat Book 19, Pages 107 through 116, inclusive, of the Public Records of Lee County, Florida. Together with all rents, issues and profits. Property Address: 2414 N.W. 10th Street, Cape Coral, Florida 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 10th day of August 2026. 08/12/2026. Kevin C. Karnes CLERK OF COURT (SEAL) T Mann BY DEPUTY CLERK LEE COUNTY, FLORIDA /s/ Ronald B. Cohn Ronald B. Cohn, Esquire Fla. Bar No: 599786 BURR & FORMAN LLP 201 N. Franklin Street, Suite 3200 Tampa, Florida 33602 (813) 221-2626 (office) Primary E-Mail Addresses: rcohn@burr.com Secondary E-Mail Addresses: dmorse@burr.com and mguerra@burr.com Attorney for Plaintiff 46622109 v1 August 14, 21, 2026 26-03284L

SECOND INSERTION	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-003454 LAKEVIEW LOAN SERVICING, LLC., Plaintiff, vs. BRITTANY ANN HUTTON AND JAVON ANTHONY GUSCOTT. et. al. Defendant(s). TO: BRITTANY ANN HUTTON, UNKNOWN SPOUSE OF BRITTANY ANN HUTTON, whose last known residences are: 429 TROPICANA PARKWAY W, CAPE CORAL, FL 33993; and 1805 SW 26TH ST, CAPE CORAL, FL 33914; and 4204 SW 16TH PL, CAPE CORAL, FL 33914 TO: JAVON ANTHONY GUSCOTT, UNKNOWN SPOUSE OF JAVON ANTHONY GUSCOTT, whose last known residences are: 429 TROPICANA PARKWAY W, CAPE CORAL, FL 33993; and 21150 GERTRUDE AVE, APT C1, PORT CHARLOTTE, FL 33952; and 1805 SW 26TH ST, CAPE CORAL, FL 33914 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property: LOT(S) 57 AND 58, BLOCK	2556, CAPE CORAL UNIT 38, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 16, PAGE(S) 87 THROUGH 99, 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 counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 within 30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein. THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS. WITNESS my hand and the seal of this Court at Lee County, Florida, this 12th day of August, 2026. Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) BY: K Harris DEPUTY CLERK Robertson, Anschutz, Schneid, Crane & Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com August 14, 21, 2026 26-03288L

--- TAX DEEDS / ESTATE / PUBLIC SALES ---

SECOND INSERTION

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

Tax Deed #:2026000168
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: 24-19717
Year of Issuance 2024 Description of Property LOT 3, BLOCK 3, UNIT 1, SECTION 17, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 20 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 17-44-27-01-00003.0030
Names in which assessed: FRED A DEWITT, JACQUELINE R DEWITT, SHIRLEY D DEAN

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 10/06/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 14, 21, 28; Sept. 4, 2026
26-03176L

SECOND INSERTION

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

Tax Deed #:2026000167
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: 24-19580
Year of Issuance 2024 Description of Property LOT 21, BLOCK 34, UNIT 9, SECTION 15, 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 17, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 15-44-27-09-00034.0210
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 10/06/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 14, 21, 28; Sept. 4, 2026
26-03177L

SECOND INSERTION

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

Tax Deed #:2026000166
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: 24-19510
Year of Issuance 2024 Description of Property LOT 16, BLOCK 47, UNIT 12, SECTION 14, 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 16, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 14-44-27-12-00047.0160
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 10/06/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 14, 21, 28; Sept. 4, 2026
26-03178L

SECOND INSERTION

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

Tax Deed #:2026000165
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: 24-19494
Year of Issuance 2024 Description of Property LOT 5, BLOCK 40, UNIT 10, SECTION 14, 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 16, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 14-44-27-10-00040.0050
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 10/06/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 14, 21, 28; Sept. 4, 2026
26-03179L

SECOND INSERTION

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

Tax Deed #:2026000162
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: 24-21693
Year of Issuance 2024 Description of Property LOT 8, BLOCK 80, UNIT 12, SECTION 2, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CIRCUIT CLERK, RECORDED IN PLAT BOOK 15, PAGE 203, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 02-45-27-L3-12080.0080
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 10/06/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 14, 21, 28; Sept. 4, 2026
26-03182L

SECOND INSERTION

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

Tax Deed #:2026000161
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: 24-21562
Year of Issuance 2024 Description of Property LOT 9, BLOCK 52, LEHIGH ACRES, UNIT 9, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 178, IN SECTION 1, TOWNSHIP 45 SOUTH, RANGE 27 EAST, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 01-45-27-L4-09052.0090
Names in which assessed: COMPLETE HOME MAKE-OVER 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 10/06/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 14, 21, 28; Sept. 4, 2026
26-03183L

SECOND INSERTION

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

Tax Deed #:2026000160
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: 24-07075
Year of Issuance 2024 Description of Property FROM THE NORTHEAST CORNER OF SECTION 10, TOWNSHIP 44 SOUTH, RANGE 24 EAST, RUN SOUTH ALONG THE EAST LINE OF SAID SECTION FOR 190 FEET; THENCE RUN WEST PARALLEL TO THE NORTH LINE OF SAID SECTION FOR 20 FEET TO THE POINT OF BEGINNING OF THE LANDS HEREBY CONVEYED. FROM SAID POINT OF BEGINNING, CONTINUE WEST PARALLEL TO THE NORTH LINE OF SECTION 10 FOR 93.4 FEET; THENCE DEFLECT LEFT 89°2' AND RUN SOUTH FOR 145 FEET; RUN EAST PARALLEL TO THE NORTH LINE OF SECTION 10 FOR 94.8 FEET TO A POINT 20 FEET FROM THAT LINE OF SAID SECTION; THENCE RUN NORTH PARALLEL TO THE SAID EAST LINE FOR 145 FEET TO THE POINT OF BEGINNING. BEING ALSO DESCRIBED AS LOT 8 OF BORDENARO SUBDIVISION, AN UNRECORDED PLAT. Strap Number 10-44-24-00-00026.0000
Names in which assessed: YARON AMSALEM

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 10/06/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 14, 21, 28; Sept. 4, 2026
26-03184L

SECOND INSERTION

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

Tax Deed #:2026000164
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: 24-19487
Year of Issuance 2024 Description of Property LOT 5, BLOCK 37, UNIT 10, SECTION 14, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 16, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 14-44-27-10-00037.0050
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 10/06/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 14, 21, 28; Sept. 4, 2026
26-03180L

SECOND INSERTION

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

Tax Deed #:2026000170
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: 24-23232
Year of Issuance 2024 Description of Property LOT 16, BLOCK 49, UNIT 9, LEHIGH ACRES, SECTION 13, TOWNSHIP 45 SOUTH, RANGE 27 EAST, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 18, PAGE 27, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-45-27-L4-09049.0160
Names in which assessed: LUIS C GARZON AZA, ROSA AZA LOZANO

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 10/06/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 14, 21, 28; Sept. 4, 2026
26-03185L

THIRD INSERTION

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

Tax Deed #:2026000200
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: 24-10968
Year of Issuance 2024 Description of Property LOTS 5 AND 6, BLOCK 16, OF CITY VIEW PARK NO. 3, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN PLAT BOOK 6, PAGE 32, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 19-44-25-P3-00916.0050
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 09/29/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

August 7, 14, 21, 28, 2026
26-03093L

SECOND INSERTION

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

Tax Deed #:2026000163
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: 24-22006
Year of Issuance 2024 Description of Property LOT 17, BLOCK 5, UNIT 1, SOUTHWOOD, SECTION 7, TOWNSHIP 45 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 26, PAGE 60, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 07-45-27-L1-01005.0170
Names in which assessed: ROBERT PIERRELOUIS, YVON TILERIN

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 10/06/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 14, 21, 28; Sept. 4, 2026
26-03181L

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. **2026-CP-001665**
IN RE: ESTATE OF
CHARLES W. BEAN SR.
Deceased.

The administration of the Florida Estate of Charles W. Bean, Sr., deceased, whose date of death was October 9, 2025, 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 Ancillary Co-Personal Representatives and the Ancillary Co-Personal Representatives' attorney are set forth below.

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

The Personal Representatives have no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, 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 August 14, 2026.

Ancillary Co-Personal Representatives:
Signed by: Tammey Rooney
Tammey B. Rooney
33 Yankee Peddler Path
Madison, Connecticut 06443
Signed by: Chahes W. Bean Jr.
Charles W. Bean, Jr.
35 Wild Acres Drive
Gray, Maine 04039
Attorney for Ancillary Co-Personal Representatives:
/s/ Lisa Curia George
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
August 14, 21, 2026 26-03238L

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. **26-CP-001969**
Division Probate
IN RE: ESTATE OF
SUSAN LINDA PETERS
A/K/A SUSAN LINDA PERKINS
A/K/A SUSAN LINDA SMITH
Deceased.

The administration of the estate of Susan Linda Peters a/k/a Susan Linda Perkins a/k/a Susan Linda Smith, deceased, whose date of death was April 3, 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, 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 must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION 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 14, 2026.

Personal Representative:
/s/ **Joshua Peters**
Joshua Richard Peters
442 77th Ave. N.
St. Petersburg, Florida 33702
Attorney for Personal Representative:
/s/ Alina Gonzalez-Dockery, Esq.
Alina Gonzalez-Dockery, Esq.
Attorney for Personal Representative
Florida Bar Number: 94099
LIFE LAW PLANNING
5237 Summerlin Commons Blvd.
Ste #109
Fort Myers, Florida 33907
Telephone: (239) 790-8058
Fax: (239) 790-5088
E-Mail: alina@lifelawplanning.com
Secondary E-Mail:
service@lawsprt.com
August 14, 21, 2026 26-03199L

--- TAX DEEDS / PUBLIC SALES / ACTIONS ---

FOURTH INSERTION		THIRD INSERTION		FOURTH INSERTION		FOURTH INSERTION		FOURTH INSERTION		NOTICE OF PUBLIC SALE		NOTICE OF PUBLIC SALE:	
NOTICE OF SUSPENSION		NOTICE OF APPLICATION		NOTICE OF APPLICATION		NOTICE OF APPLICATION		NOTICE OF APPLICATION		at		THE LOCK UP SELF STORAGE	
To: VANELSON FAUSSETTE		FOR TAX DEED		FOR TAX DEED		FOR TAX DEED		FOR TAX DEED		The Lock Up Self Storage		at	
Case: CD202605583/D 3448646		Section 197.512 F.S.		Section 197.512 F.S.		Section 197.512 F.S.		Section 197.512 F.S.		12700 University Dr		27661 S Tamiami Trail	
A Notice of Suspension 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.		Tax Deed #:2026000375		Tax Deed #:2026000326		Tax Deed #:2026000312		Tax Deed #:2026000340		Fort Myers, FL 33907		Bonita Springs, FL 34134	
Jul. 31; Aug. 7, 14, 21, 2026		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:		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:		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:		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:		Will sell the contents of the following units to satisfy a lien to the highest bidder on August 28th, 2026 by 10:30am at WWW.STORAGETREASURES.COM		will sell the contents of the following unit to satisfy a lien to the highest bidder on August 28, 2026 by 12:30PM at WWW.STORAGETREASURES.COM	
26-02962L		Certificate Number: 24-17635		Certificate Number: 24-02582		Certificate Number: 24-17649		Certificate Number: 24-16054		All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account.		All goods must be removed from the Unit within 48 hours. Unit availability subject to prior settlement of account.	
THIRD INSERTION		Year of Issuance 2024		Year of Issuance 2024		Year of Issuance 2024		Year of Issuance 2024		Unit 2216: Landawa Sylla - Bags, Clothing, Area Rugs, Comforter, Baskets, Wall Mirror; Unit 2317: Crystal Thomas - Bicycle Parts, Totes, Furniture, Lamps, Dolly, Tool Box, Shelves, Hand Bags, Step Ladder, Wall Art; Unit 3006: George Flinton IV - Boxes, Totes, Holiday Décor, Luggage, Surf Boards, Chairs, Lamps, Air Purifier; Unit 3111: George Flinton IV - Headboard, Bedroom Furniture, Couch & Sofa, Furniture, Wall Art, Boxes, Vacuum, Holiday Decorations; Unit 3517: Ryan Zerites - Golf Clubs, Totes, Boxes, Trunk, File Cabinet, Guitar, Beach Chairs, Bartending Supplies, Luggage, Side Tables; Unit 4047: Joseph Hodges - Bags, Clothing, Totes, Wall Art, Fishing Poles		Unit 3428 Dee Hamm	
NOTICE OF APPLICATION		Description of Property LOT 9, BLOCK 28, UNIT 7, SECTION 2, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 5, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.		Description of Property LOTS 16 AND 17, BLOCK 2678, UNIT 38, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGE 87-99 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.		Description of Property LOT 6, BLOCK 42, UNIT 11, REPLAT OF 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 15, PAGE 6, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, LESS SUBSURFACE RIGHTS.		Description of Property LOT 5, BLOCK 90, UNIT 9, LEHIGH ACRES, SECTION 2, TOWNSHIP 45 SOUTH, RANGE 26 EAST, AS PER PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, AT PAGE 94, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. LESS SUBSURFACE RIGHTS ASSESSED UNDER 02-45-26-99-09090.0050 AS DESC IN 2024000048276.		August 14, 21, 2026		August 14, 21, 2026	
Section 197.512 F.S.		Strap Number 02-44-27-LI-07028.0090		Strap Number 02-44-27-LI-07028.0090		Strap Number 02-44-27-LI-11042.0060		Strap Number 02-45-26-09-00090.0050		26-03229L		26-03202L	
Tax Deed #:2026000199		Names in which assessed:		Names in which assessed:		Names in which assessed:		Names in which assessed:		SECOND INSERTION		SECOND INSERTION	
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:		Raul Hernandez		Raul Hernandez		TARPON IV, LLC		LIGIA TIRADO, RAMON TIRADO		NOTICE OF PUBLIC SALE		NOTICE OF PUBLIC SALE:	
Certificate Number: 24-10771		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 09/29/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.		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 09/22/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.		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 09/22/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.		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 09/22/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.		at		at	
Year of Issuance 2024		August 7, 14, 21, 28, 2026		August 7, 14, 21, 28, 2026		August 7, 14, 21, 28, 2026		August 7, 14, 21, 2026		The Lock Up Self Storage		The Lock Up Self Storage	
Description of Property BEGINNING AT THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 18, TOWNSHIP 44 SOUTH, RANGE 25 EAST, THENCE SOUTH 305 FEET MORE OR LESS TO THE NORTH SIDE OF ECONOMY STREET; THENCE WEST ALONG THE NORTHERLY SIDE OF ECONOMY STREET 360 FEET TO THE POINT OF BEGINNING OF THE LANDS BEING HEREIN CONVEYED; THENCE NORTH 150 FEET; THENCE WEST 60 FEET; THENCE SOUTH 150 FEET; THENCE EAST 60 FEET ALONG THE NORTHERLY SIDE OF ECONOMY STREET TO THE POINT OF BEGINNING OF THE LANDS BEING HEREIN DESCRIBED. SAID PARCEL OF LAND ALSO BEING KNOWN AS LOT 10, OF BLOCK K, BARDEN'S SUBDIVISION, AS PER THE UNRECORDED PLAT THEREOF PREPARED BY HARRY K. DAVIDSON AND BEARING CERTIFICATE OF SURVEY DATED OCTOBER 16, 1945. Strap Number 18-44-25-P4-002K0.0100		26-03080L		26-03080L		26-02975L		26-03005L		9901 Estero Oaks Drive		9901 Estero Oaks Drive	
Names in which assessed:		THIRD INSERTION		THIRD INSERTION		FOURTH INSERTION		FOURTH INSERTION		Estero FL 33967		Estero FL 33967	
TARPON IV, LLC		NOTICE OF APPLICATION		NOTICE OF APPLICATION		NOTICE OF APPLICATION		NOTICE OF APPLICATION		Will sell the contents of the following units to satisfy a lien to the highest bidder on August 28th, 2026 by 11:30 am at: WWW.STORAGETREASURES.COM		Will sell the contents of the following units to satisfy a lien to the highest bidder on August 28th, 2026 by 11:30 am at: WWW.STORAGETREASURES.COM	
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 09/29/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.		FOR TAX DEED		FOR TAX DEED		FOR TAX DEED		FOR TAX DEED		All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account.		All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account.	
August 7, 14, 21, 28, 2026		Section 197.512 F.S.		Section 197.512 F.S.		Section 197.512 F.S.		Section 197.512 F.S.		Unit 2153- Aisui Saruul-saikhan		Unit 2153- Aisui Saruul-saikhan	
26-03092L		Tax Deed #:2026000367		Tax Deed #:2026000304		Tax Deed #:2026000347		Tax Deed #:2026000351		Items: guitar, fan, boxes, misc items		Items: guitar, fan, boxes, misc items	
FOURTH INSERTION		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:		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:		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:		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:		August 14, 21, 2026		August 14, 21, 2026	
NOTICE OF ACTION		Certificate Number: 24-18983		Certificate Number: 24-00174		Certificate Number: 24-00174		Certificate Number: 24-16054		26-03229L		26-03282L	
CONSTRUCTIVE SERVICE		Year of Issuance 2024		Year of Issuance 2024		Year of Issuance 2024		Year of Issuance 2024		SECOND INSERTION		SECOND INSERTION	
IN THE TWENTIETH JUDICIAL CIRCUIT COURT FOR LEE COUNTY, FLORIDA		Description of Property WEST HALF OF LOT 13, BLOCK 45, UNIT 12, SECTION 11, 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 13, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.		Description of Property LOTS 14 AND 15, BLOCK 5454, CAPE CORAL SUBDIVISION, UNIT 90, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 24, PAGES 12 THROUGH 29, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.		Description of Property LOTS 14 AND 15, BLOCK 5454, CAPE CORAL SUBDIVISION, UNIT 90, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 24, PAGES 12 THROUGH 29, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.		Description of Property LOT 5, BLOCK 90, UNIT 9, LEHIGH ACRES, SECTION 2, TOWNSHIP 45 SOUTH, RANGE 26 EAST, AS PER PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, AT PAGE 94, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. LESS SUBSURFACE RIGHTS ASSESSED UNDER 02-45-26-99-09090.0050 AS DESC IN 2024000048276.		RIVER HALL COMMUNITY DEVELOPMENT DISTRICT		RIVER HALL COMMUNITY DEVELOPMENT DISTRICT	
CIRCUIT COURT FOR LEE COUNTY, FLORIDA		Strap Number 11-44-27-LI-12045.013B		Strap Number 13-43-22-C3-05454.0140		Strap Number 13-43-22-C3-05454.0140		Strap Number 02-45-26-09-00090.0050		NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2026/2027 BUDGET(S); AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.		NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2026/2027 BUDGET(S); AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.	
PROBATE DIVISION		Names in which assessed:		Names in which assessed:		Names in which assessed:		Names in which assessed:		The Board of Supervisors ("Board") of the River Hall Community Development District ("District") will hold a Public Hearing on September 3, 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 purpose of hearing comments and objections on the adoption of the 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, Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 ("District Manager's Office"), during normal business hours, or by visiting the District's website at https://riverhalldcd.org/.		The Board of Supervisors ("Board") of the River Hall Community Development District ("District") will hold a Public Hearing on September 3, 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 purpose of hearing comments and objections on the adoption of the 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, Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 ("District Manager's Office"), during normal business hours, or by visiting the District's website at https://riverhalldcd.org/.	
File No. 25-CP-003691		ZACHARY T COMPTON		DIPLOMAT WORLDWIDE LLC		DIPLOMAT WORLDWIDE LLC		F DEALBA JR, FRANK DEALBA JR, LOUISELLE DEALBA, LOUISELLE M DEALBA		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.		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.	
IN RE: ESTATE OF MARGRETE ANIS		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 09/29/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.		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 09/22/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.		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 09/22/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.		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 09/22/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.		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.		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.	
Deceased,		August 7, 14, 21, 28, 2026		August 7, 14, 21, 28, 2026		August 7, 14, 21, 28, 2026		August 7, 14, 21, 2026		District Manager		District Manager	
To: Margrete Anis a/k/a Margarete Anis, Margarita Anis, Margrete Wagner and all parties claiming interests by, through, under, or against Margrete Anis a/k/a Margarete Anis, Margarita Anis, Margrete Wagner, and all parties having or claiming to have any right, title, or interest in the property herein described.		26-03082L		26-03082L		26-03007L		26-03005L		August 14, 21, 2026		August 14, 21, 2026	
You are hereby notified that a Verified Petition to Establish Presumption of Death and for Summary Administration (Intestate) has been filed in the Estate of Margrete Anis, Case No. 25-CP-003691, in the Probate Division of the Circuit Court of Lee County, Florida.		FOURTH INSERTION		FOURTH INSERTION		FOURTH INSERTION		FOURTH INSERTION		26-03229L		26-03282L	
The Petitioner, May Anis, seeks an order determining that Margrete Anis a/k/a Margarete Anis, Margarita Anis, Margrete Wagner is presumed deceased as of December 31, 2002, in order to proceed with the administration of her Florida estate, and to permit distribution of her Florida asset to her heirs.		NOTICE OF ACTION		NOTICE OF ACTION		NOTICE OF ACTION		NOTICE OF ACTION		SECOND INSERTION		SECOND INSERTION	
The Estate consists of the following property:		CONSTRUCTIVE SERVICE		CONSTRUCTIVE SERVICE		CONSTRUCTIVE SERVICE		CONSTRUCTIVE SERVICE		RIVER HALL COMMUNITY DEVELOPMENT DISTRICT		RIVER HALL COMMUNITY DEVELOPMENT DISTRICT	
Undivided fifty percent (50%) tenant-in-common interest in real property located at 2530 Nelson Road North, Cape Coral, Florida 33993, in Lee County, Florida, with an estimated value of \$31,897.00, with the following legal description:		IN THE TWENTIETH JUDICIAL CIRCUIT COURT FOR LEE COUNTY, FLORIDA		IN THE TWENTIETH JUDICIAL CIRCUIT COURT FOR LEE COUNTY, FLORIDA		IN THE TWENTIETH JUDICIAL CIRCUIT COURT FOR LEE COUNTY, FLORIDA		IN THE TWENTIETH JUDICIAL CIRCUIT COURT FOR LEE COUNTY, FLORIDA		NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2026/2027 BUDGET(S); AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.		NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2026/2027 BUDGET(S); AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.	
Lots 27 and 28, Block 2990A, Unit 43, Part - Cape Coral, according to the plat thereof, re-		CIRCUIT COURT FOR LEE COUNTY, FLORIDA		CIRCUIT COURT FOR LEE COUNTY, FLORIDA		CIRCUIT COURT FOR LEE COUNTY, FLORIDA		CIRCUIT COURT FOR LEE COUNTY, FLORIDA		The Board of Supervisors ("Board") of the River Hall Community Development District ("District") will hold a Public Hearing on September 3, 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 purpose of hearing comments and objections on the adoption of the 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, Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 ("District Manager's Office"), during normal business hours, or by visiting the District's website at https://riverhalldcd.org/.		The Board of Supervisors ("Board") of the River Hall Community Development District ("District") will hold a Public Hearing on September 3, 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 purpose of hearing comments and objections on the adoption of the 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, Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 ("District Manager's Office"), during normal business hours, or by visiting the District's website at https://riverhalldcd.org/.	
according to the plat thereof, re-		PROBATE DIVISION		PROBATE DIVISION		PROBATE DIVISION		PROBATE DIVISION		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.		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.	
		File No. 25-CP-003691		File No. 25-CP-003691		File No. 25-CP-003691		File No. 25-CP-003691		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.		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.	
		IN RE: ESTATE OF MARGRETE ANIS		IN RE: ESTATE OF MARGRETE ANIS		IN RE: ESTATE OF MARGRETE ANIS		IN RE: ESTATE OF MARGRETE ANIS		District Manager		District Manager	
		Deceased,		Deceased,		Deceased,		Deceased,		August 14, 21, 2026		August 14, 21, 2026	
		To: Margrete Anis a/k/a Margarete Anis, Margarita Anis, Margrete Wagner and all parties claiming interests by, through, under, or against Margrete Anis a/k/a Margarete Anis, Margarita Anis, Margrete Wagner, and all parties having or claiming to have any right, title, or interest in the property herein described.		To: Margrete Anis a/k/a Margarete Anis, Margarita Anis, Margrete Wagner and all parties claiming interests by, through, under, or against Margrete Anis a/k/a Margarete Anis, Margarita Anis, Margrete Wagner, and all parties having or claiming to have any right, title, or interest in the property herein described.		To: Margrete Anis a/k/a Margarete Anis, Margarita Anis, Margrete Wagner and all parties claiming interests by, through, under, or against Margrete Anis a/k/a Margarete Anis, Margarita Anis, Margrete Wagner, and all parties having or claiming to have any right, title, or interest in the property herein described.		To: Margrete Anis a/k/a Margarete Anis, Margarita Anis, Margrete Wagner and all parties claiming interests by, through, under, or against Margrete Anis a/k/a Margarete Anis, Margarita Anis, Margrete Wagner, and all parties having or claiming to have any right, title, or interest in the property herein described.		26-03229L		26-03282L	
		You are hereby notified that a Verified Petition to Establish Presumption of Death and for Summary Administration (Intestate) has been filed in the Estate of Margrete Anis, Case No. 25-CP-003691, in the Probate Division of the Circuit Court of Lee County, Florida.		You are hereby notified that a Verified Petition to Establish Presumption of Death and for Summary Administration (Intestate) has been filed in the Estate of Margrete Anis, Case No. 25-CP-003691, in the Probate Division of the Circuit Court of Lee County, Florida.		You are hereby notified that a Verified Petition to Establish Presumption of Death and for Summary Administration (Intestate) has been filed in the Estate of Margrete Anis, Case No. 25-CP-003691, in the Probate Division of the Circuit Court of Lee County, Florida.		You are hereby notified that a Verified Petition to Establish Presumption of Death and for Summary Administration (Intestate) has been filed in the Estate of Margrete Anis, Case No. 25-CP-003691, in the Probate Division of the Circuit Court of Lee County, Florida.		26-03229L		26-03282L	
		The Petitioner, May Anis, seeks an order determining that Margrete Anis a/k/a Margarete Anis, Margarita Anis, Margrete Wagner is presumed deceased as of December 31, 2002, in order to proceed with the administration of her Florida estate, and to permit distribution of her Florida asset to her heirs.		The Petitioner, May Anis, seeks an order determining that Margrete Anis a/k/a Margarete Anis, Margarita Anis, Margrete Wagner is presumed deceased as of December 31, 2002, in order to proceed with the administration of her Florida estate, and to permit distribution of her Florida asset to her heirs.		The Petitioner, May Anis, seeks an order determining that Margrete Anis a/k/a Margarete Anis, Margarita Anis, Margrete Wagner is presumed deceased as of December 31, 2002, in order to proceed with the administration of her Florida estate, and to permit distribution of her Florida asset to her heirs.		The Petitioner, May Anis, seeks an order determining that Margrete Anis a/k/a Margarete Anis, Margarita Anis, Margrete Wagner is presumed deceased as of December 31, 2002, in order to proceed with the administration of her Florida estate, and to permit distribution of her Florida asset to her heirs.		26-03229L		26-03282L	
		The Estate consists of the following property:		The Estate consists of the following property:		The Estate consists of the following property:		The Estate consists of the following property:		26-03229L		26-03282L	
		Undivided fifty percent (50%) tenant-in-common interest in real property located at 2530 Nelson Road North, Cape Coral, Florida 33993, in Lee County, Florida, with an estimated value of \$31,897.00, with the following legal description:		Undivided fifty percent (50%) tenant-in-common interest in real property located at 2530 Nelson Road North, Cape Coral, Florida 33993, in Lee County, Florida, with an estimated value of \$31,897.00, with the following legal description:		Undivided fifty percent (50%) tenant-in-common interest in real property located at 2530 Nelson Road North, Cape Coral, Florida 33993, in Lee County, Florida, with an estimated value of \$31,897.00, with the following legal description:		Undivided fifty percent (50%) tenant-in-common interest in real property located at 2530 Nelson Road North, Cape Coral, Florida 33993, in Lee County, Florida, with an estimated value of \$31,897.00, with the following legal description:		26-03229L		26-03282L	
		Lots 27 and 28, Block 2990A, Unit 43, Part - Cape Coral, according to the plat thereof, re-		Lots 27 and 28, Block 2990A, Unit 43, Part - Cape Coral, according to the plat thereof, re-		Lots 27 and 28, Block 2990A, Unit 43, Part - Cape Coral, according to the plat thereof, re-		Lots 27 and 28, Block 2990A, Unit 43, Part - Cape Coral, according to the plat thereof, re-		26-03229L		26-03282L	

--- TAX DEEDS ---

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2026000358 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: 24-01445 Year of Issuance 2024 Description of Property LOTS 20 AND 21, BLOCK 2305, UNIT 36, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 16, PAGES 112 TO 130, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 25-43-23-C4-02305.0200 Names in which assessed: HENRY W BRANDES 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.real-taxdeed.com on 09/29/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. August 7, 14, 21, 28, 2026
26-03077L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2026000193 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: 24-21394 Year of Issuance 2024 Description of Property LOT 17, BLOCK 48, LEHIGH ACRES UNIT 12, SECTION 36, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 15, PAGE 54, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-44-27-12-00048.0170 Names in which assessed: JOHN R WARD, JOHN R. WARD 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.real-taxdeed.com on 09/29/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. August 7, 14, 21, 28, 2026
26-03095L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2026000378 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: 24-18999 Year of Issuance 2024 Description of Property WEST HALF OF LOT 24, BLOCK 35, UNIT 9, SECTION 11, 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 13, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 11-44-27-L2-09035.024A Names in which assessed: FRANCIS S MCMAHON, FRANCIS X MCMAHON 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.real-taxdeed.com on 09/29/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. August 7, 14, 21, 28, 2026
26-03083L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2026000359 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: 24-02074 Year of Issuance 2024 Description of Property LOTS 19 AND 20, BLOCK 2910, UNIT 42, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 17, PAGES 32 THROUGH 44, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 34-43-23-C3-02910.0190 Names in which assessed: VICKY SHALABY 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.real-taxdeed.com on 09/29/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. August 7, 14, 21, 28, 2026
26-03078L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2026000372 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: 24-23988 Year of Issuance 2024 Description of Property LOT 21, BLOCK 5, UNIT 1, SECTION 22, TOWNSHIP 45 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 18, PAGE 71, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 22-45-27-L1-01005.0210 Names in which assessed: KEOJA 401K 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.real-taxdeed.com on 09/29/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. August 7, 14, 21, 28, 2026
26-03090L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2026000379 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: 24-19218 Year of Issuance 2024 Description of Property THE EAST 1/2 OF LOT 13, BLOCK 41, UNIT 11, SECTION 12, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 14, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 12-44-27-11-00041.013A Names in which assessed: MARGALIT & 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.real-taxdeed.com on 09/29/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. August 7, 14, 21, 28, 2026
26-03085L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2026000377 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: 24-19049 Year of Issuance 2024 Description of Property THE EAST 1/2 OF LOT 1, BLOCK 17, UNIT 5, SECTION 11, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 13, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 11-44-27-L3-05017.001B Names in which assessed: ERIC MICHAEL CALVEIRO 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.real-taxdeed.com on 09/29/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. August 7, 14, 21, 28, 2026
26-03084L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2026000374 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: 24-23934 Year of Issuance 2024 Description of Property LOT 2, BLOCK 45, UNIT 9, LEHIGH ACRES, SECTION 21, TOWNSHIP 45 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 18, PAGE 62, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 21-45-27-L2-09045.0020 Names in which assessed: AMERICAN ESTATE AND TRUST FBO EURICA DICK IRA 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.real-taxdeed.com on 09/29/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. August 7, 14, 21, 28, 2026
26-03088L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2026000366 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: 24-19331 Year of Issuance 2024 Description of Property WEST 1/2 OF LOT 1, BLOCK 35, UNIT 7, SECTION 13, 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 15, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 13-44-27-07-00035.001A Names in which assessed: MOHAMED IDRISSE, MOHAMED R IDRISSE 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.real-taxdeed.com on 09/29/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. August 7, 14, 21, 28, 2026
26-03086L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2026000371 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: 24-23938 Year of Issuance 2024 Description of Property LOT 7, BLOCK 53, LEHIGH ACRES UNIT 10, SECTION 21, TOWNSHIP 45 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 18, PAGE (S) 63, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 21-45-27-L2-10053.0070 Names in which assessed: MYA HO 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.real-taxdeed.com on 09/29/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. August 7, 14, 21, 28, 2026
26-03089L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2026000264 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: 24-17503 Year of Issuance 2024 Description of Property LOT 38, BLOCK 12, SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 43 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 101, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-43-27-L3-01012.0380 Names in which assessed: BRUCE A CARTER, BRUCE A. CARTER 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.real-taxdeed.com on 09/29/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. August 7, 14, 21, 28, 2026
26-03094L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2026000201 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: 24-05928 Year of Issuance 2024 Description of Property LOT 171 OF UNIT TWO SPRING WOODS MOBILE HOME SUBDIVISION, AS SHOWN ON THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 42, PAGES 56 THROUGH 58, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. TOGETHER WITH A 1990 FLEETCRAFT MOBILE HOME BEARING VIN NUMBERS FL1FL5001A AND FL1FL5001B AFFIXED TO THE REAL PROPERTY Strap Number 25-43-24-02-00000.1710 Names in which assessed: CHRISTOPHER LUCAS, STEPHANIE LUCAS 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.real-taxdeed.com on 09/29/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. August 7, 14, 21, 28, 2026
26-03091L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2026000370 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: 24-23912 Year of Issuance 2024 Description of Property LOT 12, BLOCK 24, LEHIGH ESTATES, UNIT 5, SECTION 21, TOWNSHIP 45 SOUTH, RANGE 27 EAST, AS RECORDED IN PLAT BOOK 18, PAGE 58, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 21-45-27-L2-05024.0120 Names in which assessed: ABDULAZIZ H W HOUHOU, AMMAR A H M A DASHTI 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.real-taxdeed.com on 09/29/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. August 7, 14, 21, 28, 2026
26-03087L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2026000376 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: 24-18769 Year of Issuance 2024 Description of Property LOT 8, BLOCK 16, UNIT 4, SECTION 8, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 9, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 08-44-27-L3-04016.0080 Names in which assessed: FABIAN M PEART, FABIAN PEART 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.real-taxdeed.com on 09/29/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. August 7, 14, 21, 28, 2026
26-03081L

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2026000364 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: 24-04614 Year of Issuance 2024 Description of Property UNIT NUMBER 201, BUILDING B, SOMERSET VIEW CONDOMINIUM, A CONDOMINIUM ACCORDING TO THE CONDOMINIUM DECLARATION AS RECORDED IN OFFICIAL RECORD BOOK 1748, PAGE 2182, AS AMENDED, PUBLIC RECORDS OF LEE COUNTY FLORIDA; TOGETHER WITH ALL APPURTENANCES THERETO APPERTAINING AND SPECIFIED IN THE CONDOMINIUM DECLARATION. Strap Number 11-45-23-C4-0120B.2010 Names in which assessed: KMR HOMES L L C, KMR HOMES LLC, KMR 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.real-taxdeed.com on 09/29/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. August 7, 14, 21, 28, 2026
26-03079L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2026000314 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: 24-16026 Year of Issuance 2024 Description of Property LOT 10, BLOCK 57, UNIT 6, LEHIGH ACRES, SECTION 02, TOWNSHIP 45 SOUTH, RANGE 26 EAST, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 94, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 02-45-26-06-00057.0100 Names in which assessed: RICARDO VACA ENRIQUEZ 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.real-taxdeed.com on 09/22/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. July 31; Aug. 7, 14, 21, 2026
26-03010L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2026000344 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: 24-23902 Year of Issuance 2024 Description of Property LOT 6, BLOCK 10, UNIT 2, SECTION 21, TOWNSHIP 45 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 18, PAGE 55, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 21-45-27-L2-02010.0060 Names in which assessed: TERRENCE ALAN SHELTON, Victoria L Barish 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.real-taxdeed.com on 09/22/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. July 31; Aug. 7, 14, 21, 2026
26-03009L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2026000315 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: 24-19242 Year of Issuance 2024 Description of Property LOT 19, BLOCK 47, UNIT 12, SECTION 12, 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 14, PUBLIC RECORDS, LEE COUNTY, FLORIDA. LESS SUBSURFACE RIGHTS ASSESSED UNDER 12-44-27-99-12047.0190 AS DESC IN OR 4516 PG 2118 Strap Number 12-44-27-12-00047.0190 Names in which assessed: GAIL P WERNER, GAIL WERNER, H C WERNER, HERBERT C WERNER 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.real-taxdeed.com on 09/22/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. July 31; Aug. 7, 14, 21, 2026
26-03006L