Public Notices

Business Observer

PAGES 17-44

PAGE 17 **Additional Public Notices may be accessed on BusinessObserverFL.com and the statewide legal notice website, FloridaPublicNotices.com** SEPTEMBER 4 - SEPTEMBER 10, 2026

LEE COUNTY LEGAL NOTICES

--- PUBLIC SALES / ESTATE ---

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 Feast Mode Feeders located at 17940 N. Tamiami Trail Ste. 110 Box #263 in the City of N. Ft. Myers, Lee, FL 33903 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 26th day of August, 2026

Bryan Michael Nuno
Feast Mode Feeders LLC, Authorized Member

September 4, 2026 26-03598L

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 K&S Contracting located at 1101 NE 11th Terrace in the City of Cape Coral, Lee, FL 33909 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 26th day of August, 2026

BKS Installers LLC
Bryan Sprague

September 4, 2026 26-03599L

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 SAZON & SPIRITS located at 2122 VICTORIA AVE in the City of FORT MYERS, Lee, FL 33901 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 28th day of August, 2026

HOOPLE STREET VENTURES LLC
JASON LONG

September 4, 2026 26-03640L

FIRST INSERTION

Notice of Self Storage Sale

Please take notice Prime Storage - North Fort Myers Hancock located at 4150 Hancock Bridge Pkwy #39 North Fort Myers FL 33903 intends to hold a sale to sell the property stored at the Facility by the below Occupant who is in default at an Auction. The sale will occur as an online auction via www.storagetreasures.com on 9/22/2026 at 12:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Clayton Upshaw. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

September 4, 11, 2026 26-03597L

FIRST INSERTION

ADVERTISEMENT OF SALE

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801-83.809). The undersigned will sell at public sale by competitive bidding on Wednesday the 23rd day of September, 2026 at 11:00 AM, at lockerfox.com. Said property has been stored and is located at: Space Shop Self Storage, 22 Beth Stacey Blvd, Lehigh Acres, FL, 33936. Sooklall, Susan NIGHT STAND , BED SET, DRESSER, BOXES, TOTES; Sooklall, Susan BOXES, TOTES; Martinez, Vivian dresser, bed frame, mattress, scooter Sale is subject to cancellation in the event of settlement between owner and obligated party.

September 4, 11, 2026 26-03595L

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 Silver Bullet Fitness located at 16323 S Tamiami Trl in the City of Fort Myers, Lee, FL 33908 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 27th day of August, 2026

Zechariah Berry

September 4, 2026 26-03616L

FIRST INSERTION

NOTICE OF CERTIFICATE OF TITLE PROCEEDING

To: Breck Collingsworth and Tracy Collingsworth

A proceeding for a Certificate of Title for a 2017 Bentley Continental, VIN SCBGT3ZA6HC059893, has commenced in the Court of Common Pleas of Lehigh County, Pennsylvania, Case No. 2026-C-0889.

A hearing will be held September 18, 2026 at 9:00 a.m. in Courtroom 2D, Lehigh County Courthouse, 455 W. Hamilton Street, Allentown, Pennsylvania 18101.

Interested persons may appear at the hearing.

September 4, 2026 26-03615L

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.storagetreasures.com on 9/22/2026 at 12:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Jessica Denney (3 Units); Brad Vickers; Jennelle Megan Ildefonso Rodriguez. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

September 4, 11, 2026 26-03596L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
File No. 26-CP-2566
Division: Probate
IN RE: ESTATE OF PATRICIA M. FURR
Deceased.

The administration of the estate of Patricia M. Furr, 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. 732.2211, 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 September 4, 2026.

Personal Representative:
Carl C. Furr
2617 SW 15th Ave.
Cape Coral, Florida 33914

Attorney for Personal Representative:
Michael B. Hill
Attorney
Florida Bar Number: 547824
Sheppard Law Firm
9100 College Pointe Court
Fort Myers, FL 33919
Telephone: (239) 334-1141
Fax: (239) 334-3965
E-Mail: hill@sbshlaw.com
Secondary E-Mail:
tcorsini@sbshlaw.com

September 4, 11, 2026 26-03602L

FIRST INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on September 21, 2026, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:30 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

PUBLIC STORAGE # 30115, 1521 Del Prado Blvd N, Cape Coral, FL 33909, (239) 984-6443
Time: 09:30 AM
Sale to be held at www.storagetreasures.com.
03010 - Rengifo, Diego; 03019 - Minka, Anthony; 12104 - Seymour, Sam; 12157 - Arango, Samuel; 13021 - Henriquez, Fausto; 13024 - Santiago, Mariah

PUBLIC STORAGE # 00126, 11995 State Rd 82, Fort Myers, FL 33913, (941) 259-4534
Time: 09:45 AM
Sale to be held at www.storagetreasures.com.
1024 - Anzualda, Lana; 1041 - Leach, Patrick; 1136 - Church, Kidasha; 1153 - Jeanmary, Nadeje; 1213 - Valentin, Karline; 1223 - Abrahamson, Thomas; 1276 - Ward, Martha; 2008 - Martinez, Georgelys Ramos; 2014 - Bazile, Aneldo; 2041 - West, Marlette; 2054 - Kirker, Jacqueline; 2090 - Die, Wisline; 2109 - Montes, Heidi; 2125 - Johnson, Xavier; 2208 - Riviera, Diana; 2215 - Martinez, Nathalia; 3017 - Bazile, Anel; 3135 - shupe, Derek; 3179 - encarnacion, olivia; 3183 - Darrant, Kelsiedy; 3213 - I AM GRACED CREATIONS LLC Johnson, Jaciann; 3237 - Guzman, Nicholas; 3258 - Liberus, Islande; 3284 - jimenez, Carlos; 3296 - Villanueva, Hazael

PUBLIC STORAGE # 27142, 10688 Colonial Blvd, Fort Myers, FL 33913, (239) 310-6447
Time: 10:00 AM
Sale to be held at www.storagetreasures.com.
1070 - desa, matthew; 1074 - Altidor, Taylor; 1505 - Watermeier, Kevi Michael; 1516 - TURNER, FELICIA; 2086 - Major Impact Impact, Major; 2287 - Gilbert, Andrew; 2289 - Beaver, Krisa; 2392 - Castillo, Henrick Del

PUBLIC STORAGE # 30126, 12859 McGregor Blvd, Fort Myers, FL 33919, (239) 236-4223
Time: 10:15 AM
Sale to be held at www.storagetreasures.com.
0110 - Arpino, Laura; 0188 - Arpino, Laura; 0250 - Gley, Christina; 0343 - Hendry, Elizabeth; 3120 - Birr, Bryan; 4204 - Dever, Paul; 4271 - Pepper, Maria; 4272 - Pepper, Maria; 5279 - Snyder, John

PUBLIC STORAGE # 68035, 3300 Chiquita Blvd S, Cape Coral, FL 33914, (239) 214-7556
Time: 10:30 AM
Sale to be held at www.storagetreasures.com.
A231 - skofstad, Kylie; D088 - Smith, Rohneisha; D114 - Litten, Michael; E014 - Pearson, William; E017 - Smith, Jennifer; G048 - Bain, Monette

PUBLIC STORAGE # 25805, 3232 Colonial Blvd, Fort Myers, FL 33966, (305) 204-9211
Time: 10:45 AM
Sale to be held at www.storagetreasures.com.
0002 - Garcia, Melisa; 0031 - Jeskey, Paul; 0041 - Washington, Susana; 0047 - Cephat, Yadley; 0102 - Ventura, Luis; 0134 - Diaz, Jhonar; 0185 - Doerr, Robert Allen; 0228 - TELLEZ, STEPHANY; 0313 - Morales, Caridad; 0326 - Jeskey, Paul; 0439 - Souza, Alex; 0589 - West, Robert; 0592 - Broomfield, Jakesh; 0610 - Matthews, Demetria; 0646 - Vinton, Yvonne; 0661 - Canady, Tronda; 0674 - Rivera, Roberto; 0733 - Fowler, Shellecia; 0754 - London, Diana; 0755 - watkins, Damirria; 0841 - Serrano, Elvis; 1415 - Lavelle, Stephen

PUBLIC STORAGE # 68038, 13701 Indian Paint Ln, Fort Myers, FL 33912, (239) 999-3685
Time: 11:00 AM
Sale to be held at www.storagetreasures.com.
1002 - Merritt, Phillip; 1032 - Lee, George; 3045 - Creer, Janay; 3058 - Rodriguez, Josh; 3065 - Davidson, Christopher; 5035 - Merritt, Phillip; 5061 - Ramirez, Delma; PK9 - Mejia, Luis

PUBLIC STORAGE # 25843, 2235 Colonial Blvd, Fort Myers, FL 33907, (941) 257-5489
Time: 11:15 AM
Sale to be held at www.storagetreasures.com.
035 - Gavin, Eric; 036 - Gavin, Eric; 079 - McDowell-Muniz, Evony; 086 - Nucamendi, Rebecca; 107 - Ziegler, Robin; 121 - Montgomery, Jeff; 150 - sanchez, Mariah; 209 - Shick, Jake; 247 - Keller, Tara; 390 - Monroe, Marissa; 405 - Teal, Cliffonny; 487 - Graham, Tahni; 493 - Hansen, Charles; 913 - Lewis, Gregory; 924 - Dialba, Oscar

PUBLIC STORAGE # 25844, 11181 Kelly Rd, Fort Myers, FL 33908, (941) 270-9635
Time: 11:30 AM
Sale to be held at www.storagetreasures.com.
A155 - Resh, Wendy; A176 - Pearson, Christopher ; A25765 - Sanford, Angela; E590 - fabiszak, Nicole

PUBLIC STORAGE # 68044, 14150 N Cleveland Avenue, North Fort Myers, FL 33903, (239) 294-3239
Time: 11:45 AM
Sale to be held at www.storagetreasures.com.
0124 - Safly, Shelley; 0128 - Brown, Calvin; 0130 - Ewing, Jamie; 0404 - Mckinney, Jadara; 0500 - Hanisch, Gwendolynn; 0606 - James, Gregory; 1600 - Brown, Calvin; 1602 - Coles, Karen; 1612 - Brown, Moses; 1701 - Thomas, Harold; RV1916 - Gabriel Mendez, Ismael

PUBLIC STORAGE # 68156, 14251 N Cleveland Ave, North Fort Myers, FL 33903, (239) 790-8265
Time: 12:00 PM
Sale to be held at www.storagetreasures.com.
0015 - Curtis, Kathleen; 0017 - Bisegna , Matthew ; 0019 - Gray, Joshua ; 0076 - Gonzalez, Yasmany; 1046 - Collins, Danny; 1075 - Fernanez, Jennys; 1093 - Walker, Patrick ; 1103 - Thomas, Katherine; 1192 - Berrios, Catherine; 2040 - Lingor, Tammy; 2078 - Gutierrez, Sonia; 2153 - Sloan, jerrica; 2162 - Rich, Keila; 2169 - Johnson, Tianesha ; 3010 - Lee, Amanda; 3113 - Dunn, Margaret; 3291 - Berrios, Catherine

PUBLIC STORAGE # 27143, 20091 Tiburon Way, Estero, FL 33928, (239) 676-6571
Time: 12:15 PM
Sale to be held at www.storagetreasures.com.
2236 - Thompson, Scott; 3013 - lewis, Jermain; 3102 - Fox, Maritza; 3141 - Cooper, James

PUBLIC STORAGE # 27263, 11800 S Cleveland Ave, Fort Myers, FL 33907, (941) 348-6897
Time: 12:30 PM
Sale to be held at www.storagetreasures.com.
B087 - Brown, JonQuaja; C002 - ONYX CONSTRUCT GROUP INC Darby, Marc; C017 - perez, Amilcar ramos; E004 - Nelson, Tamara; E020 - Jarvis, Jerrica; E070 - Delfino, John; F039 - Scott, Candy

PUBLIC STORAGE # 28082, 5036 S Cleveland Ave, Fort Myers, FL 33907, (941) 548-6811
Time: 12:45 PM
Sale to be held at www.storagetreasures.com.
D096 - Maurice, Mark T; D107 - Santos, Gabriel Dos; D122 - almeus, roseline; D135 - Robinson, Katwila; E150 - Churchill, Melanie; E179 - III, Stephen Stahl; F225 - serrato, Race; I315 - Pearson, Jerome; J374 - Martinez, Alejandro; K404 - Car Guys Galvan, Chad; M520 - austin, Alaina

PUBLIC STORAGE # 27679, 780 NE 19th Pl, Cape Coral, FL 33909, (239) 643-6200
Time: 01:00 PM
Sale to be held at www.storagetreasures.com.
1032 - Rippeth, Kyara; 1046 - Pena, Mirtha; 1062 - Hamm, Christopher; 1065 - Gloster, Christopher; 1078 - Pena, Mirtha; 1083 - Donaldson, Levi; 1113 - Suthard, Frances; 2063 - Chaverri, Jonathon; 2092 - Carsella, Alexa; 2211 - Mason, Kristin; 3035 - Robinson, Sherry; 3038 - Ward, Jonathan; 3145 - robersin, Brian; 3241 - Holzer, Kathleen

PUBLIC STORAGE # 77904, 1607 Diplomat Pkwy E, Cape Coral, FL 33909, (239) 785-2923
Time: 01:15 PM
Sale to be held at www.storagetreasures.com.
1017 - Rosario, Haylin Del; 1024 - Jennings, Travian; 1036 - Stubler, Kelli; 1122 - Ferreiro, Eddy; 1141 - Melton, Gerald; 1158 - Brown, Wayne; 2163 - tucker, Cody; 2169 - Oram, Ashley

Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080.

September 4, 11, 2026 26-03638L

FIRST INSERTION

NOTICE TO CREDITORS
(Formal Administration)
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002239
Division Probate
IN RE: ESTATE OF SHARON GLENDYNE MILLS,
Deceased.

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

The administration of the estate of Sharon Glendyne Mills, deceased, whose date of death was January 31, 2026, and the last four digits of whose social security number are XXXX, is pending in the Circuit Court of Lee, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901; that the decedent's date of death was January 31, 2026. The names and addresses 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 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 732.2211, Florida Statutes.

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

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

The date of first publication of this notice is September 4, 2026.

Person Giving Notice:
Elizabeth Shaver
41 Utah Place
Athens, Ohio 45701

Attorney for Person Giving Notice:
Noelle M. Melanson Esquire
Melanson Law PA
Attorney for Personal Representative
Florida Bar Number: 676241
1430 Royal Palm Sq. Blvd.,
Suite 103
Fort Myers, FL 33919
Telephone: 239-689-8588
Facsimile: 239-734-5031
Primary E-Mail:
noelle@melansonlaw.com
Secondary E-Mail:
pleadings@melansonlaw.com

September 4, 11, 2026 26-03601L

PUBLISH YOUR LEGAL NOTICE
We publish all Public sale, Estate & Court-related notices
- We offer an online payment portal for easy credit card payment
- Service includes us e-filing your affidavit to the Clerk's office on your behalf

Call **941-906-9386**
or email **legal@businessobserverfl.com**

Business Observer

--- TAX DEEDS / ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 26-CP-002431
Division: Probate
IN RE: ESTATE OF SHERRY ELOUISE SZOLOSI, a/k/a SHERON ELOUISE SZOLOSI,
Deceased.

The administration of the Estate of Sherry Elouise Szolosi, a/k/a Sheron Elouise Szolosi, 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 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.

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

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 date of first publication of this Notice is September 4, 2026.

Personal Representative:
Kimberly L. Towne
13986 Winding Cedar Way
Fort Myers, FL 33913

Attorney for Personal Representative:
Aglaë S. Van den Bergh
Attorney for Personal Representative
Florida Bar No. 1031166
STELLAR LAW PLLC
12800 University Drive, Suite 320
Fort Myers, Florida 33907
Telephone: (239) 251-1051
E-Mail: aggie@stellarlawpllc.com
September 4, 11, 2026 26-03643L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-002538
Division PROBATE
IN RE: ESTATE OF JOSEPH V. HICKEY a/k/a JOSEPH VERNON HICKEY
Deceased.

The administration of the estate of Joseph V. Hickey, deceased, whose date of death was July 25, 2026, 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 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 September 4, 2026.

Personal Representative:
Evelyn Y. Getz
228 Pennfield Street
Lehigh Acres, FL 33974

Attorney for Personal Representative:
Robert K. Kirkland
Email Addresses: rkk@k-h.law
qmm@k-h.law
Florida Bar No. 1020744
999 Vanderbilt Beach Road, Suite 509
Naples, FL 34108
Telephone: 239-497-8105
September 4, 11, 2026 26-03614L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-002407
Division Probate
IN RE: ESTATE OF DONALD J. KAISER JR
Deceased.

The administration of the estate of Donald J. Kaiser Jr, deceased, whose date of death was January 3, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Martin Luther King Jr. Blvd., 2nd Floor, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 4, 2026.

Personal Representative:
Dawn N. Kaiser
864 Mission Trace Drive
St. Mary's, Georgia 31558

Attorney for Personal Representative:
Guy S. Emerich, Esq.
Attorney
Florida Bar Number: 126991
Farr Law Firm P.A.
99 Nesbit Street
Punta Gorda, FL 33950
Telephone: (941) 639-1158
E-Mail: gemerich@farr.com
Secondary E-Mail: probate@farr.com
September 4, 11, 2026 26-03603L



FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002218
IN RE: ESTATE OF ALFRED H. MURRAY JR. AKA ALFRED H. MURRAY,
Deceased.

The administration of the estate of Alfred H. Murray Jr. aka Alfred H. Murray, 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., 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 09/04/2026

Personal Representative:
Gregory M. Murray
8 Town Sq. Blvd. #209
Asheville, North Carolina 28803

Attorney for Personal Representative:
Andrew Ponnock
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
September 4, 11, 2026 26-03642L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-002422
IN RE: ESTATE OF TERENCE M. EGAN,
Deceased.

The administration of the estate of TERENCE M. EGAN, deceased, whose date of death was May 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: September 4, 2026.

DEBORAH EGAN
Personal Representative
8601 W. 132nd Place
Cedar Lake, IN 46303

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
September 4, 11, 2026 26-03613L

FIRST INSERTION

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

Tax Deed #:2026000561
NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-12142
Year of Issuance 2024 Description of Property TRACT H-795, SAN CARLOS ESTATES, AN UNRECORDED SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 557, PAGE(S) 354 AND 355, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 15-47-25-B4-0020H.7950
Names in which assessed:
CHABAD OF BONITA SPRINGS INC L, CHABAD OF BONITA SPRINGS, INC., CHABAD OF BONITA SPRINGS, INC. 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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03631L

FIRST INSERTION

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

Tax Deed #:2026000574
NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-12357
Year of Issuance 2024 Description of Property UNIT 20101, BUILDING 20, OF ST. ANDREWS VERANDAS CONDOMINIUM VII, TOGETHER WITH THE UNDIVIDED SHARE OF COMMON ELEMENTS AND THE EXCLUSIVE RIGHTS OF THE LIMITED COMMON ELEMENTS AS DEFINED IN THE DECLARATION OF CONDOMINIUM AS RECORDED IN OFFICIAL RECORDS BOOK 2989, PAGES 1163 THROUGH 1220, INCLUSIVE, AND ALL AMENDMENTS THERETO, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 27-47-25-B1-02220.0101
Names in which assessed:
DENISE E DAHLSTROM TRUST, DENISE E. DAHLSTROM GST EXEMPT ESTATE TAX SHELTERED TRUST U/A/D 4/14/08, DENISE E. DAHLSTROM REVOCABLE TRUST DATED APRIL 14, 2008

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03634L

FIRST INSERTION

NOTICE TO CREDITORS
(**Summary Administration**)
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002256
IN RE: ESTATE OF BERTICIA ANN WARING
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 Berticia Ann Waring, deceased, File Number 26-CP-002256, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902; that the decedent's date of death was June 28, 2026; that the total value of the estate is $500,000.00, all of which is exempt homestead property, and that the names and addresses of those to whom it has been assigned by such Order are:

Name Address
Roberta Eliason
10202 N. 36th St.
Phoenix, AZ 85028

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

The date of first publication of this Notice is September 4, 2026.

Person Giving Notice
Roberta Eliason
10202 N. 36th St.
Phoenix, AZ 85028

Attorney for Person Giving Notice
Carol R. Sellers
Florida Bar Number: 893528
3525 Bonita Beach Rd., Suite 103
Bonita Springs, FL 34134
Telephone: (239) 992-2031
Fax: (239) 992-0723
E-Mail:
csellers@richardsonsellers.com
Secondary E-Mail:
khutter@richardsonsellers.com
September 4, 11, 2026 26-03600L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 26-CP-2600
Division: Probate
IN RE: ESTATE OF ALLEN J. SERRA,
Deceased.

The administration of the Estate of Allen J. Serra, deceased, whose date of death was July 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, 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 September 4, 2026.

Personal Representative:
Christine Borntrager
3012 Haverhill Drive
Indianapolis, IN 46240

Attorney for Personal Representative:
Kevin A. Kyle
Attorney for Personal Representative
Florida Bar Number: 980595
Schoenfeld Kyle & Associates LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: kevink@trustska.com
hollyk@trustska.com
September 4, 11, 2026 26-03644L

FIRST INSERTION

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

Tax Deed #:2026000569
NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-24718
Year of Issuance 2024 Description of Property LOT 13, BLOCK 59, LEHIGH ACRES, SECTION 25, TOWNSHIP 45 SOUTH, RANGE 27 EAST, UNIT NO. 10, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 18, PAGE 116, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-45-27-L4-10059.0130
Names in which assessed:
DANIEL CLOUSE, DENNIS CLOUSE, JEREMY CLOUSE, KATHERINE MCGINNIS, LOUISE CREWS, PAULA MEABE

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03635L

FIRST INSERTION

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

Tax Deed #:2026000548
NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-11255
Year of Issuance 2024 Description of Property UNIT 3724, BUILDING 37, OF VERANDA I AT ROYAL GREENS, A CONDOMINIUM, ACCORDING TO DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 4496, PAGE 463, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 05-45-25-P3-01837.3724
Names in which assessed:
ANDREA S WIEGER TR, CLAUDIA E KASPER TR, UNRECORDED TRUST AGREEMENT ENTITLED THE WIEGER-KASPER 2011 TRUST DATED OCTOBER 14, 2011, WIEGER-KASPER 2011 TRUST

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03629L

--- PUBLIC SALES / ESTATE / SALES ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002612
Division Probate
IN RE: ESTATE OF JAMES LEWIS SITTERLY
Deceased.

The administration of the estate of James Lewis Sitterly, 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 St, Ft. Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 4, 2026.

Personal Representative:
Alissa J. Johnson
2301 Ralph Boone Drive
Clovis, New Mexico 88101

Attorney for Personal Representative:
Eviana J. Martin, Attorney
Florida Bar Number: 36198
Martin Law Firm, PL
3701 Del Prado Blvd S.
Cape Coral, Florida 33904
Telephone: (239) 443-1094
Fax: (941) 218-1231
E-Mail:
eviana.martin@martinlawfirm.com
September 4, 11, 2026 26-03612L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002054
IN RE: ESTATE OF MICHAEL G. MELODY
Deceased.

The administration of the estate of Michael G. Melody, deceased, whose date of death was June 21, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr Martin Luther King JR Blvd, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is 09/04/2026.

Personal Representative:
Hiromi Melody
10125 Shangri-La Road
Bonta Springs, Florida 34135

Attorney for Personal Representative:
Andrew Rosenberg
Attorney
Florida Bar Number: 12904
5421 North University Drive Suite 101
Coral Springs, Florida 33067
Telephone: (954) 755-7803
Fax: (954) 755-5756
E-Mail:
andrew@rosenberglawfirm.net
September 4, 11, 2026 26-03641L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-050651
IN RE: ESTATE OF JO ANN BONNETT
Deceased.

The administration of the estate of Jo Ann Bonnett, deceased, whose date of death was April 27, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr Martin King Jr Blvd, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 4, 2026.

Personal Representative:
Catherine Casey
11241 Bombay Lane
Fort Myers, Florida 33908

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
September 4, 11, 2026 26-03604L

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-006741
AMERISAVE MORTGAGE CORPORATION,
Plaintiff, VS.
MICHELLE LYNN WOOTEN A/K/A MICHELLE WOOTEN; LINCOLN WOOTEN, JR.; UNITED STATES OF AMERICA BY AND THROUGH THE SMALL BUSINESS ADMINISTRATION; 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 24, 2026 in Civil Case No. 25-CA-006741, of the Circuit Court of the Judicial Circuit in and for Lee County, Florida, wherein, AMERISAVE MORTGAGE CORPORATION is the Plaintiff, and MICHELLE LYNN WOOTEN A/K/A MICHELLE WOOTEN; LINCOLN WOOTEN, JR.; UNITED STATES OF AMERICA BY AND THROUGH THE SMALL BUSINESS ADMINISTRATION 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 26, AMENDED PLAT MARINE HOMES SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 11, PAGE(S) 65, 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 08/27/2026

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
1100-1127B
Ref# 23991
September 4, 11, 2026 26-03605L

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-004829
JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
Plaintiff(s), vs.
YVENS PETITHOMME; SUNCOAST SCHOOLS FEDERAL CREDIT UNION
Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on July 16, 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 15th day of October, 2026 at 09:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

LOT 12, LINDSFORD, PHASE 3, ACCORDING TO THE PLAT THEREOF AS RECORDED IN INSTRUMENT NO. 2014000155591, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property address: 3731 Crofton Court, Fort Myers, FL 33916

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.

08/28/2026

Kevin Karnes
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
(SEAL) BY: N Wright-Angad
Deputy Clerk

Padgett Law Group,
Attorney for Plaintiff
6267 Old Water Oak Road,
Suite 203
Tallahassee, FL 32312
attorney@padgettlawgroup.com
TDP File No. 25-001232-1
September 4, 11, 2026 26-03649L

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-007039
WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS OWNER TRUSTEE ON BEHALF FOR CSMC 2018-RPL12 TRUST,
Plaintiff, vs.
DEBRA L. LESH; UNKNOWN SPOUSE OF DEBRA L. LESH; UNKNOWN TENANT #1; UNKNOWN TENANT #2; ALL OTHER UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAME UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS
Defendant(s).

NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment entered on August 3, 2026 in the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, Kevin C. Karnes, the Clerk of Court will on OCTOBER 1, 2026 at 9:00 a.m., offer for sale and sell at public outcry to the highest and best bidder for cash at www.lee.realforeclose.com the following described property situated in Lee County, Florida:

LOTS 22, 23 AND THE SOUTH 1/2 OF LOT 24, CARTER`S ADDITION TO ROYAL PALM PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 9 PAGE 43, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 306 Chattanooga Drive, Fort Myers, FL 33905

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: 08/28/2026

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

McMichael Taylor Gray, LLC
7351 Wiles Rd., Ste 107
Coral Springs, FL 33067
Phone: (954) 640-0294
Attorney for Plaintiff
September 4, 11, 2026 26-03646L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 26-CA-001112
CARRINGTON MORTGAGE SERVICES, LLC,
Plaintiff, vs.
RAY VELARDE; ROSA ELIZABETH VELARDE A/K/A ROSA E. VELARDE; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY,
Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure filed August 3, 2026 and entered in Case No. 26-CA-001112, of the Circuit Court of the 20th Judicial Circuit in and for LEE County, Florida, wherein CARRINGTON MORTGAGE SERVICES, LLC is Plaintiff and RAY VELARDE; ROSA ELIZABETH VELARDE A/K/A ROSA E. VELARDE; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; are defendants. KEVIN C. KARNES, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.LEE.REALFORECLOSE.COM, at 9:00 A.M., on 1st day of October, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT (S) 40 AND 41, BLOCK 4203, CAPE CORAL UNIT 60, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGE(S) 154 THROUGH 169, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

Dated this 08/28/2026

KEVIN C. KARNES
As Clerk of said Court
(SEAL) By T Mann
As Deputy Clerk

Submitted by:
Kahane & Associates, P.A.
1619 NW 136th Avenue,
Suite D-220
Sunrise, Florida 33323
Telephone: (954) 382-3486
Telefacsimile: (954) 382-5380
Designated service email:
notice@kahaneandassociates.com
File No.: 26-00108 CMS
V6.20190626
September 4, 11, 2026 26-03645L

FIRST INSERTION

NOTICE OF PUBLIC SALE

The following personal property of GEORGE LEO O'BRIEN, III will, on September 16, 2026, at 10:00 a.m., at 79 Ultimo Court, Lot #1126, Fort Myers, Lee County, Florida 33912; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

1987 PALM MOBILE HOME, VIN: PH20554AFL, TITLE NO.: 0050655527, and VIN: PH20554BFL, TITLE NO.: 0043779433
and all other personal property located therein

PREPARED BY:
J. Matthew Bobo
Lutz, Bobo & Telfair, P.A.
2 North Tamiami Trail, Suite 500
Sarasota, Florida 34236
(PO#3326-3184)
September 4, 11, 2026 26-03656L

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 A&I Property Solutions located at 917 Kanuga St E 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 28th day of August, 2026

A&I Property Pros LLC
Ivette Rivera
September 4, 2026 26-03666L

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 Nails by Mandy located at 2609 SW 17th Pl 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 29th day of August, 2026

Apeiron Concepts LLC
September 4, 2026 26-03667L

FIRST INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on September 23, 2026, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 11:00 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

PUBLIC STORAGE # 25841, 8953 Terrene Ct, Bonita Springs, FL 34135, (305) 501-4721
Time: 11:00 AM
Sale to be held at www.storagetreasures.com.

0029 - Drago, Jo Ann; 0096E - Dunn, Jolaine; 0102E - DOONAN, MARYA; 0127 - Diaz, Lilibeth; 1135 - Feeney, Jennifer; 1137 - Diaz, Lilibeth; 1164 - Porto, Anthony; 2004 - Burgos, Edwin; 4008G - Wentz, Lawrence; 8008 - Wentz, Renny

Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080.

September 4, 11, 2026 26-03639L

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 Trueshims located at 2325 nw 25th Ln in the City of Cape Coral, Lee, FL 33993 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 30th day of August, 2026

RS CABINETRY LLC
Rolando Ramon Sanchez Cruz
September 4, 2026 26-03668L

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 Branch and Vine Woodworks located at 5646 Seventh Ave in the City of Fort Myers, Lee, FL 33907 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 28th day of August, 2026

Martin Tate
September 4, 2026 26-03658L

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 Branch and Vine Woodworks located at 1805 Cypress Drive in the City of Fort Myers, Lee, FL 33907 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 28th day of August, 2026

Martin Tate
September 4, 2026 26-03659L

FIRST INSERTION

NOTICE OF PUBLIC SALE

The following personal property of ANNA KARABIN, DOMINICK NOONE, and NILDA RODRIGUEZ-NOONE will, on September 16, 2026, at 10:30 a.m., at 38 Verlo Court, Lot #1288, Fort Myers, Lee County, Florida 33912; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

1988 PALM MOBILE HOME, VIN: PH21030AFL, TITLE NO.: 0047715867, and VIN: PH21030BFL, TITLE NO.: 0047715865
and all other personal property located therein

PREPARED BY:
J. Matthew Bobo
Lutz, Bobo & Telfair, P.A.
2 North Tamiami Trail, Suite 500
Sarasota, Florida 34236
(PO#3326-3188)
September 4, 11, 2026 26-03657L

Q&A

What is a public notice?

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

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

LV18237_V34

--- TAX DEEDS ---

FIRST INSERTION

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

Tax Deed #:2026000570

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-01027
Year of Issuance 2024 Description of Property LOTS 6 AND 7, BLOCK 13, SANIBEL HIGHLANDS SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 7, PAGE 74 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-46-22-T4-01113.0060
Names in which assessed:
JOY PATEL

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03617L

FIRST INSERTION

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

Tax Deed #:2026000557

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-04773
Year of Issuance 2024 Description of Property LOTS 12 AND 13, BLOCK 180, UNIT THREE, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 12, PAGES 70-80, INCLUSIVE OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 14-45-23-C3-00180.0120
Names in which assessed:
KAABER GROUP, KAABER GROUP LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03618L

FIRST INSERTION

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

Tax Deed #:2026000555

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-08382
Year of Issuance 2024 Description of Property ALL THAT CERTAIN TRACT OR PARCEL OF LAND SITUATED IN THE CITY OF FORT MYERS, COUNTY OF LEE, STATE OF FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGIN AT THE NORTHWEST CORNER OF BLOCK B IN THAT CERTAIN SUBDIVISION KNOWN AS PAGE PARK ACCORDING TO THE PLAT THEREOF RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF LEE COUNTY, FLORIDA, IN PLAT BOOK 8 PAGES 92 TO 97, INCLUSIVE, THENCE RUN EAST 200 FEET, THENCE SOUTH 200 FEET, THENCE WEST 200 FEET, THENCE NORTH TO POINT OF BEGINNING, LESS LANDS TO STATE OF FLORIDA FOR ROAD RIGHT-OF-WAY OF STATE ROAD 45 RECORDED IN OFFICIAL RECORDS BOOK 191 PAGE 660 AND IN OFFICIAL RECORDS BOOK 277 PAGE 396, ALL OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 12-45-24-01-0000B.00A0
Names in which assessed:
CIRCLE K STORES INC, CIRCLE K STORES INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03623L

FIRST INSERTION

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

Tax Deed #:2026000524

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-07206
Year of Issuance 2024 Description of Property A PARCEL OF LAND LYING IN SECTION 13, TOWNSHIP 44 SOUTH, RANGE 24 EAST, CITY OF FORT MYERS, LEE COUNTY, FLORIDA (HEREINAFTER, CAMPO FELICE-CORNER PARCEL) A PARCEL OF LAND SITUATED IN THE STATE OF FLORIDA, COUNTY OF LEE, CITY OF FORT MYERS, LYING IN BLOCK 4 OF HOMESTEAD OF JAMES EVANS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 1 AT PAGE 23 OF THE PUBLIC RECORDS OF LEE COUNTY. FLORIDA AND FURTHER DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF LOT 2, BLOCK 4 OF HOMESTEAD OF JAMES EVANS (WHICH POINT IS ALSO THE SOUTHEAST CORNER OF VIVAS SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 6, PAGE 57, OF SAID PUBLIC RECORDS); THENCE RUN NORTHEASTERLY ALONG THE NORTHWESTERLY RIGHT-OF-WAY OF FIRST STREET FOR 384.10 FEET TO THE SOUTHWEST CORNER OF THOSE LANDS DESCRIBED IN DEED BOOK 265, PAGES 496 TO 498; THENCE DEFLECT 87¬∞05'00" TO THE LEFT AND RUN N29¬∞03'35"W ALONG THE SOUTHWESTERLY LINE OF SAID LANDS FOR 5.05 FEET TO A 5/8" IRON ROD WITH CAP STAMPED LB4919 MARKING THE NORTHWESTERLY LINE OF BAY STREET REALIGNMENT ACCORDING TO A TAKING DESCRIPTION RECORDED IN OFFICIAL RECORDS BOOK 741 AT PAGE 679, BEING AN INTERSECTION WITH A CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 200.00 FEET AND TO WHICH POINT A RADIAL LINE BEARS S19¬∞05'43"E, THENCE CONTINUE EASTERLY ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE AND SAID CURVE (CHORD BEARING N64¬∞27'51"E) THROUGH A CENTRAL ANGLE OF 12¬∞52'52" FOR AN ARC DISTANCE OF 44.96 FEET TO A POINT OF TANGENCY; THENCE CONTINUE N58¬∞01'25"E ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE FOR 28.56 FEET TO THE POINT OF BEGINNING: THENCE N32¬∞03'37"W FOR 285.17 FEET: THENCE N57¬∞56'23"E FOR 159.40 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF FOWLER STREET (STATE ROAD 739); THENCE S31¬∞50'57"E ALONG SAID WESTERLY RIGHT-OF-WAY LINE OF FOWLER STREET FOR 266.14 FEET; THENCE S22¬∞35'20"W ALONG SAID RIGHT-OF-WAY LINE FOR 33.23 FEET TO THE NORTHWESTERLY LINE OF SAID FIRST STREET; THENCE S58¬∞01'25W ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE FOR 131.31 FEET TO THE POINT OF BEGINNING. BEARINGS ARE BASED ON THE WEST RIGHT-OF-WAY LINE OF FOWLER STREET AS BEARING S31¬∞50'57"E. Strap Number 13-44-24-P4-00404.008B
Names in which assessed:
CAMERON R SADIGHI, PIAL HOLDINGS LTD

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03622L

FIRST INSERTION

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

Tax Deed #:2026000543

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-07189
Year of Issuance 2024 Description of Property LOT 20 AND THE WEST 20 FEET OF LOT 22, BLOCK 6, EVANS ADDITION, A SUBDIVISION ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 29, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-44-24-P3-00606.0200
Names in which assessed:
GLADYS JACKSON-DEYOUNKS, ROBERT LEE JACKSON

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03621L

FIRST INSERTION

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

Tax Deed #:2026000578

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-06310
Year of Issuance 2024 Description of Property LOTS 20 AND 21, BLOCK 2193, UNIT 33, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 16, PAGES 40 TO 61, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 32-43-24-C1-02193.0200
Names in which assessed:
VINCENT WILLIAM PANTALEON

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03619L

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

Tax Deed #:2026000541

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-11999
Year of Issuance 2024 Description of Property LOT 132, ISLAND CLUB AT CORKSCREW WOODLANDS, PHASE V-A, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 65, PAGE 92 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. AND LOT 132A OF ISLAND CLUB AT CORKSCREW WOODLANDS-PHASE IX, ACCORDING TO THE PLAT THEREOF RECORDED AS INSTRUMENT NO. 2010000226322, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 35-46-25-E3-13000.1320
Names in which assessed:
IRMA ROBINSON TRUST, IRMA ROBINSON TRUST DATED JULY 23, 2009

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03630L

FIRST INSERTION

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

Tax Deed #:2026000577

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-08944
Year of Issuance 2024 Description of Property UNIT E-13, CARDINAL COVE, PHASE 1, SECTION OF PEPPERTREE POINTE, A CONDOMINIUM COMMUNITY, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 1030, PAGES 301 THROUGH 356, AND ALL AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO Strap Number 31-45-24-20-0000E.0130
Names in which assessed:
TURNING GULF 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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03626L

FIRST INSERTION

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

Tax Deed #:2026000563

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-10835
Year of Issuance 2024 Description of Property LOTS 1 AND 2, BLOCK 19, LINCOLN PARK SUBDIVISION, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGE 43, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 19-44-25-P1-00219.0010
Names in which assessed:
PALM 2023 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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03627L

FIRST INSERTION

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

Tax Deed #:2026000547

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-11247
Year of Issuance 2024 Description of Property LOT 211, WINKLER 39, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 75, PAGES 93 THROUGH 99, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 04-45-25-P2-01100.2110
Names in which assessed:
TRACY LYNN LARKIN

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03628L

FIRST INSERTION

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

Tax Deed #:2026000580

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-06488
Year of Issuance 2024 Description of Property THE NORTH 90 FEET OF LOTS 1 AND 2, BLOCK 24, PALMONA PARK UNIT 2, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 7, PAGES 56 AND 57, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 34-43-24-02-00024.0010
Names in which assessed:
JOSEPH BARKER, KIN INVESTOR INC., KIN INVESTORS INC, KIN INVESTORS INC., KIN INVESTORS, INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03620L

FIRST INSERTION

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

Tax Deed #:2026000565

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-12258
Year of Issuance 2024 Description of Property APARTMENT D-214, BONITA PINES CLUB, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 1346, PAGES 310 THROUGH 344, INCLUSIVE, AS AMENDED AND RESTATED UNDER OFFICIAL RECORDS INSTRUMENT NUMBER 2008000034225, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 23-47-25-B4-0090D.2140
Names in which assessed:
DONNA SOUSA SILVA

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03633L

FIRST INSERTION

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

Tax Deed #:2026000558

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-08481
Year of Issuance 2024 Description of Property CONDOMINIUM UNIT 100-3, PROVINCETOWN CONDOMINIUM, F/K/A NEW SOUTH PROVINCE CONDOMINIUM, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 949, PAGES 714 TO 766, INCLUSIVE, AND CONDOMINIUM PLAT BOOK 3, PAGE 128, AS AMENDED FROM TIME TO TIME, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 14-45-24-30-00100.0030
Names in which assessed:
LORNA K YODER, LORNA K. YODER

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03624L

FIRST INSERTION

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

Tax Deed #:2026000564

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-12220
Year of Issuance 2024 Description of Property UNIT 204, BUILDING 6, BERMUDA PARK, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 3609, PAGE 4223, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH ALL APPURTENANCES THEREUNTO APPERTAINING AND SPECIFIED IN SAID CONDOMINIUM DECLARATION, AND AS MAY BE AMENDED. Strap Number 22-47-25-B3-01606.0204
Names in which assessed:
WILLIAM AND ANDREA DOUGLAS REVOCABLE TRUST DATED 05/18/2024, WILLIAM K & ANDREA M DOUGLAS TRUST

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03632L

FIRST INSERTION

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

Tax Deed #:2026000537

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-08767
Year of Issuance 2024 Description of Property UNIT 2-C OF SOUTH POINTE VILLAS CONDOMINIUM, PHASE III, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 1387, PAGES 2367 THROUGH 2413, INCLUSIVE, AND AS AMENDED IN OFFICIAL RECORDS BOOK 1397, PAGE 1430, OFFICIAL RECORDS BOOK 1414, PAGE 146, OFFICIAL RECORDS BOOK 1421, PAGE 1943, OFFICIAL RECORDS BOOK 1652, PAGE 4013, OFFICIAL RECORDS BOOK 1676, PAGE 928, OFFICIAL RECORDS BOOK 1751, PAGE 2506, OFFICIAL RECORDS BOOK 1751, PAGE 2508, OFFICIAL RECORDS BOOK 1975, PAGE 1522 AND AS PER PLAT THEREOF RECORDED IN CONDOMINIUM PLAT BOOK 5, PAGES 283 THROUGH 291, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 22-45-24-34-00002.00C0
Names in which assessed:
LISA MARLENE FASIG

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03625L

--- PUBLIC SALES / TAX DEEDS ---

FIRST INSERTION

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

Tax Deed #:2026000471

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-11150
Year of Issuance 2024 Description of Property UNIT 214 OF BELLASOL CONDOMINIUM 2, PHASE I, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 4619, PAGE 1912, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ANY AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS. Strap Number 31-44-25-P3-01402.0214
Names in which assessed:
LORENZA E MEJIA REYES

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03562L

FIRST INSERTION

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

Tax Deed #:2026000485

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-12342
Year of Issuance 2024 Description of Property LOTS 10, 11 AND 14, BLOCK D, OF THAT CERTAIN SUBDIVISION KNOWN AS ROSEMARY PARK NO. 1, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF LEE COUNTY, FLORIDA, IN PLAT BOOK 5, PAGE 75. Strap Number 26-47-25-B4-0020D.0110
Names in which assessed:
GERALD L SPRAFKA, GERALD SPRAFKA, KATHLEEN L SPRAFKA, KATHLEEN SPRAFKA

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03569L

FIRST INSERTION

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

Tax Deed #:2026000423

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-21138
Year of Issuance 2024 Description of Property LOT 7, BLOCK 30, UNIT 8, SECTION 33, 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 48, PUBLIC RECORDS, LEE COUNTY, FLORIDA Strap Number 33-44-27-08-00030.0070
Names in which assessed:
ESTATE OF MARJORIE E STENS, KEVIN MANNING II, KEVIN MANNING ll

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03575L

FIRST INSERTION

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

Tax Deed #:2026000519

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-10077
Year of Issuance 2024 Description of Property LOT 24, BLOCK B, WALTER THOMAS FIRST ADDITION OF TICE SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 5, PAGE 55, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 04-44-25-01-0000B.0240
Names in which assessed:
HEROD TANELUS, JOHNETTE BANKS

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03592L

FIRST INSERTION

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

Tax Deed #:2026000529

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-10632
Year of Issuance 2024 Description of Property LOT 4, BLOCK E, AMENDED PLAT OF COUNTRY MANOR, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 10, PAGE 2, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 17-44-25-P1-0240E.0040
Names in which assessed:
ALEX MIGUEL NATAREN RIVERA

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03594L

FIRST INSERTION

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

Tax Deed #:2026000448

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-12125
Year of Issuance 2024 Description of Property LOT 4, THE SOUTHLANDS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 55, PAGES 1 AND 2, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 14-47-25-B4-00700.0040
Names in which assessed:
COLLENE ERB REVOCABLE TRUST, COLLENE ERB REVOCABLE TRUST DATED JULY 8, 1997, COLLENE ERB TRUST

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03566L

FIRST INSERTION

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

Tax Deed #:2026000432

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-04589
Year of Issuance 2024 Description of Property LOTS 33 AND 34, BLOCK 1621 OF CAPE CORAL, UNIT 30, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 16, PAGES 26-34, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 11-45-23-C2-01621.0330
Names in which assessed:
KENNETH J QUITINSKY, KENNETH J. QUITINSKY

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03549L

FIRST INSERTION

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

Tax Deed #:2026000447

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-07178
Year of Issuance 2024 Description of Property UNIT NO. 301, RIVIERA, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN INSTRUMENT NO. 2007000260448, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-44-24-P2-03400.0301
Names in which assessed:
Richard B Cravener, RICHARD BRUCE CRAVENER

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03551L

FIRST INSERTION

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

Tax Deed #:2026000497

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-08676
Year of Issuance 2024 Description of Property LOT 5, TOWN & RIVER ESTATES UNIT 12, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 33, PAGES 14 AND 15, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 20-45-24-23-00000.0050
Names in which assessed:
JOSE EDUARDO SANCHEZ

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03555L

FIRST INSERTION

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

Tax Deed #:2026000441

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-12274
Year of Issuance 2024 Description of Property LOT 10, BLOCK 3, LEITNER CREEK MANOR UNIT 2, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 30, PAGES 79 AND 80, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-47-25-B4-00203.0100
Names in which assessed:
DAVID FLORES, NORMA FLORES

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03568L

FIRST INSERTION

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

Tax Deed #:2026000533

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-09235
Year of Issuance 2024 Description of Property LOT 14, COCO BAY, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 78, PAGE(S) 44 THROUGH 48, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 06-46-24-32-00000.0140
Names in which assessed:
AILEEN WIGLEY, PAUL R WIGLEY

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03591L

FIRST INSERTION

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

Tax Deed #:2026000500

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-17513
Year of Issuance 2024 Description of Property LOT 16, BLOCK 46, UNIT 12, REPLAT, LEHIGH ACRES, SECTION 1, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 4, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, LESS SUBSURFACE RIGHTS Strap Number 01-44-27-L1-12046.0160
Names in which assessed:
HERITAGE FUNDING CORP

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03574L

FIRST INSERTION

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

Tax Deed #:2026000443

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-12684
Year of Issuance 2024 Description of Property UNIT 104, BUILDING 1, OF LAS BRISAS CONDOMINIUM HOMES, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 2627, PAGE 885, AND ALL SUBSEQUENT AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 03-48-25-B1-01101.1040
Names in which assessed:
JANE A. TRUELOVE

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03572L

FIRST INSERTION

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

Section 197.512 F.S.

Tax Deed #:2026000530

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-03836
Year of Issuance 2024 Description of Property LOTS 35 AND 36, BLOCK 5325, UNIT 58 CAPE CORAL SUBDIVISION, AS RECORDED IN PLAT BOOK 23, PAGES 128 THROUGH 147, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 18-44-23-C3-05325.0350
Names in which assessed:
BRUNO SCHERRER, EVELINE WALTER SCHERRER, EVELINE WALTER-SCHERRER, URSULA SCHERRER

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03588L

FIRST INSERTION

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

Tax Deed #:2026000461

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-01058
Year of Issuance 2024 Description of Property UNIT 201, PINE COVE OF SANIBEL, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 1787, PAGE 3886 AND ALL AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO Strap Number 35-46-22-T1-00700.2010
Names in which assessed:
BARBARA C MCWILLIAMS BLOODLINE TRUST DATED JANUARY 11 2022, BARBARA C. MCWILLIAMS BLOODLINE TRUST, DATED JANUARY 11, 2022

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03548L

FIRST INSERTION

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

Tax Deed #:2026000459

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-09950
Year of Issuance 2024 Description of Property LOT 9, BLOCK 15, MORSE SHORES SUBDIVISION, SECOND ADDITION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 10, PAGES 84 AND 85, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 34-43-25-03-00015.0090
Names in which assessed:
DULCE MARIA FAVELA FRAIRE, JORGE MIGUEL VILLANUEVA PERDOMO

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03558L

FIRST INSERTION

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

Tax Deed #:2026000494

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-11254
Year of Issuance 2024 Description of Property UNIT 5025, BUILDING 50, OF VERANDA II AT TWIN LAKES, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 3913, PAGE 1129, AND AMENDED BY AMENDMENT TO INCLUDE BUILDING 50, AS RECORDED IN OFFICIAL RECORDS BOOK 4013, PAGE 1097, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 05-45-25-P3-01450.5025
Names in which assessed:
CHRISTIANSEN FAMILY TRUST, CHRISTIANSEN FAMILY TRUST, DATED SEPTEMBER 16, 2020, EVELYN WILLA BELCHER, UNDER THE DECLARATION OF TRUST OF EVEN DATE, KNOWN AS THE CHRISTIANSEN FAMILY TRUST

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026
26-03564L

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 Dilynn Russell Media located at 16120 Myriad Ln Apt 315 in the City of Fort Myers, Lee, FL 33908 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 31st day of August, 2026

Dilynn Russell

September 4, 2026 26-03679L

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 LoveBugs Handmade located at 17520 Lebanon Rd in the City of Fort Myers, Lee, FL 33967 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 31st day of August, 2026

Lisette Yzaguirre

September 4, 2026 26-03669L

--- TAX DEEDS ---

FIRST INSERTION

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

Tax Deed #:2026000467

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-07481
Year of Issuance 2024 Description of Property UNIT 202, SUNSET VISTA CONDOMINIUM - B, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 1509, PAGE 1286 AND CONDOMINIUM PLAT BOOK 7, PAGES 82 THROUGH 85, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH ALL APPURTENANCES THEREUNTO APPERTAINING AND SPECIFIED IN SAID DECLARATION OF CONDOMINIUM
Strap Number 23-44-24-P2-02600.0202
Names in which assessed:
THOMAS J BARTLETT, THOMAS J. BARTLETT

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03552L

FIRST INSERTION

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

Tax Deed #:2026000453

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-12359
Year of Issuance 2024 Description of Property UNIT 25201, BUILDING 25 OF ST ANDREWS VERANDAS CONDOMINIUM VIII, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 3224, PAGE 1439, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS APPURTENANT THERETO. Strap Number 27-47-25-B1-02225.0201
Names in which assessed:
GEORGE SHARY, PAMELA SHARY

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03570L

FIRST INSERTION

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

Tax Deed #:2026000507

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

Certificate Number: 24-09111
Year of Issuance 2024 Description of Property UNIT 1401, BUILDING 14 OF FAIRWAY WOODS AT THE FOREST, A CONDOMINIUM, SECTION III, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 2036, PAGE 3474, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS Strap Number 01-46-24-20-00014.1401
Names in which assessed:
CASSIE GORDON

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03585L

FIRST INSERTION

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

Tax Deed #:2026000514

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

Certificate Number: 24-08725
Year of Issuance 2024 Description of Property APARTMENT NO. 106, MYERLEE GARDENS CONDOMINIUM, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 1583, PAGE 620, AND ALL AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO Strap Number 21-45-24-33-00000.1060
Names in which assessed:
FREDVILLE 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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03584L

FIRST INSERTION

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

Tax Deed #:2026000472

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-25456
Year of Issuance 2024 Description of Property COMMENCING AT A CONCRETE MONUMENT, THE NORTH 1/4 CORNER OF SECTION 11, TOWNSHIP 46 SOUTH, RANGE 27 EAST, LEE COUNTY, FLORIDA; RUN NORTH 88°23'19" EAST ON THE NORTH BOUNDARY OF SECTION 11, 565.51 FEET TO A POINT ON THE CENTERLINE OF A 60 FOOT EASEMENT, THENCE SOUTH 00°13'05" WEST ON THE CENTERLINE OF A 60 FOOT EASEMENT, 1705.20 FEET TO A POINT ON THE CENTERLINE OF A 60 FOOT EASEMENT, THE POINT OF BEGINNING; CONTINUE SOUTH 00°13'05" WEST 494.80 FEET TO A POINT, THENCE SOUTH 88°23'19" WEST 30 FEET TO AN IRON PIPE, CONTINUE SOUTH 88°23'19" WEST 526.44 FEET TO AN IRON PIPE, THENCE NORTH 00°01'06" WEST 494.80 FEET TO AN IRON PIPE, THENCE NORTH 88°23'19" EAST 528.50 FEET TO AN IRON PIPE, CONTINUE NORTH 88°23'19" EAST 30 FEET TO THE POINT OF BEGINNING ON THE CENTERLINE OF A 60 FOOT EASEMENT, LESS THE SOUTH AND LESS THE EAST 30 FEET RESERVED FOR ACCESS AND UTILITY EASEMENTS. COMMENCING AT A CONCRETE MONUMENT, THE NORTH 1/4 CORNER OF SECTION 11, TOWNSHIP 46 SOUTH, RANGE 27 EAST, LEE COUNTY, FLORIDA; RUN NORTH 88°23'19" EAST ON THE NORTH BOUNDARY OF SECTION 11, 565.51 FEET TO A POINT ON THE CENTERLINE OF A 60 FOOT EASEMENT, THENCE SOUTH 00°13'05" WEST ON THE CENTERLINE OF THE 60 FOOT EASEMENT, 1277.90 FEET TO THE POINT OF BEGINNING; CONTINUE SOUTH 00°13'05" WEST ON THE CENTERLINE OF THE 60 FOOT EASEMENT, 428.30 FEET TO A POINT, THENCE SOUTH 88°23'19" WEST 30 FEET TO AN IRON PIPE, CONTINUE SOUTH 88°23'19" WEST 528.50 FEET TO AN IRON PIPE, THENCE NORTH 00°01'06" WEST FOR 428.30 FEET TO AN IRON PIPE, THENCE NORTH 88°23'19 " EAST 530.25 FEET TO AN IRON PIPE, CONTINUE NORTH 88°23'19" EAST 30 FEET TO THE POINT OF BEGINNING ON THE CENTERLINE OF A 60 FOOT EASEMENT, LESS THE EAST 30 FEET RESERVED FOR ACCESS AND UTILITY EASEMENT. COMMENCING AT A CONCRETE MONUMENT, THE NORTH 1/4 CORNER OF SECTION 11, TOWNSHIP 46 SOUTH, RANGE 27 EAST, LEE COUNTY, FLORIDA; RUN NORTH 88°23'19" EAST ON THE NORTH BOUNDARY OF SECTION 11, 565.51 FEET TO A POINT ON THE CENTERLINE OF A 60 FOOT EASEMENT, THENCE SOUTH 00°13'05" WEST ON THE CENTERLINE OF A 60 FOOT EASEMENT, 849.94 FEET TO THE POINT OF BEGINNING, CONTINUE SOUTH 00°13'05" WEST 426.96 FEET TO A POINT, THENCE SOUTH 88°23'19" WEST 30 FEET TO AN IRON PIPE, CONTINUE SOUTH 88°23'19" WEST 530.25 FEET TO AN IRON PIPE, THENCE NORTH 00°01'06" WEST 426.96 FEET TO AN IRON PIPE; THENCE NORTH 88°23'19" EAST 532.00 FEET TO AN IRON PIPE, CONTINUE NORTH 88°23'19" EAST 30 FEET TO THE POINT OF BEGINNING. LESS THE EAST 30 FEET RESERVED FOR ACCESS AND UTILITY EASEMENT Strap Number 11-46-27-00-00001.1690
Names in which assessed:
SILVER PANTHER LANE 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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03578L

FIRST INSERTION

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

Tax Deed #:2026000525

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-03602
Year of Issuance 2024 Description of Property UNIT 207, COLONIAL VILLAGE II CONDOMINIUM, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 1698, AT PAGES 2508-2561, ET SEQ., OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH ALL APPURTENANCES THEREUNTO APPERTAINING AND SPECIFIED IN SAID CONDOMINIUM DECLARATION, AS MAY BE AMENDED Strap Number 14-44-23-C3-00100.2070
Names in which assessed:
MARYELLEN VALERI, THOMAS J VALERI JR

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03587L

FIRST INSERTION

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

Tax Deed #:2026000489

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-09836
Year of Issuance 2024 Description of Property THE SOUTH 140 FEET OF THE FOLLOWING DESCRIBED PROPERTY: THE SOUTHWEST QUARTER (SW 1/4) OF THE NORTHWEST QUARTER (1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4): LESS THE NORTH 30 FEET AND THE EAST 30 FEET, IN SECTION 23, TOWNSHIP 43 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA, TOGETHER WITH A 2002 SKY DOUBLE WIDE MOBILE HOME; ID NO. G2620246PA AND G2620246PB Strap Number 23-43-25-00-00011.017A
Names in which assessed:
CHRISTOPHER BLUETT, CHRISTOPHER SEAN KELLY, KATINA MARIE AUER, KATINA MARIE BODENHAM

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03557L

FIRST INSERTION

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

Tax Deed #:2026000483

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-11921
Year of Issuance 2024 Description of Property UNIT NO. 104, PHASE 2, OF VILLAGES ON LAKE AUGUSTA I AT BRECKENRIDGE, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED AT OFFICIAL RECORDS BOOK 2732, PAGE 1215, AS AMENDED, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH ITS UNDIVIDED INTEREST IN AND TO THE COMMON ELEMENTS AS DESCRIBED IN SAID DECLARATION APPURTENANT THERETO Strap Number 29-46-25-E2-20002.1040
Names in which assessed:
KGF VILLAGES AT LAKE AUGUSTA REALTY TRUST, KGF VILLAGES AT LAKE AUGUSTA REALTY TRUST U/D/T DATED SEPTEMBER 27, 2007

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03565L

FIRST INSERTION

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

Tax Deed #:2026000528

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-10624
Year of Issuance 2024 Description of Property LOT NUMBERED SIX (6), IN BLOCK LETTERED "F" IN THAT CERTAIN SUBDIVISION KNOWN AS SANTA ANNA PARK SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR LEE COUNTY, FLORIDA, IN PLAT BOOK FIVE (5), AT PAGE 46, AS CORRECTED IN PLAT BOOK 8, AT PAGE 4 Strap Number 17-44-25-P1-0190F.0060
Names in which assessed:
CHERYL UPSHAW, ESTATE OF ROOSEVELT UPSHAW JR, ESTATE OF ROOSEVELT UPSHAW, JR., TRANSOUTH MORTGAGE CORP INC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03593L

FIRST INSERTION

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

Tax Deed #:2026000456

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-11123
Year of Issuance 2024 Description of Property PHASE 26, BUILDING 13, UNIT 107, BEING A PARCEL OF LAND LYING IN SECTION 31, TOWNSHIP 44 SOUTH, RANGE 25 EAST; SAID PARCEL ALSO BEING A PORTION OF TRACT 'B', FOREST LAKE TOWNHOMES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 75, PAGE 71, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID TRACT "B", THENCE NORTH 88 DEGREES 26 MINUTES 51 SECONDS EAST, 548.51 FEET ALONG THE NORTH BOUNDARY OF SAID TRACT "B" THENCE SOUTH 01 DEGREES 33 MINUTES 58 SECONDS EAST, 26.03 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 01 DEGREES 33 MINUTES 58 SECONDS EAST, 58.70 FEET; THENCE SOUTH 88 DEGREES 26 MINUTES 02 SECONDS WEST, 16.05 FEET, THENCE NORTH 01 DEGREES 33 MINUTES 58 SECONDS WEST, 58.70 FEET; THENCE NORTH 88 DEGREES 26 MINUTES 02 SECONDS EAST, 16.05 FEET TO THE POINT OF BEGINNING. Strap Number 31-44-25-P1-01013.1070
Names in which assessed:
JHONNY ALFREDO SAAVEDRA GRILLO, S&A LEGACY FAMILY TRUST, DATED FEBRUARY 12, 2025

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03561L

FIRST INSERTION

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

Tax Deed #:2026000512

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

Certificate Number: 24-05134
Year of Issuance 2024 Description of Property RESIDENTIAL UNIT 431, PHASE IV, PALMETTO PALMS RV RESORT CONDOMINIUM, AS SHOWN IN THE DECLARATION OF CONDOMINIUM, AS RECORDED IN OFFICIAL RECORDS BOOK 1530, PAGES 1466 THROUGH 1525, INCLUSIVE, AND AS AMENDED IN OFFICIAL RECORDS BOOK 1556, PAGE 1316, OFFICIAL RECORDS BOOK 1575, PAGE 2206, OFFICIAL RECORDS BOOK 1578, PAGE 500, OFFICIAL RECORDS BOOK 1595, PAGES 1712 THROUGH 1713, OFFICIAL RECORDS BOOK 1603, PAGE 653, OFFICIAL RECORDS BOOK 1607, PAGE 2318, OFFICIAL RECORDS BOOK 1649, PAGE 1455, OFFICIAL RECORDS BOOK 1643, PAGES 2393, 2397 AND 2399, AND AMENDED IN OFFICIAL RECORDS BOOK 1657, PAGE 205, OFFICIAL RECORDS BOOK 1669, PAGE 4094, OFFICIAL RECORDS BOOK 1718, PAGE 3245, OFFICIAL RECORDS BOOK 1815, PAGE 599, OFFICIAL RECORDS BOOK 1815, PAGE 600, OFFICIAL RECORDS BOOK 1939, PAGE 578, OFFICIAL RECORDS BOOK 1976, PAGE 4546, OFFICIAL RECORDS BOOK 1987, PAGE 3252, OFFICIAL RECORDS BOOK 2052, PAGE 384, OFFICIAL RECORDS BOOK 2231, PAGE 4042, OFFICIAL RECORDS BOOK 2294, PAGE 3640, OFFICIAL RECORDS BOOK 2419, PAGE 309, OFFICIAL RECORDS BOOK 2526, PAGE 1774, OFFICIAL RECORDS BOOK 2685, PAGE 1071, OFFICIAL RECORDS BOOK 2697, PAGE 3037, OFFICIAL RECORDS BOOK 2726, PAGE 3234, AND AS AMENDED AND RESTATED AT OFFICIAL RECORDS BOOK 2949, PAGE 956 AND AS FURTHER AMENDED AT OFFICIAL RECORDS BOOK 3079, PAGE 1223, OFFICIAL RECORDS BOOK 3229, PAGE 4045, OFFICIAL RECORDS BOOK 3324, PAGE 3501, OFFICIAL RECORDS BOOK 3362, PAGE 1077, OFFICIAL RECORDS BOOK 3585, PAGE 1785, OFFICIAL RECORDS BOOK 3625, PAGE 4239, OFFICIAL RECORDS BOOK 3625, PAGE 4242, OFFICIAL RECORDS BOOK 4222, PAGE 646, OFFICIAL RECORDS BOOK 4598, PAGE 1621, INSTRUMENT NUMBER 2010000101843, INSTRUMENT NUMBER 2011000080067, INSTRUMENT NUMBER 2017000032259, INSTRUMENT NUMBER 2020000051425, AND IN CONDOMINIUM PLAT BOOK 7, PAGES 136 THROUGH 140 AND AS AMENDED IN CONDOMINIUM PLAT BOOK 8, PAGES 6 THROUGH 7, CONDOMINIUM PLAT BOOK 8, PAGES 203 TO 205, INCLUSIVE, ALL IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. THIS PROPERTY INCLUDES THE FOLLOWING MOBILE HOME THAT IS PERMANENTLY AFFIXED THERETO AND MADE PART THEREOF, BEING TAXED AS REAL PROPERTY: YEAR - 1985, MAKE - HERI, BODY - HS, TITLE # - 41493349, ID# - HGPD0703886A81969, LENGTH - 34', RP # - R345305. Strap Number 12-46-23-05-00000.4310
Names in which assessed:
ALEX VERDI, LISA VERDI

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03582L

FIRST INSERTION

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

Tax Deed #:2026000487

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-08885
Year of Issuance 2024 Description of Property THE NORTH 100 FEET OF THE SOUTH 769 FEET OF THE EAST 150 FEET OF THE WEST 325 FEET OF THE EAST HALF (E 1/2) OF THE EAST HALF (E 1/2) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 29, TOWNSHIP 45 SOUTH, RANGE 24 EAST. TOGETHER WITH AN EASEMENT FOR ROADWAY PURPOSES OVER AND ACROSS THAT PART OF THE EAST 50 FEET OF THE WEST 375 FEET OF SAID FRACTION OF A SECTION EXTENDING FROM A PROLONGATION OF THE SOUTH LINE OF THE HEREIN DESCRIBED PARCEL NORTHERLY TO THE SOUTHEASTERLY RIGHT OF WAY LINE OF MC GREGOR BLVD. (STATE ROAD NO. 867). (BEING LOT 28, UNRECORDED DEEP LAGOON HEIGHTS). Strap Number 29-45-24-00-00003.0240
Names in which assessed:
RONALD ZUL

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03556L

--- TAX DEEDS ---

FIRST INSERTION

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

Section 197.512 F.S.

Tax Deed #:2026000509

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

Certificate Number: 24-00969
Year of Issuance 2024 Description of Property LOTS 200, 201 AND 202, OF THAT CERTAIN SUBDIVISION KNOWN AS TRAILERHAVEN, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGES 35, 36 AND 37, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 02-46-22-10-00000.2000
Names in which assessed:
MLT ASSET MANAGEMENT LLC, MLT ASSET MANAGEMENT, 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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03579L

FIRST INSERTION

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

Section 197.512 F.S.

Tax Deed #:2026000496

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-08651
Year of Issuance 2024 Description of Property LOTS 30B AND 31, BLOCK 32, UNIT 1, PART 2, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 11, PAGES 29 THROUGH 36, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 18-45-24-C3-00032.0310
Names in which assessed:
NICHOLE COTTER, NICHOLE LENNOX YENCHO COTTER REVOCABLE TRUST DATED OCTOBER 22, 2025, SHAWN COTTER

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03554L

FIRST INSERTION

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

Section 197.512 F.S.

Tax Deed #:2026000513

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

Certificate Number: 24-04785
Year of Issuance 2024 Description of Property LOTS 30 AND 31, BLOCK 4541, UNIT 44, PART 1, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 21, PAGES 113 THROUGH 121, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 14-45-23-C4-04541.0300
Names in which assessed:
TERRA FIRMA CAPITAL MANAGEMENT, LLC, TERRA FIRMA CAPITAL MANAGEMENT

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03581L

FIRST INSERTION

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

Section 197.512 F.S.

Tax Deed #:2026000491

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-21852
Year of Issuance 2024 Description of Property LOT 2, BLOCK 27, UNIT 7, TWIN LAKE ESTATES, LEHIGH ACRES, SECTION 3, TOWNSHIP 45, SOUTH, RANGE 27, EAST, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 213, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 03-45-27-L4-07027.0020
Names in which assessed:
CLARA M SULLIVAN-BROWN, WILLIE C BROWN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03576L

FIRST INSERTION

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

Section 197.512 F.S.

Tax Deed #:2026000431

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-14223
Year of Issuance 2024 Description of Property LOT 8, BLOCK 44, UNIT 7, SECTION 20, 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 26, PAGE 34, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 20-44-26-07-00044.0080
Names in which assessed:
ALEX VACA

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03573L

FIRST INSERTION

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

Section 197.512 F.S.

Tax Deed #:2026000463

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-23227
Year of Issuance 2024 Description of Property LOTS 4 AND 27, BLOCK 79, UNIT 15 IN SECTION 13, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 18, PAGE 33 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 13-45-27-L4-00079.0270
Names in which assessed:
OSMANY ARENCIBIA CAMEJO

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03577L

FIRST INSERTION

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

Section 197.512 F.S.

Tax Deed #:2026000531

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-04626
Year of Issuance 2024 Description of Property LOTS 5 AND 6, BLOCK 1738, UNIT 44, CAPE CORAL SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGES 104 THROUGH 112, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 11-45-23-C4-01738.0050
Names in which assessed:
BO COATES

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03590L

FIRST INSERTION

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

Section 197.512 F.S.

Tax Deed #:2026000526

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-03942
Year of Issuance 2024 Description of Property LOTS 41 AND 42, BLOCK 4434, CAPE CORAL SUBDIVISION, UNIT 63, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 21, PAGES 48 THROUGH 81, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 22-44-23-C4-04434.0410
Names in which assessed:
LILIYA KARGINA

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03589L

FIRST INSERTION

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

Section 197.512 F.S.

Tax Deed #:2026000534

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 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: 24-03204
Year of Issuance 2024 Description of Property LOTS 31 AND 32, BLOCK 3972, CAPE CORAL UNIT 55, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 19, PAGES 92 TO 106, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 08-44-23-C3-03972.0310
Names in which assessed:
JOYCE JOLENE WHEELER, NOLA M FETTIG

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03586L

FIRST INSERTION

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

Section 197.512 F.S.

Tax Deed #:2026000493

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-11242
Year of Issuance 2024 Description of Property UNIT 4241, BUILDING 42, OF TERRACE XV AT LAKESIDE GREENS, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 4594, PAGE 3761, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 04-45-25-P1-00600.4241
Names in which assessed:
DEBRA A NIZZA, VINCENT A NIZZA

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03563L

FIRST INSERTION

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

Section 197.512 F.S.

Tax Deed #:2026000506

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

Certificate Number: 24-02441
Year of Issuance 2024 Description of Property LOTS 63 AND 64, BLOCK 2411, UNIT 35, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 16, PAGES 100 TO 111, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 01-44-23-C4-02411.0630
Names in which assessed:
BARBARA A POHLMAN, BARBARA IRELAND

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03580L

FIRST INSERTION

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

Section 197.512 F.S.

Tax Deed #:2026000504

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

Certificate Number: 24-06127
Year of Issuance 2024 Description of Property LOTS 7, 8, 9, BLOCK 2251, UNIT 33, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 40 THROUGH 61, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 29-43-24-C3-02251.0070
Names in which assessed:
D SEPAROVICH, LEO KEATING

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03583L

FIRST INSERTION

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

Tax Deed #:2026000442

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-04715
Year of Issuance 2024 Description of Property LOTS 19 AND 20, BLOCK 105, CAPE CORAL SUBDIVISION, UNIT 5, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 11, PAGES 80 THROUGH 90, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-45-23-C2-00105.0190
Names in which assessed:
KENNETH CROWE

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03550L

FIRST INSERTION

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

Tax Deed #:2026000457

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-07892
Year of Issuance 2024 Description of Property LOTS 7 AND 8, BLOCK 1235, UNIT 19, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 13, PAGES 121 TO 135, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 33-44-24-C1-01235.0070
Names in which assessed:
M AND M 2024 TRUST MADE MARCH 8, 2024

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03553L

FIRST INSERTION

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

Tax Deed #:2026000492

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-10174
Year of Issuance 2024 Description of Property LOT 14, ALABAMA GROVE ADDITION, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 9, PAGE 28, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 04-44-25-22-00000.0140
Names in which assessed:
NILSA ROMAN

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03559L

FIRST INSERTION

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

Tax Deed #:2026000458

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-12492
Year of Issuance 2024 Description of Property THE SOUTH ONE-HALF OF TRACT 57, LYING EAST OF U.S. HIGHWAY 41, ARROYAL SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGE 80, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 33-47-25-B3-00257.0010
Names in which assessed:
CARDOME 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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03571L

FIRST INSERTION

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

Tax Deed #:2026000445

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-10491
Year of Issuance 2024 Description of Property LOT 40, COUNTRY LAKES SUBDIVISION, UNIT ONE, A SUBDIVISION AS SHOWN IN PLAT BOOK 36, PAGES 12 TO 14, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 10-44-25-04-00000.0400
Names in which assessed:
CHRISTINE DOHERTY, DEBORAH LEE PAWLOWSKI, DEBORAH PAWLOWSKI

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03560L

FIRST INSERTION

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

Tax Deed #:2026000466

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-12208
Year of Issuance 2024 Description of Property TRACT 699, SAN CARLOS ESTATES, ACCORDING TO THE PLAT THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 557, PAGES 354 AND 355 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 22-47-25-B2-00200.6990
Names in which assessed:
JEAN M BEAUVOIR, SUSANNE BEAUVOIR

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 10/27/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

September 4, 11, 18, 25, 2026

26-03567L

Q&A

What is a public notice?

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

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

LV18237_V34

--- PUBLIC SALE / ESATE / SALES / ACTIONS ---

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-2371
IN RE: ESTATE OF STEPHEN FRANCIS COLLINS,
Deceased.

The administration of the Estate of STEPEHN FRANCIS COLLINS, deceased, whose date of death was February 8, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address is 1700 Monroe Street, Fort Myers, FL 33901. The personal representative's and the personal representative's attorney names and addresses are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate 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 the Florida Statutes will be forever barred.

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

The first publication of this notice is September 4, 2026.

LAUREN NICOLE COLLINS
Personal Representative

/S/ RICHARD M. RICCIARDI, JR.
RICHARD M. RICCIARDI, JR., ESQ.
Florida Bar No. 90567
YOUR ADVOCATES, P.A.
2050 McGregor Blvd.
Fort Myers, FL 33901
Phone: (239) 689-1096
Fax: (239) 791-8132
E-mail: rricciardi@your-advocates.org
September 4, 11, 2026 26-03677L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-002456
Division PROBATE
IN RE: ESTATE OF CHARLES W. FIELD II, aka CHARLES W. FIELD
Deceased.

The administration of the estate of CHARLES W. FIELD II, also known as CHARLES W. FIELD, deceased, whose date of death was July 7, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2115 Second St., 2nd Floor, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

Signed on this 7TH day of AUGUST, 2026.

SUZANNE BELLEZZA
Personal Representative
175 Robens Court
Chagrin Falls, Ohio 44022-3124

DAVID ZACHARY SMITH, Esq.
Attorney for Personal Representative
Florida Bar No. 0968110
Smith & Smith Group, PLLC
6870 Highland Pines Circle
Fort Myers, Florida 33966
Telephone: 239-400-5205
Email: losspc@gmail.com
Secondary Email: losspc@aol.com
September 4, 11, 2026 26-03664L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002474
IN RE: ESTATE OF SUSAN W. CHAPMAN,
Deceased.

The administration of the estate of Susan W. Chapman, deceased, whose date of death was July 8, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Circuit Court for Lee County, Florida, Probate Division 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, 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 September 4, 2026.

Personal Representative:
Jonas B. Weatherbie
999 Vanderbilt Beach Road, Suite 410
Naples, FL 34108

Attorney for Personal Representative:
Christopher J. Gero Prado, Esq.
E-Mail Addresses:
cgeroprado@gwtrust.law
jjavor@gwtrust.law
Florida Bar No. 1039357
Galbraith Weatherbie Law, PLLC
999 Vanderbilt Beach Road,
Suite 410
Naples, FL 34108
Telephone: 239-325-2298
September 4, 11, 2026 26-03678L

FIRST INSERTION

NOTICE OF ACTION – PROPERTY
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
Case No.: 26-CA-1351
SPECIALTY FINANCE, INC., a Florida Corporation,
Plaintiff, v.
MIRANDA CLIFTON; LEE COUNTY, FLORIDA; and FLORIDA DEPARTMENT OF CORRECTIONS,
Defendants.

TO: MIRANDA CLIFTON;

YOU ARE NOTIFIED that an action to foreclose to real property located in Lee County at 1616 Daniels Drive, North Fort Myers, Florida 33917, and described as follows:

LOT 7, FIRST ADDITION TO TEMPLE TERRACE, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 10, PAGE 91, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Parcel ID: 02-44-24-16-00000.0070 ("Property").

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on the Plaintiff's Attorney, Reinaldo Rodriguez, Esq., McIntyre & Bermudez, PLLC, 1520 Royal Palm Square Blvd., Suite 210, Fort Myers, Florida 33919 within thirty (30) days after first publication of the notice and file the original with the Clerk of the above-styled Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint to Quiet Title.

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

KEVIN C. KARNES – Clerk of Court
(SEAL) By: K Shoap
Deputy Clerk

Plaintiff's Attorney,
Reinaldo Rodriguez, Esq.,
McIntyre & Bermudez, PLLC,
1520 Royal Palm Square Blvd.,
Suite 210,
Fort Myers, Florida 33919
September 4, 11, 2026 26-03675L

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-006104
IN RE: The Marriage of
Diana Khalyapova
Petitioner
and
Diego Patricio Cornejo Ernst
Respondent

TO: Diego Patricio Cornejo Ernst
18181 Ne 31st Court, Apt. 901, Aventura, Florida 33160-2675

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 Diana Khalyapova whose address is 16699 Collins Avenue, Unit 3509, Sunny Isles Beach, Florida 33160 on or before 10/06/2026, 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: 08/27/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: B Willey
Deputy Clerk
September 4, 11, 18, 25, 2026 26-03670L

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-005947
WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN IT'S INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR CHNGE MORTGAGE TRUST 2023-2,
Plaintiff, vs.
LUZ RUIZ; JUAN RODRIGUEZ; UNKNOWN SPOUSE OF LUZ RUIZ; UNKNOWN SPOUSE OF JUAN RODRIGUEZ; STATE OF FLORIDA DEPARTMENT OF REVENUE; 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 20, 2026, entered in Civil Case No.: 25-CA-005947 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN IT'S INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR CHNGE MORTGAGE TRUST 2023-2, Plaintiff, and LUZ RUIZ; JUAN RODRIGUEZ; STATE OF FLORIDA DEPARTMENT OF REVENUE, are Defendants.

I will sell to the highest bidder for cash, at www.lee.realforeclose.com, at 9:00 AM, on the 7th day of January, 2027, the following described real property as set forth in said Judgment, to wit:

LOT 3, BLOCK 115, LEHIGH ACRES UNIT 10, SECTION 27, TOWNSHIP 44 SOUTH, RANGE 26 EAST, A SUBDIVISION, ACCORDING TO PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 76, 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 08/31/2026.

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
25-52436
September 4, 11, 2026 26-03662L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 26-CP-002527
IN RE: ESTATE OF FUNDADOR MATOS
Deceased.

The administration of the estate of FUNDADOR MATOS, deceased, whose date of death was April 30, 2026; is pending in the Circuit Court for Lee County, Florida, Probate Division; File Number 26-CP-002527; the mailing address of which is P.O. Box 9346, Fort Myers, Florida 33902. 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 sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211, Florida Statutes,. The written demand must be filed with the Clerk.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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: September 4, 2026.

Personal Representative:
/s/ MALI OLIVERA
MALI OLIVERA
3807 3rd Street West
Fort Myers, FL 33971

Attorney for Personal Representative:
/s/ MARLA E. CHAVERNAY, ESQ
MARLA E. CHAVERNAY, ESQ.
Law Offices of George R. Brezina, Jr., P.A.
P.O. Box 16459
Temple Terrace, FL 33687
TEL: (813) 870-0500
FAX: (813) 873-0500
Email: MChavernay@accidentsareus.com
Florida Bar No. 143138
September 4, 11, 2026 26-03655L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002028
Division Probate
IN RE: ESTATE OF RUSSELL E. SWARTZ
Deceased.

The administration of the estate of Russell E. Swartz, deceased, whose date of death was February 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. Boulevard, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 4, 2026.

Personal Representative:
Joyce Swartz
P.O. Box 1813
Edgartown, MA 02539

Attorney for Personal Representative:
Abagail M. Lyons
Attorney
Florida Bar Number: 1040206
Lyons & Lyons, PA.
27911 Crown Lake Boulevard Ste 201
Bonita Springs, FL 34135
Telephone: (239) 948-1823
Fax: (239) 948-1826
E-Mail: abby.lyons@lyons-law.com
September 4, 11, 2026 26-03665L

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-005371
TRUIST BANK,
Plaintiff, vs.
JOHN B MACKENZIE, JR, et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure filed August 20, 2026 entered in Civil Case No. 25-CA-005371 of the Circuit Court of the Twentieth Judicial Circuit Judicial Circuit in and for Lee County Ft. Myers, Florida, the Clerk of Court, Brandi Clerk of Court of Lee County, will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45 Florida Statutes, at 9:00 AM on 22nd day of October, 2026 on the following described property as set forth in said Summary Final Judgment:

Lot 13 and 14, Block 1602, Cape Coral, Unit No. 30, according to the map or plat thereof, as recorded in Plat Book 16, Page 26 through 30, of the Public Records of Lee County, Florida.

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

Dated this day of 08/28/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
(SEAL) BY: N Wright-Angad
Deputy Clerk

MCCALLA RAYMER LEIBERT PIERCE, LLP, ATTORNEY FOR PLAINTIFF
110 SE 6TH STREET
FORT LAUDERDALE, FL 33301
(855) 281-3909
MRSERVICE@MCCALLA.COM
25-13024FL
September 4, 11, 2026 26-03653L

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FLORIDA'S NEWSPAPER FOR THE C-SUITE Business Observer

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 JAVIER HALA MADRID located at 12050 SANTALUZ DR APT 201 in the City of FORT MYERS, Lee, FL 33913 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 31st day of August, 2026

INNOVA SOCIAL MEDIA CORP
JAVIER D ROMERO GALUE
September 4, 2026 26-03694L

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 Cloud9 Float & Spa located at 13710 Metropolis Ave., #104 in the County of Lee, in the City of Fort Myers, Florida 33912 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated September 1, 2026

Herbst, III., Frederick P.
September 4, 2026 26-03711L

--- PUBLIC SALES / SALES ---

FIRST INSERTION

NOTICE OF SALE ISSUED BY CLERK
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 362025CA006825A001CH
CITIBANK, N.A., AS TRUSTEE FOR CMLTI ASSET TRUST
Plaintiff, vs.
JOHNNIE L SPENCER, et al.
Defendants

NOTICE IS HEREBY GIVEN pursuant to Final Judgement dated July 16, 2026, and entered in Case No. 362025CA006825A001CH of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein CITIBANK, N.A., AS TRUSTEE FOR CMLTI ASSET TRUST IS THE PLAINTIFF and DAWN Y SPENCER, JOHNNIE L SPENCER, and BRISTOL BAY DEVELOPMENT, LLC, the Defendants. Kevin C. Karnes, Clerk of the Circuit Court in and for Lee County, Florida will sell to the highest and best bidder for cash at www.lee.realforeclose.com, the Clerk's website for on-line auctions at 9:00 a.m. on 10/15/2026, the following described property as set forth in said Order of Final Judgment, to wit:

ALL THAT CERTAIN LAND SITUATE, LYING AND BEING IN LEE COUNTY, FLORIDA TO-WIT:
LOT 2, BLOCK J, SPANISH WELLS UNIT TWO, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 33, PAGES 51 THROUGH 53, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

IF YOU ARE A 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, YOU MUST FILE A CLAIM WITH THE CLERK OF COURT BEFORE OR NO LATER THAN THE DATE THAT 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 THE RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

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 further recourse against the Mortgagor, Mortgagee or the Mortgagee's Attorney.

DATED at Lee County, Florida, this day of 08/31/2026

Kevin C. Karnes, Clerk
Lee County, Florida
(SEAL) By: N Wright-Angad
Deputy Clerk

25-F001243/JS0120
September 4, 11, 2026 26-03673L

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-007076
MIDFIRST BANK,
Plaintiff, vs.
PEDRO JOSE URDANETA CHAPARRO A/K/A PEDRO URDANETA, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure filed entered in Civil Case No. 25-CA-007076 of the Circuit Court of the Twentieth Judicial Circuit Judicial Circuit in and for Lee County Ft. Myers, Florida, the Clerk of Court, Brandi Clerk of Court of Lee County, will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45 Florida Statutes, at 9:00 AM on the 8th day of October, 2026 on the following described property as set forth in said Summary Final Judgment:

Lots 3 and 4, Block 3808, Cape Coral Subdivision, Unit 52, according to plat thereof as recorded in Plat Book 19, Pages 49 through 63, inclusive, of the Public Records of Lee County, Florida.

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

Dated this day of 08/28/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
(SEAL) BY: N Wright-Angad
Deputy Clerk

MCCALLA RAYMER LEIBERT PIERCE, LLP, ATTORNEY FOR PLAINTIFF
110 SE 6TH STREET
FORT LAUDERDALE, FL 33301
(855) 281-3909
MRSERVICE@MCCALLA.COM
25-15202FL
September 4, 11, 2026 26-03654L

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-001236
Village Capital & Investment LLC,
Plaintiff, vs.
Juan A. Rodriguez; Unknown Spouse of Juan A. Rodriguez,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 26-CA-001236 of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Lee County, Florida, wherein Village Capital & Investment LLC is the Plaintiff and Juan A. Rodriguez; Unknown Spouse of Juan A. Rodriguez are the Defendants, that I will sell to the highest and best bidder for cash at, www.lee.realforeclose.com, beginning at 9:00am on the December 3, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 35 AND 36, BLOCK 3524, CAPE CORAL SUBDIVISION UNIT 47, PART 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 23, PAGES 112 THROUGH 127, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
TAX ID: 05-44-24-C1-03524.0350

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 08/31/2026

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
File # 25-F03949
September 4, 11, 2026 26-03672L

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-000597
AMERIHOME MORTGAGE COMPANY, LLC,
Plaintiff, vs.
HECTOR DIAZ; et al,
Defendants

NOTICE OF SALE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure entered on August 24, 2026, in Case No. 26-CA-000597 of the Circuit Court of the Twentieth Judicial Circuit, in and for Lee County, Florida, wherein AMERIHOME MORTGAGE COMPANY, LLC, is Plaintiff, and HECTOR DIAZ and UNKNOWN SPOUSE OF HECTOR DIAZ are Defendants, the Office of Kevin C. Karnes, Lee County Clerk of the Court, will sell to the highest and best bidder for cash beginning at 11:00 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 10, IN BLOCK 25, OF UNIT 3, LEHIGH ACRES, SECTION 3, TOWNSHIP 45 SOUTH, RANGE 26 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 95, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Also known as: 4106 26TH ST SW, LEHIGH ACRES, FL 33976
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, this 28th day of August 2026.
08/28/2026

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

SOKOLOF REMTULLA, LLP
By: /s/ Matthew Shapanka
Matthew Shapanka, Esq.
Florida Bar No.: 52874
Primary e-mail:
mshapanka@sokrem.com
Secondary e-mail:
pleadings@sokrem.com
1800 NW Corporate Blvd,
Suite 302
Boca Raton, FL 33431
Telephone: 561-507-5252
Counsel for Plaintiff
September 4, 11, 2026 26-03652L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 25-CA-006100
CROSSCOUNTRY MORTGAGE, LLC,
Plaintiff, vs.
LUIS FERNANDO SEVILLA TORRES; SARAHY PILAR ESTRADA; LOPEZ LOARCA LOPEZ; FANY LIZETH RIVERA BARAHONA; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY,
Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 31, 2026, and entered in Case No. 25-CA-006100, of the Circuit Court of the 20th Judicial Circuit in and for LEE County, Florida, wherein CROSSCOUNTRY MORTGAGE, LLC is Plaintiff and LUIS FERNANDO SEVILLA TORRES; SARAHY PILAR ESTRADA; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; are defendants. KEVIN C. KARNES, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.LEE.REALFORECLOSE.COM, at 9:00 A.M., on the day of October 29, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 15, BLOCK 65, UNIT 7, SECTION 34, 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 90, PUBLIC RECORDS, LEE COUNTY, FLORIDA.

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

Dated this day of 08/31/2026.

KEVIN C. KARNES
As Clerk of said Court
(SEAL) By N Wright-Angad
As Deputy Clerk

Submitted by:
Kahane & Associates, P.A.
1619 NW 136th Avenue,
Suite D-220
Sunrise, Florida 33323
Telephone: (954) 382-3486
Telefacsimile: (954) 382-5380
Designated service email:
notice@kahaneandassociates.com
File No.: 25-01372 NML
September 4, 11, 2026 26-03674L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
Case No: 24-CA-006198
CARRINGTON MORTGAGE SERVICES, LLC,
Plaintiff, vs.
ROBERT E. MARQUIS, JR.; et al.,
Defendants.

NOTICE IS HEREBY GIVEN that pursuant the Final Judgment of Foreclosure dated August 6, 2026 and entered in Case No. 24-CA-006198 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida wherein CARRINGTON MORTGAGE SERVICES, LLC, is the Plaintiff and ROBERT E. MARQUIS, JR.; PAULA A. MARQUIS; SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN TENANT #1, is/are Defendant(s), I, Kevin C Karnes, Lee County Clerk of Courts will sell to the highest and best bidder for cash at https://www.lee.realforeclose.com/ at 9:00 a.m. on October 1, 2026 the following described property set forth in said Final Judgment, to wit:

LOT 35, BLOCK 29 W 1/2, SUNCOAST ESTATES SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 824, PAGE 838, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
TOGETHER WITH 1981 SUNV MOBILE HOME ID 061236A5974A AND 061236A5974B.
Commonly known as: 8190 Everhart Dr., North Fort Myers, FL 33917

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of 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 08/31/2026

Kevin C. Karnes
As Clerk of Circuit Court
LEE County, Florida
(SEAL) N Wright-Angad
Deputy Clerk

Susanna Lehman, Esq.
Lender Legal PLLC
1800 Pembrook Drive, Suite 250
Orlando, FL 32810
Attorney for Plaintiff
LLS13665-Marquis
September 4, 11, 2026 26-03661L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-005981
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, v.
DENYS BELLO, et al.,
Defendants.

NOTICE is hereby given that Kevin C. Karnes, Clerk of the Circuit Court of Lee County, Florida, will on 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 highest and best bidder for cash, the following described property situated in Lee County, Florida, to wit:

Lot 5 and 6, Block 5504, CAPE CORAL UNIT 91, according to the map or plat thereof, as recorded in Plat Book 24, Page(s) 88 through 98, inclusive, of the Public Records of Lee County, Florida.
Property Address: 3918 Northwest 40th Terrace, Cape Coral, FL 33993

pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number of which is set forth above.

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

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

WITNESS my hand and official seal of this Honorable Court this 08/28/2026

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
September 4, 11, 2026 26-03651L

FIRST INSERTION

CLERK'S NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO: 2025CA003815
ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC,
Plaintiff, vs.
ANTHONY GIORDANO, et. al.,
Defendant(s).

NOTICE IS GIVEN that, in accordance with the Consent Final Judgment of Foreclosure entered on June 29, 2026 in the above-styled cause, I will sell to the highest and best bidder for cash on October 1, 2026 at 9:00 a.m., at www.lee.realforeclose.com.

LOT 12, BLOCK 8025, (PARCEL 108), SANDOVAL, PHASE 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN OFFICIAL RECORDS INSTRUMENT NO. 2005000167039, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA
Property Address: 1818 Cayon Court, Cape Coral, FL 33991

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: 08/31/2026.

KEVIN C. KARNES, CLERK
LEE COUNTY CIRCUIT COURT
(SEAL) By: N Wright-Angad
Deputy Clerk

KELLEY L. CHURCH, ESQUIRE
QUINTAIROS, PRIETO, WOOD & BOYER, P.A.
255 SOUTH ORANGE AVENUE, SUITE 900
ORLANDO, FL 32801
ATTORNEY FOR PLAINTIFF
SERVICECOPIES@QPWBLAW.COM
Matter No.: FL-006649-24
September 4, 11, 2026 26-03663L

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-001196
TH MSR HOLDINGS LLC,
Plaintiff, vs.
BENJAMIN PISARIS; et al,
Defendants.

NOTICE OF SALE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure entered on August 24, 2026, in Case No. 26-CA-001196 of the Circuit Court of the Twentieth Judicial Circuit, in and for Lee County, Florida, wherein TH MSR HOLDINGS LLC, is Plaintiff, and BENJAMIN PISARIS, SARAH PISARIS, TRUIST BANK, VERANDAH COMMUNITY ASSOCIATION, INC., VERANDAH DEVELOPMENT LLC, and UNKNOWN SPOUSE OF SARAH PISARIS 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 7, BLOCK A, (SABAL POINT) VERANDAH UNIT ELEVEN, ACCORDING TO PLAT THEREOF AS RECORDED UNDER INSTRUMENT NUMBER 2005000042225, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Also known as: 13461 SABAL POINTE DR, FORT MYERS, FL 33905
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 08/28/2026

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

SOKOLOF REMTULLA, LLP
Counsel for Plaintiff
scruz@sokrem.com;
pleadings@sokrem.com
September 4, 11, 2026 26-03660L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 26-CA-001380
ROCKET MORTGAGE LLC,
Plaintiff, vs.
MYRIO ANTWAN TOOMER; SB HOME BUYERS; TOWN LAKES HOMEOWNERS ASSOCIATION, INC.; SHERETTA S. TOOMER
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 01 day of October, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 8, BLOCK 3, TOWN LAKES PHASE 2, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 73, PAGES 33 THROUGH 37, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
PROPERTY ADDRESS: 18310 PLUMBAGO CT, LEHIGH ACRES, FL 33972

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 08/31/2026

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
25-05625
September 4, 11, 2026 26-03676L

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-006433
PennyMac Loan Services, LLC,
Plaintiff, vs.
Ivan G. Barreto a/k/a Ivan Barreto; Analis Rosario Barreto a/k/a Analis Barreto; Suncoast Credit Union,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 25-CA-006433 of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Lee County, Florida, wherein PennyMac Loan Services, LLC is the Plaintiff and Ivan G. Barreto a/k/a Ivan Barreto; Analis Rosario Barreto a/k/a Analis Barreto and Suncoast Credit Union; 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 October 29, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 5, BLOCK 23, REPLAT OF TRACT F, UNIT 3, SECTION 2, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 26, PAGE 175, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
TAX ID: 02-45-26-L4-03023.0050

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 08/31/2026

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
File # 25-F02880
September 4, 11, 2026 26-03671L

FIRST INSERTION

NOTICE OF REGULAR MEETING OF THE MOODY RIVER ESTATES COMMUNITY DEVELOPMENT DISTRICT

The Regular Meeting of the Board of Supervisors (Board) of the MOODY RIVER ESTATES Community Development District (CDD) will take place on Thursday, September 17, 2026 at 1:00 p.m. at the Clubhouse at Moody River Estates, 3050 Moody River Boulevard, North Fort Myers, Florida 33903.

The Meeting is open to the public and will be conducted in accordance with the provisions of Florida law. A copy of the agenda may be obtained on the District's Website 7 days in advance of the meeting at moodyrivercdd.net or by telephone or e-mail from the offices of the District Manager, c/o Premier District Management (**"District Manager's Office"**) during normal business hours: 239-690-7100; mrainwater@cddmanagement.com. The meeting may be continued to a date, time, and place to be specified on the record at such meeting.

There may be occasions when Board Supervisors or District staff may participate by speaker telephone or other remote communications technologies. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at the meeting because of a disability or physical impairment should contact the District 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.

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

Mandie Rainwater
District Manager
September 4, 2026 26-03693L

--- PUBLIC SALES / SALES / ACTIONS ---

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 True North Classical Academy at Kingston located at 19759 Kingston Village Parkway 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 1st day of September, 2026

True North Classical Academy, Inc.
Luis Diaz
September 4, 2026 26-03700L

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW Pursuant to F.S. §865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of eMaids of Lee County, located at 603 SW 27th St, in the City of Cape Coral, County of Lee, State of FL, 33914, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 1 of September, 2026.

SWFL SIGNATURE HOME GROUP LLC
603 SW 27th St
Cape Coral, FL 33914
September 4, 2026 26-03695L

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 Adjusted Mama Chiropractic located at 6225 Presidential Court, Suite 170 Fort Myers, FL 33919 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 1st day of September, 2026

Danielle Dietrich
September 4, 2026 26-03699L

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 Sea Coast Floor Care located at 2223 NE 15th St. in the County of Lee, in the City of Cape Coral, Florida 33909 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated September 1, 2026

Clark Group of SWFL LLC
September 4, 2026 26-03701L

FIRST INSERTION

Notice of Public Sale

Notice of Public Auction for monies due on storage units. The auction will be held on September 25, 2026 at or after 8:00 am and will continue until finished. Units are said to contain household items. Property sold under Florida Statute 83.806. The names of whose units will be sold are as follows.

Auction will be held online at, Storagetreasures.com/auctions

FACILITY 77
11401 S. Cleveland Ave
Fort Myers, FL 33907

NAME	UNIT	BALANCE
KELVINS USTARIZ MEZONES	1026	290
Alex Ybarra	1270	310
ROBERT LASSEN	A05	320

16901 N. Cleveland Ave
N. Fort Myers, FL 33903

NAME	UNIT	BALANCE
Mario Allende	1027	306
Dharma Demaranville	1147	422
Tamara Duran	2032	304
DAYNA Thompson	1198	460
Yuselys Toledo Millares	1231	270
Samantha fryer	1045	614
Deborah Rovello	3103	370

4457 Kernel Cir
Fort Myers, FL 33916

NAME	UNIT	BALANCE
rerin byrne	5028	570
Antonio Payne	1047	580
Adam Hodges	4015	698

4340 Kernel Cir
Fort Myers, FL 33916

NAME	UNIT	BALANCE
Becca Ostie	6037	434
Melissa Randazzo	6103	336

September 4, 11, 2026 26-03689L

FIRST INSERTION

BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT REQUEST FOR PROPOSALS FOR ANNUAL AUDIT SERVICES

The Babcock Ranch Community Independent Special District hereby requests proposals for annual financial auditing services. The proposal must provide for the auditing of the District's financial records for the fiscal year ending September 30, 2026, with an option for additional annual renewals, subject to mutual agreement by both parties. The District is a local unit of special-purpose government created under Chapter 2007-306, Laws of Florida, and Chapter 189 Florida Statutes, for the purpose of financing, constructing, and maintaining public infrastructure. The District is located in Charlotte County and Lee County, Florida. The final contract will require that, among other things, the audit for the fiscal year ending September 30, 2026, be completed no later than June 30, 2027.

The auditing entity submitting a proposal must be duly licensed under Chapter 473, *Florida Statutes*, and be qualified to conduct audits in accordance with "Government Auditing Standards," as adopted by the Florida Board of Accountancy. Audits shall be conducted in accordance with Florida Law and particularly Section 218.39, *Florida Statutes*, and the rules of the Florida Auditor General.

Proposal packages, which include evaluation criteria and instructions to proposers, are available from the District Manager at the address and telephone number listed below.

Proposers must provide one (1) electronic copy and one (1) unbound copy of their proposal to the offices of the District Manager, located at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, ph: (877) 276-0889 ("District Manager"), in an envelope marked on the outside "Auditing Services, Babcock Ranch Community Independent Special District." Proposals must be received by 12:00 p.m. on September 11, 2026, at the office of the District Manager. Please direct all questions regarding this Notice to the District Manager.

District Manager
September 4, 2026 26-03692L

FIRST INSERTION

REQUEST FOR QUALIFICATIONS ("RFQ") FOR RECREATIONAL BOATING CONCESSION SERVICES FOR THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

The Babcock Ranch Community Independent Special District (**"District"**), located in Charlotte County and Lee County, Florida, announces that recreational boating concession services (**"Services"**) will be required for the District. The firm selected will provide the Services within the District on an ongoing basis. The District may select one or more firms to provide the Services on an ongoing basis.

Any firm or individual (**"Applicant"**) desiring to provide services to the District must: 1) hold applicable federal, state and local licenses; 2) be authorized to do business in Florida in accordance with Florida law; 3) Applicant must be in the business of providing watercraft concession (motorized and non-motorized) services and must possess sufficient financial support, equipment and organization to ensure that it can satisfactorily perform the services if awarded a contract; and 4) Applicant must demonstrate that they, or the key staff assigned to the project, have successfully provided services with similar magnitude to those specified in the scope of services to at least one entity similar in size and complexity to the District or can demonstrate they have the experience with similar scale private sector clients and the managerial and financial ability to successfully perform the work. These qualifications must be supported by the references provided.

Applicants shall furnish a statement (**"Qualification Statement"**) of its qualifications and past experience with pertinent supporting data and all other items requested. Among other things, Applicants must submit information relating to: a) an understanding of the overall needs of the District, including but not limited to, proposed equipment, concession area, site plan, maintenance of area, marketing plan, etc.; b) the experience, qualifications and references of Applicant and assigned personnel, the proposed plan for management, staffing and operation of concessions under this RFQ including the Applicant's past experience with recreational boating concession services for any community development districts and past experience with Charlotte and Lee County; c) daily/overnight storage plan and hurricane preparedness plan; d) safety plan/rescue procedures including, but not limited to, pre-ride rental instructions, personal flotation device instructions and rescue protocols; and e) annual guaranteed minimum concession fees. Further, each Applicant must identify the specific individual affiliated with the Applicant who would be handling District meetings, and other tasks.

All questions relative to this RFQ shall be directed in writing only to the District's representative, via email only to contic@whhassociates.com. Questions must be submitted by September 11, 2026, no later than 5:00 p.m. (EST).

The District will review all Applicants and will comply with applicable Florida laws. All Applicants must submit one (1) electronic copy of the Qualification Statement by 5:00 p.m. on Friday, September 18, 2026 and to the attention of Chris Conti, at contic@whhassociates.com (**"District Manager"**).

The Board will review the Qualification Statements and is anticipated to rank the Applicants during its regular meeting to be held on September 24, 2026 at 4:00 p.m. at Babcock Ranch Field House Cafeteria, 43281 Cypress Parkway, Babcock Ranch, Florida 33982. **Proposers are encouraged to attend such meeting for the purpose of answering any questions related to their Qualifications Statement.**

The Board shall select and rank the Applicants using the requirements set forth in the evaluation criteria on file with the District Manager, and the highest ranked Applicant will be requested to enter into contract negotiations. If an agreement cannot be reached between the District and the highest ranked Applicant, negotiations will cease and begin with the next highest ranked Applicant, and if these negotiations are unsuccessful, will continue to the third highest ranked Applicant.

The District reserves the right to reject any and all Qualification Statements. Additionally, there is no express or implied obligation for the District to reimburse Applicants for any expenses associated with the preparation and submittal of the Qualification Statements in response to this request.

Any protest regarding the terms of this Notice, or the evaluation criteria on file with the District Manager, must be filed in writing with the District Manager's Office at Wrathell, Hunt and Associates, LLC, c/o Chris Conti, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, within seventy-two (72) hours after the publication of this Notice. The formal protest setting forth with particularity the facts and law upon which the protest is based shall be filed within seven (7) calendar days after the initial notice of protest was filed. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of any right to object or protest with respect to aforesaid Notice or evaluation criteria provisions. Any person who files a notice of protest shall provide to the District, simultaneous with the filing of the notice, a protest bond with a responsible surety to be approved by the District and in the amount of Ten Thousand Dollars ($10,000.00).

Any and all questions relative to this RFQ shall be directed in writing by e-mail only to Chris Conti at contic@whhassociates.com with e-mail copy to Alyssa Willson at alyssa.willson@kutakrock.com.

Chris Conti
District Manager
September 4, 2026 26-03691L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
Case No.: 26-CA-003266
THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT AND ITS SUCCESSORS OR ASSIGNS,
Plaintiff, v.
THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS AND TRUSTEES OF GLADSTONE P. RAINFORD A/K/A GLADSTONE POWELL RAINFORD; DAVID RAINFORD; 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.

To the following Defendant(s):
THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS AND TRUSTEES OF GLADSTONE P. RAINFORD A/K/A GLADSTONE POWELL RAINFORD
609 DESOTO AVE
LEHIGH ACRES, FL 33972

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

LOT 17, BLOCK 27, UNIT 7, SECTION 29, 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 DEED BOOK 254, PAGE 20, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
a/k/a 609 Desoto Ave. Lehigh Acres, FL 33972

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Kelley Kronenberg, Attorney for Plaintiff, whose address is 10360 West State Road 84, Ft Lauderdale, FL 33324, within thirty (30) days after the first publication of this Notice in Business Observer and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

This notice is provided pursuant to Administrative Order No. 2.065.

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 31 day of August, 2026.

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

Kelley Kronenberg,
Attorney for Plaintiff,
10360 West State Road 84,
Ft Lauderdale, FL 33324
September 4, 11, 2026 26-03696L

FIRST INSERTION

NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case #: 26-CA-002289
DIVISION: Q
U.S. Bank National Association, as Trustee for LEHMAN XS TRUST MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-7N
Plaintiff, -vs.-
Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Marta Maria Fernandez-Peralta a/k/a Marta M. Fernandez-Peralta f/k/a Marta Maria Ebersbach f/k/a Marta Maria Hatcher f/k/a Marta Maria Fernandez, Deceased and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s); Pedro Peralta; William Alton Hatcher; Scott Anthony Hatcher a/k/a Scott A. Hatcher; Unknown Spouse of Pedro Peralta; Unknown Spouse of William Alton Hatcher; Unknown Spouse of Scott Anthony Hatcher a/k/a Scott A. Hatcher; Mortgage Electronic Registration Systems, Inc., as nominee for Countrywide Bank, N.A., its successors and assigns; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) Defendant(s).

TO: William Alton Hatcher: 8285 Park Boulevard, Apartment 3414, Miami, FL 33126 and Unknown Spouse of William Alton Hatcher: 8285 Park Boulevard, Apartment 3414, Miami, FL 33126
Residence unknown, if living, including any unknown spouse of the said Defendants, if either has remarried and if either or both of said Defendants are dead, their respective unknown heirs, devisees, grantees, assignees, creditors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s); and the aforementioned named Defendant(s) and such of the aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents or otherwise not sui juris.

YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following real property, lying and being and situated in Lee County, Florida, more particularly described as follows:

LOT 30, BLOCK 5, BONITA SHORES, UNIT 1, ACCORDING TO THE PLAT THEREOF, OF RECORD IN PLAT BOOK 3, PAGE(S) 1, OF THE PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA
more commonly known as 85 3rd Street, Bonita Springs, FL 34134.

This action has been filed against you and you are required to serve a copy of your written defense, if any, upon LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, whose address is 750 Park of Commerce Blvd., Suite 130, Boca Raton, FL 33487, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before with service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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

WITNESS my hand and seal of this Court on the 31 day of August, 2026.

Kevin C. Karnes
Circuit and County Courts
(SEAL) By: K Shoap
Deputy Clerk

LOGS LEGAL GROUP LLP,
Attorneys for Plaintiff,
750 Park of Commerce Blvd.,
Suite 130,
Boca Raton, FL 33487
25-333953 FC01 CXE
September 4, 11, 2026 26-03681L

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-003034
NEWREZ LLC,
Plaintiff, vs.
HUMBERTO MARTINEZ, JR, et al.,
Defendant.

To: HUMBERTO MARTINEZ, JR
1847 HENDERSON AVENUE, FORT MYERS, FL 33916
UNKNOWN SPOUSE OF HUMBERTO MARTINEZ, JR
1847 HENDERSON AVENUE, FORT MYERS, FL 33916
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 9, IN BLOCK 3, OF STARECO ADDITION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 8, AT PAGE 29, 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 31 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
26-22423FL
September 4, 11, 2026 26-03687L

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-002027
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, vs.
VARSHA SAVALAJKAR; HEALTHPARK FLORIDA PROPERTY OWNERS ASSSOCIATION INC; SAIL HARBOUR AT HEALTHPARK HOMEOWNERS SUB-ASSOCIATION, INC; SUDHIR SAVALAJKAR
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 01 day of October, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 1, BLOCK 53, SAIL HARBOUR AT HEALTHPARK, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN OFFICIAL RECORDS INSTRUMENT NO. 2005000068039, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
PROPERTY ADDRESS: 9811 BODEGO WAY101, FORT MYERS, FL 33908

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 08/31/2026

KEVIN C. KARNES
Clerk Of The Circuit Court
(SEAL) By: N Wright-Angad
Deputy Clerk

Submitted by:
De Cubas & Lewis, P.A.
PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@decubaslewis.com
26-00909
September 4, 11, 2026 26-03684L

--- ESTATE / SALES / ACTIONS ---

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 26-CA-003422
LAKEVIEW LOAN SERVICING, LLC ,
Plaintiff, VS.
ALISHA MULLER-SANCHEZ; MARIO SANCHEZ; et al.,
Defendant(s).
TO: Mario Sanchez
Last Known Residence: 409 SW 41st St Cape Coral, FL 33914

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Lee County, Florida:

LOTS 21 AND 22, BLOCK 1744, CAPE CORAL UNIT 44, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGES 104 THROUGH 112, 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 31, 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
1190-535B
Ref# 23578
September 4, 11, 2026 26-03686L

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-001823
U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE ON BEHALF OF NFMP TRUST, SERIES 2023-C,
Plaintiff, vs.
JANA JONES; UNKNOWN SPOUSE OF JANA JONES; 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 20, 2026, entered in Civil Case No.: 26-CA-001823 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE ON BEHALF OF NFMP TRUST, SERIES 2023-C, Plaintiff, and JANA JONES, is Defendant.

I will sell to the highest bidder for cash, at www.lee.realforeclose.com, at 9:00 AM, on the 7th day of January, 2027, the following described real property as set forth in said Judgment, to wit:

LOTS 24 AND 25, BLOCK 3523, CAPE CORAL, UNIT 47, PART 2, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 23, PAGES 112 THROUGH 127, INCLUSIVE, 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 08/31/2026.

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
26-52842
September 4, 11, 2026 26-03690L

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: UNKNOWN SPOUSE OF ROBERT GOODYKOONTZ A/K/A ROBERT H GOODYKOONTZ
150 MANDALAY ROAD, FORT MYERS BEACH, FL 33931

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following 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 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 1st day of September, 2026.

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

De Cubas & Lewis, P.A.,
Attorney for Plaintiff,
PO BOX 5026,
FORT LAUDERDALE, FL 33310
26-02413
September 4, 11, 2026 26-03697L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-001238
Division PROBATE
IN RE: THE ESTATE OF: HILARY BOHANNON
Deceased.

The administration of the estate of HILARY BOHANNON, deceased, whose date of death was December 2, 2025, 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 September 4, 2026.

Personal Representative:
Sheryl Bohannon
f/k/a Sheryl Bissett
830 Nicholas Pkwy W
Cape Coral, FL 33991
Attorney for Personal Representative:
WESLEY T. MATHIEU, ESQ.
sklawyers, pllc
1314 Cape Coral Pkwy E. Ste. 320
Cape Coral, FL 33904
Telephone: (239) 772-1993
Email: wmathieu@sklawyers.net
Florida Bar No. 116222
September 4, 11, 2026 26-03708L

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-001995
ROCKET MORTGAGE, LLC,
Plaintiff, vs.
GARY S. GOWDY; UNKNOWN SPOUSE OF GARY S. GOWDY; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY,
Defendant(s)
To the following Defendant(s):
UNKNOWN SPOUSE OF GARY S. GOWDY
(LAST KNOWN ADDRESS)
4818 4TH ST W.
LEHIGH ACRES, FLORIDA 33971

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

LOTS 19 AND 20, BLOCK 12, UNIT 2, LYING IN THE SOUTH ONE-HALF OF SECTION 28, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 78, PUBLIC RECORDS OF LEE COUNTY FLORIDA.
a/k/a 4818 4TH ST W., LEHIGH ACRES, FLORIDA 33971

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 31 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.: 26-00334 NML
September 4, 11, 2026 26-03685L

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-002397
CROSSCOUNTRY MORTGAGE, LLC,
Plaintiff, vs.
TERRY SYKES, et al.,
Defendant.
To: MARIA GIFOLI
17940 N TAMIAMI TRAIL SUITE 110, NORTH FORT MYERS, FL 33903
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:

THE WEST ONE-HALF OF THE NORTH ONE-HALF OF LOT 11, BLOCK 21, SUNCOAST ESTATES SUBDIVISION, UNRECORDED, AS PER PLAT ON FILE IN OFFICIAL RECORDS BOOK 32, PAGE 526, LEE COUNTY, PUBLIC RECORDS. SUBJECT TO 25 FEET OF THE WEST SIDE THEREOF. SITUATE IN THE COUNTY OF LEE, STATE OF FLORIDA.
TOGETHER WITH A 1998 REDMAN DOUBLEWIDE MOBILE HOME, WITH VIN NUMBERS FLA14613529A AND FLA14613529B, TITLE NUMBERS 75300969 AND 75300971.
PARCEL NUMBER: 24-43-24-03-00021.011A

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 31 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
26-20410FL
September 4, 11, 2026 26-03688L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE NO. 36-2026-CA-001683
REGIONS BANK D/B/A REGIONS MORTGAGE,
Plaintiff, vs.
MICHAEL R. TWOREK, et al.,
Defendants.
To the Defendants, MICHAEL R. TWOREK and UNKNOWN SPOUSE OF MICHAEL R. TWOREK and all others whom it may concern:
A. Last Known Address of MICHAEL R. TWOREK, 2133 SW 5th Avenue, Cape Coral, FL 33991
Current Address of MICHAEL R. TWOREK, Unknown.
B. Last Known Address of UNKNOWN SPOUSE OF MICHAEL R. TWOREK, 2133 SW 5th Avenue, Cape Coral, FL 33991
Current Address of UNKNOWN SPOUSE OF MICHAEL R. TWOREK, Unknown.

You are hereby notified that an action to foreclose a mortgage lien on the following property in Lee County, Florida:

Lot 7 and 8, Block 3043, Unit 62, Cape Coral, according to the map or plat thereof, as recorded in Plat Book 21, Page(s) 21 through 38, of the Public Records of Lee County, Florida

has been filed against you.

You are required to serve a copy of your written defenses, if any, to it on Michael C. Caborn, Esquire, Winderweedle, Haines, Ward & Woodman, P.A., Plaintiff's attorney, whose address is 329 Park Avenue North, Second Floor, Winter Park, FL 32789, within 30 days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiffs' attorneys or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. See §49.09, Fla. Stat. This Notice of Action shall be published once during each week for two (2) consecutive weeks under §49.10(c), Fla. Stat.

Dated on August 31, 2026.

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

Michael C. Caborn, Esquire,
Winderweedle, Haines, Ward & Woodman, P.A.
P. O. Box 880
Winter Park, FL 32790-0880
September 4, 11, 2026 26-03680L

PUBLISH YOUR LEGAL NOTICE
Call 941-906-9386
and select the appropriate County name from the menu.
or email
legal@businessobserverfl.com
FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer
LV20878_V8

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case No. 25-CA-004562
NATIONSTAR MORTGAGE LLC
Plaintiff vs.
THE ESTATE OF KATHRYN W. BOBB A/K/A KATHY BOBB; and all unknown parties claiming by, through, under and against the above named Defendant who are unknown to be dead or alive whether said unknown are persons, heirs, devisees, grantees, or other claimants; UNKNOWN SPOUSE OF KATHRYN W. BOBB A/K/A KATHY BOBB; CHRISTOPHER MICHAEL BOBB; KRISTIN GUNN; MYERLEE GARDENS CONDOMINIUM ASSOCIATION, INC; THIRD FEDERAL SAVINGS AND LOAN ASSOCIATION OF CLEVELAND; SRR CAPITAL GROUP, INC D/B/A APPLE SAINT RAPHAEL ROOFING; ROSENBAUM TOWING INC D/B/A AFFORDABLE FOUNDATION REPAIR; TENANT I/UNKNOWN TENANT; TENANT II/UNKNOWN TENANT; TENANT III/UNKNOWN TENANT AND TENANT IV/ UNKNOWN TENANT, in possession of the subject real property,
Defendants

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

APARTMENT NUMBER 49 OF MYERLEE GARDENS CONDOMINIUM, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 1583, PAGE 620, AND ALL EXHIBITS AND AMENDMENTS THEREOF, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. ALONG WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS
Property Address: 1310 SANDTRAP DR FORT MYERS Florida 33919

at public sale, to the highest and best bidder for cash, at www.lee.realforeclose.com, at 9:00 a.m. on October 15, 2026.

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

Dated: 09/01/2026

KEVIN C. KARNES,
Clerk of the Court
(SEAL) By: N Wright-Angad
Deputy Clerk

Law Office of Gary Gassel, P.A.
2191 Ringling Boulevard
Sarasota, Florida 34237
(941) 952-9322 / (941) 365-0907 (Fax)
September 4, 11, 2026 26-03707L

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-002885
NEW AMERICAN FUNDING, LLC F/K/A BROKER SOLUTIONS, INC., D/B/A NEW AMERICAN FUNDING
Plaintiff, v.
CALOOSA LAKES HOMEOWNERS ASSOCIATION, INC, et al.
Defendants.
TO: The Unknown Successor Trustee of the Phillip N. Mullings, Sr. Revocable Living Trust under agreement June 30, 2023 and Unknown Beneficiaries of the Phillip N. Mullings, Sr Revocable Living Trust under agreement June 30, 2023
RESIDENT: Unknown
LAST KNOWN ADDRESS: 10440 Canal Brook Lane, Lehigh Acres, FL 33936

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Lee County, Florida:

Lot 36, CALOOSA LAKES PHASE I, according to the plat thereof, as recorded in Official Records Instrument No. 2006000358513, of the Public Records of Lee County, Florida.

has been filed against you, and you are required to serve a copy to your written defenses, if any, to this action on Orlans, PC, attorneys for plaintiff, whose address is 621 S. Federal Highway, Suite 10, Fort Lauderdale, FL 33301, and file the original with the Clerk of the Court, within 30 days after the first publication of this notice, either before or immediately thereafter, a default may be entered against you for the relief demanded in the Complaint.

This notice shall be published once a week for two consecutive weeks in the BUSINESS OBSERVER.

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

DATED: 08/31/2026

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

Orlans Law Group PLLC
621 S. Federal Highway
Suite 10
Fort Lauderdale, FL 33301
Orlans #25-015040
September 4, 11, 2026 26-03682L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
Case No. 26-CA-3559
SANDPEBBLE CONDOMINIUM ASSOCIATION OF SANIBEL, INC., a Florida Not For Profit Corporation,
Plaintiff, v.
ALBERT JOON LEE, UNKNOWN SPOUSE OF ALBERT JOON LEE, and UNKNOWN TENANT(S)/OCCUPANT(S),
TO: ALBERT JOON LEE and UNKNOWN SPOUSE OF ALBERT JOON LEE
Last Known Address: 1440 MIDDLE GULF DR., #3D, SANIBEL, FL 33957

YOU ARE NOTIFIED that an action has been filed against you for foreclosure of Plaintiff's lien for such unpaid amounts due to the above-named Plaintiff for the following premises located in Lee County, Florida:

Apartment 3-D, Sand Pebble, a Condominium, according to the Declaration of Condominium, as recorded in Official Records Book 1072, Page 1132, as amended, of the Public Records of Lee County, Florida. TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining. Parcel ID #30-46-23-T4-02403.00D0

You are required to serve a copy of your written defenses, if any, to this action on the Plaintiff's attorney, Amber G. Williams, 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 31 day of August, 2026.

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

Amber G. Williams, Esq.,
Goede, DeBoest & Cross, PLLC,
2030 McGregor Boulevard,
Ft. Myers, FL 33901
awilliams@gadclaw.com;
kgermanis@gadclaw.com;
nsortino@gadclaw.com
September 4, 11, 2026 26-03683L

Q&A
LV18237_V13
Q Who benefits from legal notices?
A You do. Legal notices are required because a government body or corporation wants to take action that can affect individuals and the public at large.
When the government is about to change your life, or your property or assets are about to be taken, public notices in newspapers serve to alert those affected.

--- ESTATE / SALES / ACTIONS ---

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR LEE COUNTY
CIVIL DIVISION
Case No. 362026CA002765A001CH
U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR COLT 2025-5 MORTGAGE LOAN TRUST
Plaintiff, vs.
BELIEVE IT 305 CORP, A FLORIDA CORPORATION, et al.
Defendants.
TO: UNKNOWN TENANTS/OWNERS 1
BELIEVED TO BE AVOIDING SERVICE OF PROCESS AT THE ADDRESS OF:
3016 18TH ST W
LEHIGH ACRES, FL 33971

You are notified that an action to foreclose a mortgage on the following property in Lee County, Florida:

LOT 19, BLOCK 26, UNIT 4, SECTION 24, 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 68, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

commonly known as 3016 18TH 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 Ryan Sutton of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, within 30 days from the first date of publication, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint.

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

Dated: August 31, 2026.

CLERK OF THE COURT
Honorable Kevin C. Karnes
1700 Monroe Street
Ft. Myers, Florida 33902
(SEAL) By: K Shoap
Deputy Clerk

Ryan Sutton
Kass Shuler, P.A.,
plaintiff's attorney,
P.O. Box 800,
Tampa, Florida 33601,
(813) 229-0900
246300/2532420/MTS
September 4, 11, 2026 26-03705L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002349
Division Probate
IN RE: ESTATE OF CLAUDETTE MARIE NOLIN
Deceased.

The administration of the estate of Claudette Marie Nolin, deceased, whose date of death was August 16, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 4, 2026.

Personal Representative:
Paul G. Duquette
105 Hawks Circle
Westfield, Massachusetts 01085
Attorney for Personal Representative:
/s/Lance M. McKinney
Lance M. McKinney
Attorney
Florida Bar Number: 882992
Osterhout & McKinney, P.A.
3783 Seago Lane, Fort Myers, FL 33901
Telephone: (239) 939-4888
Fax: (239) 277-0601
E-Mail: lancem@omplaw.com
Secondary E-Mail:
elizabethw@omplaw.com
September 4, 11, 2026 26-03713L

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
Case Number: 26-CA-004231
HSP I, LLC, and/or assigns,
Plaintiff, v.
SUGAR SHACK (US) LIMITED PARTNERSHIP, CARMEN CAMPAGNARO, RICHARD G. HALL, CHARLES O. WAINRIGHT, III, CYNTHIA T. WAINRIGHT, FLORIDA DEPARTMENT OF REVENUE, IPFS CORPORATION, JOHN DOE and JANE DOE, as UNKNOWN TENANTS; and any unknown heirs, devisees, grantees, creditors, and other unknown persons, unknown entities, unknown parties or unknown spouses claiming by, through or under any of the above-named Defendants,
Defendants.

NOTICE IS HEREBY GIVEN that pursuant to the Stipulated Consent Final Judgment of Foreclosure entered in the above-entitled cause in the Circuit Court of Lee County, Florida, that Kevin C. Karnes, Clerk of this Court will sell the property situated in Lee County, Florida, with the property address 7146 Congdon Road, Fort Myers, Florida 33908 (the "Property"), situate and being in Lee County, Florida as more fully described below:

A lot or parcel of land lying in the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of Section 35, Township 45 South, Range 24 East, Lee County, Florida, which lot or parcel is described as follows:
From the Northwest corner of said fraction of a Section run S 00' 05' 40" East along the West line of said fraction for 432,84 feet; thence run North 51° 54' 15" East for 356.64 feet; thence run South 64° 36' 00" East for 125 feet; thence run Southwesterly along the arc of a curve to the left of radius 2120.00 feet (chord bearing South 24° 16' 22" West) for 83.42 feet to the Point of Beginning. From said Point of Beginning continue Southwesterly along the arc of said curve to the left of radius 2120.00 feet (chord bearing South 21° 43' 35" West) for 105.00 feet; thence run North 75° 36' 40" West for 125.25 feet to a point; thence run South 87° 53' 37" West for 57.1 feet +/- to the waters of the Trowbridge Creek; thence run Northeasterly along said waters for 47.2 feet +/-; thence run North 51' 54' 15" East for 131.5 feet + /- to a point; thence run South 66° 51' 13" East for 143.21 feet to the Point of Beginning.
Property ID No.: 35-45-24-00-00019.0210

at public sale, to the highest bidder for cash, in the Lee Courthouse, online at www.Lee.RealForeclose.com at 9:00 AM on Thursday, 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 THIS 09/02/2026

Kevin C. Karnes
As Clerk of the Court
(SEAL) By: N Wright-Angad
As Deputy Clerk

Submitted by:
Rosenberg & Cummings PLLC
802 NE 20TH Ave,
Fort Lauderdale, FL 33304
Telephone: 954-779-1344
September 4, 11, 2026 26-03719L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002354
Division : PROBATE
IN RE: ESTATE OF CHARLES GERALD EISTER, JR.
Deceased.

The administration of the estate of Charles Gerald Eister, Jr., deceased, whose date of death was June 30, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 4, 2026.

Personal Representative:
Brandon F. Eister
4746 Swordfish Street
Bonita Springs, Florida 34134
Attorney for Personal Representative:
Barbara M. Pizzolato, Esq.
Attorney for the Personal Representative
Florida Bar Number: 571768
8660 College Parkway, Suite 400
Fort Myers, Florida 33919-5805
Telephone: (239) 225-7911
Fax: (239) 221-0279
E-Mail: bmp@pizzolato.com
Secondary E-Mail: rlm@pizzolato.com
11805.02
September 4, 11, 2026 26-03709L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-2228
Division PROBATE
IN RE: ESTATE OF RAY M. ZOOK
Deceased.

The administration of the estate of RAY M. ZOOK, deceased, whose date of death was April 16, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd., 1st and 2nd Floor, Ft. Myers, FL 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 4, 2026.

Personal Representative:
DAVID ZOOK
28536 Burano Drive
Bonita Springs, Florida 34135
Attorney for Personal Representative:
Conrad Willkomm, Esq.
Florida Bar Number: 697338
Law Office of Conrad Willkomm P.A.
3201 Tamiami Trail North
Second Floor
Naples, FL 34103
Telephone: (239) 262-5303
Fax: (239) 262-6030
E-Mail: conrad@swfloridalaw.com
Secondary E-Mail:
vic@swfloridalaw.com
September 4, 11, 2026 26-03698L

FIRST INSERTION

NOTICE TO CREDITORS
(**Summary Administration**)
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 26-CP-002670
Division: Probate
IN RE: ESTATE OF SANDRA LEE BARTELL,
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 Sandra Lee Bartell, deceased, File Number 26CP-002670 by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346; that the Decedent's date of death was January 29, 2025; that the total value of the Estate is approximately $15,000.00; and that the names and addresses of those to whom it has been assigned by such Order are:

Name Address
Robin Reed
941 Harvest St.
Centerton, AR 72719
Heather Lee Kennedy
2163 Poinsettia Ave.
Summerville, SC 29486
Charles H. Bartell
222 Alpine Rd.
Summerville, SC 29485
David M. Bartell
P.O. Box 622
Goose Creek, SC 29445
Douglas W. Bartell
215 Emma Meredith Cir.
Summerville, SC 29486

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED.

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

The 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 September 4, 2026.

Person Giving Notice:
Robin M. Reed
941 Harvest Street
Centerton, AR 72719
Attorney for Person Giving Notice:
Joe C. Cuffel
Florida Bar Number: 1019964
SCHOENFELD KYLE & ASSOCIATES LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 9367200
Fax: (239) 9367997
E-Mail: joec@trustska.com
4934-3250-8358, v. 1
September 4, 11, 2026 26-03712L

FIRST INSERTION

NOTICE OF ACTION
FORECLOSURE PROCEEDINGS-PROPERTY
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case #: 26-CA-001969
Rocket Mortgage, LLC f/k/a Quicken Loans, LLC
Plaintiff, -vs.-
Pauline Stevens; John J. Stevens; Michael A. Stevens; Torie L. Botelho; Heather J. Lovejoy; Eric M. Larsen; Unknown Spouse of Pauline Stevens; Unknown Spouse of John J. Stevens; Unknown Spouse of Michael A. Stevens; Unknown Spouse of Torie L. Botelho; Foxmoor Condominium Association, Inc.; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s)
Defendant(s).

TO: Pauline Stevens: 7055 New Post Drive, Apartment 3, North Fort Myers, FL 33917 and Unknown Spouse of Pauline Stevens: 7055 New Post Drive, Apartment 3, North Fort Myers, FL 33917
Residence unknown, if living, including any unknown spouse of the said Defendants, if either has remarried and if either or both of said Defendants are dead, their respective unknown heirs, devisees, grantees, assignees, creditors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s); and the aforementioned named Defendant(s) and such of the aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents or otherwise not sui juris.

YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following real property, lying and being and situated in Lee County, Florida, more particularly described as follows:

FOXMOOR CONDOMINIUM, BLDG. F, UNIT 3, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 1049, PAGE 266, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND AS AMENDED IN OFFICIAL RECORDS BOOK 1084, PAGE 327, PUBLIC RECORDS OF LEE COUNTY, FLORIDA; TOGETHER WITH ALL OF THE APPURTENANCES THEREUNTO APPERTAINING AND SPECIFIED IN SAID DECLARATION, INCLUDING BUT NOT LIMITED TO AN UNDIVIDED 80TH INTEREST IN ALL COMMON ELEMENTS.

more commonly known as 7055 New Post Drive, Apartment 3, North Fort Myers, FL 33917.

This action has been filed against you and you are required to serve a copy of your written defense, if any, upon LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, whose address is 750 Park of Commerce Blvd., Suite 130, Boca Raton, FL 33487, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before with service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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

WITNESS my hand and seal of this Court on the 31 day of August, 2026.

Kevin C. Karnes
Circuit and County Courts
(SEAL) By: K Shoap
Deputy Clerk

LOGS LEGAL GROUP LLP,
Attorneys for Plaintiff,
750 Park of Commerce Blvd., Suite 130,
Boca Raton, FL 33487
26-335206 FC01 CXE
September 4, 11, 2026 26-03702L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-002064
IN RE: ESTATE OF JOSE URIEL RAMOS MARTINEZ,
Deceased.

The administration of the estate of JOSE URIEL RAMOS MARTINEZ, deceased, whose date of death was March 27, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 4, 2026.

KATIE RIVADENEIRA
Personal Representative
12315 Fairlawn Drive
Riverview, FL 33579
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
September 4, 11, 2026 26-03710L

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-002378
CROSSCOUNTRY MORTGAGE, LLC,
Plaintiff, vs.
CAMIDE DORMEUS, et al.,
Defendant.

To: MARC ELIE JOSEPH A/K/A MARC JOSEPH
163 BECKLEY DRIVE, LEHIGH ACRES, FL 33974
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 8, BLOCK 14, UNIT 4, TWIN LAKE ESTATES, SECTION 3, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 210, 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 1st day of September, 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
26-20391FL
September 4, 11, 2026 26-03706L

--- PUBLIC SALES / ESTATE / ACTIONS / SALES ---

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-003712
SELENE FINANCE, LP,
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 ROY E. RITTS, DECEASED; KRISTIN G. RITTS; GUMBO LIMBO PROPERTY OWNERS ASSOCIATION, INC.; 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 ROY E. RITTS, DECEASED
(LAST KNOWN ADDRESS)
1710 SERENITY LANE
SANIBEL, FLORIDA 33957

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

SEE EXHIBIT A
EXHIBIT "A"
A parcel of land lying in the South halF (S1/2) of the South half (S1/2) of Section 24, Township 46 South, Range 22 East, Lee County, Florida, which parcel is described as follows: From the southeast corner of said Section 24, run N 88°22'03" W along the south line of said Section 24 for 80.88 feet to the west line of Dixie Beach Boulevard' thence run N 0°32'48" W along said West line for 495.53 feet; thence run S 89°27'10" W for 20.00 feet; thence run N 0°33'25" W for 1.96 feet; thence run N 3°56'04" E for 43.65 feet to the intersection with the centerline of a 60 foot wide roadway easement; thence run N 68°22'03"W along said centerline for 280.22 feet to the intersection with the centerline of a 60 foot wide roadway easement; thence run N 3°56'04" E along said centerline for 486.22 feet; thence run N 1°04'00" W along said centerline for 54.38 feet to a point of curvature; thence run northwesterly along said centerline along the arc of a curve to the left of radius of 80.00 feet (chord bearing N 45°26'50" W - chord distance 111.91 feet) for 123.93 feet to a point of tangency; thence run N 89°49'41" W along said centerline for 1728.00 feet to the point of beginning. From said point of beginning run S 0°10'19" W for 155.00 feet; thence run N 89°49'41" W for 50.00 feet; thence run S 16°52'17" W for 104.40 feet; thence run N 34°49'12" W for 122.07 feet; thence run N 0°10'19" E for 155.00 feet; thence run S 89°49'47" E for 150.00 feet to the point of beginning.
Bearings hereinabove mentioned are from using the easterly line of the above mentioned Section as N 1°04'00" W as shown by u.S. Department of Interior Bureau of Land Management dated 6/26/67.
a/k/a 1710 SERENITY LANE, SANIBEL, FLORIDA 33957

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 31 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.: 26-00776 SF
September 4, 11, 2026 26-03704L

FIRST INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 26-CA-004319
FINANCE OF AMERICA REVERSE LLC,
Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF VITO S. DEFORCA A/K/A VITO SAL DIFORCA, DECEASED. et. al.
Defendant(s),

TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF VITO S. DEFORCA A/K/A VITO SAL DIFORCA, DECEASED,
whose last residence is: 203 SW 10TH TER, CAPE CORAL, FL 33991

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:

LOTS 17 AND 18, BLOCK 1909, CAPE CORAL UNIT 29, A SUBDIVISION ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, LEE COUNTY, FLORIDA, IN PLAT BOOK 16, PAGES 15 THROUGH 25, INCLUSIVE.

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 Ave., 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, this 2nd day of September, 2026.

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) BY: K Harris
DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL
ATTORNEY FOR PLAINTIFF
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
26-426492
September 4, 11, 2026 26-03727L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002603
Division Probate
IN RE: ESTATE OF DONALD THOMAS CUNNINGHAM
Deceased.

The administration of the estate of Donald Thomas Cunningham, deceased, whose date of death was May 16, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Martin Luther King Jr. Blvd., 2nd Floor, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 4, 2026.

Personal Representative:
Donald Thomas Cunningham, Jr.
2827 Linden Street
Bethlehem, Pennsylvania 18017
Attorney for Personal Representative:
Abagail M. Lyons
Attorney
Florida Bar Number: 1040206
Lyons & Lyons, PA.
27911 Crown Lake Boulevard Ste 201
Bonita Springs, FL 34135
Telephone: (239) 948-1823
Fax: (239) 948-1826
E-Mail: abby.lyons@lyons-law.com
September 4, 11, 2026 26-03715L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002141
Division Probate
IN RE: ESTATE OF SHAWN KRISTINE HENSEN
Deceased.

The administration of the estate of Shawn Kristine Hensen, deceased, whose date of death was January 26, 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 September 4, 2026.

Personal Representative:
Douglas A. Dodson, II
Attorney
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
September 4, 11, 2026 26-03714L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-001951
Division Probate
IN RE: ESTATE OF ELAINE MARIE ALY a/k/a ELAINE M. SANSOUCIE
Deceased.

The administration of the estate of Elaine Marie Aly, deceased, whose date of death was May 20, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Martin Luther King Jr. Blvd, 2nd Floor, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 4, 2026.

Personal Representative:
Dennis Sansoucie
1108 James Dr
Imperial, Missouri 63052
Attorney for Personal Representative:
Abagail M. Lyons
Attorney
Florida Bar Number: 1040206
Lyons & Lyons, PA.
27911 Crown Lake Boulevard Ste 201
Bonita Springs, FL 34135
Telephone: (239) 948-1823
Fax: (239) 948-1826
E-Mail: abby.lyons@lyons-law.com
September 4, 11, 2026 26-03716L

FIRST INSERTION

NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case #: 26-CA-001969
Rocket Mortgage, LLC f/k/a Quicken Loans, LLC
Plaintiff, -vs.-
Pauline Stevens; John J. Stevens; Michael A. Stevens; Torie L. Botelho; Heather J. Lovejoy; Eric M. Larsen; Unknown Spouse of Pauline Stevens; Unknown Spouse of John J. Stevens; Unknown Spouse of Michael A. Stevens; Unknown Spouse of Torie L. Botelho; Foxmoor Condominium Association, Inc.; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s)
Defendant(s).

TO: Michael A. Stevens: 57 Birchwood Drive, Cranston, RI 02920 and Unknown Spouse of Michael A. Stevens: 57 Birchwood Drive, Cranston, RI 02920
Residence unknown, if living, including any unknown spouse of the said Defendants, if either has remarried and if either or both of said Defendants are dead, their respective unknown heirs, devisees, grantees, assignees, creditors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s); and the aforementioned named Defendant(s) and such of the aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents or otherwise not sui juris.

YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following real property, lying and being and situated in Lee County, Florida, more particularly described as follows:

FOXMOOR CONDOMINIUM, BLDG. F, UNIT 3, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 1049, PAGE 266, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND AS AMENDED IN OFFICIAL RECORDS BOOK 1084, PAGE 327, PUBLIC RECORDS OF LEE COUNTY, FLORIDA; TOGETHER WITH ALL OF THE APPURTENANCES THEREUNTO APPERTAINING AND SPECIFIED IN SAID DECLARATION, INCLUDING BUT NOT LIMITED TO AN UNDIVIDED 80TH INTEREST IN ALL COMMON ELEMENTS.
more commonly known as 7055 New Post Drive, Apartment 3, North Fort Myers, FL 33917.

This action has been filed against you and you are required to serve a copy of your written defense, if any, upon LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, whose address is 750 Park of Commerce Blvd., Suite 130, Boca Raton, FL 33487, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before with service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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

WITNESS my hand and seal of this Court on the 31 day of August, 2026.

Kevin C. Karnes
Circuit and County Courts
(SEAL) By: K Shoap
Deputy Clerk

LOGS LEGAL GROUP LLP,
Attorneys for Plaintiff,
750 Park of Commerce Blvd., Suite 130,
Boca Raton, FL 33487
26-335206 FC01 CXE
September 4, 11, 2026 26-03703L

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
Case No. 26CA001301
ROYAL GREENS AT GATEWAY CONDOMINIUM ASSOCIATION, INC., a Florida not for profit corporation,
Plaintiff, v.
BRITTANY MAE BERTILSON, ET AL.,
Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered in this cause in the Circuit Court of Lee County, Florida on September 1, 2026, I will sell the property situated in Lee County, Florida, described as:

Condominium Unit No. 1010, Building 10, of ROYAL GREENS AT GATEWAY CONDOMINIUM, a Condominium, according to the Declaration of Condominium, thereof, as recorded under Clerk's File No. 200600154122 of the Public Records of Lee County, Florida, together with all appurtenances thereto, and an undivided interest in the common elements of the said condominium. Parcel ID #18-45-26-10-00010.1010

at public sale, to the highest and best bidder, for cash, on October 1, 2026, beginning at 9:00 a.m. at, www.lee.realforeclose.com, in accordance with Chapter 45, Florida Statutes.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS PROCEEDS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM IN ACCORDANCE WITH FLORIDA STATUTES SECTION 45.031.

Dated: 09/02/2026

Kevin C. Karnes,
As Clerk of the Court
(SEAL) By: N Wright-Angad
Deputy Clerk

Amber G. Williams, Esq.,
Goede, DeBoest & Cross, PLLC,
Attorney for Plaintiff,
awilliams@gadclaw.com
and kgermanis@gadclaw.com
September 4, 11, 2026 26-03717L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
FILE NO. 26-CP-002615
IN RE: ESTATE OF RUTH ANN BIGUS,
Deceased.

The administration of the estate of Ruth Ann Bigus, deceased, whose date of death was August 17, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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 September 4, 2026.

/s/ Alvaro C. Sanchez, Esq.
Alvaro C. Sanchez, Esq.
1714 Cape Coral Parkway East
Cape Coral, Florida 33904
/s/ Elliott Tubbs III, Esq.
ELLIOTT TUBBS III, ESQ.
Attorney for Petitioner
1714 Cape Coral Parkway East
Cape Coral, Florida 33904
Tel 239/542-4733
FAX 239/542-9203
FLA BAR NO. 105614
Email: elliott@capecoralattorney.com
Email:
courtfilings@capecoralattorney.com
September 4, 11, 2026 26-03726L

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 REHAB & HEALTHCARE CENTER OF CAPE CORAL located at 2629 DEL PRADO BLVD S in the City of CAPE CORAL, Lee, FL 33904 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 1st day of September, 2026

SS Lee I Community HC, LLC
September 4, 2026 26-03723L

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 WINKLER COURT located at 3250 WINKLER AVE in the City of FORT MYERS, Lee, FL 33916 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 1st day of September, 2026

SS Lee II Community HC, LLC
September 4, 2026 26-03724L

FIRST INSERTION

Fictitious Name Notice

Notice Is Hereby Given that Lee Health System, Inc., 3501 Health Center Blvd, Ste 2250, Estero, FL 34135, is desiring to engage in business under the fictitious name of LEE HEALTH PAIN MGMT BONITA HEALTH CENTER, with its principal place of business in the State of Florida in the County of Lee, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.
September 4, 2026 26-03722L

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER
CALL 941-906-9386
and select the appropriate County name from the menu option
OR E-MAIL:
legal@businessobserverfl.com
Business Observer
LV10239

PUBLISH YOUR LEGAL NOTICE



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

Email legal@businessobserverfl.com

FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer
LV20890_V5

--- PUBLIC SALES / SALES / ACTIONS ---

FIRST INSERTION

SALTLEAF 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 Saltleaf Community Development District* (**"District"**) *will hold the following two public hearings and a regular meeting on* **September 25, 2026, at 3:00 p.m., at Estero Community Church, 21115 Design Parc Ln., Estero, Florida 33928.**

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:

FY 2027 Proposed

Unit Type	Unit Count	ERU Factor	ERUs	Annual O&M Assessment	Annual Debt Assessment	Total Assessments
Highrise Condo	*1,440*	*1*	*1,440*	*$204.99*	*$1,719.72*	*$1,924.71*
Attached Villa	*92*	*1*	*92*	*$204.99*	*$1,719.72*	*$1,924.71*
Commercial (per 2,000 sf)	*12.5*	*1*	*12.5*	*$204.99*	*$1,719.72*	*$1,924.71*

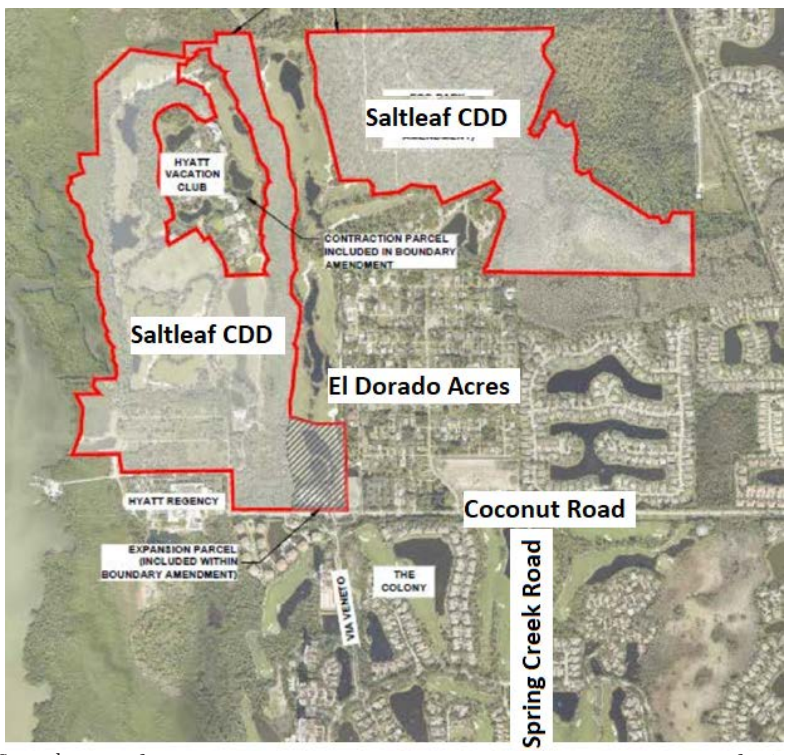
The O&M Assessments may be collected on the County tax roll or by direct bill from the District's Manager. Note that the O&M Assessments are in addition to any debt service assessments, if any, previously levied by the District and due to be collected for Fiscal Year 2026/2027. **IT IS IMPORTANT TO PAY YOUR ASSESSMENT BECAUSE FAILURE TO PAY WILL CAUSE A TAX CERTIFICATE TO BE ISSUED AGAINST THE PROPERTY WHICH MAY RESULT IN LOSS OF TITLE, OR FOR DIRECT BILLED ASSESSMENTS, MAY RESULT IN A FORECLOSURE ACTION, WHICH ALSO MAY RESULT IN A LOSS OF TITLE.**

Additional Provisions

The public hearings and meeting are open to the public and will be conducted in accordance with Florida law. A copy of the Proposed Budget and assessment roll, and the agenda, for the hearings and meeting may be obtained by contacting Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, 1-877-276-0889 (**"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



September 4, 2026 26-03721L

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

LV20890_V5

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-001579
MIDFIRST BANK,
Plaintiff, vs.
ASHLEY N TOWNSLEY A/K/A ASHLEY TOWNSLEY, et al.,
Defendants.

To: ASHLEY N TOWNSLEY A/K/A ASHLEY TOWNSLEY
862 WINWOOD CIR, FORT MYERS, FL 33913
BRANDON TROY TOWNSLEY
862 WINWOOD CIR, FORT MYERS, FL 33913
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 33, BLOCK 222, UNIT 59, MIRROR LAKES, SECTION 19, TOWNSHIP 45 SOUTH, RANGE 27 EAST, A SUBDIVISION OF LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 27, PAGE 83, 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 2nd day of September, 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
26-20145FL
September 4, 11, 2026 26-03725L

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA - CIVIL ACTION
CASE NO.: 26CA000340
THE COVE AT SIX MILE CYPRESS CONDOMINIUM ASSOCIATION, INC., a Florida Not-For-Profit Corporation,
Plaintiff, v.
VUTHEARA CHAN, UNKNOWN SPOUSE OFV VUTHEARA CHAN and UNKNOWN TENANT(S)/OCCUPANT(S),
Defendant.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered in this cause in the Circuit Court of Lee County, Florida on September 1, 2026, I will sell the property situated in Lee County, Florida, described as:

Unit 805, Building 8, of THE COVE AT SIX MILE CYPRESS, PHASE IV, A CONDOMINIUM, a Condominium, according to the Declaration of Condominium thereof recorded in Official Records Book 2005000044163, and amended recorded in Instrument No. 2006000190998 to add Phase IV, of the Public Records of Lee County, Florida, and any 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 #33-44-25-P3-00608.0805

at public sale, to the highest and best bidder, for cash, on October 8, 2026, beginning at 9:00 a.m. at, www.lee.realforeclose.com, in accordance with Chapter 45, Florida Statutes.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS PROCEEDS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM IN ACCORDANCE WITH FLORIDA STATUTES SECTION 45.031.

Dated: 09/02/2026

Kevin C. Karnes,
As Clerk of the Court
(SEAL) By: N Wright-Angad
Deputy Clerk

Kristie P. Mace, Esq.,
Goede, DeBoest & Cross, PLLC,
Attorney for Plaintiff,
kmace@gadclaw.com and
kgermanis@gadclaw.com
September 4, 11, 2026 26-03720L

Q&A

How much do legal notices cost?

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

LV18237_V14

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case #: 25-CA-002317
DIVISION: H
Wilmington Savings Fund Society, FSB, not in its individual capacity but solely as Owner Trustee of Palisades Mortgage Loan Trust 2021-RTL1
Plaintiff, -vs.-
Production HUB LLC, a Wyoming Limited Liability Company; Juan Manuel Serrano; Alex Olivares; A Olivares Construction, Inc.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 25-CA-002317 of the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein Wilmington Savings Fund Society, FSB, not in its individual capacity but solely as Owner Trustee of Palisades Mortgage Loan Trust 2021-RTL1, Plaintiff and Production HUB LLC, a Wyoming Limited Liability Company are defendant(s), I, Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash BEGINNING 9:00 A.M. AT WWW.LEE.REALFORECLOSE.COM IN ACCORDANCE WITH CHAPTER 45 FLORIDA STATUTES on September 17, 2026, the following described property as set forth in said Final Judgment, to-wit:

LOT 2, BLOCK 5, UNIT 1, SECTION 11, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 26, PAGE 189, 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 NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

09/01/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
Lee County, Florida
(SEAL) N Wright-Angad
DEPUTY CLERK OF COURT

Submitted By:
ATTORNEY FOR PLAINTIFF:
LOGS LEGAL GROUP LLP
750 Park of Commerce Blvd.,
Suite 130
Boca Raton, Florida 33487
(561) 998-6700
(561) 998-6707
25-332800 FC01 FYV
September 4, 11, 2026 26-03718L

--- SALES / ACTIONS ---

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 24-CA-7786
HERC RENTALS, INC.
Plaintiff, v.
EG2 HOMES, LLC, NELSON DELGADO, FORT MYERS CONSTRUCTION, LLC, and FUNDVATE 26, LLC,
Defendants.

NOTICE OF SALE PURSUANT TO CHAPTER 45 F.S. IS HEREBY GIVEN THAT, pursuant to the Final Judgment After Default entered on November 4, 2025, in the Circuit Court of the Twentieth Judicial Circuit, in and for Lee County, Florida, Case No. 2024-CA-007786, wherein Herc Rentals, Inc., is the Plaintiff, and EG2 Homes, LLC, Nelson Delgado, Fort Myers Construction, LLC, and Fundvate 26, LLC are the Defendants, the Lee County Clerk of Court, Kevin C. Karnes, will sell to the highest bidder for cash, by electronic sale at https://www.lee.realforeclose.com (website), on September 24, 2026 beginning at 9:00 a.m. the following property situated in Lee County, Florida:

Lot 5, Block 109, Unit 12, Section 35, Township 44 South, Range 26 East, Lehigh Acres, according to the map or plat thereof, as recorded in plat Book 15, Page(s) 91, of the Public Records of Lee County, Florida.
Property Address: 3118 15th Street SW, Lehigh Acres, Florida, 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.

Dated at Fort Myers, Florida, this 08/27/2026

KEVIN C. KARNES
CLERK OF THE CIRCUIT COURT
(SEAL) By: T Mann
Deputy Clerk

Heather A. DeGrave, Esq.
Sara S. Jawad, Esq.
HAHN LOESER & PARKS LLP
The Bank of Tampa Building
601 Bayshore Boulevard, Ste. 720
Tampa, FL 33606
Phone: (813) 254-7474
September 4, 11, 2026 26-03607L

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE COUNTY COURT OF THE 20th JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
Case No. 25-CA-006070
LAPIN PROPERTIES 2 LLC
PLAINTIFF, VS.
TSAVO GROUP INC; et. al.
DEFENDANT

NOTICE IS HEREBY GIVEN pursuant to an Order or Default Final Judgment of foreclosure dated August 19, 2026, and entered in Case No. 25-CA-006070 of the Circuit Court in and for Lee County, Florida, wherein LAPIN PROPERTIES 2 LLC is the Plaintiff and TSAVO GROUP INC is the Defendant, KEVIN C. KARNES, Clerk of the Circuit Court, will sell to the highest and best bidder for cash on Lee County's Public Auction website, www.lee.realforeclose.com, 9:00 AM, on SEPTEMBER 17, 2026, the following described property as set forth in said Order or Final Judgment, to-wit:

Please see attached hereto as Exhibit "A", the legal description for the encumbered property.
aka 3903 NW 19th Street, Cape Coral, FL 33993
Exhibit "A"

Legal Description for File No.: NT-22103
Lots 11 and 12, Block 4318, Cape Coral, Unit 61, according to the map or plat thereof, as recorded in Plat Book 21, Pages 4-20, inclusive, Public Records of Lee County, Florida.

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

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

Dated 08/27/2026

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

September 4, 11, 2026 26-03609L

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.: 26-CA-000245
MCLP ASSET COMPANY, INC.
Plaintiff(s), vs.
JUDITH BUDINGER; KEITH BUDINGER; HAMMOCK COVE AT GATEWAY HOMEOWNERS ASSOCIATION, INC.; DISCOVER BANK; THE UNKNOWN SPOUSE OF JUDITH BUDINGER; THE UNKNOWN SPOUSE OF KEITH BUDINGER; THE UNKNOWN TENANT IN POSSESSION
Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on August 18, 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 8th day of October, 2026 at 09:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

Lot 79, HAMMOCK COVE, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN INSTRUMENT #2016000032568, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Property address: 12518 Laurel Cove Drive, Fort Myers, FL 33913

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.

08/28/2026

Kevin Karnes
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
(SEAL) BY: N Wright-Angad
Deputy Clerk

Padgett Law Group,
Attorney for Plaintiff
6267 Old Water Oak Road,
Suite 203
Tallahassee, FL 32312
attorney@padgettlawgroup.com
TDP File No. 23-003177-2
September 4, 11, 2026 26-03650L

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE NO. 25-CA-005324
SERVICEMAC, LLC.;
Plaintiff, vs.
TERRELL CHAPMAN, ET.AL;
Defendants

NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated August 12, 2026, in the above-styled cause, I will sell to the highest and best bidder for cash at https://www.lee.realforeclose.com, on September 24, 2026 at 09:00 AM the following described property:

LOT 21, BLOCK 74, UNIT 13, SECTION 3, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 26, PAGE 18, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA..
Property Address: 6037 LACOTA AVE, FORT MYERS, FL 33905

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 08/27/2026

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
25-04420
September 4, 11, 2026 26-03606L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-007108
NEWREZ LLC D/B/A SHELLPOINT MOTGAGE SERVICING,
Plaintiff, v.
TYLER WRIGHT; SUNCOAST CREDIT UNION; UNITED STATES OF AMERICA, ON BEHALF OF SECRETARY OF HOUSING AND URBAN DEVELOPMENT; 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. 25-CA-007108 in Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MOTGAGE SERVICING, Plaintiff and TYLER WRIGHT; SUNCOAST CREDIT UNION; UNITED STATES OF AMERICA, ON BEHALF OF SECRETARY OF HOUSING AND URBAN DEVELOPMENT are Defendant(s), Kevin C. Karnes, Clerk of Court, will sell to the highest and best bidder for cash beginning at 9:00 A.M. at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on October 8, 2026 the following described property as set forth in said Final Judgment, to-wit:

LOT 18, BLOCK 62, UNIT 6, LEHIGH ACRES, SECTION 01, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 58, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Property Address: 2714 70th 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.

08/27/2026

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:
ftlrealprop@kelleykronenberg.com
File No.: 2390.001119
September 4, 11, 2026 26-03610L

FIRST INSERTION

NOTICE OF ACTION CONSTRUCTIVE SERVICE FORECLOSURE PROCEEDINGS PROPERTY
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO: 2026-CA-002191
MARIE LEVEE, as Trustee of the Marie Levee Amended and Restated Trust dated June 6, 2002; JOHN E. TRANTER, as Trustee of the John E. Tranter Living Trust; and JCMLD, LLC, a Florida Limited Liability Company
Plaintiffs, v.
TOKI GROUP INC., a Dissolved Florida Corporation; TSAVO GROUP INC, a Florida Corporation; KETWANA NOKESHIER LEMY; WALQUINE LEMY; and UNKNOWN TENANT(S) IN POSSESSION OF THE SUBJECT PROPERTY, IF ANY.
Defendants.

TO: Ketwana Nokeshier Lemy
4515 NW 180th Street
Miami Gardens, FL 33055
TO: Walquine Lemy
2536 Eagle Run Court
Weston, FL 33327

LOT 36, BLOCK 4319, OF CAPE CORAL UNIT 61, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGES 4 THROUGH 20, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Strap Number: 31-43-23-C1-04319.0360
Physical Address: 3906 Kismet Parkway West, Cape Coral, FL 33993

YOU ARE HEREBY NOTIFIED that an action for Foreclosure has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Bruce Hornstein, P.A., Attorney for Plaintiff, whose address is: 6961 Indian Creek Drive, Miami Beach, Florida 33141 (within thirty (30) days from the date of first publication) of this Notice in BUSINESS OBSERVER and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief 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 at Lee County, Florida, this 27 day of August, 2026.

KEVIN C. KARNES
As Clerk of the Circuit Court and Comptroller
Lee County, Florida
(SEAL) By: K Shoap
As Deputy Clerk

Bruce Hornstein, P.A.
Attorneys for the Plaintiff
6961 Indian Creek Drive
Miami Beach, Fl. 33141
September 4, 11, 2026 26-03636L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 2024-CA-002876
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, v.
JOHNNY J. JOYCE, et al.,
Defendants.

NOTICE is hereby given that Kevin C. Karnes, Clerk of the Circuit Court of Lee County, Florida, will on October 15, 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:

Beginning at the Northeast corner of Section 10, Township 44 South of Range 24 East, Lee County Florida; thence South by Section line 989.25 feet to a quarterquarter corner; thence by the quarter-quarter line South 89°21'20" West 1050.0 feet; thence South 35.0 feet to the Point of Beginning of the land herein described; thence South 60.0 feet; thence South 45° West 24.85 feet more or less to the edge of a canal; thence by the edge of said canal by a curve to the left with a radius of 60 feet, a distance of 57.04 feet; thence North 60.32 feet, more or less to the South right-of-way line of a street: thence North 89°21'20" East 70.0 feet to the Point of Beginning. (Being known as Lot 1, Block C, CLEAVES CORNER, according to the unrecorded plat).
Property Address: 8140 Cleaves Road, North Fort Myers, FL 33903

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 08/28/2026

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
September 4, 11, 2026 26-03648L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-005328
EF MORTGAGE LLC,
Plaintiff, v.
UPSTARS LOGISTICS LLC, A DELAWARE LIMITED LIABILITY COMPANY; JOSE C. DACRUZ JR. A/K/A JOSE C. DA CRUZ JR.; ZENILDA GOMES DA CRUZ; RENAISSANCE (FT. MYERS) CONDOMINIUM ASSOCIATION, INC.; UNKNOWN TENANT #1; UNKNOWN TENANT #2,
Defendant(s),

NOTICE IS HEREBY GIVEN pursuant to Final Judgment dated August 3, 2026 entered in Civil Case No. 25-CA-005328 in Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein EF MORTGAGE LLC, Plaintiff and UPSTARS LOGISTICS LLC, A DELAWARE LIMITED LIABILITY COMPANY; RENAISSANCE (FT. MYERS) CONDOMINIUM ASSOCIATION, INC. 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. www.lee.realforecls.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:

CONDOMINIUM UNIT NO. 410, BUILDING 4, OF RENAISSANCE CONDOMINIUM, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN INSTRUMENT NO. 2005000094005, AND ANY AMENDMENTS THERETO, IF ANY, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS, IF ANY.
Property Address: 3421 Winkler Ave #410, Fort Myers, FL 33916

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.

08/27/2026

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:
ftlrealprop@kelleykronenberg.com
File No.: 3087.000552
September 4, 11, 2026 26-03608L

FIRST INSERTION

NOTICE OF SALE ISSUED BY CLERK
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-003491
SUNSHINE 1 CONDOMINIUM ASSOCIATION, INC.,
Plaintiff, vs.
JOHN HALVORSON and SUE HALVORSON, and THE UNKNOWN TENANT(S)/ OCCUPANT(S) IN POSSESSION,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Second Amended Final Judgment dated July 2, 2026, and entered in Case No. 25-CA-003491 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein SUNSHINE 1 CONDOMINIUM ASSOCIATION, INC. is the Plaintiff and JOHN HALVORSON and SUE HALVORSON, and THE UNKNOWN TENANT(S)/OCCUPANT(S) IN POSSESSION, the Defendants. Kevin C. Karnes, Clerk of the Circuit Court in and for Lee County, Florida will sell to the highest and best bidder for cash at http://www.lee.realforeclose.com, the Clerk's website for on-line auctions at 9:00 AM on October 15, 2026, the following described property as set forth in said Order of Final Judgment, to wit:

Unit 4, Sunshine I Condominium, a condominium according to the Declaration of Condominium thereof recorded in Official Records Book 1582, Pages 698 through 735, inclusive of the Public Records of Lee County, Florida, and all amendments thereto, together with its undivided share in the common elements.
Commonly known as: 4632 SE 5th Place, Unit #4, Cape Coral, Florida 33904

IF YOU ARE A 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, YOU MUST FILE A CLAIM WITH THE CLERK OF COURT BEFORE OR NO LATER THAN THE DATE THAT 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 THE RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

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 further recourse against the Mortgagor, Mortgagee or the Mortgagee's Attorney.

DATED at Lee County, Florida, this day of 08/28/2026

Kevin C. Karnes, Clerk
Lee County, Florida
(SEAL) By: N Wright-Angad
Deputy Clerk

September 4, 11, 2026 26-03637L

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 SOLELY IN ITS CAPACITY AS OWNER TRUSTEE FOR CASCADE FUNDING MORTGAGE TRUST AB2 is the Plaintiff, and JACLYNN WILLOW; UNKNOWN SPOUSE OF JACLYNN WILLOW; UNITED STATES OF AMERICA - DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; LOVERS KEY BEACH CLUB CONDOMINIUM, 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 November 19, 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 CONDOMINIUM, A CONDOMINIUM ACCORDING TO THE CONDOMINIUM DECLARATION, AS RECORDED IN OFFICIAL RECORD BOOK 1731, AT PAGES 4456 THROUGH 4502, INCLUSIVE, AND AS SUBSEQUENTLY AMENDED, AND CONDOMINIUM BOOK 9, PAGE 113 THROUGH 117, INCLUSIVE, ALL IN THE PUBLIC RECORDS OF LEE COUNTY, 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.

WITNESS my hand and the seal of the court on 08/28/2026,

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# 24118
September 4, 11, 2026 26-03647L

--- ACTIONS ---

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-006015
IN RE: The Marriage of
Lavenia Dianne Mason
Petitioner
and
David Nicholas Georgetti
Respondent

TO: David Nicholas Georgetti
17 N Central Highway, Garnerville, New York 10923-1226

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 Lavenia Dianne Mason whose address is 100 Edgewater Drive, Apt. 239, Coral Gables, Florida 33133 on or before 10/05/2026, 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: 08/24/2026

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

September 4, 11, 18, 25, 2026
26-03611L

SUBSEQUENT INSERTIONS

--- PUBLIC SALES ---

SECOND INSERTION

NOTICE OF DEFAULT AND INTENT TO FORECLOSE

To: All person listed below, their guardians, heirs and assigns, record owners of the unit week(s) as showing below, all located in Lee County, Florida comprised of Unit Weeks as more particularly defined in and governed by that certain:

Declaration of Condominium for SEAWATCH ON-THE-BEACH, a condominium, recorded in O.R. Book 1583 at pages 448, et seq. Public Records, Lee County, Florida.

You are hereby given Notice of Default and Intent to Foreclose on behalf of SEAWATCH ON-THE BEACH CONDOMINIUM ASSOCIATION, INC., a Florida not-for-profit corporation. You may cure the default and redeem the timeshare interest by paying the amounts secured by the Association's lien on your unit week(s) as showing below in cash or certified funds to Attn: Kristie Mace; Goede, DeBoest & Cross, PLLC, at any time prior to the issuance of the Certificate of Sale.

Week/Unit	Owner Name	Co-Owner Name	Address	City	State	Zip	Default Year	Amount Due	Per Diem
46/5101	G. Catherine Beal, Trustee of the G. Catherine Beal Trust Agreement dtd August 30, 1996	C. Winfield Beal	6 Spincaster Dr.	Spring	TX	77389	2026	$1,203.04	$.29
9/5103	David M. Blomberg	Sarah Blomberg	114 Windsor Park Dr., #B101	Carol Stream	IL	60188	2026	$1,408.35	$.38
10/5103	David M. Blomberg	Sarah Blomberg	114 Windsor Park Dr., #B101	Carol Stream	IL	60188	2026	$1,408.35	$.38
11/5103	David M. Blomberg	Sarah Blomberg	114 Windsor Park Dr., #B101	Carol Stream	IL	60188	2026	$1,408.35	$.38
35/2105	L. Scott Brown	Rita Steele Brown	3610 Conservation Trl.	The Villages	FL	32163	2025; 2026	$3,787.47	$1.35
15/4102	Thomas E. Brown	Marian A. Brown	2533 West Ave.	Ocean City	NJ	08226	2025; 2026	$2,246.07	$.74
34/4104	Genevieve S. Buteau		1915 SE 35th St.	Cape Coral	FL	33904	2026	$2,086.10	$.70
22/7101	Clarence E. Dunham	Naydean J. Stubbs	824 South Ave.	Syracruse	NY	13207	2025; 2026	$2,242.98	$.74
19/6104	Richard D. Elliss	Cecelia S. Elliss	1486 Prairie High Rd.; and to 7479 Alkire, Unit 101	Castle Rock Littleton	CO CO	80109 80127	2025; 2026	$2,284.11	$.74
32/1106	Marcia Fennen		175 Meadowcreek Ln.	Murphy	NC	28906	2026	$2,005.57	$.66
28/5104	Antonio A. Gonzalez	Maria V. Gonzalez	7370 Monaco St.	Coral Gables	FL	33143	2026	$2,089.53	$.70
28/5105	Antonio A. Gonzalez	Maria V. Gonzalez	7370 Monaco St.	Coral Gables	FL	33143	2026	$2,089.53	$.70
31/6104	Orlando Hernandez		3401 NW 17th Ave #309	Miami	FL	33142	2026	$2,089.53	$.70
34/3103	Rudolph A. Horvath	Marilyn G. Horvath	15010 Shell Point Blvd.	Fort Myers	FL	33908	2025; 2026	$2,242.98	$.74
35/3103	Rudolph A. Horvath	Marilyn G. Horvath	15010 Shell Point Blvd.	Fort Myers	FL	33908	2025; 2026	$2,228.30	$.74
32/5101	Robert W. Hoenecke, Deceased	Doris G. Hoenecke-Deceased, As Trustees of the Hoenecke Family Trust dtd 2/3/2004	722 Cortez Ave.	Lady Lake	FL	32159	2026	$2,097.97	$.70
50/3101	David N. Kaiser	Kelly R. Kaiser	2549 Broadway St.	Toledo	OH	43609	2026	$2,090.31	$.70
33/3105	Jeffrey W. Kane	Gail Johannson Kane; Anita S. Kane	311 Appleton Lane	Lake Villa	IL	60046	2023; 2024; 2025; 2026	$6,343.02	$2.16
36/4101	Linda J. Ladue		2881 Poppy Rd.	Venice	FL	34293	2026	$1,577.19	$.46
35/2106	Louis A. Maciel	Susana M. Maciel	38 Rounsevell Dr.	East Freetown	MA	02717	2026	$2,090.31	$.70
2/4106	Raymond J. Murphy	Irene Murphy	6146 Canyon Trail	Denver	NC	28037	2026	$2,093.75	$.70
20/4101	Enrico Odorico	Barbara Winn Odorico	11651 Shady Pines Dr	Grand Ledge	MI	48837	2026	$1,131.53	$.26
48/5105	Kenneth D. Parkin	Sharon E. Parkin	115 Third Ave	Lakeview, NS	CN	B4C 4C9	2026	$2,093.75	$.70
50/5105	John M. Popadak	Nancy A. Medvid	12 Orchard Ave.	Lincoln Park	NJ	07035	2024; 2025; 2026	$4,035.92	$1.42
42/3105	Raymond W. Robinson	Maria A. Robinson	32910 N Meadow Rd	Grayslake	IL	60030	2026	$1,021.88	$.21
36/6105	Donald R. Smith	Joan E. Smith	1902 N Fair St.	Marion	IL	62959	2026	$2,090.31	$.70
36/4105	Tiffany M. Stoltz		1129 N Starrett Rd.	Metairie	LA	70003	2026	$1,140.37	$.54
48/4102	John Thompson		823 Arlington Ave N	St. Petersburg	FL	33701	2025; 2026	$2,702.19	$.92
35/4102	Harold Vinson	Andrea Vinson	193 Country Rd 57	Eufaula	AL	36027	2025; 2026	$2,247.47	$.74
36/4102	Harold Vinson	Andrea Vinson	193 Country Rd 57	Eufaula	AL	36027	2026	$2,090.31	$.70
1/1102	Stephen W. Zuck	Kathleen A. Zuck	1270 New Midway Rd	Kinston	TN	37763	2026	$2,093.75	$.70

If you fail to cure the default as set forth in this notice or take other appropriate action with regard to this foreclosure matter, you risk losing ownership of your timeshare interest through the trustee foreclosure procedure established in section 721.855, Florida Statutes. YOU HAVE THE RIGHT AS A MATTER OF LAW TO SEND THE TRUSTEE WRITTEN NOTICE THAT YOU OBJECT TO THIS PROCEDURE. UPON THE TRUSTEE'S RECEIPT OF YOUR OBJECTION, THE FORECLOSURE OF THE LIEN WITH RESPECT TO THE DEFAULT SPECIFIED IN THIS NOTICE SHALL BE SUBJECT TO THE JUDICIAL FORECLOSURE PROCEDURE ONLY. You have the right to cure your default in the manner set forth in this notice at any time before the trustee's sale of your timeshare interest. If you do not object to the use of the trustee foreclosure procedure, you will not be subject to a deficiency judgment even if the proceeds from the sale of your timeshare interest by the TRUSTEE are insufficient to offset the amounts secured by the lien.

Goede, DeBoest & Cross
Kristie Mace, Esq.
2030 McGregor Blvd.
Fort Myers, FL 33966
(P) 239-332-2992
(F) 239-333-2999
Website: www.gadclaw.com

August 28; September 4, 2026
26-03457L

SUBSEQUENT INSERTIONS

--- ACTIONS ---

FOURTH INSERTION

Amended NOTICE OF ACTION FOR Dissolution of Marriage
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
Case No.: DR-001763
Iris J Gaitan,
Petitioner
and
Fidel A Garcia,
Respondent.
TO: Fidel A Garcia
833 SW 6th St, Florida City, FL 33034

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 Iris J Gaitan, whose address is 833 SW 6th Street, Florida City, FL 33034, on or before 09/15/2026, and file the original with the clerk of this Court at 2075 Dr. Martin Luther King, Jr. Blvd., Fort Myers, FL 33901, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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: 08/06/2026.

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

Aug. 14, 21, 28; Sept. 4, 2026
26-03218L

THIRD 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 dissolved 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 subdivision 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 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 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

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-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, 2026
26-03248L

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-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, 2026
26-03242L



--- ACTIONS / ESTATE ---

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-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

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-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

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY FLORIDA
PROBATE DIVISION
File No. 26-CP 2489
IN RE: ESTATE OF
CARLOS PEREZ MONTES,
Deceased.

The administration of the estate of CARLOS PEREZ MONTES, deceased, whose date of death was 05/10/2026, and whose Social Security Number is ***-**-2-02, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Doctor Martin Luther King Junior Boulevard, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 28, 2026.

Stefanie Perez Olivera
6024 Boulevard Couture
MontrealH1P 1A9, Canada
Personal Representative
Steven K. Schwartz
Attorney for Pers. Rep.
Florida Bar No. 187976
5693 Graceful Way
Delray Beach, FL 33484
Telephone: 305-563-2739 Ext 101
E-mail:
Steve@stevenkschwartzpa.com
Aug. 28; Sept. 4, 2026 26-03482L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE ELEVENTH JUDICIAL CIRCUIT COURT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
Case No: 26-CP-002192
IN RE: ESTATE OF
Juan Pablo Cortez Bello
Decedent.

The Administration of the Estate of Juan Pablo Cortez Bello, deceased, whose date of death July 14, 2025, is pending in the Circuit Court for Lee County, FL, Probate Division; File Number 26-CP-002192; the address of which is Clerk of the Circuit Court- Lee County, 2075 Dr. Martin Luther King Blvd, 2nd Floor, Fort Myers, FL 33901. The names and addresses of the personal representative and her 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 as described in ss. 732.216-732.228 applies or may apply, unless a written demand is made by a creditor as specified under se.732.2211.

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 28, 2026.

ANGELA BERISTAIN SUAREZ
Personal Representative
ENRIQUE D. ZAMORA, ESQ.
Attorney for Personal Representative
Florida Bar No. 106810
ZAMORA, HILLMAN & VILLAVICENCIO
3006 Aviation Avenue, PH-4C
Coconut Grove, Florida 33133
Tel.: (305) 285-0285
Fax: (305) 285-3285
edzamora@zhvlaw.com
Aug. 28; Sept. 4, 2026 26-03479L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002436
Division PROBATE
IN RE: ESTATE OF
JIMMY C. ROBERTS, SR.
Deceased.

The administration of the Estate of Jimmy C. Roberts, Sr., deceased, whose date of death was May 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 33902-9346. 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 Decedent's Estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

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

The date of first publication of this notice is August 28, 2026.

Personal Representative:
Angelia R. Cannon
2102 SE 19th Lane
Cape Coral, Florida 33990
Attorney for Personal Representative:
Courtney V. Lovejoy
Attorney
Florida Bar Number: 1010542
SCHOENFELD KYLE & ASSOCIATES LLP
1380 Royal Palm Square Blvd.
Fort Myers, FL 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: courtneyl@trustska.com
Sec. E-Mail: angied@trustska.com
4930-5425-9854, v. 2
Aug. 28; Sept. 4, 2026 26-03501L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-1898
Division Probate
IN RE: ESTATE OF
JOSEPH VINCENT DIFIORE
A/K/A JOSEPH V. DIFIORE
Deceased.

The administration of the estate of Joseph Vincent DiFiore a/k/a Joseph V. DiFiore, deceased, whose date of death was February 28, 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 28, 2026.

Personal Representative:
Donna M. Pfeil
14201 Mindello Dr.
Fort Myers, Florida 33905
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
Aug. 28; Sept. 4, 2026 26-03456L

SECOND INSERTION

NOTICE OF ACTION FOR DETERMINATION OF PARENTING PLAN, PARENTAL RESPONSIBILITY, AND OTHER RELATED RELIEF
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
Case No.: 26-DR-1864
IN RE: THE MATTER OF:
CHRISTINE JANELL LEWIS,
Petitioner/Mother,
and
QUINTON PATRICK STEELE
Respondent/Father.
To: Quinton Patrick Steele
Last Known Address: 3301 Mars Hill Road, Acworth, Georgia 30101

YOU ARE NOTIFIED that an action for determination of parenting plan, and parental responsibility has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Christina Holly, Esq., attorney for Petitioner/Mother, Christine Janell Lewis, whose address is 2077 First Street, Suite 209, Fort Myers, Florida 33901 on or before 09/30/2026 and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on the 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.

This action is asking the court to decide how the following real or personal property should be divided: None.

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file a 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: 08/21/2026
Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: B Willey
{Deputy Clerk}
Aug. 28; Sept. 4, 11, 18, 2026
26-03530L

SECOND 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 28, 2026.

Personal Representative:
Kelsey Timberlake
3410 SW 6th Pl.
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@businesslegalfla.com
Aug. 28; Sept. 4, 2026 26-03527L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
CASE NO.: 26-CP-001933
DIVISION: PROBATE
IN RE: THE ESTATE OF:
JOHN HARRY PROCTOR,
Deceased.

The administration of the estate of JOHN HARRY PROCTOR, 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 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 TIME 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.

A PERSONAL REPRESENTATIVE OR CURATOR HAS NO DUTY TO DISCOVER WHETHER ANY PROPERTY HELD AT THE TIME OF THE DECEDENT'S DEATH BY THE DECEDENT OR THE DECEDENT'S SURVIVING SPOUSE IS PROPERTY TO WHICH THE FLORIDA UNIFORM DISPOSITION OF COMMUNITY PROPERTY RIGHTS AT DEATH ACT AS DESCRIBED IN SS. 732.216-732.228, APPLIES, OR MAY APPLY, UNLESS A WRITTEN DEMAND IS MADE BY A CREDITOR AS SPECIFIED UNDER S. 732.2211.

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 08/28/2026

Patrice Proctor
20101 Saraceno Dr.
Estero, FL 33928
Personal Representative
JOSEPH B. LINDSAY (FBN 1002352)
Northstar Law, PLLC
5401 S. Krikman Rd., Suite 310
Orlando, FL 32819
Telephone: (407) 926-0233
Facsimile: (407) 268-0822
Email:
JLindsay@NorthstarLawFL.com
CERTIFICATE OF SERVICE
I HEREBY CERTIFY that as of August 17, 2026, the foregoing will be served on any counsel of record via the Florida E-filing Portal and on any parties entitled to formal notice.
/s/ Joseph B. Lindsay
Attorney for Personal Representative
Florida Bar Number 1002352
5401 S. Kirkman Rd., Suite 310
Orlando, Florida 32819
Telephone: (407) 926-0233
Email:
JLindsay@NorthstarLawFL.com
Aug. 28; Sept. 4, 2026 26-03477L

THIRD 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 17, 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
nbolden@stevenslegalgroup.com
Aug. 21, 28; Sep. 4, 11, 2026
26-03292L

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Business Observer

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Call 941-906-9386 and select the appropriate County name from the menu option
or email legal@businessobserverfl.com

--- PUBLIC SALES / ESTATE ---

SECOND INSERTION

EAST BONITA BEACH ROAD COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2026/2027 BUDGET(S); AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

The Board of Supervisors (**"Board"**) of the East Bonita Beach Road Community Development District (**"District"**) will hold a public hearing on **September 14, 2026 at 3:00 p.m. at D.R. Horton, 10541 Ben C. Pratt Six Mile Cypress Parkway, Fort Myers, Florida 33966** for the purpose of hearing comments and objections on the adoption of the proposed budget(s) (**"Proposed Budget"**) of the District for the fiscal year beginning October 1, 2026 and ending September 30, 2027 (**"Fiscal Year 2026/2027"**). A regular board meeting of the District will also be held at that time where the Board may consider any other business tha t 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 and Associates, LLC, 2300 Glades Road #410W, Boca Raton, Florida 33431** (**"District Manager's Office"**), during normal business hours, or by visiting the District's website at https://www.eastbonitabeachroadcdd.net/.

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

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

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

District Manager
August 28; September 4, 2026 26-03546L

SECOND INSERTION

Notice of Public Sale

Self Storage unit contents will be sold by Self Storage Plus to satisfy a lien for rental on September 9th, 2026 at approximately 1PM at www.storagetreasures.com for the following location: 17701 Summerlin Road, Fort Myers, FL 33908. The contents of approximately 1 units will be sold containing household goods, furniture, electronics, tools, etc.

Self Storage Plus – SummerlinRD
17701 Summerlin Road
Fort Myers, Fl 33908

The bidding will close on the website Storage Treasures.com and a high bidder will be selected on 09/9/2026 at 1PM.

Occupant Name	Unit Number	Description of Property
Nadjae Crawford	7010	Household Items

August 28; September 4, 2026 26-03470L

SECOND INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 18301 Tamiami Trail, N Fort Myers, FL 33903 intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.StorageTreasures.com on 09/17/2026 at 2:30pm. Contents include personal property along with the described belongings to those individuals listed below.

1535	William Jensen	Furniture, Boxes
1541	William Jensen	Funiture, Boxes, Two hand trucks

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (239) 291-9388
August 28; September 4, 2026 26-03468L

SECOND INSERTION

NOTICE OF DEFAULT AND INTENT TO FORECLOSE

To: All person listed below, their guardians, heirs and assigns, record owners of the unit week(s) as showing below, all located in Lee County, Florida comprised of Unit Weeks as more particularly defined in and governed by that certain:

Declaration of Condominium for TORTUGA BEACH CLUB, a condominium, recorded in O.R. Book 1566 at pages 2174, et seq. Public Records, Lee County, Florida.

You are hereby given Notice of Default and Intent to Foreclose on behalf of TORTUGA BEACH CLUB CONDOMINIUM ASSOCIATION, INC., a Florida not-for-profit corporation. You may cure the default and redeem the timeshare interest by paying the amounts secured by the Association's lien on your unit week(s) as showing below in cash or certified funds to Attn: Kristie Mace; Goede, DeBoest & Cross, PLLC, at any time prior to the issuance of the Certificate of Sale.

Week/Unit	Owner Name	Co-Owner Name	Address	City	State	Zip	Default Year	Amount Due	Per Diem
42-127	Roberto Alvarez, Jr.	Christina Alvarez	10492 Apollo Manor Cir. #309 (Roberto) 12202 Blue Pacific Dr. (Christina)	Riverview Riverview	FL FL	33578 33579	2026	$2,374.04	$0.82
34-147	Alfred J. Bittenbender	Alice M. Bittenbender	6932 San Jose Loop	New Port Richey	FL	34655	2025; 2026	$4,433.80	$1.62
35-136	Catherine Brooks		15989 Old US 41	Fort Myers	FL	33912	2026	$2,033.30	$0.67
23-126	Andrew K. Butler	Jessica Butler and Alexis Butler	7100 Queen Ann Dr. (Andrew) 4144 Archwood Dr. (Jessica and Alexis)	McKinney Holt	TX MI	75072 48842	2026	$2,366.13	$0.82
47-154	Jose Diaz	Alexandra Diaz	9567 Hickory Lane	Saint John	IN	46373	2023; 2024; 2025; 2026	$6,996.28	$2.46
35-153	Scott A. Engel	Joann M. Pacyna	32 Cone Rd. 562 Stanley St.	East Hampton New Britain	CT CT	06424 06051	2026	$2,374.04	$0.82
49-128	Charles R. Erickson		19200 West 102nd St	Lenexa	KS	66220	2025; 2026	$4,441.76	$1.62
50-128	Charles R. Erickson		19200 West 102nd St	Lenexa	KS	66220	2024; 2025; 2026	$4,647.48	$1.68
37-144	Melani Jarvi		555 Shady Ln	Decatur	MI	49045	2026	$2,325.60	$0.80
38-147	Melani Jarvi		555 Shady Ln	Decatur	MI	49045	2026	$2,374.04	$0.82
49-144	David A. Kozy		10014 Sky View Way #606	Fort Myers	FL	33913	2025; 2026	$2,469.59	$0.85
22-121	Janis Llerandi		15208 E Pond Woods Dr.	Tampa	FL	33618	2026	$2,366.13	$0.82
36-127	Patricia Lortz	Walter E. Lortz	719 Valrico Hills Ln	Valrico	FL	33594	2026	$2,374.04	$0.82
37-127	Patricia Lortz	Walter E. Lortz	719 Valrico Hills Ln	Valrico	FL	33594	2026	$1,808.91	$0.56
47-151	Mark R. Michalski	Sandra Michalski	11512 W 134th Ct. #B	Cedar Lake	IN	46303	2026	$2,374.04	$0.82
38-112	Rudolph J. Neumeier	Melanie L. Neumeier	176 W Read St #522; and to 4694 Wimbleton Way	Marcellus Kalamazoo	MI MI	49067 49009	2025; 2026	$3,914.85	$1.41
37-128	Rudolph J. Neumeier	Melanie L. Neumeier	176 W Read St #522; and to 4694 Wimbleton Way	Marcellus Kalamazoo	MI MI	49067 49009	2025; 2026	$4,453.13	$1.62
34-149	John Novak		1430 Oak Ave	Lemont	IL	60439	2025; 2026	$4,453.13	$1.62
35-119	Debbie Lee Price		24360 Deepwoods Way	North Olmsted	OH	44070	2025; 2026	$4,453.13	$1.62
37-132	Carmen M. Rivera		700 Bode Rd., #5	Elgin	IL	60120	2025; 2026	$4,453.13	$1.62
28-116	Barbara A. Sapp	Calvin Ray Sapp	4639 E Donato Dr.	Gilbert	AZ	85298	2026	$2,371,80	$0.82
35-146	Peter A. Shepperdson	Angela Shepperdson	Holly Gate, Guildford Rd.	Chertsey, Surrey	UK	KT16 9RU	2024; 2025; 2026	$4,624.12	$1.66
36-146	Peter A. Shepperdson	Angela Shepperdson	Holly Gate, Guildford Rd.	Chertsey, Surrey	UK	KT16 9RU	2024; 2025; 2026	$4,624.12	$1.66
33-139	Mary Maxine Taylor		PO Box 1281	Genoa	NV	89411	2026	$2,261.91	$0.77
39-106	Willholland Williams	Dianna Williams	N 7632 Jupiter Dr	Fond Du Lac	WI	54937	2025; 2026	$2,744.75	$0.95

If you fail to cure the default as set forth in this notice or take other appropriate action with regard to this foreclosure matter, you risk losing ownership of your timeshare interest through the trustee foreclosure procedure established in section 721.855, Florida Statutes. YOU HAVE THE RIGHT AS A MATTER OF LAW TO SEND THE TRUSTEE WRITTEN NOTICE THAT YOU OBJECT TO THIS PROCEDURE. UPON THE TRUSTEE'S RECEIPT OF YOUR OBJECTION, THE FORECLSOURE OF THE LIEN WITH RESPECT TO THE DEFAULT SPECIFIED IN THIS NOTICE SHALL BE SUBJECT TO THE JUDICIAL FORECLOSURE PROCEDURE ONLY. You have the right to cure your default in the manner set forth in this notice at any time before the trustee's sale of your timeshare interest. If you do not object to the use of the trustee foreclosure procedure, you will not be subject to a deficiency judgment even if the proceeds from the sale of your timeshare interest by the TRUSTEE are insufficient to offset the amounts secured by the lien.

Goede, DeBoest & Cross
Kristie Mace, Esq.
2030 McGregor Blvd.
Fort Myers, FL 33966
(P) 239-332-2992
(F) 239-333-2999
Website: www.gadclaw.com

August 28; September 4, 2026 26-03458L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-2384
IN RE: ESTATE OF BRANDON TODD KLOSTERMAN, Deceased.

The administration of the estate of Brandon Todd Klosterman, deceased, whose date of death was December 20, 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.

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 28, 2026.

Signed on this 21st day of August, 2026.

/s/ Damaris Klosterman
Damaris Klosterman
Personal Representative
27225 Rio Vista Circle
Bonita Springs, Florida 34135

/s/ Thomas F. Hudgins, Esq.
Thomas F. "Ted" Hudgins, Esq.
Attorney for Personal Representative
Florida Bar No. 970565
Thomas F. Hudgins, PLLC
2800 Davis Blvd., Ste. #203
Naples, FL 34104
Telephone: 239-263-7660
Email: ted@naplestax.com
Secondary Email: service@naplestax.com
Aug. 28; Sept. 4, 2026 26-03535L

THIRD 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

SECOND INSERTION

CORAL BAY OF LEE COUNTY 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 Coral Bay of Lee County Community Development District (**"District"**) will hold a public hearing and regular meeting as follows:

DATE: September 14, 2026
TIME: 3:30 p.m.
LOCATION: Atwell Engineering
10511 Six Mile Cypress Parkway
Fort Myers, Florida 33966

The purpose of the public hearing is to receive comments and objections on the adoption of the District's proposed budget(s) for the fiscal year beginning October 1, 2026, and ending September 30, 2027 (**"Proposed Budget"**). A regular board meeting of the District will also be held at 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 and Associates, LLC, 2300 Glades Road #410W, Boca Raton, Florida 33431** (**"District Manager's Office"**), during normal business hours, or by visiting the District's website at https://www.CoralBayofLeeCountycdd.net/.

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

Any person requiring special accommodations at this public hearing 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 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 28; September 4, 2026 26-03523L

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-2524
Division Probate
IN RE: ESTATE OF
DONNA GENE KINSEY A/K/A DONNA G. KINSEY
Deceased.

The administration of the estate of Donna Gene Kinsey a/k/a Donna G. Kinsey, deceased, whose date of death was June 29, 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 28, 2026.

Personal Representative:
Deborah K. Kennedy
1684 McGregor Reserve Drive
Fort Myers, Florida 33901

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
Aug. 28; Sept. 4, 2026 26-03539L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002519
IN RE: ESTATE OF
MARYLINN E. NYE
Deceased.

The administration of the estate of MARYLINN E. NYE, deceased, whose date of death was May 27, 2026; File Number 26-CP-002519, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Ft. 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 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 or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211, Florida Statutes. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is: August 28, 2026.

GARY A. NYE
Personal Representative
c/o A. ERIC ANDERSON, P.A.
350 Fifth Avenue South, Suite 200
Naples, Florida 34102

A. ERIC ANDERSON
Attorney for Personal Representative
Florida Bar No. 0322865
A. ERIC ANDERSON, P.A.
350 Fifth Avenue South, Suite 200
Naples, Florida 34102
Telephone: (239) 262-7748
Facsimile: (239) 262-7144
Aug. 28; Sept. 4, 2026 26-03517L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002285
Division PROBATE
IN RE: ESTATE OF
KEVIN M. HUGHES a/k/a KEVIN MICHAEL HUGHES
Deceased.

The administration of the estate of Kevin M. Hughes, deceased, whose date of death was June 7, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd., 2nd Floor, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

NOTWITHSTANDING THE TIME 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 28, 2026.

Personal Representative:
Cheryl M. Ober
874 Westgrove Road
Akron, OH 44303

Attorney for Personal Representative:
Matthew R. Hochstetler
Email Addresses: mrh@k-h.law
dlw@k-h.law
Florida Bar No. 85056
999 Vanderbilt Beach Road, Ste. 509
Naples, FL 34108
Telephone: 239-497-8105
Aug. 28; Sept. 4, 2026 26-03511L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002131
Division Probate
IN RE: ESTATE OF
CAROL W. PETERS
Deceased.

The administration of the estate of Carol W. Peters, deceased, whose date of death was March 18, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is August 28, 2026.

Personal Representative:
Jeffrey W. Peters
85259 Napeague Drive
Fernandina Beach, FL 32034

Attorney for Personal Representative:
Arlene F. Austin, P.A.
Arlene F. Austin, Attorney
Florida Bar Number: 829470
6312 Trail Blvd.
Naples, FL 34108
Telephone: (239) 514-8211
Fax: (239) 514-4618
E-Mail: afaustin@afaustinpa.com
Secondary E-Mail:
jessica@arlenefaustinpa.com
Aug. 28; Sept. 4, 2026 26-03508L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002446
IN RE: ESTATE OF
VICKI LEA CONN
Deceased.

The administration of the estate of Vicki Lea Conn, deceased, whose date of death was June 21, 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 28, 2026.

Personal Representative:
/s/ Ellen M. Tudisco
Ellen M. Tudisco
205 South New Jersey Avenue
Tampa, Florida 33609

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
Aug. 28; Sept. 4, 2026 26-03504L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002497
IN RE: ESTATE OF
DONALD G. FLANIGAN
Deceased.

The administration of the estate of DONALD G. FLANIGAN, deceased, whose date of death was February 17, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is August 28, 2026.

Personal Representative:
DAVID J. FLANIGAN
2754 N. Hampden Court, Apt. 1608
Chicago, IL 60614

Attorney for Personal Representative:
KYLE T. MORDEW
Attorney
Florida Bar Number: 1022234
HAHN LOESER & PARKS LLP
5811 Pelican Bay Boulevard, Suite 650
Naples, Florida 34108
Telephone: (239) 552-2978
Fax: (239) 451-4027
E-Mail: kmordew@hahnlaw.com
Secondary E-Mail:
cpiglia@hahnlaw.com
Secondary E-Mail:
kintriago@hahnlaw.com
21719403.1
Aug. 28; Sept. 4, 2026 26-03515L

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-002343
IN RE: ESTATE OF
ELIZABETH KURZ STALEY,
Deceased.

The administration of the Estate of Elizabeth Kurz Staley, deceased, whose date of death was February 9, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King, Jr. Boulevard, Fort Myers, Florida 33901-3622. The names and addresses of the ancillary personal representative and the ancillary 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 ancillary personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Sections 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under Section 732.2211, Florida Statutes. The written demand must be filed with the clerk.

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

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

The date of first publication of this notice is August 28, 2026.

Ancillary Personal Representative:
Michael Kurz
9920 Via San Marco Loop
Fort Myers, Florida 33905-5410

Attorney for Ancillary Personal Representative:
Christopher J. Shipley, Esq., MBA, CPA
Attorney for Ancillary Personal Representative
Florida Bar Number: 0568831
SHIPLEY LAW FIRM
20110 U.S. Highway 441, Suite A
Mount Dora, Florida 32757-6901
Telephone: (352) 383-3397
Fax: (352) 383-1364
E-Mail: litigation@shipleylawfirm.com
Aug. 28; Sept. 4, 2026 26-03512L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
CASE NO. 26-CP-002404
IN RE: THE ESTATE OF
SHARON KATHLEEN HANTKE A/K/A SHARON K. HANTKE,
Deceased.

The administration of the Estate of Sharon Kathleen Hantke a/k/a Sharon K. Hantke, deceased, whose date of death was July 2, 2026, File Number 26-CP-002404, is pending in the Circuit Court for Lee County, Florida, Probate Division; the address of which is Clerk of the Circuit Court, Lee County, Probate Division, 2075 Dr Martin Luther King Jr Blvd, 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 the decedent's estate, including unmatured, contingent or unliquidated claims, on whom a copy of this notice has been served must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE TIME OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT 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 28, 2026.

LAURA A. MALISH
Personal Representative
20100 Riverbrooke Run
Estero, FL 33928

Attorney for Personal Representative
Justin L. Stark, Esq.
Attorney for Personal Representative
Florida Bar No. 1024408
Schneider Bell LLP
1111 Superior Avenue East, Suite 2200
Cleveland, OH 44114
Telephone: (216) 696-4200
Email: jstark@mysblaw.com
Aug. 28; Sept. 4, 2026 26-03505L

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-002195
IN RE: ESTATE OF
ROBERT WAYNE CATHELL,
Deceased.

The administration of the Florida Estate of Robert Wayne Cathell, deceased, whose date of death was September 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 name and address of the Personal Representative 's attorney is set forth below.

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

The Personal Representative has no duty to discover whether any property held at the time of the Decedent's death by the Decedent 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 28, 2026.

Personal Representative:
Signed by: Dawn Vega
Dawn Scherrie Vega
9679 Sugarberry Way
Fort Myers, Florida 33905

Attorney for Personal Representative:
/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
Aug. 28; Sept. 4, 2026 26-03510L

SAVE TIME
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Business Observer
LV20090V_V33

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
FILE NO. 253169815
IN RE: ESTATE OF CAROLE DIANE MATHIS,
Deceased

The administration of the estate of CAROLE DIANE MATHIS, deceased, File: 253169815, 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, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

The date of first publication of this notice is August 28, 2026.

Personal Representative of the Estate:
CYNTHIA DENISE STAPLES
c/o Alejandra S. Moreno, Esq.
201 Alhambra Cir., Suite 702
Coral Gables, FL 33134

Attorney for Personal Representative:
Alejandra S. Moreno, Esq.
Attorney
Florida Bar No. 089164
201 Alhambra Cir., Suite 702
Coral Gables, FL 33134
(305) 476-5080
Aug. 28; Sept. 4, 2026 26-03480L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
File No. 2026-CP-2476
Division: Probate
IN RE: ESTATE OF SHARON M. PIERCE a/k/a SHARON L. PIERCE
Deceased.

The administration of the estate of Sharon M. Pierce a/k/a Sharon L. Pierce, 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 2075 Dr. Martin Luther King, Jr., Blvd., Fort Myers, FL 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

The date of first publication of this notice is: August 28, 2026.

KIMBERLY ANDRES
Personal Representative

RICHARD K. SULLIVAN, ESQ.
Florida Bar No. 73040
Email: rsullivan@crewlawfl.com
Secondary Email:
ltatigian@crewlawfl.com
ADAM M. GROSS, ESQ.
Florida Bar No. 114922
E-mail: agross@crewlawfl.com
Secondary Email:
ltatigian@crewlawfl.com
Attorneys for Personal Representative
CREW LAW, P.A.
1333 3rd Ave. S., Suite 407
Naples, FL 34102
Telephone: (239) 790-8133
Facsimile: (239) 230-2078
Aug. 28; Sept. 4, 2026 26-03507L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
File No. 2026-CP-2506
Division: Probate
IN RE: ESTATE OF LINDA J. NOWAK
Deceased.

The administration of the estate of Linda J. Nowak, deceased, whose date of death was April 29, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King, Jr., Blvd., Fort Myers, FL 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: August 28, 2026.

EDWARD T. NOWAK
Personal Representative

ADAM M. GROSS, ESQ.
Florida Bar No. 114922
E-mail: agross@crewlawfl.com
Secondary Email:
ltatigian@crewlawfl.com
RICHARD K. SULLIVAN, ESQ.
Florida Bar No. 73040
Email: rsullivan@crewlawfl.com
Secondary Email:
ltatigian@crewlawfl.com
Attorneys for Personal Representative
CREW LAW, P.A.
1333 3rd Ave. S., Suite 407
Naples, FL 34102
Telephone: (239) 790-8133
Facsimile: (239) 230-2078
Aug. 28; Sept. 4, 2026 26-03506L

SECOND 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-001344
IN RE: THE ESTATE OF: ALBERT R. SUNICK
Deceased.

The administration of the estate of ALBERT R. SUNICK, deceased, whose date of death was September 14, 2025, 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 28, 2026.

Personal Representative:
Beverly A. Sunick
2207 Del Mar Dr
North Fort Myers, FL 33909

Attorney for Personal Representative:
WESLEY T. MATHIEU, ESQ.
sklawyers, pllc
1314 Cape Coral Pkwy E. Ste. 320
Cape Coral, FL 33904
Telephone: (239) 772-1993
Email: wmathieu@sklawyers.net
Florida Bar No. 116222
Aug. 28; Sept. 4, 2026 26-03526L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002083
IN RE: ESTATE OF JOSEF MAIERBACHER,
Deceased.

The administration of the estate of JOSEF MAIERBACHER, deceased, whose date of death was March 26, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, 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 28, 2026.

JAMES P. HINES, JR.
Personal Representative
315 S. Hyde Park Ave.
Tampa, FL 33606

JAMES P. HINES, JR.
Attorney for Personal Representative
Florida Bar No. 061492
Hines Norman Hines, P.L.
315 S. Hyde Park Ave.
Tampa, FL 33606
Telephone: 813-251-8659
Email: jhinesjr@hnh-law.com
Secondary Email:
mgreco@hnh-law.com
Aug. 28; Sept. 4, 2026 26-03483L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-001631
Division: Probate
IN RE: ESTATE OF JOAN IRENE ROTENBERG
Deceased.

The administration of the Estate of Joan Irene Rotenberg, deceased, whose date of death was April 30, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Justice 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.

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

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

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

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

The date of first publication of this notice is August 28, 2026.

Personal Representatives:
/s/ Robert Rotenberg
Robert Martin Rotenberg
148 Timber Lane,
Ontario, NOH, 2PO Canada
/s/ Steven Rotenberg
Steven Michael Rotenberg
504 Stone Road
Aurora, Ontario, L4G 6Z7, Canada

Attorney for Personal Representatives:
/s/ Steven Z. Garellek
Steven Z. Garellek
Florida Bar Number: 0962480
Steinberg | Garellek
200 East Palmetto Park Road, Suite 103
Boca Raton, FL 33432
Telephone: (561) 910-7860
Fax: (561) 391-3326
E-Mail: szg@steingarlaw.com
Secondary E-Mail:
mc@steingarlaw.com
00239241.1
Aug. 28; Sept. 4, 2026 26-03500L

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

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

Rarely do consumers specifically search online for public notices.

LV18237_V12

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-2477
Division Probate
IN RE: ESTATE OF DAVID P. GRATTON
Deceased.

The administration of the estate of David P. Gratton, deceased, whose date of death was July 27, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33010. 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 28, 2026.

Personal Representative:
Debra Kay Gratton-Allen
3935 W. Dover Street
Springfield, Missouri 65802

Attorney for Personal Representative:
Michele S. Belmont
Attorney
Florida Bar Number: 52001
Belmont Law Group
8270 College Parkway, #201
Fort Myers, FL 33919
Telephone: (239) 848-6552
E-Mail: michele@belmontesq.com
Aug. 28; Sept. 4, 2026 26-03516L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
File No. 26-CP-2496
Division: Probate
IN RE: ESTATE OF ADRIAN L. MERTON
Deceased.

The administration of the estate of Adrian L. Merton, deceased, whose date of death was April 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 28, 2026.

Personal Representative:
Timothy A. Merton
2950 J. Street
Chesapeake Beach, MD 20732
Michael L. Merton
3062 Minon Road
Annapolis, MD 21403

Attorney for Personal Representative:
Michael B. Hill
Attorney
Florida Bar Number: 547824
Sheppard Law Firm
9100 College Pointe Court
Fort Myers, FL 33919
Telephone: (239) 334-1141
Fax: (239) 334-3965
E-Mail: hill@sbshlaw.com
Secondary E-Mail:
tcorsini@sbshlaw.com
Aug. 28; Sept. 4, 2026 26-03478L

SECOND INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-2448
Division Probate
IN RE: ESTATE OF LOUISE MARIE DUFFY,
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 Louise Marie Duffy, deceased, File Number 26-CP-2448, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33902; that the decedent's date of death was June 30, 2026; that the total value of the estate is $1,000.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
Jay Thomas Duffy
547 Georgia Avenue South
Bremen, GA 30110

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

The date of first publication of this Notice is August 28, 2026.

Person Giving Notice:
Jay Thomas Duffy
547 Georgia Avenue South
Bremen, GA 30110

Attorney for Person Giving Notice
Patrick S. Hodges
Florida Bar Number: 1071266
Attorneys for Personal Representative
HENDERSON FRANKLIN STARNES & HOLT, P.A.
3451 Bonita Bay Boulevard, Suite 206
Bonita Springs, FL 34134
Telephone: (239) 344-1100
Facsimile: (239) 344-1200
E-Mail: james.kerr@henlaw.com
patrick.hodges@henlaw.com
Secondary E-Mail:
sandee.fields@henlaw.com
Aug. 28; Sept. 4, 2026 26-03499L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002286
Division Probate
IN RE: ESTATE OF GERALD E. KELLY
Deceased.

The administration of the estate of Gerald E. Kelly, deceased, whose date of death was August 9, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd., 1st and 2nd Floors, Fort Myers, Florida 33901. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is August 28, 2026.

Personal Representatives:
Gerald J. Kelly
4 Rye Field Court
Mount Sinai, New York 11766
James A. Kelly
5 Taylor Court
Locust Valley, New York 11560

Attorney for Personal Representatives:
Kenneth Edelman, Esq.
Florida Bar Number: 796689
Edelman P.A.
1001 W. Yamato Road, Suite 402
Boca Raton, Florida 33431
Telephone: (561) 757-4706
Fax: (561) 292-0335
E-Mail: kedelman@edelmanpa.com
Secondary E-Mails:
mmorris@edelmanpa.com;
wcooper@edelmanpa.com
Aug. 28; Sept. 4, 2026 26-03481L

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA.
CASE No. 26-CA-003146
ROCKET MORTGAGE, LLC S/B/M TO NATIONSTAR MORTGAGE LLC,
PLAINTIFF, VS.
WLFREDO CHEDIAK, ET AL.
DEFENDANT(S).

To: Unknown tenant in possession of the subject property
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS: 340 Grovewood Ave S, Lehigh Acres, FL 33936

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Lee County, Florida:

LOT 61, BLOCK 1, WEDGEWOOD. IN SECTION 31, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGES 123 THROUGH 127, 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 this action, on Tromberg, Miller, Morris & Partners, PLLC, attorneys for Plaintiff, whose address is 600 West Hillsboro Boulevard, Suite 600, Deerfield Beach, FL 33441, and file the original with the Clerk of the Court, within 30 days after the first publication of this notice, otherwise a default may be entered against you for the relief demanded in the Complaint.

This notice shall be published once a week for two consecutive weeks in the Business Observer.

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

Date: 08/19/2026
Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: K Harris
Deputy Clerk of the Court

Tromberg, Miller, Morris & Partners, PLLC,
attorneys for Plaintiff,
600 West Hillsboro Boulevard,
Suite 600,
Deerfield Beach, FL 33441
Our Case #: 25FL935-0605/
26-CA-003146/Nationstar
Aug. 28; Sept. 4, 2026 26-03460L

SECOND INSERTION

NOTICE OF ACTION BY PUBLICATION
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
DIVISION: CIVIL
CASE NO. 26-CC-006113
THE SOUTH SEAS CLUB CONDOMINIUM ASSOCIATION, INC, a Florida non-profit corporation,
Plaintiff, vs.
PRISCILLA COLE ILL; DEBORAH DELGUERCIO; HEATHER Z. LANG; PETER H. ILL, JR.; AND THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST PRISCILLA COLE ILL,
Defendants.

TO: PRISCILLA COLE ILL and THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST PRISCILLA COLE ILL
LAST KNOWN ADDRESS: C/O HEATHER LANG, POA, 2534 MONARCH WAY, WINSTON SALEM, NC 27106, EMAIL: heather.lang23@gmail.com

YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in Lee County, Florida:

Unit Week No. 46 in Condominium Parcel Number A of THE SOUTH SEAS CLUB, a Condominium according to the declaration of Condominium thereof, recorded in Official Records Book 1480 at Page 970, of the Public Records of Lee County, Florida, and all amendment thereto, if any.

A/K/A UNIT 1301, WEEK 46

has been filed against you and you are required to serve a copy of your written defenses, if any, upon MICHAEL J. BELLE, Esq., of MICHAEL J. BELLE, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Plaintiff's Complaint.

WITNESS my hand and seal of this Court on this 21st day of August, 2026.
KEVIN C. KARNES,
CLERK OF COURTS
(SEAL) By: K Harris
Deputy Clerk

MICHAEL J. BELLE, Esq.,
of MICHAEL J. BELLE, P.A.,
Attorney for Plaintiff,
2364 Fruitville Road,
Sarasota, Florida 34237
Aug. 28; Sept. 4, 2026 26-03490L

SECOND INSERTION

NOTICE OF ACTION BY PUBLICATION
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
DIVISION: CIVIL
CASE NO. 26-CC-006115
THE SOUTH SEAS CLUB CONDOMINIUM ASSOCIATION, INC, a Florida non-profit corporation,
Plaintiff, vs.
PRISCILLA A. COLE; DEBORAH DELGUERCIO; HEATHER Z. LANG; PETER H. ILL, JR.; AND THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST PRISCILLA A. COLE,
Defendants.

TO: PRISCILLA A. COLE and THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST PRISCILLA A. COLE
LAST KNOWN ADDRESS: C/O HEATHER LANG, POA, 2534 MONARCH WAY, WINSTON SALEM, NC 27106

YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in Lee County, Florida:

Unit Week No. 18 in Condominium Parcel Number I of THE SOUTH SEAS CLUB, a Condominium according to the declaration of Condominium thereof, recorded in Official Records Book 1480 at Page 970, of the Public Records of Lee County, Florida, and all amendment thereto, if any.

A/K/A UNIT 1309, WEEK 18

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Plaintiff's Complaint.

WITNESS my hand and seal of this Court on this 21st day of August, 2026.
KEVIN C. KARNES,
CLERK OF COURTS
(SEAL) By: K Harris
Deputy Clerk

Michael J. Belle, Esq.,
of Michael J. Belle, P.A.,
Attorney for Plaintiff,
2364 Fruitville Road,
Sarasota, Florida 34237
50731
Aug. 28; Sept. 4, 2026 26-03491L

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-004082
ONITY MORTGAGE CORPORATION F/K/A PHH MORTGAGE CORPORATION,
Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF EILEEN K. USA, DECEASED. et. al.
Defendant(s),

TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF EILEEN K. USA, DECEASED,
whose last known residence is: 6314 SAINT ANDREWS CIRCLE S, FORT MYERS, FL 33919

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:

LOT 7, BLOCK D, MCGREGOR GARDENS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 10, PAGE 112 INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., 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 21st day of August, 2026
Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) BY: K Harris
DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL
ATTORNEY FOR PLAINTIFF
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
26-430213
Aug. 28; Sept. 4, 2026 26-03494L

SECOND INSERTION

NOTICE OF ACTION
FORECLOSURE PROCEEDINGS-PROPERTY
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case #: 26-CA-002676
DIVISION: T
Rocket Mortgage, LLC
Plaintiff, -vs.-
Paul Aaron Watson a/k/a Paul Watson; Harry Etichson Creacy, III a/k/a Harry Creacy a/k/a Harry Creocey; Unknown Spouse of Paul Aaron Watson a/k/a Paul Watson; Unknown Spouse of Harry Etichson Creacy, III a/k/a Harry Creacy a/k/a Harry Creocey; City of Cape Coral, Florida; The Quikrete Holdings, Inc.; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s)
Defendant(s).

TO: Paul Aaron Watson a/k/a Paul Watson: 2825 Northwest 19th Avenue, Cape Coral, FL 33993 and Unknown Spouse of Paul Aaron Watson a/k/a Paul Watson: 2825 Northwest 19th Avenue, Cape Coral, FL 33993
Residence unknown, if living, including any unknown spouse of the said Defendants, if either has remarried and if either or both of said Defendants are dead, their respective unknown heirs, devisees, grantees, assignees, creditors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s); and the aforementioned named Defendant(s) and such of the aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents or otherwise not sui juris.

YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following real property, lying and being and situated in Lee County, Florida, more particularly described as follows:

LOTS 15 AND 16, BLOCK 5116, UNIT 80, CAPE CORAL, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 22, PAGES 140 THROUGH 159 INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

more commonly known as 2825 Northwest 19th Avenue, Cape Coral, FL 33993.

This action has been filed against you and you are required to serve a copy of your written defense, if any, upon LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, whose address is 750 Park of Commerce Blvd., Suite 130, Boca Raton, FL 33487, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before with service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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

WITNESS my hand and seal of this Court on the 19th day of August, 2026.
Kevin C. Karnes
Circuit and County Courts
(SEAL) By: K Harris
Deputy Clerk

LOGS LEGAL GROUP LLP,
Attorneys for Plaintiff,
750 Park of Commerce Blvd., Suite 130,
Boca Raton, FL 33487
26-335317 FC01 CXE
Aug. 28; Sept. 4, 2026 26-03461L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA.
CASE No. 26-CA-003186
THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK AS SUCCESSOR IN INTEREST TO JP MORGAN CHASE BANK, N.A. AS INDENTURE TRUSTEE FOR NEWCASTLE MORTGAGE SECURITIES TRUST 2006-1,
PLAINTIFF, VS.
LARRY R. WILLIS A/K/A LARRY WILLIS, ET AL.
DEFENDANT(S).

To: Unknown spouse of A/K/A Ancelyn Y. Willis A/K/A Ancelyn Willis
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS: 382 Melody Court, Fort Myers, FL 33916
To: ALL BELONG TO CHRIST, LLC A/K/A ABC CONSTRUCTION
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS: c/o SIMON, GERARD, Registered Agent, 8359 BEACON BLVD STE 217, FORT MYERS, FL 333907
To: Ancelyn Y. Willis A/K/A Ancelyn Willis
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS: 382 Melody Court, Fort Myers, FL 33916

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Lee County, Florida:

Lot 3, of that certain Subdivision known as MEADOW MANORS, according to the Plat thereof, as recorded in Plat Book 29, Page 74, 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 this action, on Tromberg, Miller, Morris & Partners, PLLC, attorneys for Plaintiff, whose address is 600 West Hillsboro Boulevard, Suite 600, Deerfield Beach, FL 33441, and file the original with the Clerk of the Court, within 30 days after the first publication of this notice, otherwise a default may be entered against you for the relief demanded in the Complaint.

This notice shall be published once a week for two consecutive weeks in the Business Observer.

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

Date: 08/19/2026
Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: K Harris
Deputy Clerk of the Court

Tromberg, Miller, Morris & Partners, PLLC,
attorneys for Plaintiff,
600 West Hillsboro Boulevard,
Suite 600,
Deerfield Beach, FL 33441
Our Case #: 26-000651-FL/
26-CA-003186/Nationstar
Aug. 28; Sept. 4, 2026 26-03459L

SECOND INSERTION

NOTICE OF ACTION AS TO COUNT(S) I,II AGAINST DEFENDANT DONALD JOHN KESSLER AND JANET KESSLER
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
Case No.: 26-CA-003837
Division: Civil
Judge Michael T. McHugh
Coconut Plantation Condominium Association, Inc., a corporation not-for-profit under the laws of the State of Florida
Plaintiff, vs.
Donald John Kessler, et al.
Defendants.

To: DONALD JOHN KESSLER
5 WEDGEWOOD LANE
BROOKHAVEN, NY 11719
UNITED STATES OF AMERICA
JANET KESSLER
5 WEDGEWOOD LANE
BROOKHAVEN, NY 11719
UNITED STATES OF AMERICA
and all parties claiming interest by, through, under or against Defendant(s) DONALD JOHN KESSLER AND JANET KESSLER, and all parties having or claiming to have any right, title or interest in the property herein described;

YOU ARE NOTIFIED that an action to enforce a lien on the following described property in Lee County, Florida:

Unit 5367, Week 40, Annual Coconut Plantation, a Condominium (the "Condominium"), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof (the "Declaration").
Contract No.: 09-2649
Unit 5368L, Week 37, Annual Coconut Plantation, a Condominium (the "Condominium"), according to the Declaration of Condominium thereof as recorded in Official Records Book 4033, Page 3816, Public Records of Lee County, Florida, and all exhibits attached thereto, and any amendments thereof (the "Declaration").
Contract No.: 09-3984

has been filed against you; and you are required to serve a copy of your written defenses, if any, to it on JORDAN A. ZEPPETELLO, Plaintiff's attorney, P. O. Box 165028, Columbus, OH 43216-5028, within thirty (30) days after the 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.

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

WITNESS my hand and seal of this Court on the 21st day of August, 2026.
KEVIN C. KARNES
CLERK OF THE CIRCUIT COURT
LEE COUNTY, FLORIDA
(SEAL) By: K Harris
Deputy Clerk

THE MANLEY LAW FIRM LLC
JORDAN A. ZEPPETELLO,
Plaintiff's attorney,
P. O. Box 165028,
Columbus, OH 43216-5028
26-010625_MAG
Aug. 28; Sept. 4, 2026 26-03489L

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-001578
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, vs.
FRANCO ROCA GARCIA QUINTANA, et al.,
Defendants.

TO: FRANCO ROCA GARCIA QUINTANA
1310 NW 10TH TER, CAPE CORAL, FL 33993
UNKNOWN SPOUSE OF FRANCO ROCA GARCIA QUINTANA
1310 NW 10TH TER, CAPE CORAL, FL 33993

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

LOT 23 AND 24, BLOCK 2845, CAPE CORAL UNIT 41, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 17, PAGE(S) 2, 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 21st day of August, 2026.
KEVIN C. KARNES
As Clerk of the Court
(SEAL) By K Harris
As Deputy Clerk

De Cubas & Lewis, P.A.,
Attorney for Plaintiff,
PO BOX 5026,
FORT LAUDERDALE, FL 33310
26-00359
Aug. 28; Sept. 4, 2026 26-03492L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
CASE NO: 26-CA-362
2301 FOWLER STREET LLC, a Florida limited liability company,
Plaintiff, v.
MIDTOWN BUSINESS CENTER LLC, a Florida limited liability company, CITY OF FORT MYERS and UNITED STATES OF AMERICA,
Defendants.

TO: MIDTOWN BUSINESS CENTER LLC, a Florida limited liability company.
Last known mailing address: P.O. Box 9269, Fort Myers, Florida 33902.

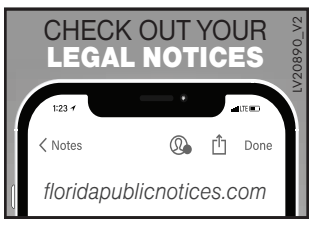
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described real property in Lee County, Florida:

Lots 8, 9 and 10, Block 11, Anderson Heights, according to the plat thereof recorded in Plat Book 3, Page 59, Public Records of Lee County, Florida

has been filed against you, and that you are required to serve a copy of your written defenses, if any, to it on Robert M. Lipshutz, Plaintiff's attorney, whose address is P.O. Box 101217, Cape Coral, Florida 33910-1217 and to file the original thereof with the Clerk of this Court, either before service on Plaintiff's attorney or immediately thereafter, both within thirty (30) days after the first date of publication of this notice of action; otherwise default will be entered against you for the relief demanded in the Complaint.

Date 08/20/2026
Kevin C. Karnes
Kevin C. Karnes
Clerk of Court of Lee County
(SEAL) By K Harris
Deputy Clerk

/s/ Robert M. Lipshutz
Robert M. Lipshutz
Attorney for Plaintiff
2301 Fowler Street LLC, a Florida limited liability company
P.O. Box 101217
Cape Coral, Florida 33910
239-549-8666
FBN: 0773190
Robert@liplaw.com
Mae@liplaw.com
Aug. 28; Sept. 4, 2026 26-03462L



--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. [26-CP-002458
IN RE: ESTATE OF
PHILIP M. COURTNEY
Deceased.

The administration of the estate of Philip M. Courtney, deceased, whose date of death was April 18, 2026, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd.. 1st and 2nd Floors, 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 28, 2026.

Personal Representative:
Holly Courtney
5752 Burning Leaf Ct.
St. Louis, MO 63129

Attorney for Personal Representative:
/s/ Amy Meghan Neaher
Amy Meghan Neaher
Attorney for Personal Representative
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
estates@safeharborlawfirm
Aug. 28; Sept. 4, 2026 26-03537L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-2255
Division Probate
IN RE: ESTATE OF
JOHN E. LACHAT,
a/k/a JOHN EDWIN LACHAT,
Deceased.

The administration of the Estate of JOHN E. LACHAT, a/k/a JOHN EDWIN LACHAT, deceased, whose date of death was April 21, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 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.

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 28, 2026.

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.

Personal Representative:
JOHN A. LACHAT
c/o Cummings & Lockwood LLC
8000 Health Center Blvd., Suite 300
Bonita Springs, Florida 34135

Attorney for Personal Representative:
MARY BETH CRAWFORD, ESQ.
Florida Bar No. 0115754
Cummings & Lockwood LLC
8000 Health Center Boulevard, Suite 300
Bonita Springs, FL 34135
v9713917.1.docx 8/24/2026
CM:000099-4129
Aug. 28; Sept. 4, 2026 26-03522L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE 20th JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
CASE NO.: 26-CP-002556
IN RE: ESTATE OF
NORMA CHAVEZ,
Deceased.

The administration of the Estate of NORMA CHAVEZ, deceased, whose date of death was February 8, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Martin Luther King Jr. Blvd., 2nd Floor, Fort Myers, FL 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

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 28, 2026.

Personal Representative:
RAUL ALEXIS CHAVEZ
428 SW 34th ST
Cape Coral, Florida 33914

Attorney for Personal Representative:
FLORIDA TRUST & ESTATE COUNSEL
2605 Ponce de Leon Blvd
Coral Gables, Florida 33134
Telephone: 305-441-7091
/s/ Michael V. Arroyave
MICHAEL V. ARROYAVE, ESQ.
FBN 88540
Direct Email:
Michael@FTECounsel.com
For Service of Documents only:
Service@FTECounsel.com
Aug. 28; Sept. 4, 2026 26-03525L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-1989
IN RE: ESTATE OF
SUBRATA NARAYAN CHAKRAVARTY,
Deceased.

The administration of the estate of Subrata Narayan Chakravarty, deceased, whose date of death was February 1, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is August 28, 2026.

Barbara G. Chakravarty
Personal Representative
19 Tremont Rd., Apt. 1
Lindenhurst, New York 11757

Nicole R. Cook, Esq.
Attorney for Personal Representative
Florida Bar Number: 124945
SIMMONS & COOK, PLLC
2080 McGregor Blvd., Suite 101
Fort Myers, FL 33901
Telephone: (239) 204-9376
Fax: (239) 204-9378
E-Mail: Nicole@lawswfl.com
Secondary E-Mail:
Victoria@lawswfl.com
Aug. 28; Sept. 4, 2026 26-03534L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 26-CP-2525
Division: Probate
IN RE: ESTATE OF
JAMES F. PARKER,
Deceased.

The administration of the Estate of James F. Parker, deceased, whose date of death was Jun 13, 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 28, 2026.

Personal Representative:
Diane L. Parker
5671 Harborage Drive
Fort Myers, FL 33908

Attorney for Personal Representative:
Kevin A. Kyle
Attorney for Personal Representative
Florida Bar Number: 980595
Schoenfeld Kyle & Associates LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: kevink@trustska.com
hollyk@trustska.com
Aug. 28; Sept. 4, 2026 26-03536L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-2508
IN RE: ESTATE OF
TIMOTHY W. VOEGELI,
Deceased.

The administration of the estate of TIMOTHY W. VOEGELI, deceased, whose date of death was June 18, 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 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 28, 2026.

Personal Representative:
/s/ Susan DeLong
Susan DeLong
28436 Via Odanti Drive
Bonita Springs, FL 34135

Attorney for Personal Representatives:
/s/ Enita Kushi
Enita Kushi
enita@kushilawfirm.com
Florida Bar No. 76534
Kushi Law Firm, P.A.
5687 Naples Blvd.
Naples, FL 34109
Telephone: (239) 529-8731
Aug. 28; Sept. 4, 2026 26-03541L

SECOND INSERTION

NOTICE TO CREDITORS
(**Summary Administration**)
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002321
IN RE: ESTATE OF
NANCY ANN NOY
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 Nancy Ann Noy, deceased, File Number 26-CP-002321, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902; that the decedent's date of death was June 18, 2026; that the total value of the estate is $150,000.00, all of which is exempt homestead property, and that the names and addresses of those to whom it has been assigned by such Order are:

Name Address
Karen McDonnell
70 Limetree Park Dr.,
Bonita Springs, FL 34135
Thomas Noy
1502 19th Ave.,
Viola, IL 61486

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

The date of first publication of this Notice is August 28, 2026.

Persons Giving Notice:
Karen McDonnell
70 Limetree Park Dr.,
Bonita Springs, FL 34135
Thomas Noy
1502 19th Ave.,
Viola, IL 61486

Attorney for Persons Giving Notice
Carol R. Sellers
Florida Bar Number: 893528
Law Offices of Richardson & Sellers, PA
3525 Bonita Beach Rd., Suite 103
Bonita Springs, FL 34134
Telephone: (239) 992-2031
Fax: (239) 992-0723
E-Mail:
csellers@richardsonsellers.com
Secondary E-Mail:
khutter@richardsonsellers.com
Aug. 28; Sept. 4, 2026 26-03544L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002515
Division: Probate
IN RE: ESTATE OF
RONALD EDGAR PIERCE,
a/k/a RONALD E. PIERCE,
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 Ronald Edgar Pierce, a/k/a Ronald E. Pierce, deceased, File Number 26-CP-002515, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902; that the decedent's date of death was March 31, 2026; that the total value of the estate is $+/- $9000.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
Ronald E. Pierce Trust,
u/a/d September 19, 1985
c/o Kevin S. Pierce, Trustee
1263 Coconut Dr.
Fort Myers, FL 33901

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

The date of first publication of this Notice is August 28, 2026.

Person Giving Notice:
Kevin S. Pierce, as Trustee of the
Ronald E. Pierce Trust,
u/a/d September 19, 1985
1263 Coconut Dr.
Fort Myers, FL 33901

Attorney for Person Giving Notice
Lowell S. Schoenfeld
Attorney for Person Giving Notice
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
Secondary E-Mail:
bethm@trustska.com
Aug. 28; Sept. 4, 2026 26-03547L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-001944
IN RE: ESTATE OF
JUDYTH C. GULDALIAN,
a/k/a Judyth Carryl Guldalian,
a/k/a Judyth Basmajian Guldalian,
a/k/a Judyth B. Guldalian,
a/k/a Judith B. Guldalian,
a/k/a Judith Carryl Guldalian,
a/k/a Judith Basmajian Guldalian,
a/k/a Judy Guldalian,
a/k/a Judy C. Guldalian,
a/k/a Judy B. Guldalian,
Deceased.

The administration of the Estate of Judyth C. Guldalian, deceased, whose date of death was February 23, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Blvd., Fort Myers, FL 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is August 28, 2026.

Personal Representative:
Eric L. Guldalian
1238 Jericho Rd.
Abington, PA 19001

Attorney for Personal Representative:
Cyrus Malhotra
Florida Bar No. 0022751
THE MALHOTRA LAW FIRM P.A.
3903 Northdale Blvd., Suite 100E
Tampa, FL 33624
Telephone: (813) 902-2119
Fax Number: (727)290-4044
Email:
filings@FLprobatesolutions.com
Secondary:
cortney@FLprobatesolutions.com
Aug. 28; Sept. 4, 2026 26-03545L

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

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

SECOND INSERTION

Notice of Self Storage Sale

Please take notice 24/7 Store It - Pine Island located at 5111 Doug Taylor Circle St. James FL 33956 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants who are in default at an Auction. The sale will occur as an online auction via www.storagetreasures.com on 9/17/26 at 10:00 AM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Carly Black; Deborah Hord / Deborah J hord; Toby Deleon; Kathy Scott; Jessica Barbee. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

Aug. 28; Sept. 4, 2026 26-03469L

SECOND INSERTION

PUBLIC SALE

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 24355 Production Circle. Bonita Springs, FL 34135 Phone: 239-251-7633 Auction Date:09/17/26 @11 AM

Vin Patel
Household Goods

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

Aug. 28; Sept. 4, 2026 26-03471L

SECOND INSERTION

NOTICE OF ACTION FOR PUBLICATION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
Case No.: 26DR005367
Division: FAMILY
TAYLOR BLAKE SCHWINN,
Petitioner,
and
JESUS ROSARIO SOTO,
Respondent

TO: Jesus Rosario Soto
LAST KNOWN ADDRESS
10580 Clear Lake Loop,
APT 169
Fort Myers, FL 33908

YOU ARE NOTIFIED that an action for Petition for Step-Parent Adoption has been filed against you. You are required to serve a copy of your written defenses, if any, to this action on Melissa Barris, Petitioner's attorney, whose address is 4519 Lee Blvd, Lehigh Acres, FL 33971, on or before 10/05/2026 and file the original with the clerk of this court at 1700 Monroe Street, Fort Myers, FL 33901, either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the petition.

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

DATED this 25th day of August, 2026.

CLERK OF THE CIRCUIT COURT
(SEAL) By: B Willey
Deputy Clerk

Aug. 28; Sept. 4, 11, 18, 2026 26-03543L

SECOND INSERTION

AMENDED NOTICE OF ACTION FOR PUBLICATION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
Case No: 26-DR-3452
IN RE: THE MATTER OF
IAN KENEALLY,
Petitioner,
and
TORI OLIVER,
Respondent.

TO: TORI OLIVER
7600 OMNI LANE,
FORT MYERS, FL 33905

YOU ARE NOTIFIED that an action for Paternity and for related relief has been filed against you. You are required to serve a copy of your written defenses, if any, to this action on Men's Rights Law Firm, 2799 Del Prado Blvd. S., Cape Coral, Florida 33904, on or before 09/28/2026, and file the original with the clerk of this court at Lee County Courthouse, 1700 Monroe Street, Fort Myers, Florida 33901, either before service on Petitioner's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the petition.

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

DATED this 18th day of August, 2026.

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

Aug. 28; Sept. 4, 11, 18, 2026 26-03538L

FOURTH 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

Kevin Diaz, Esquire
Diaz & Affiliates, P.A
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

FOURTH 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

FOURTH 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

FOURTH 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

FOURTH 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

THIRD 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

THIRD 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

FOURTH 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

FOURTH 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

FOURTH 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 MAKEOVER 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

FOURTH 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

FOURTH 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

FOURTH 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

--- ACTIONS / SALES ---

SECOND 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-001281
HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE FOR NOMURA HOME EQUITY LOAN, INC., ASSET-BACKED CERTIFICATES, SERIES 2006-FM2,
Plaintiff, vs.
BRUCE E. ROSS A/K/A BRUCE EDWARD ROSS A/K/A BRUCE ROSS; UNKNOWN SPOUSE OF BRUCE E. ROSS A/K/A BRUCE EDWARD ROSS A/K/A BRUCE ROSS; MELISSA ROSS A/K/A MELISSA D. ROSS A/K/A MELISSA DANIELLE ROSS,
Defendant(s).

NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Summary Final Judgment of Foreclosure dated August 11, 2026, and entered in Case No. 26-CA-001281 of the Circuit Court of the 20TH Judicial Circuit in and for Lee County, Florida, wherein HSBC Bank USA, National Association, as Trustee for Nomura Home Equity Loan, Inc., Asset-Backed Certificates, Series 2006-FM2, is Plaintiff and Bruce E. Ross a/k/a Bruce Edward Ross a/k/a Bruce Ross; Unknown Spouse of Bruce E. Ross a/k/a Bruce Edward Ross a/k/a Bruce Ross; Melissa Ross a/k/a Melissa D. Ross a/k/a Melissa Danielle Ross, are Defendants, the Office of the Clerk of Kevin Karnes, Lee County Clerk of the Court will sell via online auction at www.lee.realforeclose.com at 9:00 a.m. on the 8th day of October, 2026, the following described property as set forth in said Final Judgment, to wit:

THE NORTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST ¼ OF THE NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 43 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA, LESS AND EXCEPT THE EAST 30 FEET THEREOF.

Property Address: 19501 Pine Echo Road, North Fort Myers, Florida 33917

and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mortgage.

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 before the clerk reports the surplus as unclaimed.

Dated: 08/26/2026

Kevin Karnes
As Clerk of said Court
(SEAL) By: T Mann
As Deputy Clerk

McCabe, Weisberg & Conway, LLC
3222 Commerce Place, Suite A
West Palm Beach, Florida, 33407
Telephone: (561) 713-1400
Email: FLpleadings@mwc-law.com
Aug. 28; Sept. 4, 2026 26-03532L

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 26CA000339
BAYSIDE ESTATES HOMEOWNERS, INC., a Florida Not-For-Profit Corporation,
Plaintiff, v.
RUDOLF VATTEROTH, WILIMA VATTEROTH, JOCHEM LORENZ, SIMONE LORENZ, LEE COUNTY, FLORIDA and UNKNOWN TENANT(S)/OCCUPANT(S),
Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered in this cause in the Circuit Court of Lee County, Florida on August 19, 2026, I will sell the property situated in Lee County, Florida, described as:

Lot 180, Block W, of that certain subdivision known as BAYSIDE ESTATES MOBILE HOME SUBDIVISION, UNIT 3, according to the map or plat thereof on file and recorded in the office of the Clerk of the Circuit Court in Plat Book 28, Pages 1 and 2, Public Records of Lee County, Florida. TOGETHER, with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining. Parcel ID #07-46-24-06-00000.1800

at public sale, to the highest and best bidder, for cash, on October 1, 2026, beginning at 9:00 a.m. at, www.lee.realforeclose.com, in accordance with Chapter 45, Florida Statutes.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS PROCEEDS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM IN ACCORDANCE WITH FLORIDA STATUTES SECTION 45.031.

Dated: 08/20/2026

Kevin C. Karnes, As Clerk of the Court
(SEAL) By: N Wright-Angad
Deputy Clerk

Kristie P. Mace, Esq.,
Goede, DeBoest & Cross, PLLC,
Attorney for Plaintiff,
at kmace@gadclaw.com and
kgermanis@gadclaw.com
Aug. 28; Sept. 4, 2026 26-03466L

SECOND 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-000793
U.S. BANK NATIONAL ASSOCIATION,
Plaintiff, vs.
DANIEL LEANDRO GONZALEZ ROJAS; C&F FINANCE COMPANY; UNKNOWN SPOUSE OF DANIEL LEANDRO GONZALEZ ROJAS
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 1 AND 2, BLOCK 3775, CAPE CORAL UNIT 51, ACCORDING TO PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGES 2 THROUGH 16, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

PROPERTY ADDRESS: 2110 TROPICANA PKWY W, CAPE CORAL, FL 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 08/25/2026.

KEVIN C. KARNES
Clerk Of The Circuit Court
(SEAL) By: T Mann
Deputy Clerk

Submitted by:
De Cubas & Lewis, P.A.
PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@decubaslewis.com
26-00348
Aug. 28; Sept. 4, 2026 26-03531L

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-005477
CARRINGTON MORTGAGE SERVICES, LLC,
Plaintiff, vs.
MATTHEW TYNER, ET AL.,
Defendants.

NOTICE IS HEREBY GIVEN that pursuant the Final Judgment of Foreclosure dated August 20, 2026 and entered in Case No. 25-CA-005477 of the Circuit Court of the Judicial Circuit in and for Lee County, Florida wherein CARRINGTON MORTGAGE SERVICES, LLC, is the Plaintiff and MATTHEW TYNER; UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES, AND ANY OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST ABBIE LYNN TATE A/K/A ABBIE ROSEN TATE, DECEASED; SINCERE HOME BUYERS, LLC; LISA JOY SEIF; JILL CARRIE GREEN A/K/A JILL ROSEN are Defendants, I, Kevin C. Karnes, Lee County Clerk of Courts, will sell to the highest and best bidder for cash at www.lee.realforeclose.com at 09:00 a.m. on October 22, 2026 the following described property set forth in said Final Judgment, to wit:

LOTS 75 AND 76, BLOCK 94, CAPE CORAL UNIT TWO PART THREE, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 11, PAGES 37 THROUGH 41, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA

Property Address: 4835 W Triton Ct, Cape Coral, FL 33904

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

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 08/25/2026

Kevin C. Karnes
As Clerk of Circuit Court
LEE County, Florida
(SEAL) N Wright-Angad
Deputy Clerk

Anthony Vamvas, Esq.
Lender Legal PLLC
1800 Pembrook Drive, Suite 250
Orlando, FL 32810
Attorney for Plaintiff
LLS15245
Aug. 28; Sept. 4, 2026 26-03520L

SECOND INSERTION

NOTICE OF SALE ISSUED BY CLERK
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 362026CA002279A001CH
LAKE MICHIGAN CREDIT UNION
Plaintiff, vs.
RONALD E. PARENT, et al,
Defendants

NOTICE IS HEREBY GIVEN pursuant to Final Judgement dated August 12, 2026, and entered in Case No. 362026CA002279A001CH of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein LAKE MICHIGAN CREDIT UNION is the Plaintiff and RONALD E. PARENT, BANYAN BAY HOMEOWNERS ASSOCIATION, INC., the Defendants. Kevin C. Karnes, Clerk of the Circuit Court in and for Lee County, Florida will sell to the highest and best bidder for cash at www.lee.realforeclose.com, the Clerk's website for on-line auctions at 9:00 a.m. on 10/08/2026, the following described property as set forth in said Order of Final Judgment, to wit:

THE FOLLOWING DESCRIBED LAND, TO WIT:
LOT 117, BANYAN BAY SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN INSTRUMENT NUMBER 2005000012043, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

IF YOU ARE A 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, YOU MUST FILE A CLAIM WITH THE CLERK OF COURT BEFORE OR NO LATER THAN THE DATE THAT 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 THE RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

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 further recourse against the Mortgagor, Mortgagee or the Mortgagee's Attorney.

DATED at Lee County, Florida, this 08/24/2026

Kevin C. Karnes, Clerk
Lee County, Florida
(SEAL) By: T Mann
Deputy Clerk

26F35/JS0120
Aug. 28; Sept. 4, 2026 26-03509L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 26-CA-003684
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, v.
JEFFERY LEE A/K/A JEFFERY A. LEE, et al.,
Defendants.

TO: Jeffery Lee a/k/a Jeffery A. Lee
2812 SW 29th Avenue
Cape Coral, FL 33914
Jeffery Lee a/k/a Jeffery A. Lee
13651 Julias Way, Apt. 1426
Fort Myers, FL 33919
Unknown Spouse of Jeffery Lee a/k/a Jeffery A. Lee
2812 SW 29th Avenue
Cape Coral, FL 33914
Unknown Spouse of Jeffery Lee a/k/a Jeffery A. Lee
13651 Julias Way, Apt. 1426
Fort Myers, FL 33919

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

Lots 33 and 34, Block 5967, CAPE CORAL UNIT 93, according to the plat thereof, as recorded in Plat Book 25, Pages 1 through 21, 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 immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Court at Lee County, Florida, this 21st 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
Aug. 28; Sept. 4, 2026 26-03488L

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-006623
A&D MORTGAGE LLC,
Plaintiff, v.
JEAN W. MORRA; UNKNOWN SPOUSE OF JEAN W. MORRA; KIMBERLINE LEMORIN; ORANGE GROVE PARK CONDOMINIUM, INC.; 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 14, 2026 entered in Civil Case No. 25-CA-006623 in Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein A&D MORTGAGE LLC, Plaintiff and JEAN W. MORRA; KIMBERLINE LEMORIN; ORANGE GROVE PARK CONDOMINIUM, INC.; 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 October 1, 2026 the following described property as set forth in said Final Judgment, to-wit:

CONDOMINIUM UNIT NO. 8, TRACT NO. H IN ORANGE GROVE PARK CONDOMINIUM, INC., A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 794, PAGE 576, AS AMENDED, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ANY AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS

Property Address: 3 TANGERINE COURT #NA, LEHIGH ACRES, FL 33936

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

08/20/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
Lee County, Florida
(SEAL) N Wright-Angad
DEPUTY CLERK OF COURT

Submitted By: Barron A Becker
Kelley Kronenberg
10360 West State Road 84
Fort Lauderdale, FL 33324
Service E-mail:
ftlrealprop@kelleykronenberg.com
File No.: 4971.000178
Aug. 28; Sept. 4, 2026 26-03467L

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
24-CA-003123
U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLEY AS WONER TRUSTEE FOR RCF 2 ACQUISITION TRUST ,
Plaintiff, VS.
CAROLYN A. LEMONDE; THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ETHEL R. WAY, DECEASED; RUTH BATDORFF; CAROL ELLIOT; THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JAMES WICHERT, DECEASED; CRYSTAL ANNE WICHERT-SWORDS A/K/A CRYSTAL WICHERT-SWORDS A/K/A CRYSTAL WICHERT;
Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on June 29, 2026 in Civil Case No. 24-CA-003123, 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 SOLEY AS WONER TRUSTEE FOR RCF 2 ACQUISITION TRUST is the Plaintiff, and CAROLYN A. LEMONDE; THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ETHEL R. WAY, DECEASED; RUTH BATDORFF; CAROL ELLIOT; THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JAMES WICHERT, DECEASED; CRYSTAL ANNE WICHERT-SWORDS A/K/A CRYSTAL WICHERT-SWORDS A/K/A CRYSTAL WICHERT 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 29, 2026 at 9:00 a.m. EST the following described real property as set forth in said Final Judgment, to wit:

LOTS 36 AND 37, BLOCK 977, UNIT 26,CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 14, PAGES 117 TO 148, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

WITNESS my hand and the seal of the court on 08/21/2026,

CLERK OF THE COURT
Kevin C. Karnes
(SEAL) N Wright-Angad
Deputy Clerk

ALDRIDGE PITE, LLP
Attorney for Plaintiff
401 W. Linton Blvd.
Suite 202-B
Delray Beach, FL 33444
Telephone: 561-392-6391
Facsimile: 561-392-6965
Primary E-Mail:
ServiceMail@aldridgepite.com
1092-13514B
Ref# 23692
Aug. 28; Sept. 4, 2026 26-03495L

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 2025-CA-005630
SENTINEL SECURITY LIFE INSURANCE COMPANY, a Utah Corporation
Plaintiff, vs.
THE B.G. CAPITAL GROUP, LLC, a Florida Limited Liability Company and BRYAN GUTIERREZ,
Defendants.

NOTICE IS HEREBY GIVEN that pursuant to the Final Judgment of Foreclosure dated August 12, 2026, in the Twentieth Circuit Court in and for Lee County, Florida, wherein SENTINEL SECURITY LIFE INSURANCE COMPANY is the Plaintiff, and granted against the Defendants, THE B.G. CAPITAL GROUP, LLC, BRYAN GUTIERREZ, and ALL UNKNOWN TENANTS or any parties in possession, in Case No. 2025-CA-005630, the Clerk of this Court, Kevin C. Karnes, will at 9:00 a.m. on September 17, 2026, offer for sale and sell to the highest bidder for cash at https://lee.realforeclose.com/, in accordance with Section 45.031, Florida Statutes, the real property situated and being in Lee County, Florida more particularly described as:

Lot 13, Block 100, North Part Unit 19 Greenbriar, Section 4 & 9, Township 44 South, Range 27 East, a subdivision of Lehigh Acres, according to the map or plat thereof, as recorded in Plat Book 27, Page 30, of the Public Records of Lee County, Florida.

Commonly known as: 308 Spokane Avenue, Lehigh Acres, Florida 33972

Parcel ID No.: 09-44-27-07-00100.0130

Said sale will be made pursuant to and in order to satisfy the terms of said Final Judgment of Foreclosure.

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: 08/20/2026

Kevin C. Karnes
Lee County
Clerk of the Circuit Court
(SEAL) N Wright-Angad
By: Deputy Clerk

/s/ Olivia Garcia
Olivia Garcia, Esq.
Florida Bar Number: 1024583
August J. Stanton, III, Esq.
Florida Bar Number: 0976113
Primary Emails:
ogarcia@nardellalaw.com;
astanton@nardellalaw.com
Secondary Email:
kmadden@nardellalaw.com
Nardella & Nardella, PLLC
135 West Central Blvd., Suite 300
Orlando, Florida 32801
Office: (407) 966-2680
Fax: (407) 966-2681
ATTORNEYS FOR PLAINTIFF
Aug. 28; Sept. 4, 2026 26-03464L

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

LV20890_V5

--- TAX DEEDS ---

SECOND INSERTION

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

Tax Deed #:2026000422

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-11191
Year of Issuance 2024 Description of Property LOT 226 OF CASTALINA PHASE 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN INSTRUMENT NUMBER 2019000095119 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 32-44-25-P4-19000.2260
Names in which assessed:
P BOWERS DEVELOPERS 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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026 26-03427L

SECOND INSERTION

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

Tax Deed #:2026000389

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

Certificate Number: 24-15967
Year of Issuance 2024 Description of Property LOT 10, BLOCK 11, LEHIGH ACRES, UNIT 1, SECTION 2, TOWNSHIP 45 SOUTH, RANGE 26 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 94, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 02-45-26-01-00011.0100
Names in which assessed:
ELIOBERT JESUS HERRERA

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026 26-03484L

SECOND INSERTION

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

Tax Deed #:2026000427

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-12732
Year of Issuance 2024 Description of Property FROM THE SOUTHWEST CORNER OF LOT 21, BLOCK D, OF UNIT 4 OF FORT MYERS SHORES SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 11, PAGE 28, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, RUN N 1°30'00" W, 82.28 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE N 1°30'00" W, 182.20 FEET TO A POINT ON THE SOUTH LINE OF THE U.S. RIVER CHANNEL RIGHT OF WAY OF THE CALOOSAHATCHEE RIVER, AS RECORDED IN PLAT BOOK 8, PAGE 61; THENCE RUN S 88°02'40" E, ALONG SAID SOUTH RIGHT OF WAY LINE, 150.27 FEET; THENCE S 1°30'00" E, 173.16 FEET; THENCE S 88°30'00 " W, 150.00 FEET TO THE POINT OF BEGINNING. LESS AND EXCEPT THE LAND DESCRIBED IN THAT CERTAIN DEED DATED THE 14TH OF MARCH 1985, AS RECORDED IN OFFICIAL RECORDS BOOK 1773, PAGE 3766, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 19-43-26-04-0000D.021D
Names in which assessed:
KERRI LYNN SANTOS

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026 26-03431L

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. 24-CA-004092

M&T BANK,
Plaintiff, vs.
NANCY KULESZA, et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered March 20, 2025 in Civil Case No. 24-CA-004092 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein M&T BANK is Plaintiff and Nancy Kulesza, 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 17, 2026 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

A PARCEL OF LAND LOCATED IN THE COUNTY OF LEE, STATE OF FLORIDA, AND KNOWN AS:
BEING LOT NUMBER 7 AND LOT NUMBER 8, BLOCK 1756, IN UNIT 45, CAPE CORAL SUBDIVISION, AS SHOWN IN THE RECORDED PLAT/MAP THEREOF IN PLAT BOOK 21, PAGES 122 TO 134 OF LEE COUNTY RECORDS.
Address: 3811 SW 6th Pl, 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 this 08/24/2026

Deputy Clerk
CLERK OF THE CIRCUIT COURT
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
24-09343FL
Aug. 28; Sept. 4, 2026 26-03519L

SECOND INSERTION

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

Tax Deed #:2026000396

NOTICE IS HEREBY GIVEN that FIG 1706, LLC FIG 1706, 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: 24-12836
Year of Issuance 2024 Description of Property LOT 12 AND PART OF LOT 13, BLOCK 67, UNIT NO. 6, FORT MYERS SHORES SUBDIVISION, IN SECTION 29, TOWNSHIP 43 SOUTH, RANGE 26 EAST, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 17, PAGE 79, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE MOST NORTHERLY CORNER OF SAID LOT 12, RUN SOUTH 41 DEGREES 25 MINUTES 00 SECONDS EAST, 120.00 FEET, THENCE SOUTH 48 DEGREES 35 MINUTES WEST, 60.00 FEET, THENCE NORTH 50 DEGREES 52 MINUTES 44 SECONDS WEST, 121.66 FEET, THENCE NORTH 48 DEGREES 35 MINUTES EAST, 80.00 FEET TO THE POINT OF BEGINNING. Strap Number 29-43-26-06-00067.0120
Names in which assessed:
ESTATE OF JOHN M. ZAKENS, UNKNOWN HEIRS OF JOHN M ZAKENS

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026 26-03423L

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 25-CA-005160

HARVEY SCHONBRUN, AS TRUSTEE,
Plaintiff, vs.
SAMANTHA REGINA ROCHELLE ALEXANDER, THELTON JACOB, CITY OF FORT MYERS, FLORIDA, G G & E CONSTRUCTION LLC, WILLIAM EDWARD PURDY dba BOMBAY CONSTRUCTION AND REMODELING, OCEAN WIND VENTURES L.L.C., and NCG PROPERTIES LLC,
Defendants.

Notice is hereby given that, pursuant to an Amended Summary Final Judgment of Foreclosure entered in the above styled cause in the Circuit Court of Lee County, Florida, the Clerk of the Circuit Court, Kevin C. Karnes, will sell the property situate in Lee County, Florida, described as:

Lot 10, Block B, BARDEN'S SUBDIVISION, according to the map or plat thereof, on file and recorded in the Office of the Circuit Court of Lee County, Florida, in Plat Book 9, Page 90.

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

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

Dated this 08/19/2026

KEVIN C. KARNES
CLERK OF CIRCUIT COURT&COMPTROLLER
(SEAL) By: T Mann
As Deputy Clerk

HARVEY SCHONBRUN, P. A.
Post Office Box 20587
Tampa, Florida 33622-0587
813/229-0664 phone
minda@schonbrun.com
Aug. 28; Sept. 4, 2026 26-03463L

SECOND INSERTION

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

Tax Deed #:2026000397

NOTICE IS HEREBY GIVEN that FIG 1706, LLC FIG 1706, 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: 24-09045
Year of Issuance 2024 Description of Property A TRACT OR PARCEL OF LAND LYING IN THE NW 1/4 OF THE SE 1/4 OF SECTION 34, TOWNSHIP 45 SOUTH, RANGE 24 EAST, MORE PARTICULARLY DESCRIBED AS FOLLOWS: FROM THE E 1/4 CORNER OF SAID SECTION 34, RUN WEST, ALONG THE NORTH LINE OF SAID SE 1/4 2653.30 FEET, MORE OR LESS, TO THE NW CORNER OF THE NW 1/4 OF THE SE 1/4, SAID SECTION 34; THENCE SOUTH 0 DEGREES 01 MINUTES 04 SECONDS EAST ALONG THE WESTERLY LINE OF SAID NW 1/4 OF THE SE 1/4, 290.00 FEET TO THE POINT OF BEGINNING OF LANDS HEREIN DESCRIBED. FROM SAID POINT OF BEGINNING CONTINUE SOUTH 0 DEGREES 01 MINUTES 04 SECONDS EAST ALONG SAID WESTERLY LINE OF SAID FRACTION, 195.00 FEET; THENCE EAST 256.27 FEET TO A POINT ON THE WESTERLY RIGHTOF-WAY OF A 60 FOOT ROAD; THENCE NORTH 0 DEGREES 01 MINUTES 38 SECONDS EAST ALONG SAID WESTERLY RIGHT-OF-WAY OF SAID 60 FOOT ROAD, 145.04 FEET TO THE P.C. OF A CURVE TO THE RIGHT, HAVING FOR ITS ELEMENTS A RADIUS OF 90 FEET, A DELTA OF 8 DEGREES 11 MINUTES 08 SECONDS, AND AN ARC OF 12.86 FEET; THENCE NORTHERLY ALONG SAID WESTERLY ROAD RIGHT-OF-WAY, SAID ARC, 12.86 FEET TO THE P.T. OF SAID CURVE; THENCE N 81 DEGREES 47 MINUTES 14 SECONDS WEST 259.98 FEET, TO THE POINT OF BEGINNING, LEE COUNTY, FLORIDA. Strap Number 34-45-24-02-00000.0230
Names in which assessed:
ELIAZAR MORENO, LUZ E MORENO

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026 26-03424L

SECOND INSERTION

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

Tax Deed #:2026000395

NOTICE IS HEREBY GIVEN that FIG 1706, LLC FIG 1706, 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: 24-09394
Year of Issuance 2024 Description of Property FROM THE NORTHWEST CORNER OF SECTION 19, TOWNSHIP 46 SOUTH, RANGE 24 EAST, LEE COUNTY, FLORIDA, RUN EAST 700 FEET; THENCE SOUTH TO THE NORTH SHORE OF OSTEGO BAY; THENCE NORTH ALONG THE SAME LINE 561.58 FEET TO THE POINT OF BEGINNING OF THE LAND HEREIN DESCRIBED; (SAID POINT OF BEGINNING BEING 222.89 FEET SOUTH OF THE SOUTHERLY LINE OF A CERTAIN PUBLIC ROAD DEDICATED TO THE PUBLIC BY DEED OF DEDICATION DATED FEBRUARY 4, 1939, GIVEN BY SAN CARLOS CORPORATION AND RECORDED IN DEED BOOK 137, PAGE 117, PUBLIC RECORDS OF LEE COUNTY, FLORIDA); FROM SAID POINT OF BEGINNING, RUN THENCE EAST 100 FEET; THENCE NORTH 66.50 FEET; THENCE WEST 100 FEET; THENCE SOUTH TO SAID POINT OF BEGINNING; (BEING A PART OF GOVERNMENT LOT 4, SECTION 19, TOWNSHIP 46 SOUTH, RANGE 24 EAST.) Strap Number 19-46-24-00-00010.0000
Names in which assessed:
ROBERT ORLANDIS OAKES JR

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026 26-03422L

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 25CA6024

WHISKEY CREEK ADULT CONDOMINIUM II ASSOCIATION, INC., a Florida Not-For-Profit Corporation,
Plaintiff, v.
ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE ESTATE OF HELDON J. JONES, DECEASED, ET AL.,
Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered in this cause in the Circuit Court of Lee County, Florida on August 21, 2026, I will sell the property situated in Lee County, Florida, described as:

UNIT 713, OF WHISKEY CREEK ADULT CONDOMINIUM II, SECTION B, PHASE III, ACCCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF AS RECORDED IN OFFICIAL RECORDS BOOK 1529, PAGE 1725, AND AS AMENDED, AND ACCORDING TO THE PLAT AS RECORDED IN CONDOMINIUM PLAT BOOK 6, PAGE 1, AND AS AMENDED, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH ALL APPURTENANCES THEREUNTO APPERTAINING AND SPECIFIED IN SAID DECLARATION OF CONDOMINIUM. TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining. Parcel ID #15-45-24-32-00000.7130

at public sale, to the highest and best bidder, for cash, on September 24, 2026, beginning at 9:00 a.m. at, www.lee.realforeclose.com, in accordance with Chapter 45, Florida Statutes.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS PROCEEDS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM IN ACCORDANCE WITH FLORIDA STATUTES SECTION 45.031.

Dated: 08/21/2026

Kevin C. Karnes,
As Clerk of the Court
(SEAL) By: N Wright-Angad
Deputy Clerk

Kristie P. Mace, Esq.,
Goede, DeBoest & Cross, PLLC,
Attorney for Plaintiff,
kmace@gadclaw.com and
kgermanis@gadclaw.com
Aug. 28; Sept. 4, 2026 26-03496L

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case #: 25-CA-005936
DIVISION: L

Rocket Mortgage, LLC f/k/a Quicken Loans, LLC
Plaintiff, -vs.-
Vanessa Alicia Gimello a/k/a Vanessa A. Gimello a/k/a Vanessa Gimello; Sally Gimello; United States of America Acting through Secretary of Housing and Urban Development;
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 25-CA-005936 of the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein Rocket Mortgage, LLC f/k/a Quicken Loans, LLC, Plaintiff and Vanessa Alicia Gimello a/k/a Vanessa A. Gimello a/k/a Vanessa Gimello are defendant(s), I, Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash BEGINNING 9:00 A.M. AT WWW.LEE.REALFORECLOSE.COM IN ACCORDANCE WITH CHAPTER 45 FLORIDA STATUTES on September 17, 2026, the following described property as set forth in said Final Judgment, to-wit:

Property Address: 3224 Northwest Juanita Place, Cape Coral, FL 33993
a. Legal Description: LOTS 17 AND 18, BLOCK 2769, CAPE CORAL UNIT 40, ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 17, PAGES 81 THROUGH 97, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
b. Parcel ID No. 23-43-23-C3-02769.0170

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

08/20/2026

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
Lee County, Florida
(SEAL) N Wright-Angad
DEPUTY CLERK OF COURT

Submitted By: ATTORNEY FOR PLAINTIFF:
LOGS LEGAL GROUP LLP
750 Park of Commerce Blvd., Suite 130
Boca Raton, Florida 33487
(561) 998-6700
(561) 998-6707
25-333811 FC01 CXE
Aug. 28; Sept. 4, 2026 26-03465L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 26-CA-001793

LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, vs.
REYNALDO RODRIGUEZ IZQUIERDO; FLORIDA HOUSING FINANCE CORPORATION; PREFERRED CREDIT, INC; UNKNOWN SPOUSE OF MARGARITA PENADO HERNANDEZ; UNKNOWN SPOUSE OF REYNALDO RODRIGUEZ IZQUIERDO
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:

THE EAST 1/2 OF LOT 1, BLOCK 35, LEHIGH ACRES, UNIT 9, SECTION 35, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO MAP OR PLAT THEREOF, AS RECORDED IN DEED BOOK 254, PAGE 30, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
PROPERTY ADDRESS: 3302 E 3RD ST, LEHIGH ACRES, FL 33936

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 08/20/2026

KEVIN C. KARNES
Clerk Of The Circuit Court
(SEAL) By: N Wright-Angad
Deputy Clerk

Submitted by:
De Cubas & Lewis, P.A.
PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@decubaslewis.com
26-01227
Aug. 28; Sept. 4, 2026 26-03493L

SECOND INSERTION

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

Tax Deed #:2026000403

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-006961
Year of Issuance 2019 Description of Property LOT 10, BLOCK 22, UNIT 3, SECTION 35. TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, FLORIDA, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, AT PAGE 91, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. LESS SUBSURFACE RIGHTS ASSESSED UNDER 35-44-26-99-00022.0100 AS DESC IN OR 4516 PG 2118 Strap Number 35-44-26-03-00022.0100
Names in which assessed:
ESTATE OF BERESFORD ARCHIBALD WILSON, SABRICE SYLVAIN SOUTENARE, UNKNOWN HEIRS OF BEREFORD A WILSON

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026 26-03448L

SECOND INSERTION

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

Tax Deed #:2026000437

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-00120
Year of Issuance 2024 Description of Property UNIT NO. 303, BUILDING C, ALSO KNOWN AS UNIT NO. C-303, SOUTH SEAS PLANTATION, BEACH VILLAS II CONDOMINIUM, ACCORDING TO THE CONDOMINIUM DECLARATION THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN OFFICIAL RECORD BOOK 1230 AT PAGES 987 THROUGH 1036, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH ALL APPURTENANCES THEREUNTO. Strap Number 26-45-21-26-0000C.3030
Names in which assessed:
BEDFORD FAMILY TRUST, BEDFORD FAMILY TRUST U/A/D MAY 20, 2009

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026 26-03425L

--- TAX DEEDS ---

SECOND INSERTION

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

Tax Deed #:2026000434

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-11688
Year of Issuance 2024 Description of Property LOTS 6 & 7, BLOCK 103, SAN CARLOS PARK UNIT NO. 7, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN DEED BOOK 315, PAGE 149, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 16-46-25-07-00103.0060
Names in which assessed:
TERRY K SHEA TRUST, TERRY K. SHEA TRUST AGREEMENT DATED OCTOBER 4, 2016

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026

26-03428L

SECOND INSERTION

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

Tax Deed #:2026000421

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-12336
Year of Issuance 2024 Description of Property LOT 41 OF THAT CERTAIN UNRECORDED SUBDIVISION KNOWN AS WOODS ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF LEE COUNTY, FLORIDA, IN OFFICIAL RECORDS BOOK 39, AT PAGE 471 Strap Number 26-47-25-B3-00541.0000
Names in which assessed:
ANDRES ANDRES

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026

26-03430L

SECOND INSERTION

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

Tax Deed #:2026000433

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-19169
Year of Issuance 2024 Description of Property LOT 18, BLOCK 25, UNIT 7, SECTION 12, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, AT PAGE 14, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA; LESS SUBSURFACE RIGHTS. Strap Number 12-44-27-07-00025.0180
Names in which assessed:
CHERI A MULLING, THOMAS e MULLING ll

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026

26-03432L

SECOND INSERTION

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

Tax Deed #:2026000407

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-003930
Year of Issuance 2019 Description of Property LOT 3, BLOCK 5, UNIT 1, SECTION 11, 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 60, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 11-44-26-01-00005.0030
Names in which assessed:
JOSEPH PAUL CASTLEFORD

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026

26-03437L

SECOND INSERTION

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

Tax Deed #:2026000386

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: 24-02322
Year of Issuance 2024 Description of Property LOTS 17 AND 18, BLOCK 2500, UNIT 36, PART 1, CAPE CORAL, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 23, PAGES 87-94, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-43-23-C3-02500.0170
Names in which assessed:
ANNA H HARRIS, ANNE E. PINCUS REVOCABLE LIVING TRUST DATED JANUARY 15, 1997, FRED C FRESE

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026

26-03455L

SECOND INSERTION

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

Tax Deed #:2026000390

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

Certificate Number: 24- 19573
Year of Issuance 2024 Description of Property LOT 6, BLOCK 29, UNIT 8, LEHIGH ACRES, SECTION 15, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 17, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 15-44-27-08-00029.0060
Names in which assessed:
SHANIK KRISTEL LOPEZ, TERENCE CORNELL DUDLEY

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026

26-03485L

SECOND INSERTION

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

Tax Deed #:2026000426

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-12196
Year of Issuance 2024 Description of Property CONDOMINIUM PARCEL UNIT #E-102, OF THE POINTE AT PELICAN LANDING, A CONDOMINIUM, ACCORDING TO DECLARATION OF CONDOMINIUM THEREOF AS RECORDED IN OFFICIAL RECORDS BOOK 2785, PAGE 2294, AND SUBSEQUENT AMENDMENTS THERETO, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AS AMENDED. Strap Number 21-47-25-B3-0300E.0102
Names in which assessed:
KIMBERLY S WEBER

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026

26-03429L

SECOND INSERTION

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

Tax Deed #:2026000404

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-003403
Year of Issuance 2019 Description of Property LOT 14, BLOCK 8, UNIT 1, SECTION 2, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 59, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 02-44-26-01-00008.0140
Names in which assessed:
FOREST E SANDERS, MARY B SANDERS

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026

26-03434L

SECOND INSERTION

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

Tax Deed #:2026000405

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-003541
Year of Issuance 2019 Description of Property LOT 5, BLOCK 66, UNIT 7, SECTION 2, 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 59, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 02-44-26-07-00066.0050
Names in which assessed:
RONALD C JOHNSON, WINFRED E JOHNSON

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026

26-03435L

SECOND INSERTION

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

Tax Deed #:2026000408

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-004140
Year of Issuance 2019 Description of Property LOT 14, BLOCK 92, UNIT 10, SECTION 11, LEHIGH ACRES, TOWNSHIP 44 SOUTH, RANGE 26 EAST, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF LEE COUNTY, FLORIDA IN PLAT BOOK 15, PAGE 60. Strap Number 11-44-26-10-00092.0140
Names in which assessed:
DOROTHY A MORRIS, DOROTHY ANN MORRIS, ROBERT MORRIS

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026

26-03438L

SECOND INSERTION

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

Tax Deed #:2026000410

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-004483
Year of Issuance 2019 Description of Property LOT 8, BLOCK 11, UNIT 1, SECTION 13, 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 62, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 13-44-26-01-00011.0080
Names in which assessed:
EDWARD T WALSH JR, ELIZABETH JULIANO

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026

26-03440L

SECOND INSERTION

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

Tax Deed #:2026000418

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-006963
Year of Issuance 2019 Description of Property LOT 1, BLOCK 23, UNIT 3, SECTION 35, 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 91, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 35-44-26-03-00023.0010
Names in which assessed:
JOHN P YASOSKY, ROSE M YASOSKY

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026

26-03449L

SECOND INSERTION

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

Tax Deed #:2026000438

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-21239
Year of Issuance 2024 Description of Property LOT 23, BLOCK 27, UNIT 7, SECTION 35, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 52, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. LESS SUBSURFACE RIGHTS ASSESSED UNDER 35-44-27-99-07027.0230 AS DESC IN OR 4516 PG 2118 Strap Number 35-44-27-07-00027.0230
Names in which assessed:
ISHANI DAYANANDA, MICHAEL BRYAN JONES

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026

26-03433L

SECOND INSERTION

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

Tax Deed #:2026000406

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-003843
Year of Issuance 2019 Description of Property LOT 17, BLOCK 74, WEST 1/2 UNIT 13, SECTION 3, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 26, PAGE 18, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 03-44-26-13-00074.0170
Names in which assessed:
JOHN J FLAHERTY, LUCY A FLAHERTY, Lucy Flaherty

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026

26-03436L

SECOND INSERTION

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

Tax Deed #:2026000411

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-004585
Year of Issuance 2019 Description of Property LOT 20, BLOCK 56, UNIT 6, SECTION 13, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 26, PAGE 110, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 13-44-26-06-00056.0200
Names in which assessed:
EVELYN N POLETTE, JOSEPH R POLETTE

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026

26-03441L

SECOND INSERTION

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

Tax Deed #:2026000413

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-004669
Year of Issuance 2019 Description of Property LOT 8, BLOCK 99, UNIT 10, SECTION 13, 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 62, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 13-44-26-10-00099.0080
Names in which assessed:
GERALD MANLEY, GERALD R MANLEY, HAROLD MANLEY, HAROLD P MANLEY

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026

26-03442L

SECOND INSERTION

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

Tax Deed #:2026000412

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-004670
Year of Issuance 2019 Description of Property LOT 9, BLOCK 99, UNIT 10, SECTION 13, 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 62, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 13-44-26-10-00099.0090
Names in which assessed:
GERALD MANLEY, GERALD R MANLEY, HAROLD MANLEY, HAROLD P MANLEY

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026

26-03443L

SECOND INSERTION

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

Tax Deed #:2026000414

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-004683
Year of Issuance 2019 Description of Property LOT 24, BLOCK 103, UNIT 10, SECTION 13, 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 62, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 13-44-26-10-00103.0240
Names in which assessed:
ESTATE OF MATHILDE HOLT, UNKNOWN HEIRS OF HOLT MATHILDE

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026

26-03444L

--- ESTATE ---

SECOND 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-2389
IN RE: ESTATE OF THERESA CLAY
Deceased.

The administration of the estate of THERESA CLAY, deceased, whose date of death was May 30, 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 person representative's attorney are set forth below.

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

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.202 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 28, 2026.

Personal Representative:
DocuSigned by: Prondolynn Ford
PRONDOLYNN FORD
10059 Colonial Country Club Blvd.
Fort Myers, FL 33913

Attorney for Personal Representative:
/s/ Kenneth E. Kemp, II
KENNETH E. KEMP, II
Florida Bar Number: 607401
KEMP & MACE, P.A.
12661 New Brittany Boulevard
Fort Myers, Florida 33907
Telephone: (239) 278-1800
Fax: (239) 278-0608
Kenneth@kempandmace.com
Michelle@kempandmace.com
Aug. 28; Sept. 4, 2026 26-03540L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-1873
Division Probate
IN RE: ESTATE OF JOHNSON W. CAUTHEN, SR.
Deceased.

The administration of the estate of Johnson W. Cauthen, Sr., deceased, whose date of death was March 26, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is August 28, 2026.

Personal Representative:
Johnson W. Cauthen, Jr.
2521 Walden Woods Dr.
Apex, NC 27523

Attorney for Personal Representative:
Jennifer J. Hammond, Esq.
Attorney
Florida Bar Number: 121531
SCHOENFELD KYLE & ASSOCIATES LLP
1380 Royal Palm Square
FORT MYERS, FL 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: jenniferh@trustska.com
Secondary E-Mail: carolg@trustska.com
4934-4341-9575, v. 1
Aug. 28; Sept. 4, 2026 26-03542L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002187
IN RE: ESTATE OF DOUGLAS BRUCE MONTEITH
Deceased.

The administration of the estate of Douglas Bruce Monteith, deceased, whose date of death was November 11, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd., Fort Myers, 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 28, 2026.

Personal Representative:
/s/ Jonathan Winthrop Monteith
Jonathan Winthrop Monteith
3352 W. River Rd.
Sidney, Maine 04330

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
Aug. 28; Sept. 4, 2026 26-03502L

--- TAX DEEDS ---

SECOND INSERTION

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

Tax Deed #:2026000430

NOTICE IS HEREBY GIVEN that GREYMORR FL 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: 24-11082
Year of Issuance 2024 Description of Property LOT 8, OLYMPIA POINTE, A SUBDIVISION ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 82, PAGES 84 THROUGH 97, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-44-25-P2-00300.0080
Names in which assessed:
JORGE A MARTINEZ UTRERA

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026 26-03426L

SECOND INSERTION

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

Tax Deed #:2026000409

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-004348
Year of Issuance 2019 Description of Property LOT 19, BLOCK 66, UNIT 7, SECTION 12, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 61, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 12-44-26-07-00066.0190
Names in which assessed:
MARY JANE WOODWARD

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026 26-03439L

SECOND INSERTION

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

Tax Deed #:2026000401

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-019987
Year of Issuance 2019 Description of Property LOT 3, BLOCK 30, UNIT 5, LEHIGH ACRES, SECTION 25, TOWNSHIP 45 SOUTH, RANGE 27 EAST, AS PER THE PLAT THEREOF RECORDED IN PLAT BOOK 18, PAGE 111, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 25-45-27-05-00030.0030
Names in which assessed:
LILY LOPEZ, ORLANDO LOPEZ

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026 26-03450L

SECOND INSERTION

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

Tax Deed #:2026000400

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-019988
Year of Issuance 2019 Description of Property LOT 4, BLOCK 30, UNIT 5, LEHIGH ACRES, SECTION 25, TOWNSHIP 45 SOUTH, RANGE 27 EAST, AS PER THE PLAT THEREOF RECORDED IN PLAT BOOK 18, PAGE 111, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 25-45-27-05-00030.0040
Names in which assessed:
LILY LOPEZ, ORLANDO LOPEZ

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026 26-03451L

SECOND INSERTION

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

Tax Deed #:2026000383

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: 24-24005
Year of Issuance 2024 Description of Property LOT 12, BLOCK 10, PLAT OF UNIT 2, SECTION 22, TOWNSHIP 45 SOUTH, RANGE 27 EAST, A SUBDIVISION, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 18, PAGE 72, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 22-45-27-L1-02010.0120
Names in which assessed:
UCE, 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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026 26-03420L

SECOND INSERTION

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

Tax Deed #:2026000382

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: 24-24002
Year of Issuance 2024 Description of Property LOT 1, BLOCK 10, LEHIGH ACRES UNIT 2, SECTION 22, TOWNSHIP 45 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 18, PAGE 72, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 22-45-27-L1-02010.0010
Names in which assessed:
CROWN HOME INVESTMENTS LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026 26-03421L

SECOND INSERTION

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

Tax Deed #:2026000416

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-004713
Year of Issuance 2019 Description of Property LOT 1, BLOCK 2, UNIT 1, EAST 1/2 OF SECTION 14, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 63, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 14-44-26-01-00002.0010
Names in which assessed:
Robert Celebre, ROBERT V CELEBRE

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026 26-03446L

SECOND INSERTION

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

Tax Deed #:2026000399

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-004786
Year of Issuance 2019 Description of Property LOT 10, BLOCK 28, UNIT 3, EAST 1/2 OF SECTION 14, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 63, PUBLIC RECORDS OF LEE COUNTY, FLORIDA; LESS SUBSURFACE RIGHTS. Strap Number 14-44-26-03-00028.0100
Names in which assessed:
JEREMY F BUTLER

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026 26-03447L

SECOND INSERTION

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

Tax Deed #:2026000402

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-020016
Year of Issuance 2019 Description of Property LOT 11, BLOCK 42, UNIT 7, SECTION 25, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 113, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 25-45-27-07-00042.0110
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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026 26-03452L

SECOND INSERTION

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

Tax Deed #:2026000398

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 23-19896
Year of Issuance 2023 Description of Property LOT 25, BLOCK 28, UNIT 5, SECTION 14, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 135, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 14-45-27-05-00028.0250
Names in which assessed:
PAUL DEGRUCHY

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026 26-03454L

SECOND INSERTION

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

Tax Deed #:2026000415

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-004707
Year of Issuance 2019 Description of Property LOT 19, BLOCK 110, UNIT 11, SECTION 13, 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 62, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 13-44-26-11-00110.0190
Names in which assessed:
CARMEN L HINDERMAN, UNKNOWN HEIRS OF CARMEN L HINDERMAN

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 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026 26-03445L

SECOND INSERTION

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

Tax Deed #:2026000417

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc 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: 19-020047
Year of Issuance 2019 Description of Property LOT 19, BLOCK 54, UNIT 9, SECTION 25, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 115, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 25-45-27-09-00054.0190
Names in which assessed:
DORIS B HARBIN, JIMMY L HARBIN

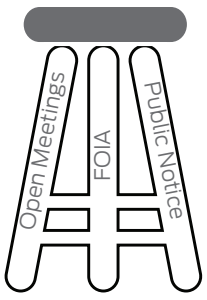
All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Aug. 28; Sept. 4, 11, 18, 2026 26-03453L

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
- Meeting Minutes or Summaries
- Agency Proposals
- Proposed Budgets and Tax Rates
- Land and Water Use
- Creation of Special Tax Districts
- School District Reports
- 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**

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